

NARI MINNESOTA - 2022 CoTY AWARDS

PROJECT: FIVE O'CLOCK SHADOW **CATEGORY:** RESIDENTIAL BATH \$50,001 TO \$75,000

We met every whim of our homeowners with this remodel of their Eagan, MN bathroom completed in the summer of 2022. The existing footprint included an oversized tub and tub deck, paired ironically with a cramped, dark water closet housing the toilet and a small utilitarian shower. Completing its awkward existence was a dated aesthetic awash in porcelain tile, honey oak and hollywood vanity lights.

Limited to the existing layout because of mechanicals, our solution required that we not move the tub drain or disrupt the existing windows, while still enlarging the shower space. We began by removing most of the original water closet wall, leaving just a half privacy wall for the toilet, and designing a new angled wall for the shower which opened space for a new enlarged frameless glass shower. The contemporary notion encapsulated by the shower's large format tile and frameless design mingles beautifully with the nearby scene-stealing, modern free-standing tub filled from a floor-mounted fixture.

Standing apart from the lighter counterparts in this design, it's the dark accents that lends a slightly masculine feel to the space. The contrast of black hardware and fixtures against a neutral backdrop, along with an espresso-stained poplar vanity set below mirrors with whisper-thin black frames, hit the mark in every way, proving that a little shadow can be a very good thing.



BEFORE PHOTOS

Pictured clockwise starting in upper left corner:

- 1) Existing bathroom & toilet/shower closet
- 2) Existing toilet/shower closet, close up
- 3) Existing jacuzzi tub and tile tub deck
- 4) Existing bathroom, view from door
- 5) Existing vanity
- 6) Existing bathroom, view from toilet/shower closet

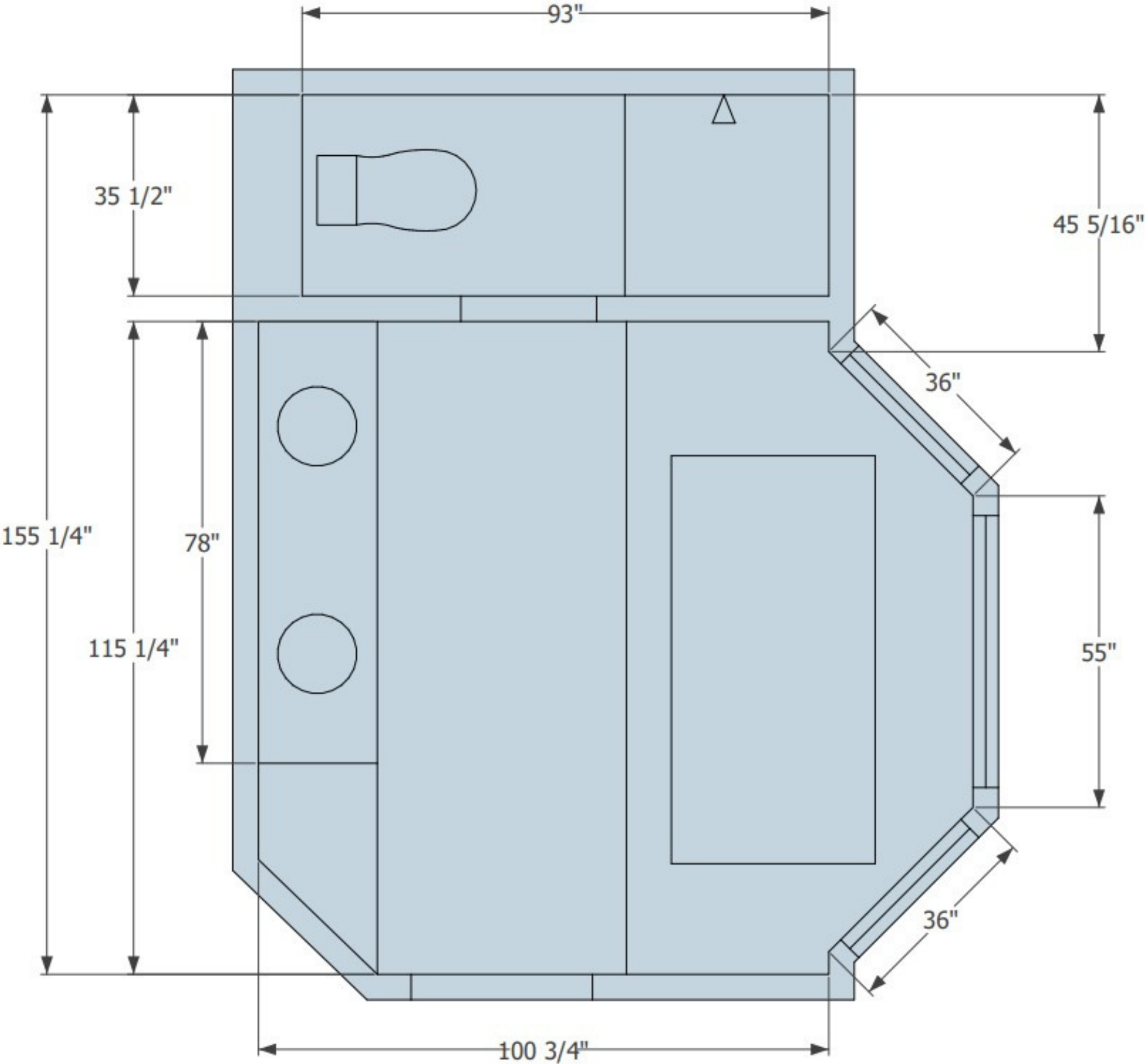


CLIENT REQUESTS

- Modern, updated feel
- Larger shower space, homeowner wished to no longer have the shower feel like a 'dungeon'
- Replace large space-consuming jacuzzi tub
- Retain storage
- Keep new design within the existing footprint and without relocation of any major plumbing



BEFORE SITE PLAN

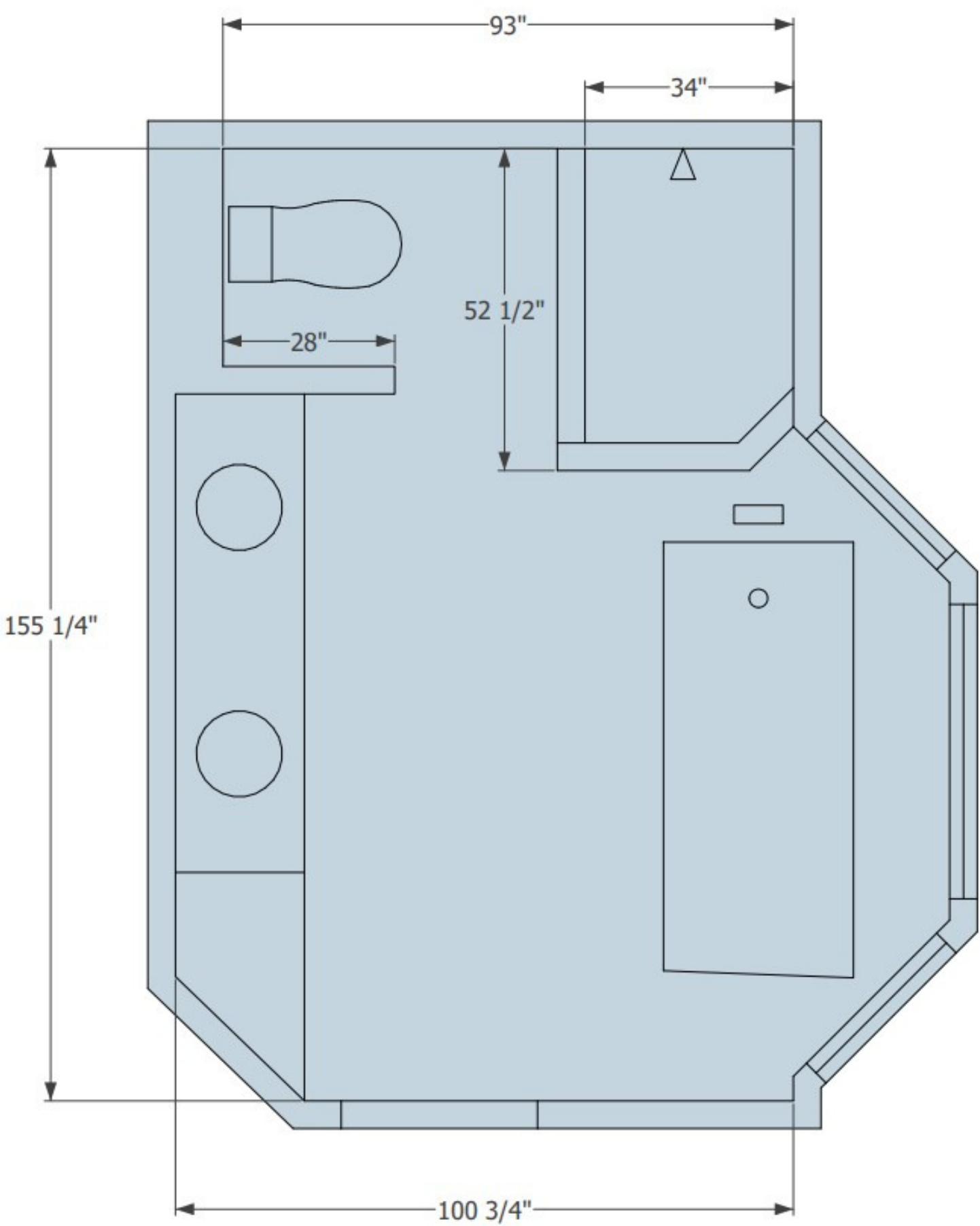


AFTER SITE PLAN & LAYOUT CHALLENGES

A requirement of the new design was that we not move the tub drain or disrupt the existing windows, while still enlarging the shower space and opening up the space visually. This required that the tub, shower and bathtub stay in their existing locations.

Our solution was to open up the wall of the existing toilet/shower closet. Retaining a wall on the toilet side for privacy, we pushed the shower wall out at an angle, delivering an enlarged shower space without impeding upon the tub plumbing. By enclosing the shower with a frameless glass shower surround, the space delivers an open and modern feel.

Nearby, the inclusion of a free-standing soaking tub with a floor-mounted faucet further reinforces the modern edge of the design without the space-gobbling tendencies of its predecessor.



BEFORE AND AFTER



FUNCTIONALITY

The newly enlarged shower space includes a low shelf for shaving, dual built-in corner shelves and a combination shower head and matching hand shower.

The floor-mounted tub filler and free-standing tub significantly open up the bathroom space. Nearby, a towel bar mounted to the partial shower wall serves both the tub and shower area.

A dual vanity retains much-needed storage with his/her sink areas.

Paired with a lighter color palette, the new design offers a more open-feeling flow.



AESTHETICS

An overall modern and contemporary design that elevates the space without feeling out of place with the rest of the home.

The contrast of black hardware and fixtures against a light backdrop, along with an espresso-stained poplar vanity set below mirrors with whisper-thin black frames, add depth and interest to the design. These dark accents throughout cast a modern, slightly masculine feel that our clients were looking for.

Large format tile and frameless glass shower paired with a scene-stealing, modern design free-standing tub filled from a floor-mounted fixture reinforce the contemporary feel of the space.

Texture-rich LVT flooring adds visual interest, enhancing the overall character found throughout.

