



NAHB The New American Home® 2019

TNAH[®]
NAHB The New American
Home

Media Partner

**Professional
Builder[®]**

COMPLIMENTARY SHUTTLE BUSES: Registered 2019 IBS attendees can tour The New American Home (TNAH) show home daily during the show via complimentary shuttle buses departing every half hour from the Las Vegas Convention Center. Shuttle bus tickets are available on a first-come, first-serve basis. For the best opportunity of securing tickets, visit the TNAH/TNAR booth early (opens at 7:15 am) on the day you want to take the tour and pick up your ticket for the time that you want to go. (Shuttle buses depart every 30 minutes from 8:30am – 3:00pm).

IF YOU DECIDE TO DRIVE, THE ADDRESS IS:
9 Cloud Chaser Blvd., Henderson, NV 89012

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A THANK YOU TO OUR SUPPLIERS

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- SB Landscaping
- Schluter Systems
- Slater Design Studios
- Somers Furniture
- Statewide Fire Protection
- Synergy Wood Products
- TechnoGym
- Tuscany Collection, An ASG Company
- Ultimate Builder Services
- Vinyl Corp
- Wallcraft Ltd.
- Westpac Materials
- Zuo Modern

M = Leading Suppliers
Council Member



TNAH 2019 BUILD TEAM

Seated (Left to Right)

Suzanne Czar
Senior Interior Designer
Sun West Custom Homes

Jennie Marsh
Interior Designer
Sun West Custom Homes

Tucker Bernard
Executive Director
NAHB-LSC/TNAH/TNAR

Carl Martinez
President of Construction
Sun West Custom Homes

Dan Coletti
President
Sun West Custom Homes

Bridgette Slater
Purchasing Agent
Sun West Custom Homes

Adam Grubb
Director of Sales
SGC Horizon LLC

Judy Brociek
Director of Events
SGC Horizon LLC

Rich Binsacca
Editor-in-Chief
Professional Builder
SGC Horizon LLC

Standing (Left to Right)

Kyle Coletti
Assistant Superintendent
Sun West Custom Homes

Chris Coletti
Executive Assistant
Sun West Custom Homes

Steve Ginther
Superintendent
Sun West Custom Homes

Jamahl Gibbons
Manager, LSC-IBS Show Homes
NAHB

Drew Smith
COO, Green Building Consultant
/Performance Verifier
Two Trails Inc.

Ted Mahoney
TNAH 2019 Chair

Ed Torres
Project Manager,
Sun West Custom Homes

Patty Martinez
Director of Sales & Marketing
Sun West Custom Homes

Photos courtesy of Jeff Davis Photography

ABOUT TNAH 2019

The New American Home 2019 is built on a lot in the beautiful, private community of Ascaya based on the subdivisions need for high-end custom homes, the spectacular views of the Las Vegas valley and Strip, and the traveling distance from the convention center where IBS 2019 will be located. Ascaya is perched high up in the McCullough Mountain Range and offers a magnificent view for the occupants in the community. The design committee requires a desert contemporary look, which happens to be one of Sun West's strong suites. The lot chosen by Sun West Custom Homes has a perfect panoramic view of the city and the back property line is curved like a wave, which is based on Dan Coletti's design intent to mimic the home's rear roof line. The large retaining walls surrounding the community was constructed entirely from boulders that were strategically saved during the excavation phase when the subdivision reopened. The Ascaya community is full of spectacular views and innovation that has influenced the design of The New American Home.



THE NEW AMERICAN HOME 2019



During the construction process of the home, Sun West Custom Homes worked closely with Mitsubishi to design their mechanical plans in fit Mitsubishi's electric HVAC system. The Zoned Comfort Solution system from Mitsubishi was introduced to the design-build team of Sun West. In order to understand Mitsubishi's systems for proper integration during construction, the HVAC contractor for TNAH 2019 acquired certifications to ensure the highest quality and expertise.

Sun West Custom Homes started collaborating with Owens Corning before even breaking ground in order to find the best insulation solutions for the home. The importance of modifying the insulation of each area was dependent on the activity in that area. Sections in the home that required more insulation ensured more protection from moisture.

Various electrical devices from Eaton and plumbing products from SharkBite were installed early in construction as well. The importance of integrating these products early helped Sun West focus in other stages of construction.

The challenge Sun West Custom Homes faced during the construction of the TNAH 2019 was using products that were mostly unfamiliar to the design-build team. Sun West challenged themselves by using these new building products, integrating them seamlessly within a new home while ensure energy efficiency is incorporated from the design phase through the final phase of construction.

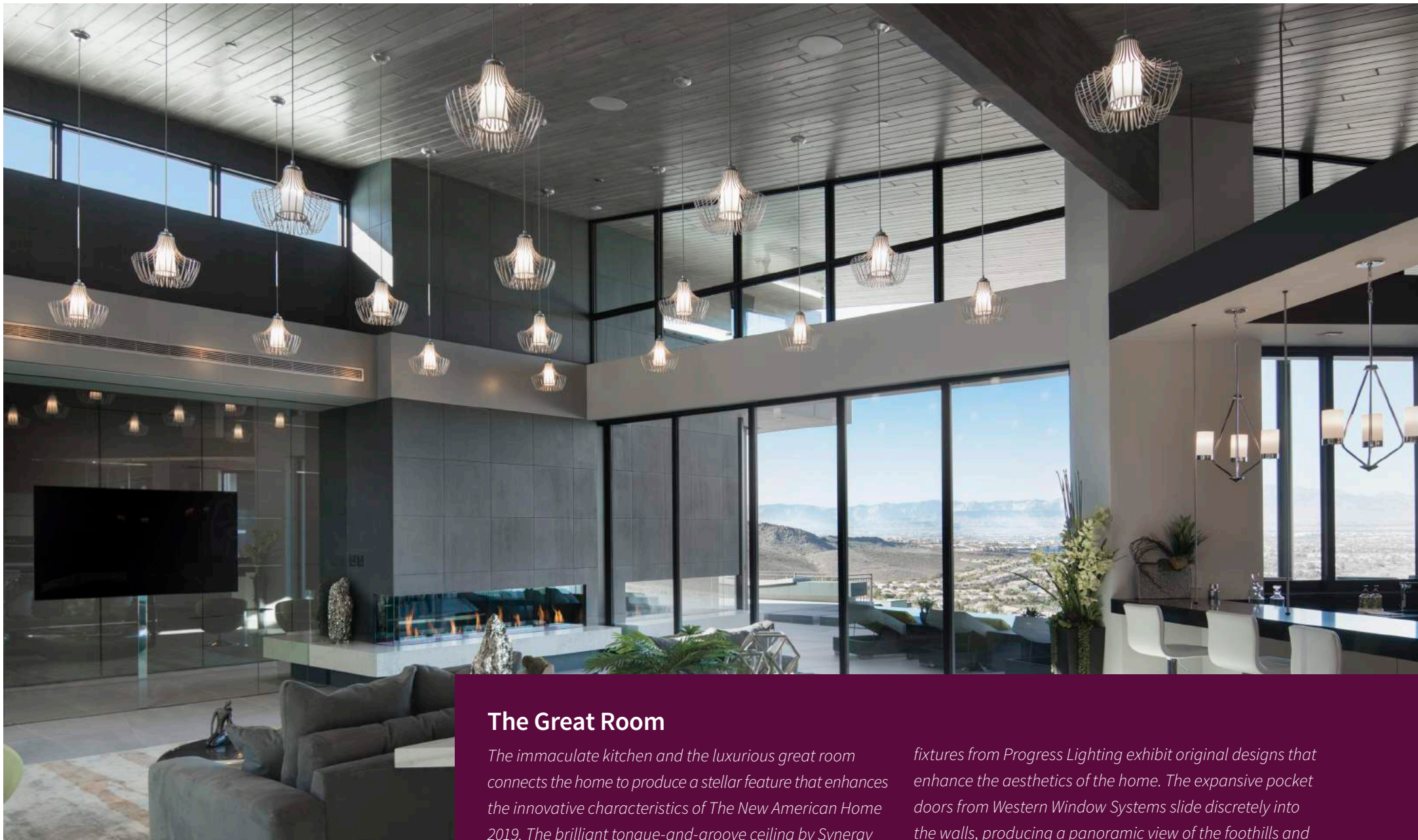
The real advantage to using these products in TNAH 2019 was the opportunity to work with their respective company representatives. All the suppliers were very accommodating not only because they wanted Sun West to learn about their products, but they also wanted the products to be installed correctly and exhibited appropriately so IBS attendees will learn about their products and the correct application in a home setting. Through the program, Sun West has broadened their knowledge of products and found creative building solutions that will benefit their company and the building industry as a whole.

Harmonious Design

A mixture of circular and square design patterns blend pleasantly to form a unique appearance between the immaculate indoor setting and the pristine outdoor living area. The quartz countertops from Caesarstone and the unique slabs from Tuscany Collection produce a unified

masterpiece when coupled with the lustrous outdoor appliances from RH Peterson. The seamless transition between indoor and outdoor living is evident through the sliding glass panels from Western Window Systems that separate both living spaces discretely.

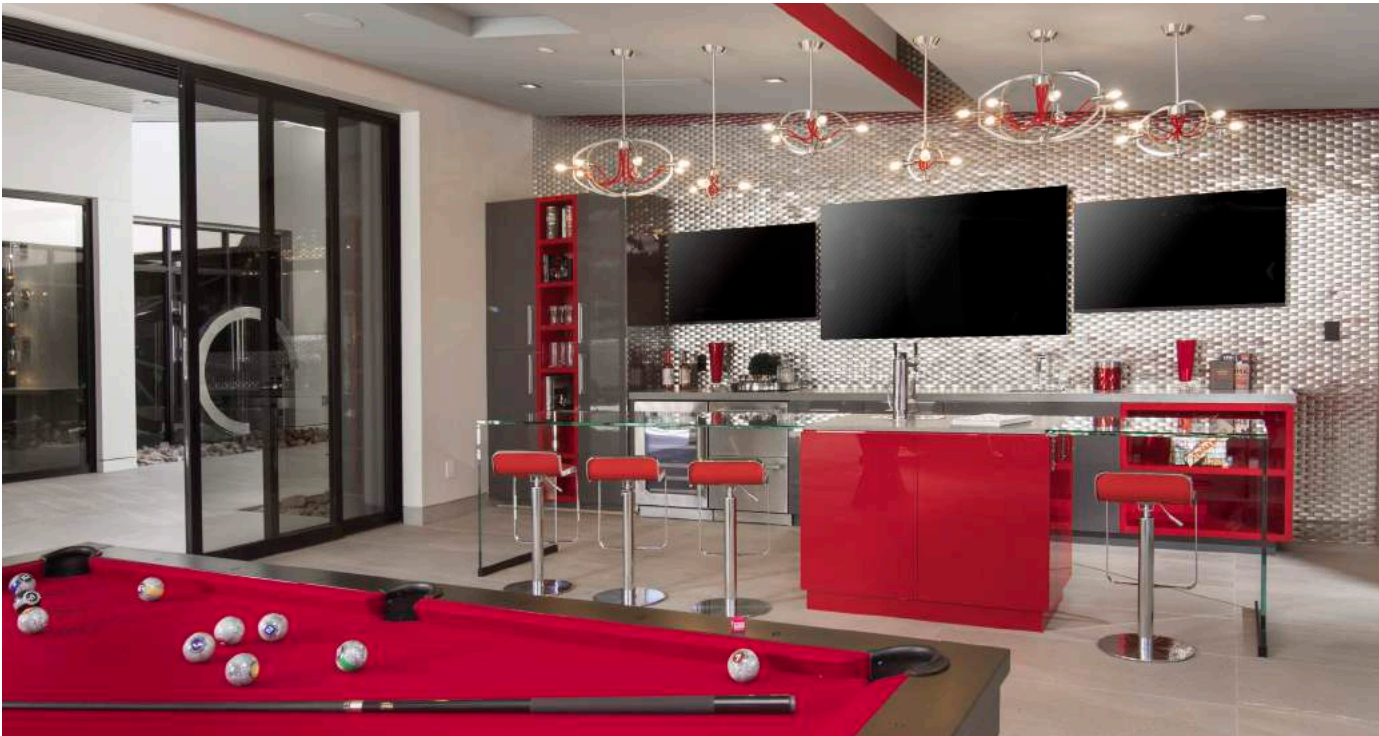




The Great Room

The immaculate kitchen and the luxurious great room connects the home to produce a stellar feature that enhances the innovative characteristics of The New American Home 2019. The brilliant tongue-and-groove ceiling by Synergy Wood Products with the open cage design of the light

fixtures from Progress Lighting exhibit original designs that enhance the aesthetics of the home. The expansive pocket doors from Western Window Systems slide discretely into the walls, producing a panoramic view of the foothills and the outdoor living space.

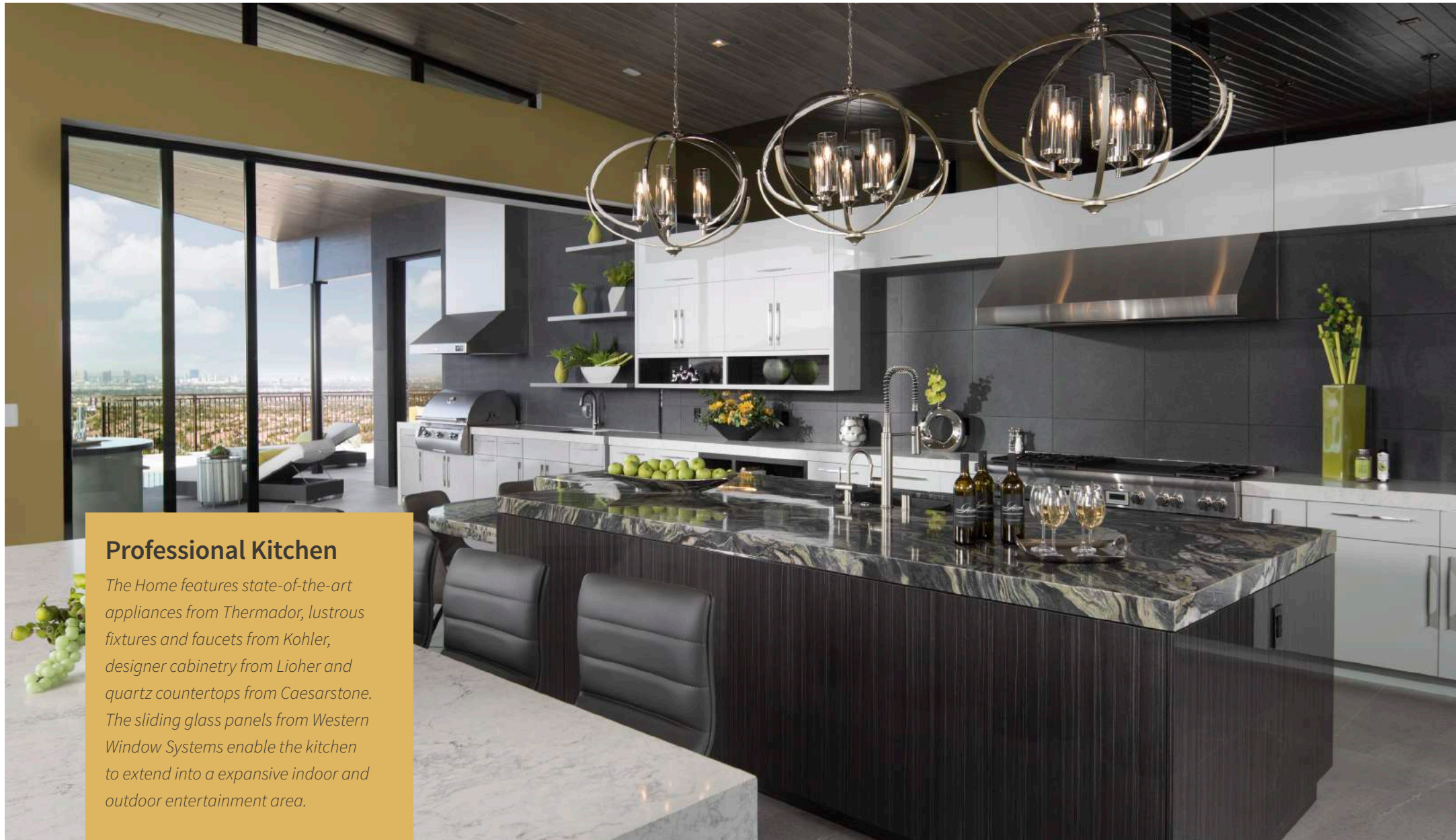


Interior Design

The furniture, finishes, and original design characteristics exhibited within this home have been meticulously crafted to be unique, allowing the aesthetically pleasing views and the astounding symmetry to take center stage.

The sleek, versatile design of the DaVinci Custom Fireplace, featuring Safe Touch Glass, as well as zero clearance to combustibles, which assures any building material - even drywall or wood- can flow uninterrupted, right up to the frameless viewing glass. The premium quality quartz surfaces from Caesarstone offers a product that is highly functional, design forward and beautiful.

The Inner Sanctum lounge, adjacent to the private office, is a vibrant red hue coupled with a white tint to encourage live entertainment adjoining a private, discrete setting.



Professional Kitchen

The Home features state-of-the-art appliances from Thermador, lustrous fixtures and faucets from Kohler, designer cabinetry from Lioher and quartz countertops from Caesarstone. The sliding glass panels from Western Window Systems enable the kitchen to extend into a expansive indoor and outdoor entertainment area.



Appliances

Thermador's exceptional collection boasts a versatile array of innovative products that function to the highest degree of satisfaction, pleasure, and fulfillment. The stainless steel finish of the Pro Range and the Professional Triple Oven displays a superior style with exceptional efficiency.



Outlets

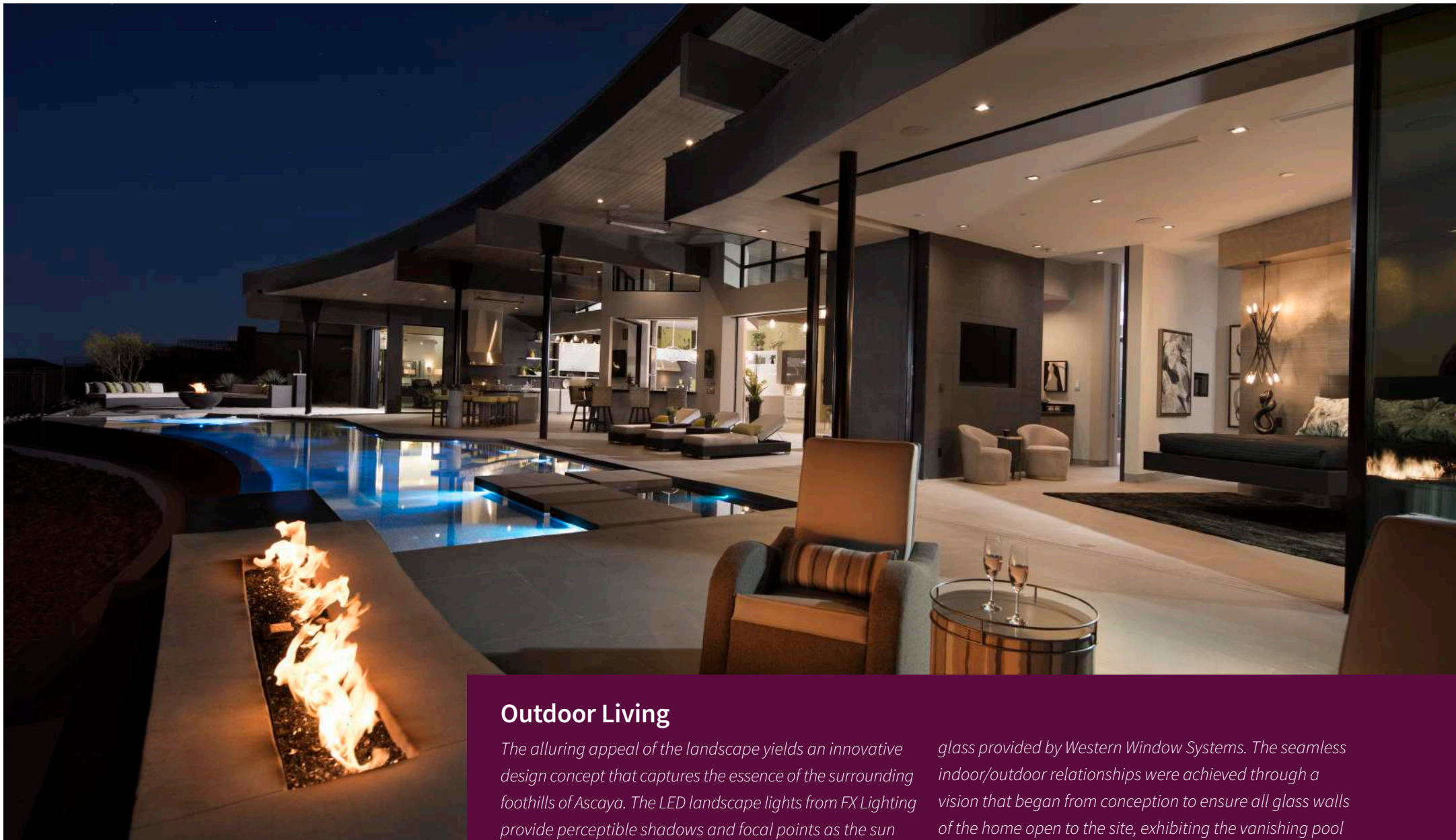
Eaton outlets offer a broad portfolio of innovative residential products that provide safe and reliable solutions and lighting controls; surge and circuit protection; and wiring devices including USB charging receptacles and screwless wallplates.



Counters

Caesarstone's scintillating quartz countertops are versatile with endless design capabilities. The Noble Grey polished finish blends impeccably with the Lioher cabinetry, producing a subtle glow that adds warmth and charm.





Outdoor Living

The alluring appeal of the landscape yields an innovative design concept that captures the essence of the surrounding foothills of Ascaya. The LED landscape lights from FX Lighting provide perceptible shadows and focal points as the sun sets over the foothills. Every room in the home opens to the outside with either pocketing glass walls or fixed walls of

glass provided by Western Window Systems. The seamless indoor/outdoor relationships were achieved through a vision that began from conception to ensure all glass walls of the home open to the site, exhibiting the vanishing pool and outdoor living area.



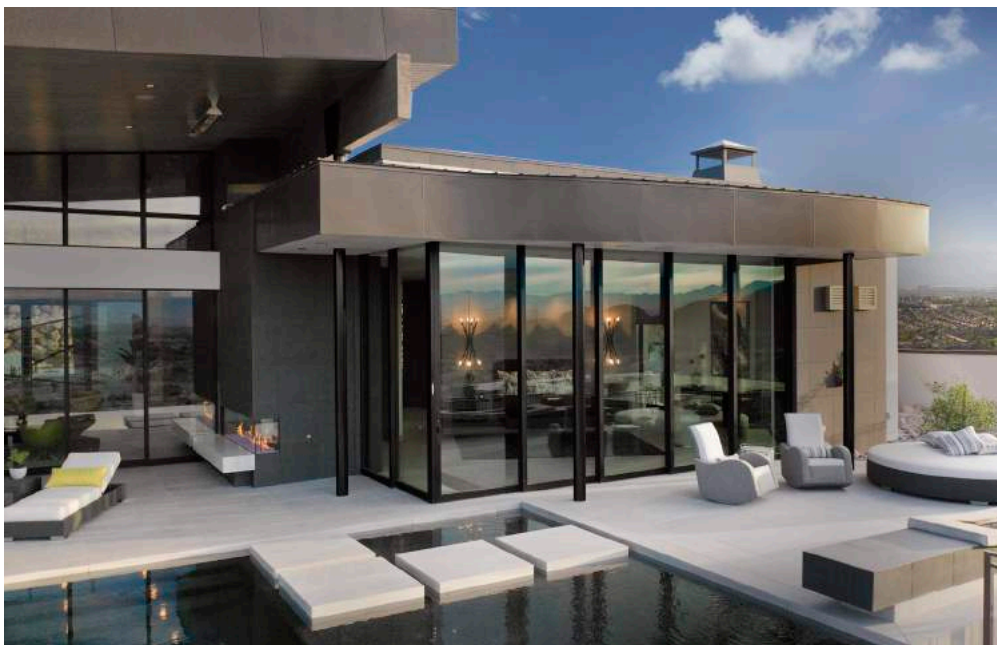
The New American Home 2019 presents excellence in architecture, current trends, and energy efficiency. The picturesque view of the foothills surrounding Ascaya with the Las Vegas Strip in the backdrop creates a scenic sight for dignified guests. Not only is the outdoor heated area perfect for entertaining guests, but the seamless flow between the indoor and outdoor environments contributes to the functional comfort and convenience of the home.

The exemplary outdoor kitchen is ideal for cooking and entertaining guests, regardless of the season. The premium outdoor appliances are specifically designed to withstand the outdoor elements in Nevada. The solid quartz countertops from Caesarstone are perfect for wet areas and easy to maintain due to their non-porous nature. The exquisite outdoor furniture from Somers Furniture exhibits both style and class, providing an ideal ambience for event hosting.



Master Suite

The master suite was designed to meet today's lifestyles and is the perfect place to relax and refresh after a long day. The suite includes a spa-like bathroom, a shower enclosed in glass, and modern furniture that create a sleek profile for a serene bathroom experience. The Kohler Veil freestanding bath offers a style that brings a geometric aesthetic to the angular design of the home. The custom-made cabinetry from Lioher within the master closet exhibits flawless millwork specifically designed to match the quartz countertops from Caesarstone. The bedroom opens to an intimate, scenic view of mountain ranges, a glimmering vanishing pool and a romantic outdoor fire pit.



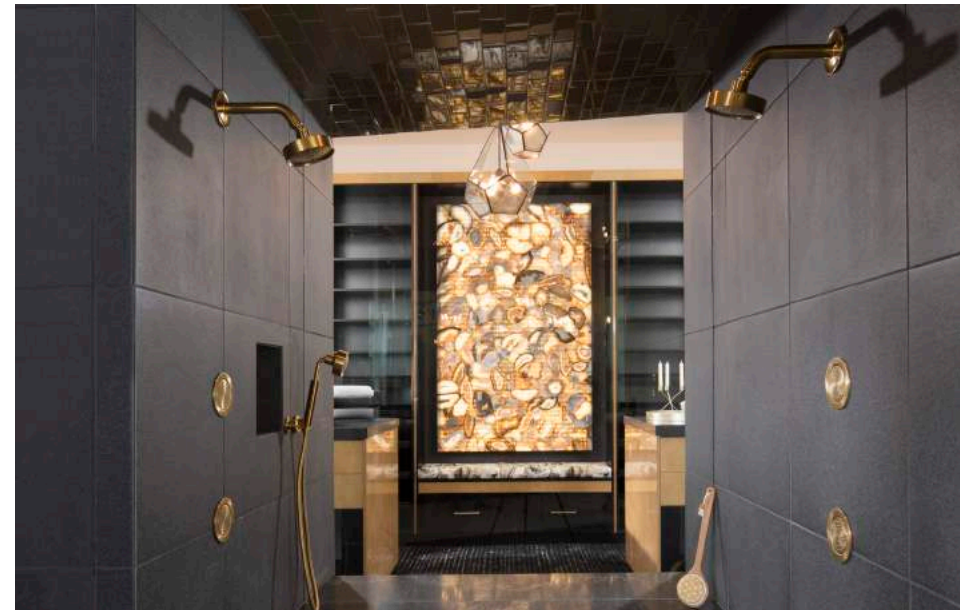
Bath Fixtures

The fixtures and faucets in the home are defining features of any master bathroom. This unique, rotund sink with a golden faucet from Kohler captures the elegance and beauty of the home.



Doors

TruStile's exceptional series of doors blends modern technology with old craftsmanship to create well designed interior doors for the home. The classic panel design with Emtek's privacy lock and Helios Lever is made with true style and construction, enhancing the unique architecture within each room.





Architecture Design

The New American Home 2019 exhibits excellence in innovation, design, and efficiency. The home was developed in the private, luxurious subdivision of Ascaya with the idea of utilizing sustainable building practices and energy-saving components to promote efficiency.

The landscape design of Ascaya was implemented into the design of the home to represent uniformity. The sloping roof pattern mimics the uniquely crafted foothills of Ascaya, exhibiting precision and superb consistency when compared with the surrounding landscape.

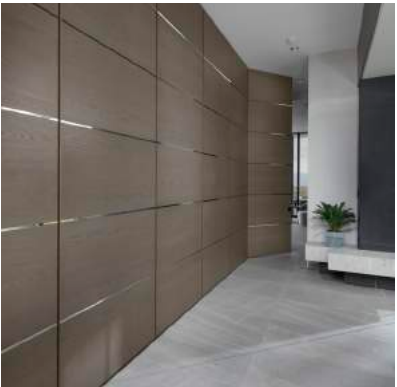
Roofing

The single-slope roof design on The New American Home 2019 was developed to mimic the surrounding foothills of Ascaya. This roof is ideal for a location like Las Vegas due to the excessive heat from the sun. The underlayment materials from Owens Corning and IB Roofing Systems help to dissipate the intense heat and boost energy efficiency throughout the home.



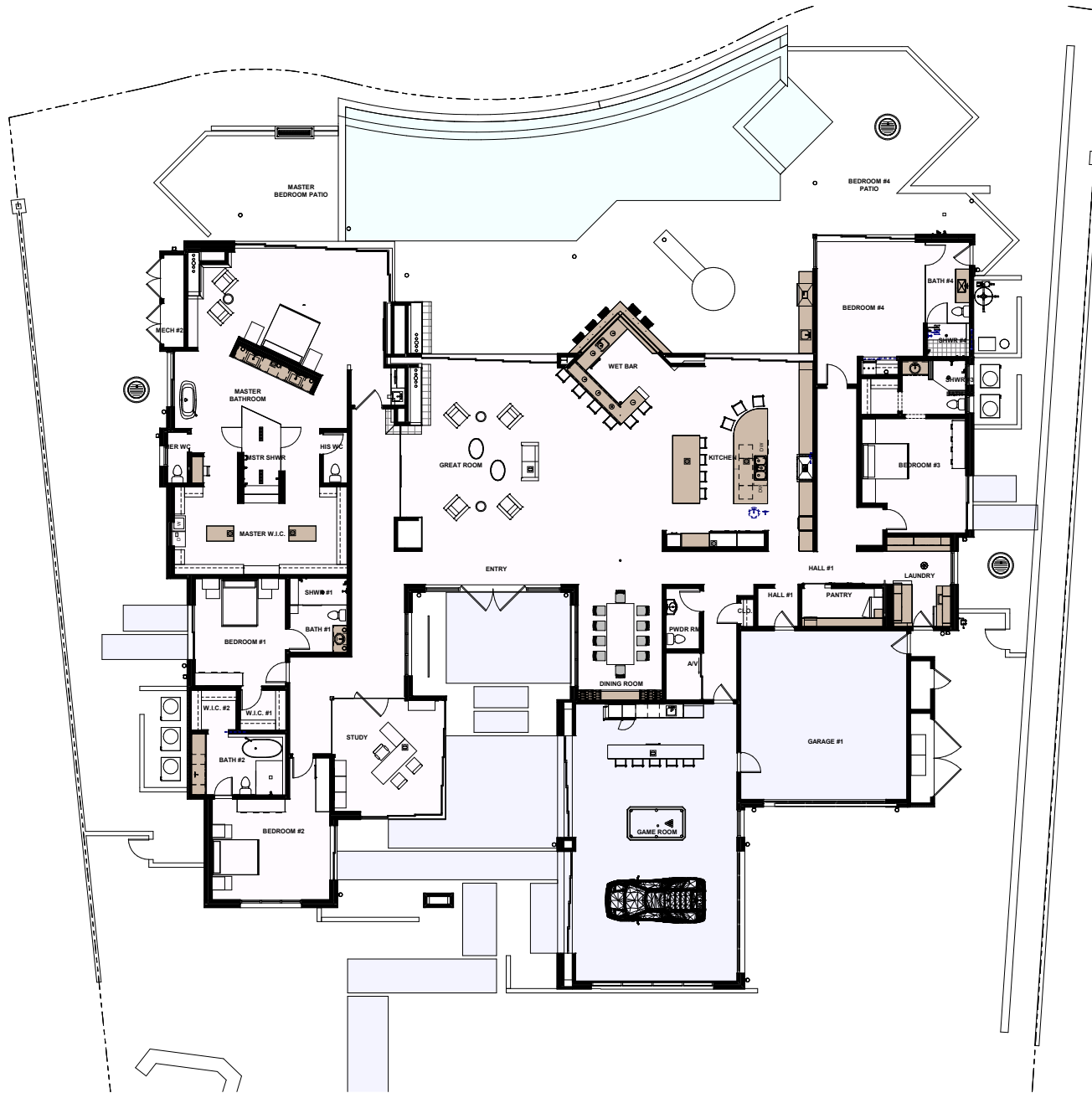
TVs

The flat LED TV in the great room provides a superb presentation for entertaining guest. This immaculate centerpiece was installed strategically, ensuring that the picture can be seen from the kitchen and the outdoor entertaining area.

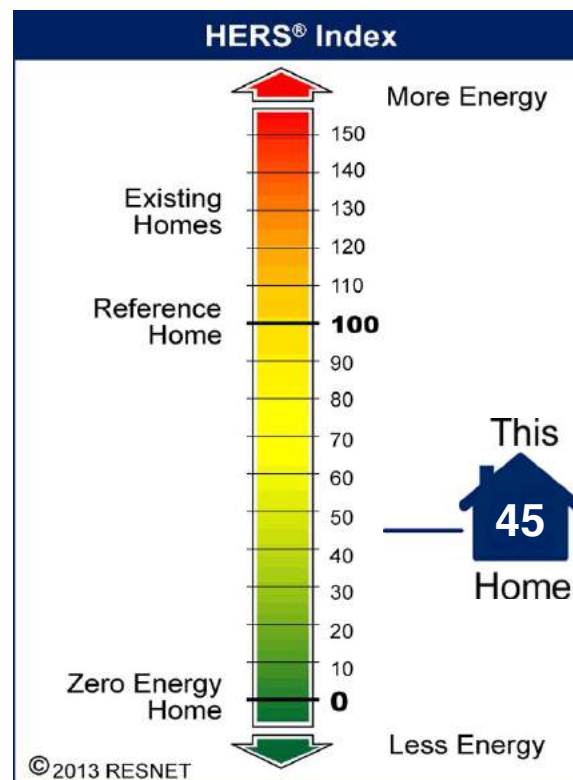


Doors

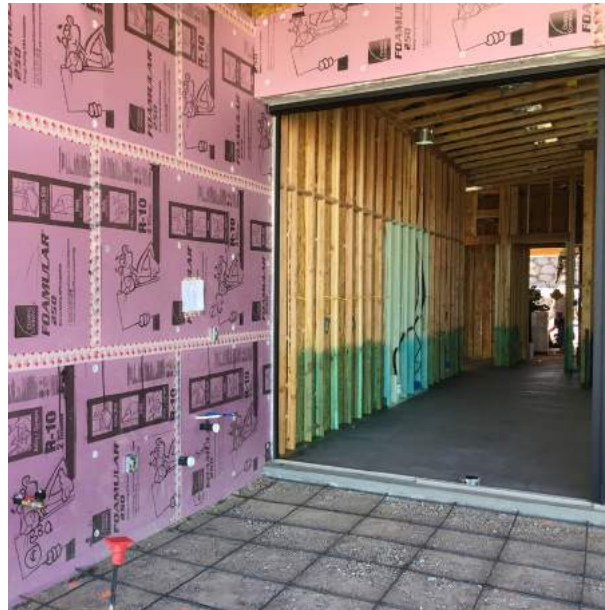
This unique design concept for TruStile's doors exhibit a smooth transition between a public and private setting. The "Wall of Doors" allow the master suite door to be utilized as a door for concealment from the hallway or a wall section once the door is open.



HERS® INDEX RATING



Two Trails, Inc. worked closely with Sun West Custom Homes to ensure energy efficiency and innovation in TNAH 2019. This home has a registered HERS Index of 45. It is 55% more efficient than the average new code-built home. At this level of energy efficiency, the home is designed to provide over \$3,009 in annual energy savings to the home owner.



PERFORMANCE



Thermal Shell

- Unvented and air sealed attic with a combination of Owens Corning roof insulation sheathing (R-10) and Owens Corning PROPINK Complete™ Blown-in (R-57)
- Western Windows Systems and patio doors with low-e coating and argon gas fill to limit solar heat gain and optimize air tightness
- Owens Corning PROPINK Complete™ Blown-in Wall System (R-46)
- Owens Corning FORMULAR™ Exterior Wall sheathing Insulation (R-10)
- Owens Corning Slab Insulation (R-10)
- AeroSeal's AeroBarrier aerosol thermal envelope sealer utilized to further reduce envelope leakage
- Large overhangs to aid in protecting the home from the harsh Nevada sun
- Light colored exterior to assist in reflecting the sun

HVAC

- Mitsubishi's Variable Refrigerant Flow (VRF) Ducted Split-System Heat Pump HVAC system provided space conditioning
- Variable speed compressors in outdoor heat pump units adds efficiency and quietness
- The DuPont Tyvek® Homewrap® provides the best balance of weather protection, moisture management, and excellent durability behind residential facades.
- Mechanical ventilation with humidistat or occupancy controllers provided by Panasonic
- Space conditioning system located entirely within the conditioned space
- Total Duct Leakage tested at 4.5 CFM25 per 100 sq.ft. and confirmed to be within ENERGY STAR® parameters
- Duct Leakage to the Outdoors tested at 2.0 CFM25 per 100 sq.ft. and confirmed to be within ENERGY STAR® parameters



Hot Water

- Bosch ENERGY STAR®-rated tankless water heaters with an efficiency (EF) of 0.99
- Insulated hot water lines utilized throughout the project to reduce heat loss

Electrical

- 100% energy-efficient LED lighting for all interior and exterior lighting
- Thermador's ENERGY STAR®-rated appliances, including dishwasher, refrigerator, freezer, and clothes washers
- Pentair ENERGY STAR®-rated variable speed pool pumps

Energy Efficiency and Innovation

As one of the NAHB's official show homes, The New American Home® (TNAH) 2019 is a symbol of energy efficiency and innovation. The home exhibits innovative products from manufacturers all over the world. A noteworthy feature of TNAH 2019 is the proposed air tightness of its thermal shell. AeroSeal's AeroBarrier aerosol thermal envelope sealer was utilized before drywall had been finished. The tested air changes per hour at 50 Pascals (ACH50) prior to AeroBarrier's application was 14 ACH(50), and after application; 2.06 ACH(50). A remarkable 679% improvement!

TNAH 2019 is designed to exceed the requirements for certification to the Emerald level of the National Green Building Standard™ (NGBS). Its energy-efficient features can be used in homes in a hot climate at any price point with similar energy savings. The home is also certified EPA Energy Star, as well as, the EPA's Indoor airPLUS certification.

Water Efficiency

In addition to energy savings, this home's calculated monthly water savings is a remarkable 58.17%. This incredible water use reduction is made possible using low-flow water fixtures, natural indigenous landscaping, and a high-efficient irrigation system.

Proposed water saving features include:

- Kohler low-flow, EPA WaterSense certified 1.2 & 1.5 GPM lavatory faucets and 1.28 GPF toilets provides the indoor water use reduction
- High-efficient micro spray, drip-lines and irrigation controller contributed to the outdoor water use reduction



TECHNOLOGY

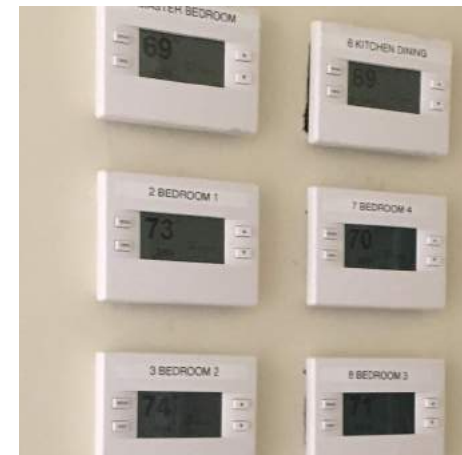
The New American Home 2019 features a smart home technology system designed to support the full spectrum of home automation products and solutions, ensuring unparalleled performance and reliability. All of the technology in the home is integrated, creating a personalized system that is easy to use, modify, upgrade and maintain.

Touch Screens

Touch screens throughout the home feature agile processors, native Sonos integration, optional cameras and microphones, backlit capacitive buttons, ambient light sensors and secure mounting options.

Digital Media

The digital media experience in the home is heightened by featuring the latest high-definition and 4K sources, and integrated digital and analog AV signals. This media package boasts the highest-quality video, fastest switching, multi-channel professional audio, and network-based control and management, all on one secure enterprise-grade platform. The unparalleled image quality and seamless switching between media sources enables an uninterrupted digital entertainment experience.



Lighting Solutions

The lighting controls invigorate the rooms of the home while improving the comfort and enjoyment for the occupants. Customizable controls for all lights in the home can be accessed with the touch of a button. Both wired and wireless control solutions are integrated with other systems, allowing virtually unlimited configurations and expansion.

Climate Control Solutions

Flush-mount temperature sensors and remotely located thermostats provide a clean, unobtrusive solution for controlling temperature and humidity, ensuring all areas and rooms are comfortable regardless of the season, temperature or room orientation. This fully programmable system allows this innovative technology to function efficiently independent of occupancy.

Home Theater – Inner Sanctum Lounge

The home theater controls can be simplified to create a breathtaking. The end-to-end technology provides an exhilarating experience for any late night reception. The increased clarity, robust sounds and personalized features create an ambience of elation and invigoration.

LG OLED TV's

The home's innovative technology products are not only cutting-edge, but also unique to the market place. The LG 77" Signature AI ThinQ OLED TV, mounted on a sheet of glass in the family room, appears to float in mid air. Measuring less than one-quarter-inch thick, this television is one of the thinnest on the market today. With no motion blur, near perfect viewing angles, and very low energy use, the LG TV leads the industry in OLED technology. All TV's in the home are LG OLED products ranging from 55 inches to 77 inches in size.



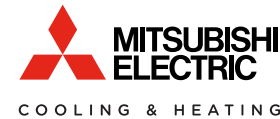


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INTERIOR

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Freedom Refrigeration
Thermador Under Counter
Pro Range
Professional Triple Oven



LAMPS PLUS PROS
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KOHLER
Kohler's product offering spans across all price points, offering consumers a wide variety of options in kitchen and bath fixtures and faucets, cabinetry, tile and stone, and residential generators.



CAESARSTONE
Caesarstone is a leading manufacturer of luxurious quartz surfaces. Established in 1987, the company pioneered high-quality quartz surfaces utilizing advanced technologies and expertise.

INTERIOR



PROGRESS LIGHTING

Marque
Beaker
Captivate
Evoke



TRUSTILE DOORS, LLC.

Tru&Modern Infinite Rail Series
TruStile Series
Tru&Modern Series



SHERWIN-WILLIAMS

Duration Home
Emerald Urethane Trim Enamel



DAVINCI CUSTOM FIREPLACES

Add limitless dimension to any space with the sleek, versatile design of a decorative DaVinci Custom Fireplace, featuring Safe Touch Glass, as well as zero clearance to combustibles, which assures any building material - even drywall or wood- can flow uninterrupted, right up to the frameless viewing glass.



PANASONIC ECO SOLUTIONS

NORTH AMERICA

WhisperGreen Select
WhisperCeiling DC
WhisperFresh Select
Intelli-Balance



EMTEK

Stretto 1.5x5 Rosette with privacy lock and Helios Lever

Emtek assembles each lock to order, with in-stock lead times that ship within 2-5 business days. Mix and match styles, finishes and rosettes to create a look that's perfect for your project.



EATON

Complete home surge protection
BR arc fault circuit interrupters
BR ground fault circuit interrupters
BR loadcenters
Self-Test GFCI Receptacle
USB Charging Receptacle
Receptacle with Screwless Wallplates



LG

Large Smart Wi-Fi Enabled Gas Dryer
With TurboSteam™
Large Smart Wi-Fi Enabled Front Load
Washer TurboWash®
Sidekick™ Pedestal Washer
Styler

EXTERIOR

**Professional
Builder®**



WESTERN WINDOW SYSTEMS

Series 7000
Series 7600 Multi-Slide Window
Series 600 Sliding Glass Door
Series 600 Fixed Window



LIFTMASTER

DC Battery Backup Wall Mount Wi-Fi® Garage Door Opener

LiftMaster's most advanced wall-mount opener optimizes garage ceiling space overhead, opening up possibilities to what your garage can become. Fully equipped with must-have features including built-in Wi-Fi® for smartphone control, MyQ® Remote LED light, Integrated Battery Backup and the Automatic Garage Door Lock.



MITSUBISHI ELECTRIC COOLING & HEATING

Zoned Comfort Solutions® M-Series
Mitsubishi Electric is the diamond standard in premium home heating and cooling. We provide homeowners with a new level of personalized comfort, healthier air and energy savings.



SHERWIN-WILLIAMS

LOXON XP Waterproofing Masonry Coating

Loxon XP Masonry Coating is a direct-to-concrete and masonry high-build coating. Offers maximum performance in one less coat compared to conventional and there is no need for priming. The jobs go fast and the great look lasts a long time.



CLOPAY

Avante Collection garage door

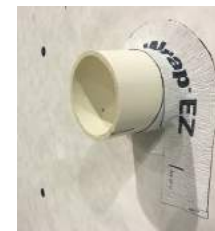
Clopay's contemporary aluminum and glass garage door transforms an ordinary garage into a stunning architectural focal point. Choose from 12 glazing options including frosted, tinted, and mirrored glass to control daylight without compromising privacy. Features a 2-1/8" thick commercial grade aluminum frame in many finishes and sizes.

BEHIND THE WALLS



OWENS CORNING

Ecotouch® Pink® Fiberglas™ Batts
Propink® Loosefill Fiberglas™ Insulation
Pure Safety® High Performance Insulation
Thermafiber® Mineral Wool
Foamular® XPS Rigid Foam
Aerobarrier™ Envelope Sealing Technology
Foamglas® Thermal Insulation



DUPONT TYVEK

Tyvek® HomeWrap®
Building Envelope
Exterior wall
Windows and Doors
Pipe and penetrations



SHARKBITE PLUMBING SOLUTIONS

SharkBite EvoPEX Plumbing System
SharkBite PEX Pipe
SharkBite Valves



OMEGA FLEX INC.

CounterStrike® CSST, FGP-CS-size

There are no additional bonding requirements for CounterStrike® CSST imposed by the manufacture's installation instructions. Lays straighter and pulls easier, dramatically decreasing installation times. Unlike competitive brands, CounterStrike® is non-annealed making it more crush resistant, and easier to cut.

PLATINUM PARTNER

Owens Corning delivers high-performance residential, commercial building, and industrial insulation solutions through a full line of fiberglass, foam, mineral wool, and cellular glass products and systems. We are committed to helping builders, architects, and building professionals meet and exceed codes; providing comfort and energy efficiency to building occupants; and offering safe, trusted insulation systems to installers.

www.owenscorning.com



Since 1916, Thermador high-end kitchen appliances have been synonymous with exceptional. We introduced America to the Cooktop, rolled out Steam and Convection Ovens, and opened the door to personalization with Column Refrigeration. Now, we're introducing all-new Thermador products over two completely redesigned Collections—the biggest launch in our history—so you're empowered to create unforgettable experiences in the kitchen and beyond with a suite of luxury appliances.

www.thermador.com

GOLD PARTNERS



Tyvek®

Combining these building science products along with the support from our national network of Tyvek® Specialists help you build more durable, energy-efficient and comfortable homes. To learn more, visit us at IBS, booth C5837.

www.weatherization.tyvek.com



EATON

Powering Business Worldwide

Eaton can deliver you code-complaint and innovative technology that connects, protects and efficiently manages your customer's electrical loads. We provide electrical solutions from the service entrance to the wall plate.

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GOLD PARTNERS



KOHLER®

When you choose KOHLER for your homes, you make a bold statement about the craftsmanship, innovation and water-saving options your customers can expect.

kohler.com



MITSUBISHI ELECTRIC

COOLING & HEATING

Mitsubishi Electric Zoned Comfort Solutions® are the diamond standard in home heating and cooling. Builders can provide home buyers with unmatched personalized comfort, healthier air and energy savings. Smart multi-zone technology ensures builders are at the forefront of comfort innovation. Most importantly, you'll build homes that buyers want with the brand they know and trust. Build better with Mitsubishi Electric.

www.mitsubishicomfort.com

GOLD PARTNERS



Founded in Phoenix in 1959, Western Window Systems designs and manufactures moving glass walls and windows that bring indoor and outdoor spaces together. Inspired by contemporary living, our high-quality products are available in custom sizes, standardized sets, and massive dimensions for unlimited design possibilities in residential, multi-family, and commercial projects.

westernwindowssystems.com



Montblanc 5043



Rugged Concrete 4033



Caesarstone is a leading manufacturer of luxurious quartz surfaces. Established in 1987, the company pioneered high-quality quartz surfaces utilizing advanced technologies and expertise.

www.caesarstoneus.com



LAMPS PLUS[®] PROS

Discover Lamps Plus Pros, the lighting and home furnishings resource for professional interior designers, contractors, builders and architects that will keep your project on time and on budget.

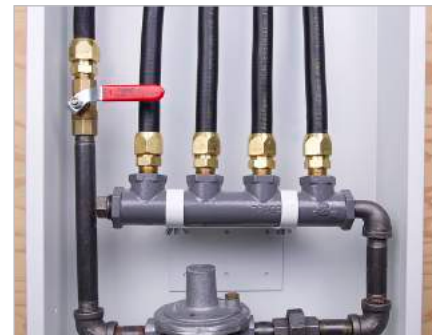
www.LampsPlus.com/Pros

SILVER PARTNERS



With the LG Styler for daily refreshes, the innovative LG SideKick™ for small loads that can't wait, and advanced washers and dryers, the LG Ultimate Laundry Room keeps your family's clothes looking, smelling and feeling great—every day of every week.

<http://lgbuilder.com>



TracPipe **CounterStrike**
Flexible Gas Piping by OmegaFlex®

For 15 years, CounterStrike® CSST has been used for natural gas and propane installations in new or remodeled homes. The innovative AutoSnap® fittings make for an easier and quicker installation! Just twist, snap, tighten and you're done!

tracpipe.com



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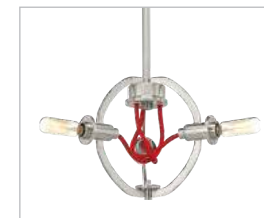
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