



# LGS Architectural News

## LGS Nevada LGS Arizona

architecture • land planning • forensic  
Fall 2005

### Custom Home Arizona

Upon the desert landscape of Dragoon, Arizona, LGS began designing a three-story residence. The design responds to extreme climate temperatures, to dynamic views, and to strong client desires. Arranged on 33 acres, the 3700 square foot home truly captures the beauty of its environment.



"JOY II"

LGS Architects, Inc.  
LGS Nevada • LGS Arizona  
architecture • land planning • forensic  
Irvin, California  
92614  
888-303-2211

PLAN D-52502702-A

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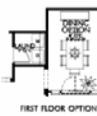
THIRD FLOOR OPTION



SECOND FLOOR OPTION



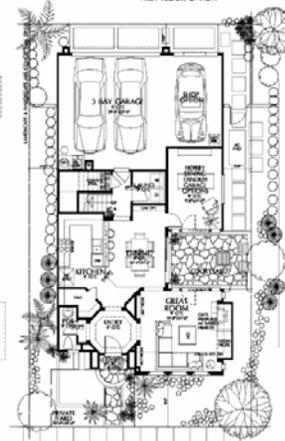
THIRD FLOOR OPTION



FIRST FLOOR OPTION



SECOND FLOOR



FIRST FLOOR

"JOY II"

PLAN D-52502702-A  
2702 SQ. FT.  
30'X37'

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### On the Boards

I am excited to announce that LGS Nevada has recently partnered with a major homebuilder in the Las Vegas market to develop a 296 unit subdivision. The 40' x 70' lot product will offer five models with floor plans varying in size from 2,478 square feet to 3,134 square feet. The optional floor plans show a grand third floor and a pleasant three car garage. Collectively, these plans demonstrate LGS' continued commitment to quality and the superior design we assure in all our projects.  
Ted Price Jr.  
A.I.A., C.S.I., NCARB

### Intern Perspective

By Stephen Mann, Cal Poly Pomona 2005

It has been almost four months since I began working for LGS. After graduating from Cal Poly Pomona with a degree in Architecture, I began my internship with LGS. Over the last four months, I have discovered many new architectural challenges but through my internship, I continue to learn more each day. Everyone here is very experienced and more than willing to share their wisdom. They are such great teachers that you would feel comfortable asking them any question because you always get an informed answer. Thank-you LGS for giving me this opportunity to be part of the team!

### California 2005 changes to the Building Energy Efficiency Standards:

The Energy Commission adopted the 2005 Standards on November 5, 2003, and the Building Standards Commission adopted them on July 21, 2004. These new standards will be effective October 1, 2005. You can access the new 2005 standards at: [www.energy.ca.gov/title24/2005standards/index.htm](http://www.energy.ca.gov/title24/2005standards/index.htm)

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