

# Visterra Amenity

Northern Italian  
Architectural Style Study

Venice, FL



September 8, 2021





## Who is LRK?

Looney Ricks Kiss is a nationally recognized full-service architectural, planning, and interior design firm. With offices in Celebration, Florida, Memphis, Princeton, Baton Rouge, New Orleans, Little Rock, Dallas, and Philadelphia. LRK is intent on creating places that make a difference in people's lives.

LRK has consistently led the residential design industry both locally and nationally over the last three-plus decades. The firm's single-family residential portfolio has been presented with more than 175 design awards, including highest National honors and special recognition from BUILDER magazine and NAHB's Best in American Living Award programs. In its 38th year, LRK continues to be a leader in residential design and community planning. LRK listens to their clients' needs and helps to align with the current marketplace. With a strong foundation in timeless design principles, LRK designers resolve and improve living standards with fresh ideas from the home to the neighborhood and community scale.

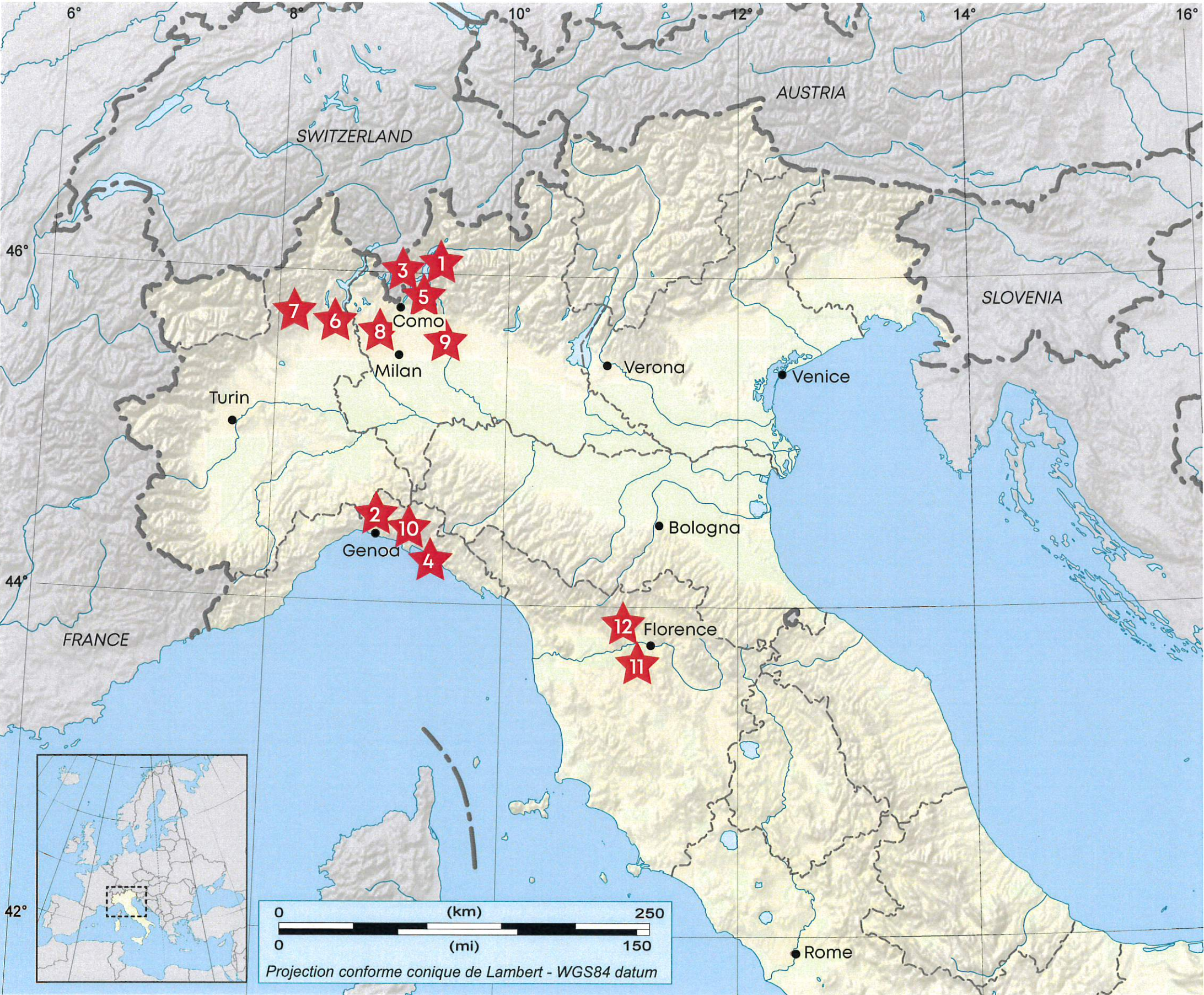
The design services of LRK's Residential Studio range from production to high-end custom residences and include New Urbanism/Traditional Neighborhood Development planning and design guidelines. These design guidelines, through research and documentation, establish community character and vision. The guidelines describe the appropriate design elements and materials to execute the vision. As a "vision keeper" LRK has provided the services of Town Architect for numerous communities across the country. Communities within the State of Florida where LRK has provided these guidelines and/or Town Architect Services include Celebration, Lakewood Ranch, Babcock Ranch, Baldwin Park Orlando, Oakland Park Winter Garden, Ave Maria, and West Villages.

The underlying philosophy of LRK's work is design based not only on appropriate proportion, detail, and scale but also on livability for today's active lifestyles as well as flexibility for future stage-of-life changes. The ability to obtain the perfect blend of these elements is evident not only in the firm's high-end custom houses but also in its more modestly priced production homes.

In addition, we are committed to design with a sense of place that is sustainable for the future. We work to design buildings with a strong relationship to their surroundings and that fit into a coherent and attractive landscape. LRK views each project as an opportunity to improve, complement and in some cases, complete the fabric of the surrounding environment. LRK's place making has been recognized by Awards for Excellence from the Urban Land Institute and Charter Awards from the Congress for the New Urbanism.

Understanding the needs of a client first and then providing creative and innovative design solutions that respond specifically to those needs is the focus of our culture. Every project we undertake starts and ends the same way: We listen.





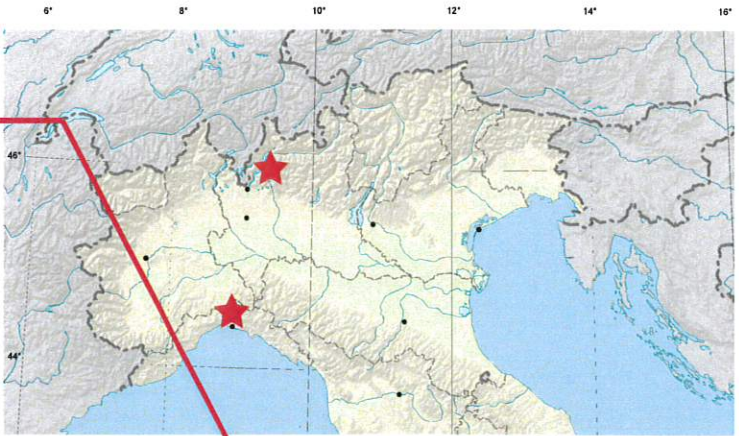
Houses in Northern Italy

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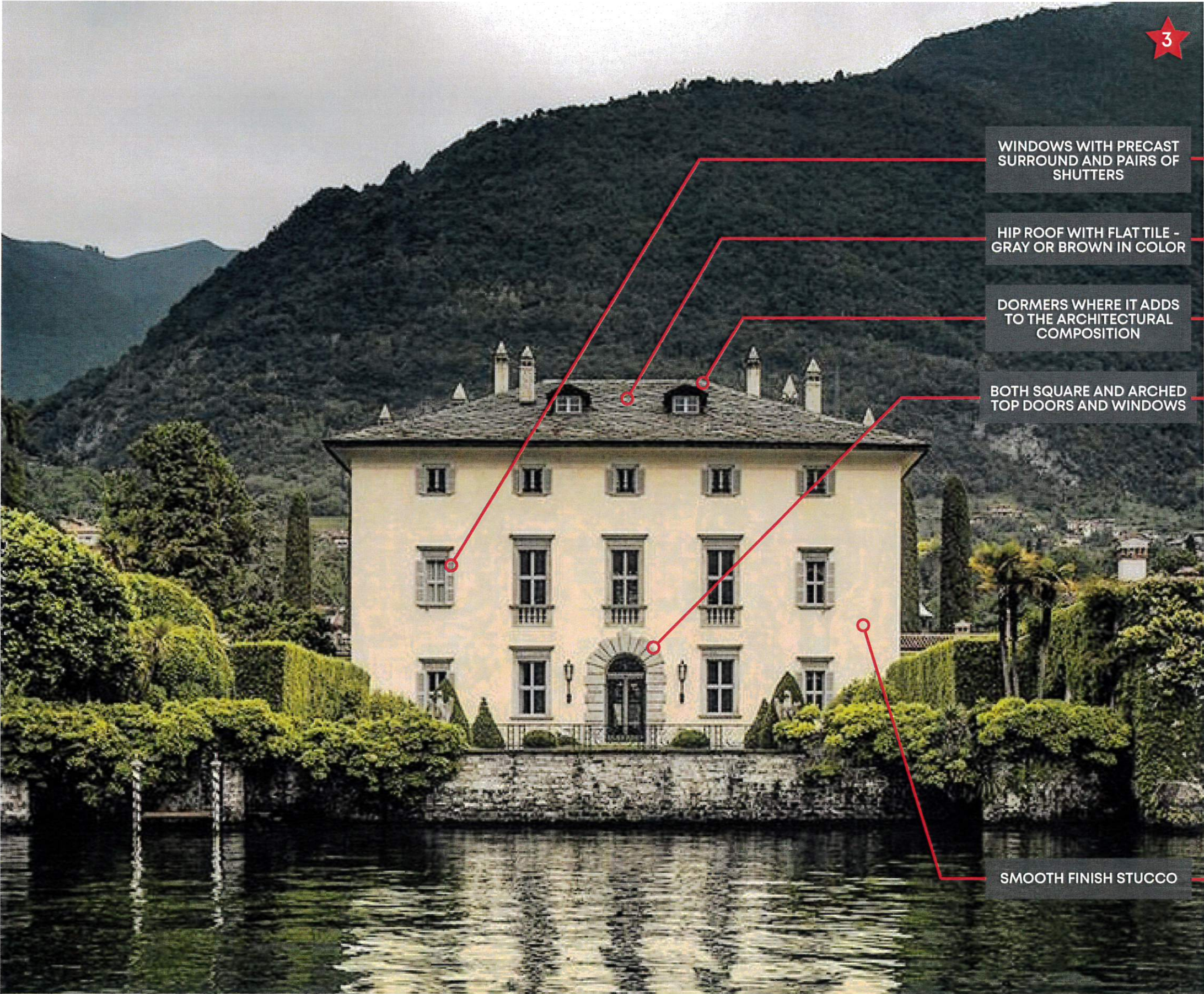




Lake Como and Genoa, Italy







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WINDOWS WITH PRECAST SURROUND AND PAIRS OF SHUTTERS

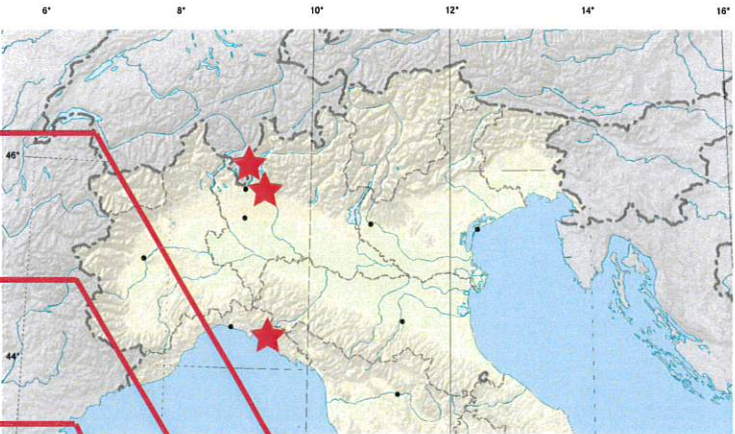
HIP ROOF WITH FLAT TILE - GRAY OR BROWN IN COLOR

DORMERS WHERE IT ADDS TO THE ARCHITECTURAL COMPOSITION

BOTH SQUARE AND ARCHED TOP DOORS AND WINDOWS

SMOOTH FINISH STUCCO

Lake Como and Portofino, Italy



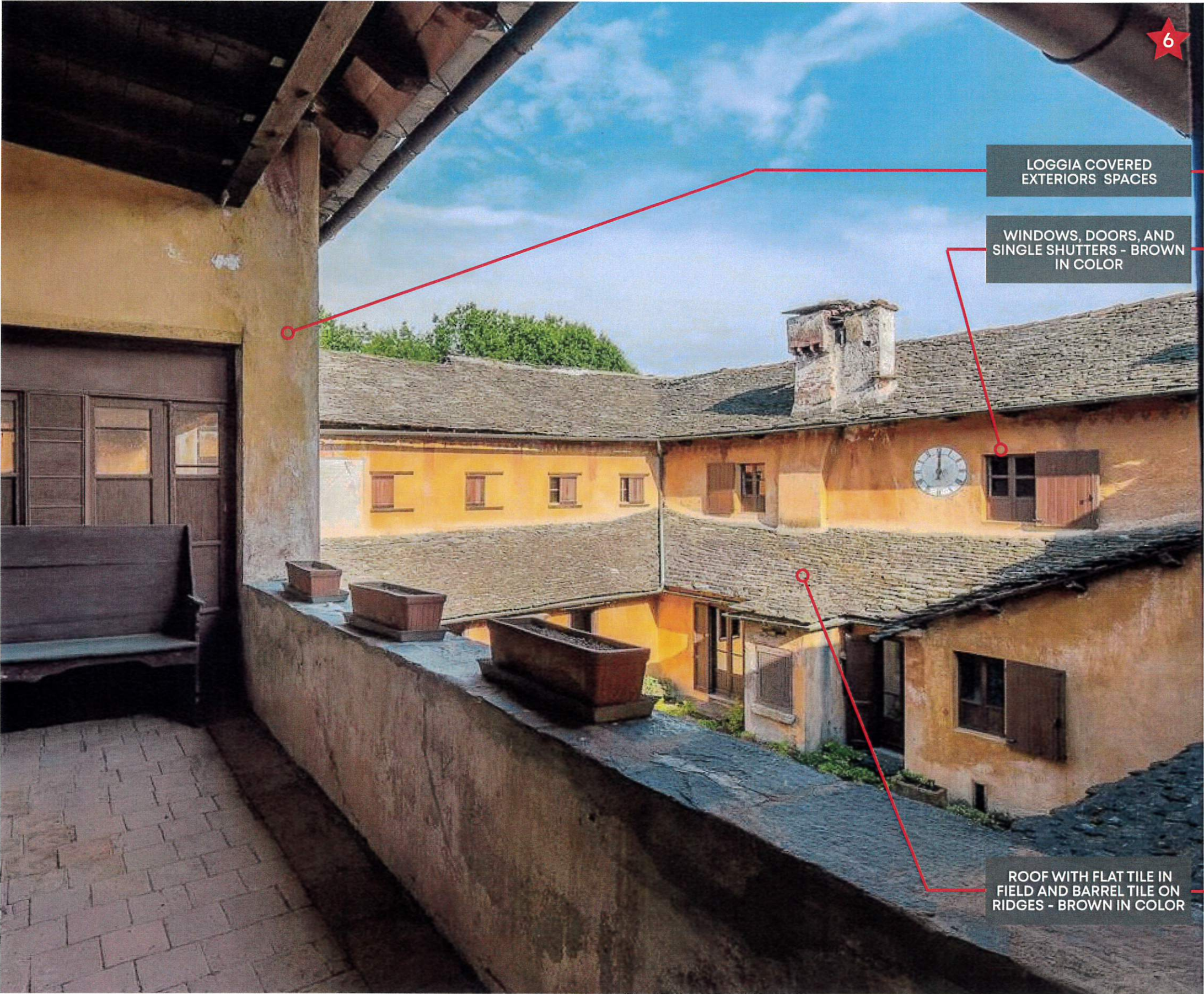
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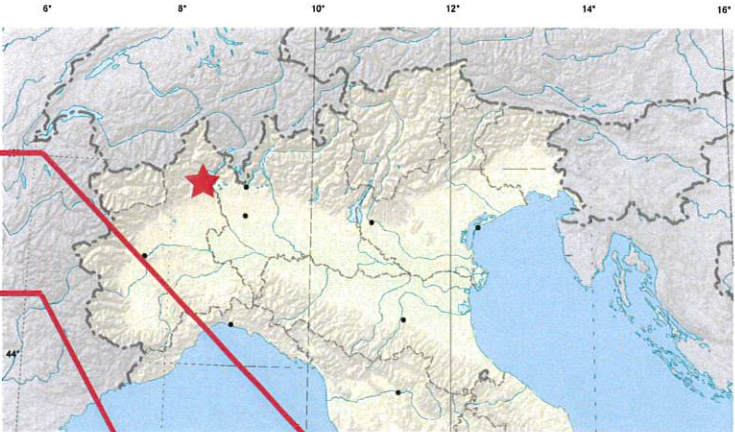
6

LOGGIA COVERED  
EXTERIORS SPACES

WINDOWS, DOORS, AND  
SINGLE SHUTTERS - BROWN  
IN COLOR

ROOF WITH FLAT TILE IN  
FIELD AND BARREL TILE ON  
RIDGES - BROWN IN COLOR

Orta San Giulio, Italy

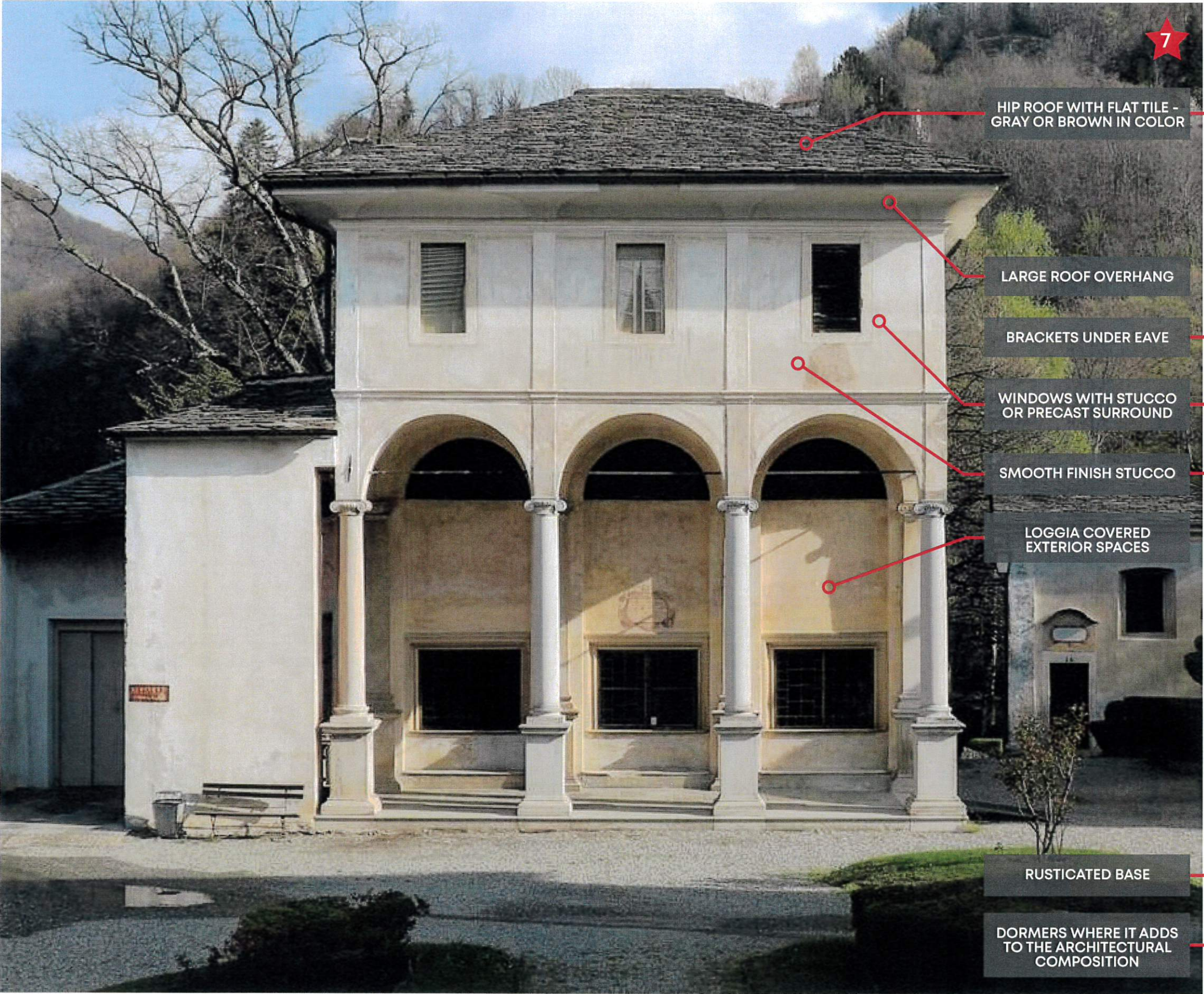


6



6





HIP ROOF WITH FLAT TILE - GRAY OR BROWN IN COLOR

LARGE ROOF OVERHANG

BRACKETS UNDER EAVE

WINDOWS WITH STUCCO OR PRECAST SURROUND

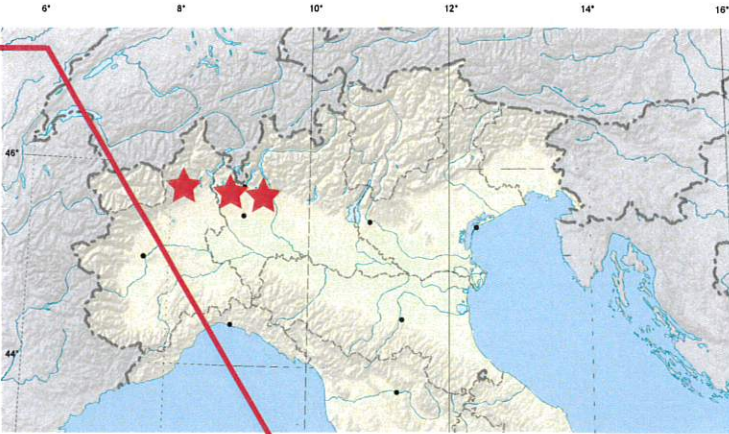
SMOOTH FINISH STUCCO

LOGGIA COVERED EXTERIOR SPACES

RUSTICATED BASE

DORMERS WHERE IT ADDS TO THE ARCHITECTURAL COMPOSITION

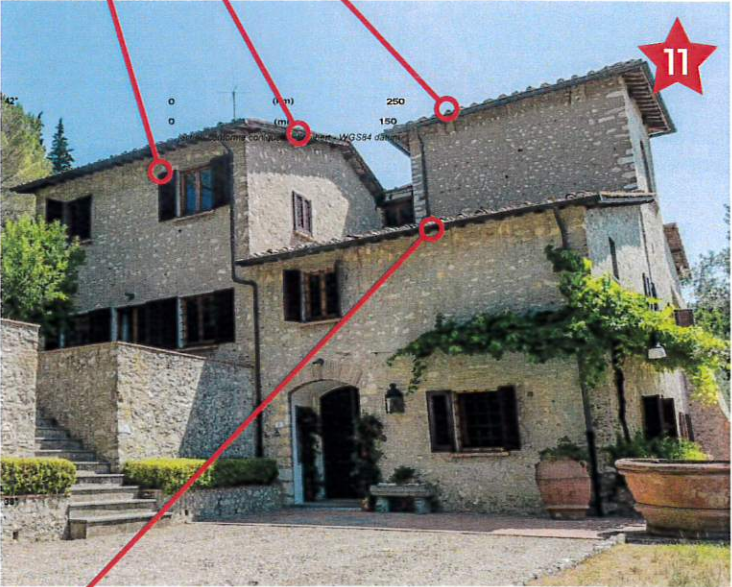
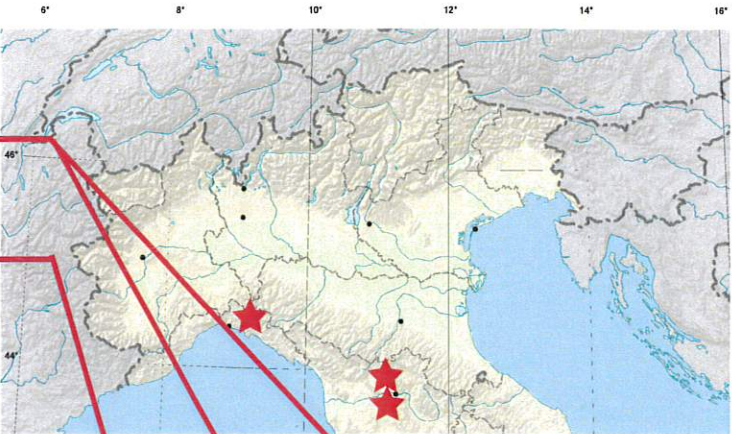
Varallo and Como, Italy







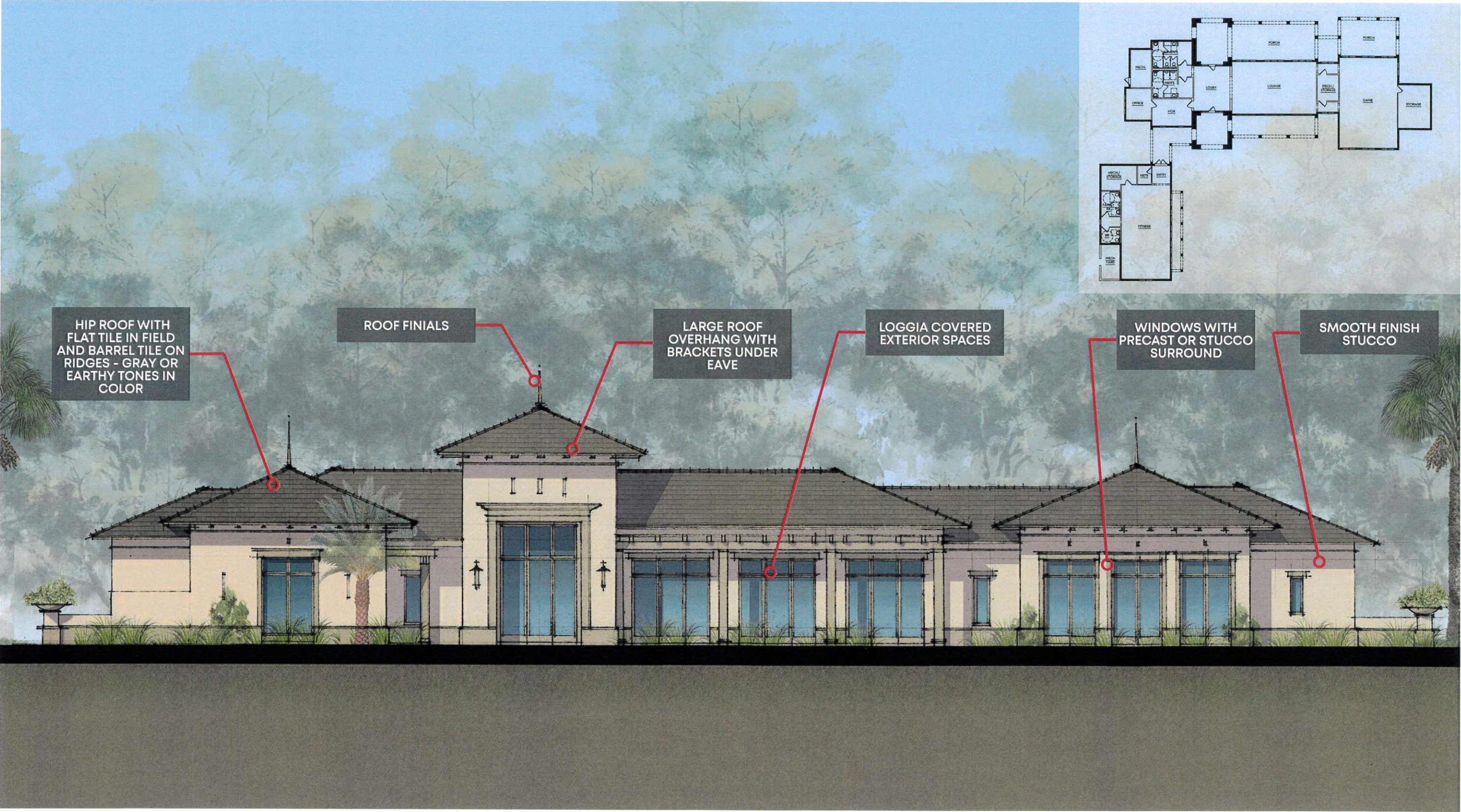
Genoa and Florence, Italy



The use of a variety of materials within the same architectural style is a consistent theme, not only in historic Italian hillside towns, but also in some of the most desirable American neighborhoods of the early 20th century . This variety is achieved with a mix of details and materials such as flat tile verses barrel tile, stucco wall finishes verses stone, as well as a host of other details, yet all are consistent within the Italian style as seen in the images within. Using these elements, one can alter the character from a rural farmhouse to a more refined, urban home, all of which belong across the landscape of Northern Italy.



Visterra Amenity Building









**SANDCASTLE/TIDEWINDS**





## BRIGHT MEADOW





## ENDLESS SUMMER 3







## Estuary





# Calusa





# Daintree





# Braden



Elevation A