

WINNER - COMMERCIAL/MULTI-FAMILY PROJECT

WATERGARDEN CONDOMINIUMS

TYPE OF BUILD	Multi-Family
LOCATION	Boise, Idaho
SIZE	15 Townhomes (2,500 sq. ft. each)
YEAR BUILT	2022

LOGIX
BRANDS
2023 AWARD
WINNER



DESIGN HIGHLIGHTS

The ICF demizing walls between the townhomes are critical for maximizing energy efficiency and occupant privacy and comfort. The open truss floor systems were hung from the ICF walls, hid the mechanicals and were limited to 25 foot spans.

CONSTRUCTION FACTS

This build utilized the specialized Uniscaffold ICF tall wall bracing system that enabled the crew to build 3 sides of the walls, 3 storeys high, and then install the various floor systems. The 4th wall side was then completed and the roof system installed to complete the envelope.

RESILIENCE, SUSTAINABILITY & COMFORT NOTES

Mitshubishi Hyper Heat ductless heating and cooling, Rheem heat pump hot water heaters complete these all-electric super energy efficient townhomes. Heating and cooling average \$60/mth, and hot water about \$20/mth, per unit.

"In our next phase we will likely add solar panels and other energy efficiency enhancements to provide an all electric, fully net-zero development."

Tim Nau, Developer.



 [LEARN MORE ABOUT THIS BUILD](#)



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