

The Luxury Coastal Lifestyle Magazine FEBRUARY + MARCH 2018

HOME



design transforms this beach home in Montauk

DESIGN

MEET ROCKSTAR INTERIOR DESIGNERS JOAN BEHNKE, MARTYN LAWRENCE BULLARD, KATIE RIDDER AND MORE

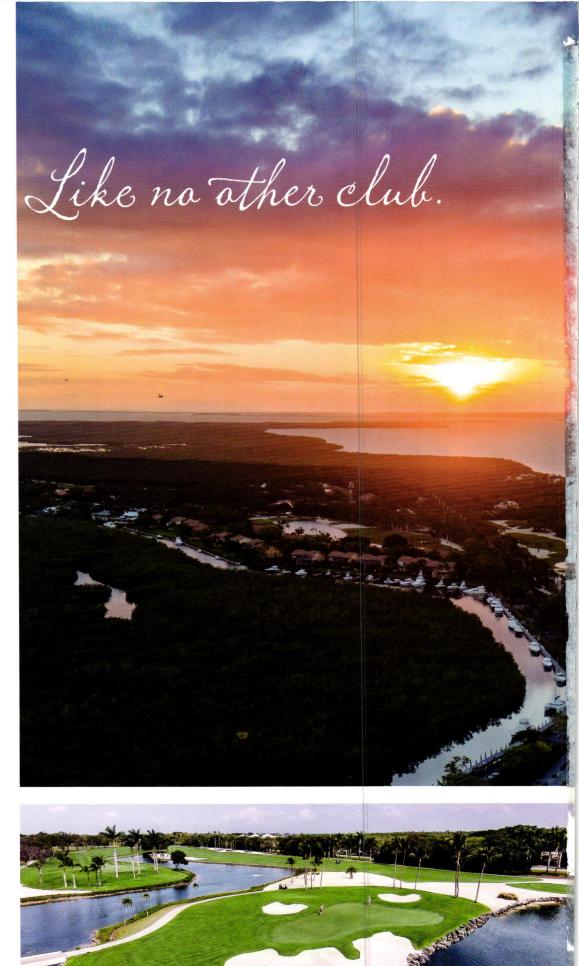


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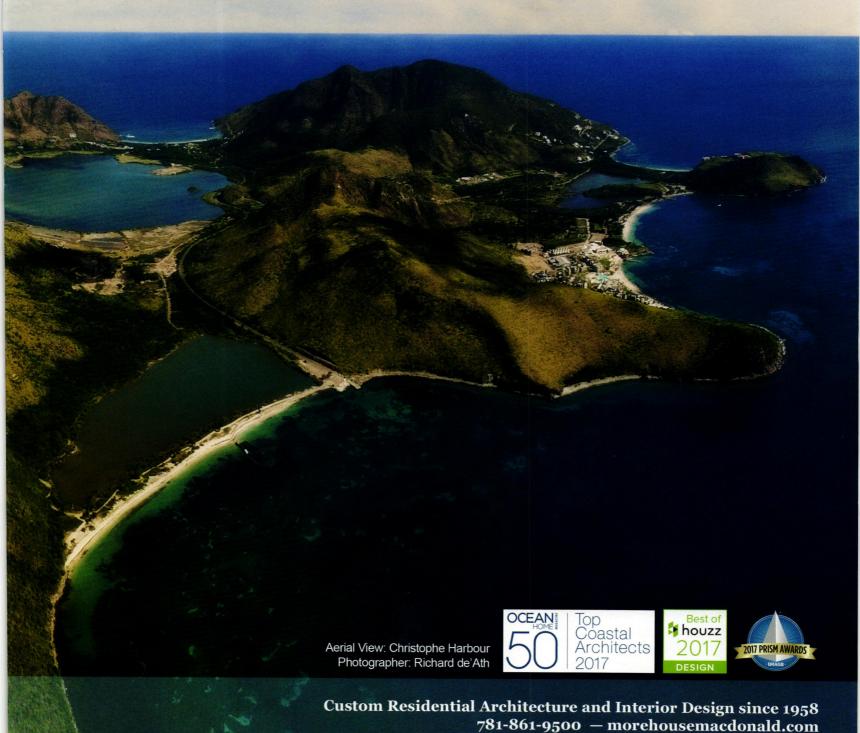


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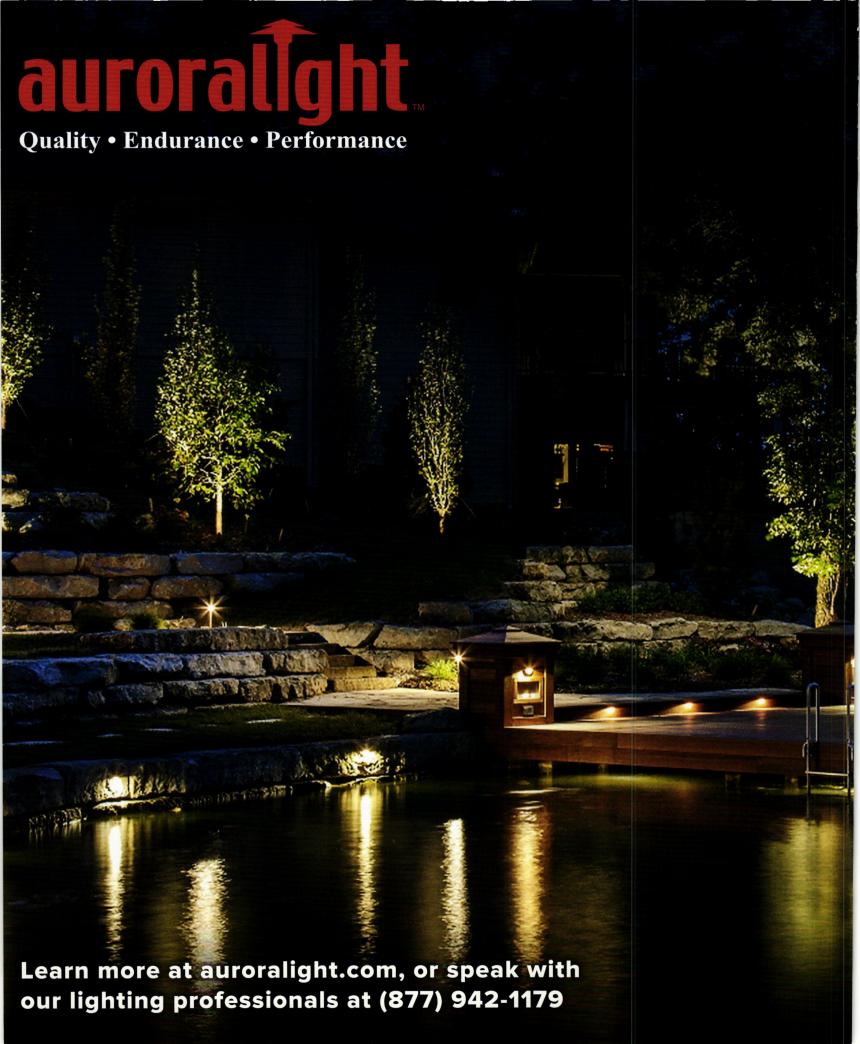
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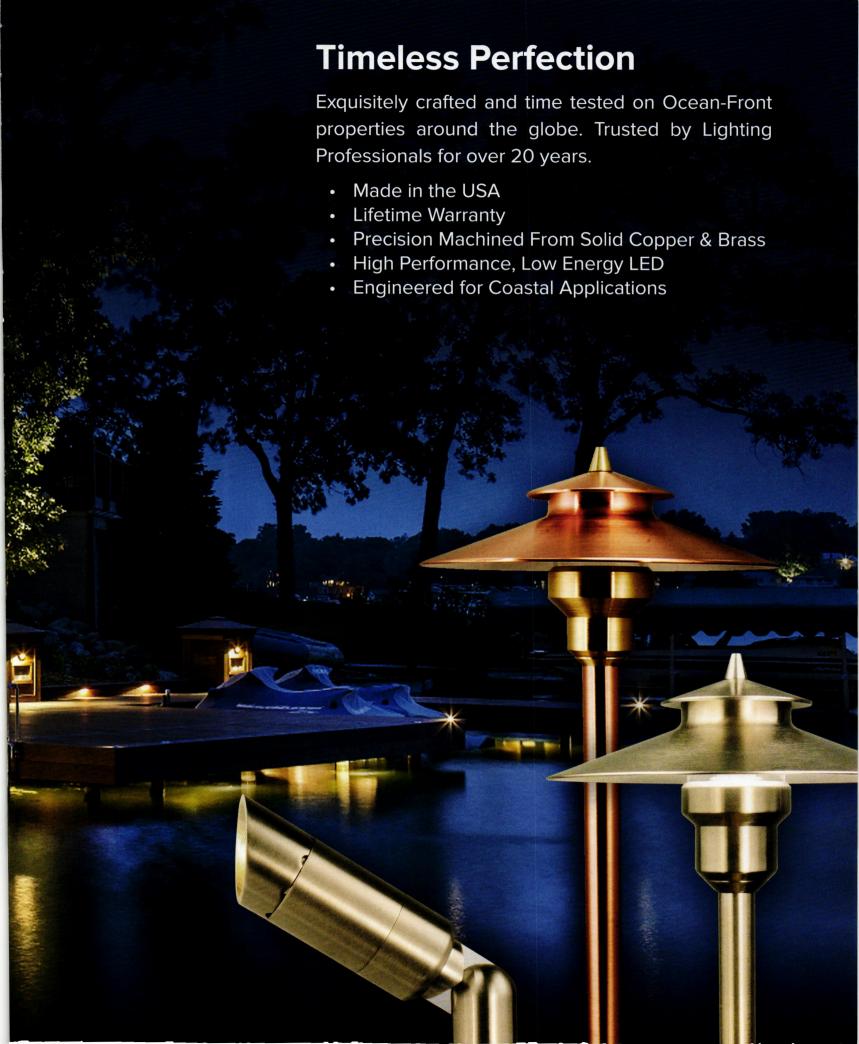
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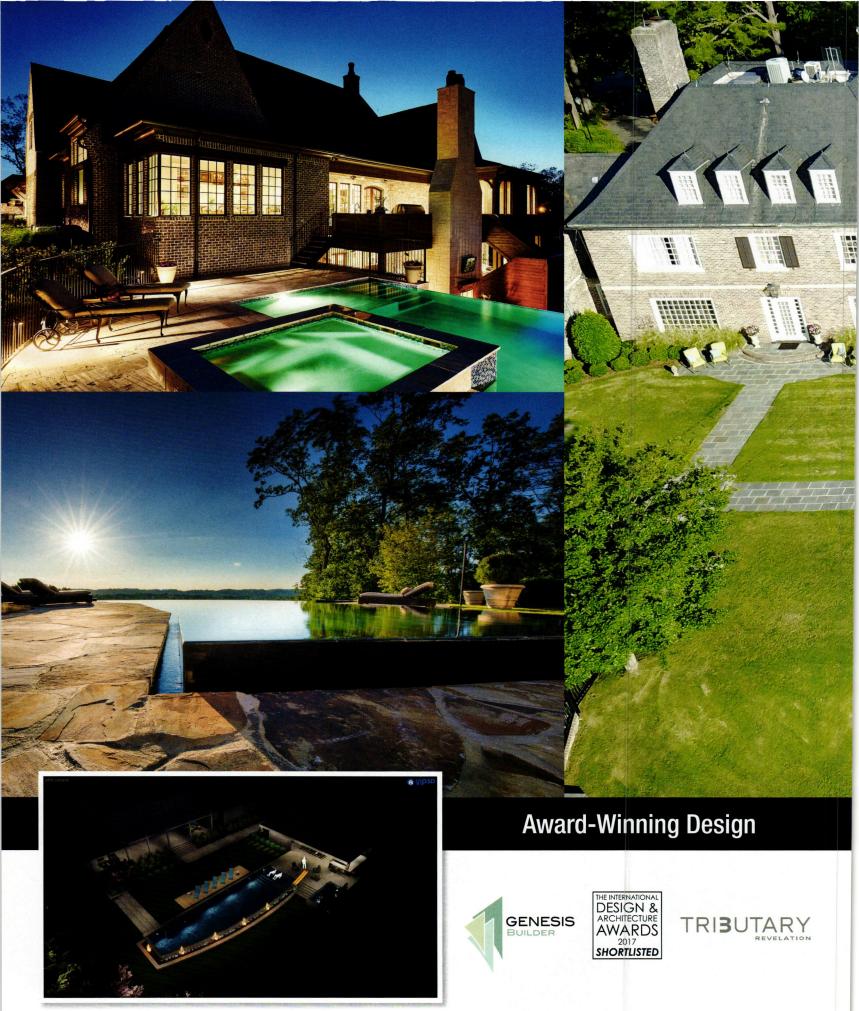


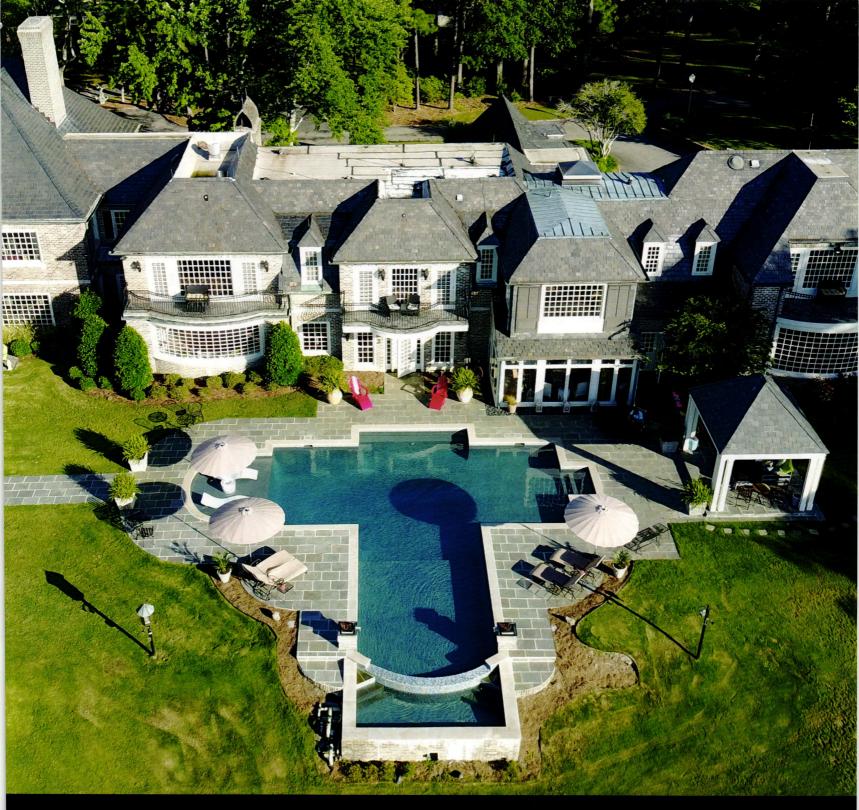












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Chartering a crewed yacht may just be the world's best (and most exclusive) vacation

BY BILL SPRINGER

DESTINATION: CARIBBEAN

Treasure Island

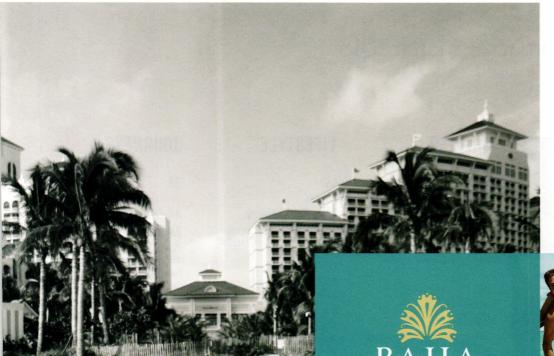
The Caribbean isle of St. Kitts is blooming with the arrival of Christophe Harbour

BY DOMINIQUE AFACAN



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ON THE COVER This home in Montauk is transformed by design. Page 62. PHOTOGRAPH BY GARRETT ROWLAND



DISCOVER THE NEW SPECTACULAR



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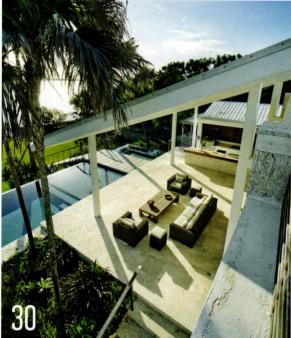
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OPENINGS + DEVELOPMENTS

Welcome Home

The latest in oceanfront real estate and resorts



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Culturing Life

editor's note

NOTES FROM THE COAST

CARIBBEAN COMEBACK

We celebrate Thanksgiving at our ocean-

front home on Cape Cod every year because there's no better way to take stock of all that we're grateful for than connecting with family and friends in our little beach community. But the truth is, once Thanksgiving is over, nobody is really "thankful" for the cold and darkness that descends on the Cape in the winter.

That's why escaping to the Caribbean is such a yearly ritual for many of us in the Northeast, and why the vicious hurricanes that ripped through the region last fall felt so personal. Our hearts broke for the devastated locals and we were grateful to see recovery efforts take shape.

So when it came time to decide which coastal destination to focus on for this issue, the Caribbean was more than just the logical choice for me. It was the emotional choice too.

MAR

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Since I firmly believe that you haven't really seen the Caribbean until you've experienced the special beauty of the





islands aboard a yacht, my wife and I chartered a large crewed catamaran from The Moorings in Antigua. Of course, our hope was to revel in the warm Caribbean sunshine, but we also hoped to give back to the islands we love so much too.

So, we've compiled an A-list of Caribbean yachting, resort, and residential destinations for two reasons:

First, spending a week on a large yacht or at any of these luxury resorts in the Caribbean may be the best vacation you'll ever take. But more importantly, since most locals depend on tourism in one way or another for their livelihoods, visiting the Caribbean, especially as the most affected islands are rebuilt, will help those who call it home and need it the most.

So please, do yourself and the Caribbean locals a favor and go on vacation! •

Belf

Bill Springer, Editor bspringer@oceanhomemag.com

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01



Mark Cutler Thanks to the team at @oceanhomemagazine for making me #guestdesigner for the #december #issue. Look for my tips on #celebrating the holidays #australianstyle @evoamerica @mckinnonandharris @corbinbronze @jamesperse @loropianaofficial

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Moke America Thank you Ocean Home Magazine for this great article on #MokeAmerica in your December/ January issue. We appreciate the #love. #OceanHome #GreenRevolution #Moke #Drive #Electric

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J. Lauren PR Look who is on the COVER of Ocean Home Magazine - our client The Enclaves, a Ritz-Carlton Reserve Residence in Puerto Los Cabos! Not to mention, a 6-page spread.

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Caribbean Island Hopping

WITH THE EDITOR

Join Bill Springer on an ultimate Caribbean getaway aboard a 58-footlong crewed catamaran in Antigua.

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2018 Travel Trends

Get ready to explore.

From wellness retreats and fitness vacations to night diving and jungle trekking after the sun goes down,
Ocean Home uncovers the top travel trends and destinations for 2018.

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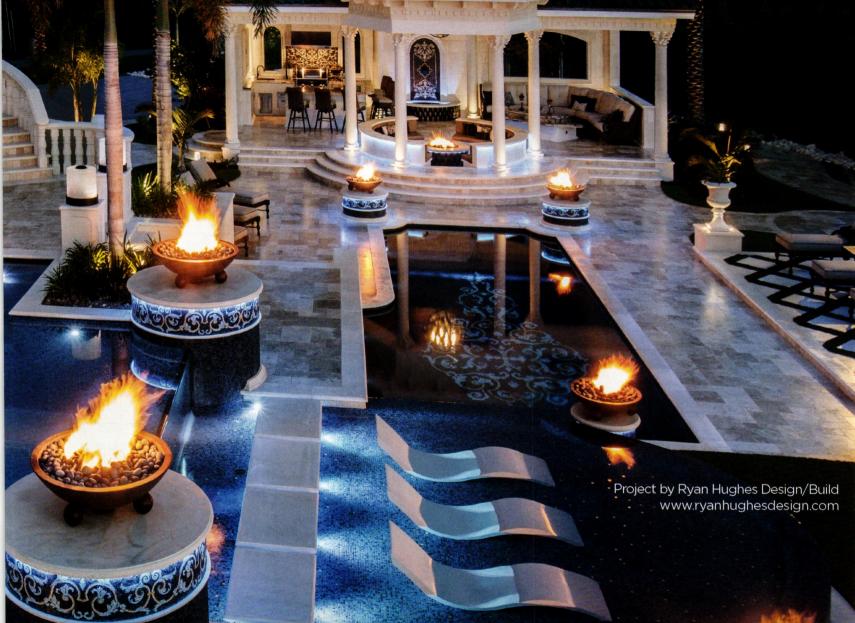


10 IDEAS FOR A NAUTICAL KITCHEN

Whether you live at the coast or just love beach style, this fresh-as-a-summer-breeze look can make just about any kitchen feel a bit closer to the sea. From remodeling projects to smaller accents, see which of these 10 ideas would be at home in your kitchen.

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MEET THE TEAM



J. MICHAEL WELTON

FEB

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As an architecture, art, and design writer, Welton's work has appeared in *The New York Times*, *The Washington Post* and *Dwell* magazine. He is architecture critic for *The News & Observer* in Raleigh, N.C., and is author of "Drawing from Practice: Architects and the Meaning of Freehand" (Routledge: 2015). He is also the editor and publisher of a digital design magazine at architectsandartisans.com.



MARY GRAUERHOLZ

Mary is a freelance feature writer who focuses on architecture, style, sustainability, and health. In her previous career as a journalist, she won many awards for project management, editing, and writing. Since then, she has written for a variety of magazines, newspapers, and websites, including the Boston Globe.



DOMINIQUE AFACAN

Over ten years of luxury hotels, superyachts and travel have left British writer Dominique Afacan horribly spoilt but terribly happy. She writes about all things luxury for Forbes. com, Boat International, Conde Nast Traveler, South China Morning Post and many more.



JENNIFER SPERRY

Jennifer Sperry specializes in articles about homes. She enjoys interviewing the owners and designers in order to personalize the story of a property's evolution. Previously, she worked as an editor. Her off-duty activities include slowly fixing up her 1880s house and spending time with her husband and two young daughters.



The Luxury Coastal Lifestyle Magazine

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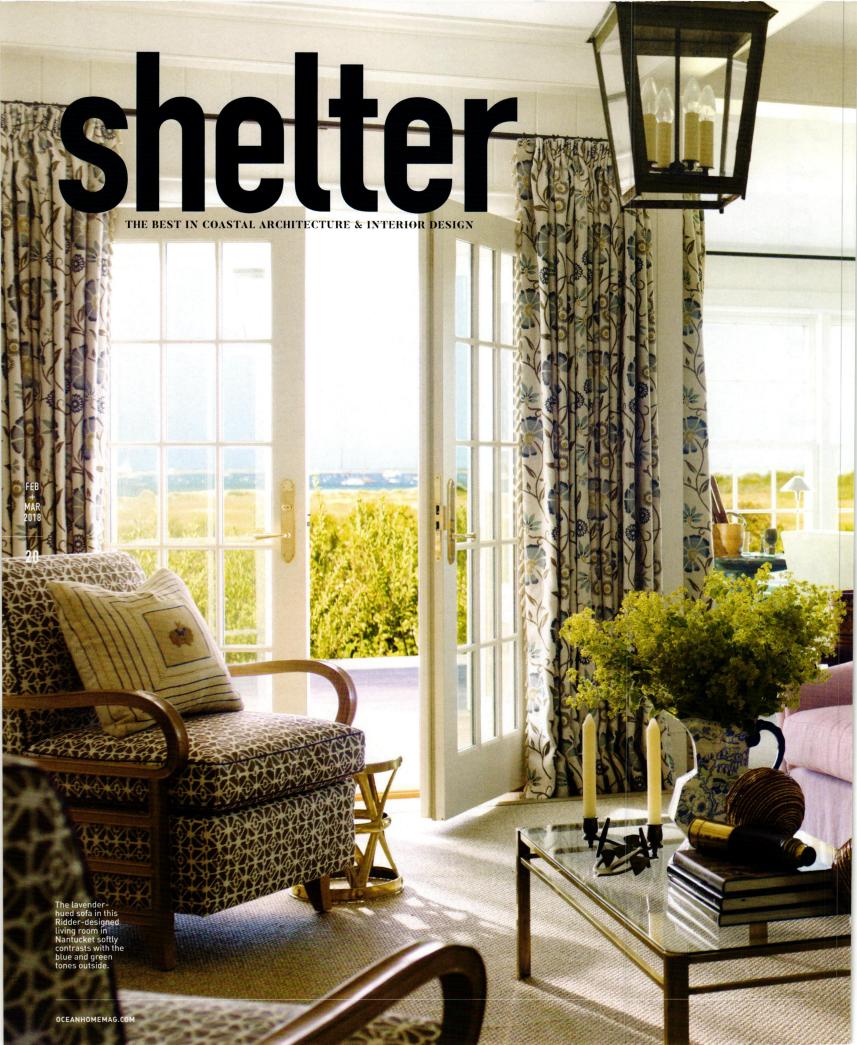
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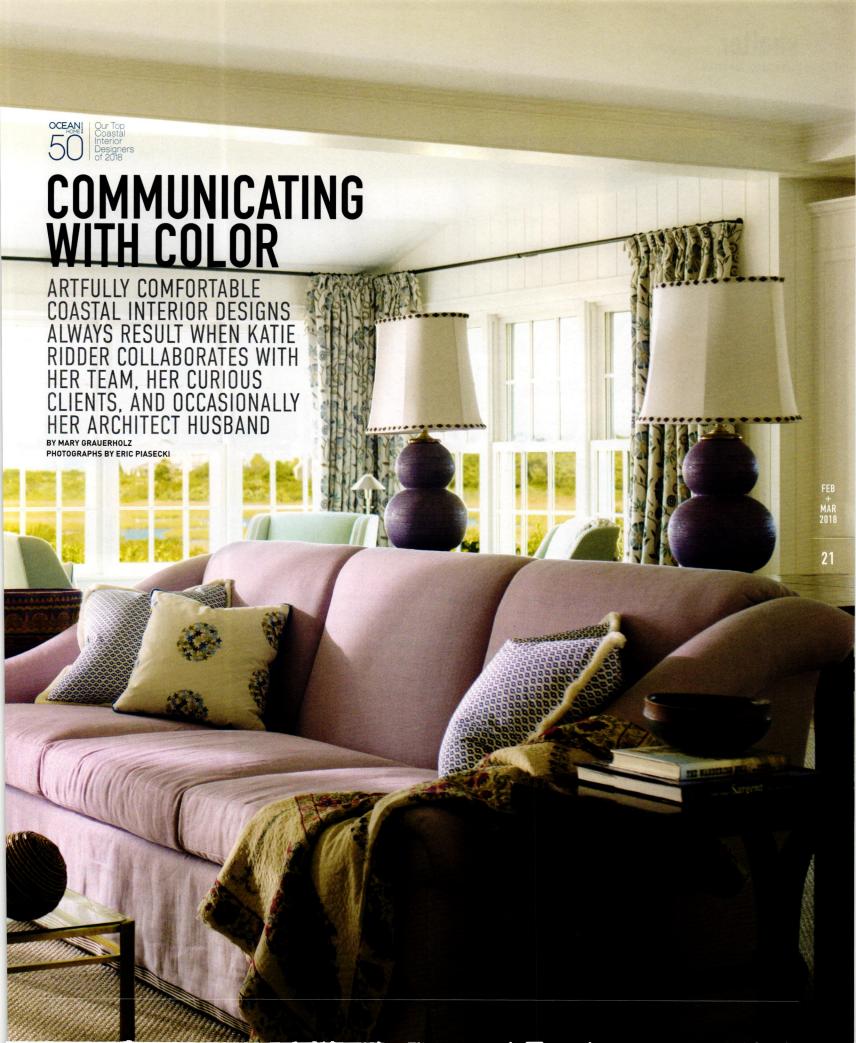
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Katie Ridder's designs are sublime bursts

of creativity where rich colors, elegant lines, and captivating patterns stream into pools of visual pleasure. As satisfying as the creative process is, the Manhattan-based interior designer enjoys the rest of the work just as much: communicating with clients and colleagues, walking through interiors, mulling and dreaming, and even returning to tweak her work.

"I interview clients and I hear about how they want to use the house and how they live," Ridder says, tucked at a table in her Murray Hill office in midtown New York City. "Do they cook? Is it a weekend house? What are their colors? What is the budget?" No detail is too small. The next day, Ridder was heading to Old Greenwich, Connecticut, to meet with a client about a sconce that the family thinks may be a tad low.

The principal of Katie Ridder Design works with firm partner Lizzie Bailey and a small staff in what Ridder describes as very much a group process. "Communication is a big part of decorating," Ridder says. "Our clients are very open; there are always a lot of questions." As for her staff, "My whole office is a group effect. We talk all day." She thrives in the group dynamics generated by a busy day. "I'm not territorial," she adds, "probably because I never worked for anyone."

Ridder's interiors shine with artful furnishings and fabrics, rich but subtle color palettes, and easy livability. One of her recent projects, on the beach in Nantucket, is quietly anchored with a profusion of blues, greens, and shell-white, reflecting the natural seascape outside. "The client wanted very calm colors," Ridder recalls. The colors translate beautifully alongside her finesse with details: an antique Swedish bench with an ocean-like curve, a lacquered-linen coffee table in robin's egg blue, a sofa upholstered in a fabric that cunningly mixes stripes, florals, and geometrics.

Mindy Kaling, the actor and author of the bestselling book Why Not Me?, found Ridder on Instagram and hired the designer to redo her 1920s Los Angeles home, including a nursery, last year. Beautiful honey-colored

wood floors provide the perfect canvas for Kaling's inherited family furniture, her artwork, and a bounty of colorful fabrics.

"Mindy grew up in Boston and wanted it to feel East Coast," Ridder says. "She wanted a lot of color." Kaling also needed plenty of space to gather writers for work projects, so Ridder decorated one large, open room in super-comfortable style, including an oversized L-shaped sofa covered in brown cotton velvet. With orange, pink, and brown fabrics and graphic, feminine prints, the room exudes a happy, easygoing vibe. "She wanted the kind of place where people could put their feet up, nothing precious at all," Ridder recalls. "Easy, breezy, inside and out."

Ridder's calm, open demeanor helps ease the journey for clients. Quietly confident and wholly approachable, she is like the best friend every woman wants, someone who listens and weighs before speaking. Whether she is working on an interior or a product—she has a line of wallpaper and rugs—Ridder's work marries



style and color for spaces that clients can embrace, maybe even live with, forever.

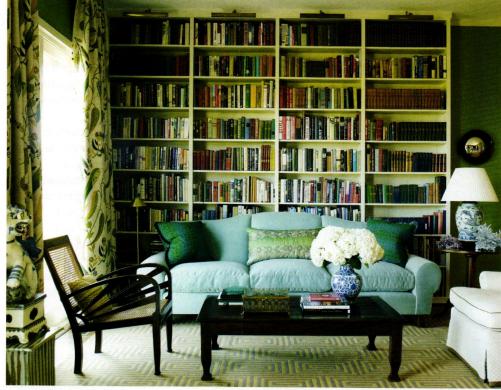
Architect Peter Pennoyer, Ridder's husband, is cut from the same cloth. The couple share the floor of a Manhattan highrise, their offices in distinctly separate spaces. When the stars align, Ridder and Pennoyer work on projects together. "Every year we have one or two projects," Ridder says. "I love working with Peter, but it's not often that clients hire us both."

Ridder fondly recalls a house on the San Francisco waterfront that she and Pennoyer took on. Pennoyer's high ceilings and classic detailing created a perfect venue for special pieces assembled by Ridder. The living room, for example, featured several vignettes, including a quatrefoil-shaped ottoman perched in front of a gorgeous fireplace with a 17th-century French mantelpiece.

Another of the couple's collaborative projects involved an extensive renovation to a house in Palm Beach, Florida, designed by the late Marion Sims Wyeth. (Wyeth also designed Mar-a-Lago, the current presidential retreat in Palm Beach, and Shangri La in Honolulu, the Islamic-style mansion that belonged to the American heiress Doris Duke.) Ridder and Pennoyer worked on the Florida house for years to bring the exotic stucco home, with Moroccan screens and intricately painted ceilings, to full glory.

The work drew on both professionals' deep well of experience. Pennoyer, a fellow











of the American Institute of Architects and former chairman of the Institute of Classical Architecture & Art, is known for his pristine designs, whether for a historic renovation or a new structure built in period style. Ridder reached back to her experience as the owner of a Lexington Avenue store, Katie Ridder Home Furnishings, where she sold ceramics, fabrics, and, as she says, "all sorts of great things" that she found at the

Top left: The living room of Ridder's home in Millbrook, New York. Top middle: The airy kitchen of the Pebble Beach home features wall-to-wall mosaic tile. Top right: This welcoming entry was formerly a breezeway. Bottom: Katie Ridder and her husband, architect Peter Pennoyer, at home in Millbrook.

Grand Bazaar in Istanbul.

Ridder and Pennoyer also have collaborated on some very personal projects, including Ridder's parents' home in coastal Pebble Beach, California. The one-level midcentury retirement home has a cluster of small, efficient, lovely common rooms and a master bedroom. Outbuildings on the property serve as guest suites. All the structures have large windows under high

ceilings that feature views of the ocean and golf course.

Ridder's roots in design began in the 1980s when she was a decorating assistant at House & Garden, working under editor and fashionista Anna Wintour, and later, an editor at House Beautiful.

She began her interior design practice the following decade, about the time that she and Pennoyer had their three children, Jane, Tony, and Gigi.

Today the family lives in Westchester County during the work week and spends weekends at a home in New York's Hudson Valley. The couple built the Millbrook house, a two-story Greek Revival beauty, several years ago. Perched on six acres, the house is secluded, cozy, and communal, with virtually no doors. As Pennoyer gets busier, Ridder says, the retreat "has a very quiet, calming effect for him." It's the focus of the couple's 2016 book, A House in the Country.

Ridder loves her Millbrook home's enormous gardens—ribbons of flowers and rows of vegetables—that give way to rolling farmland in the distance. In the growing season, Ridder may spend eight or ten hours a day tending her gardens, patterned after Wave Hill, a public garden in the Bronx's Hudson Hill section. For Pennoyer, who loves to cook, the combination of house and gardens "is a great way to live"—though he does sometimes mention the enormous amount of time Ridder spends on them, she notes cheerfully.

The home's openness is most striking in the front entry, which Pennoyer designed to render views in all four directions, including towards a small pond in back and another enormous pond in front. The water serves as a mesmerizing natural anchor in the couple's peaceful world. As Ridder says with a lilt in her voice, "We love seeing the water." *

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DINE IN

A collection of stylish products and design ideas to lighten and brighten your kitchen and dining spaces STYLED BY MELISSA C. GILLESPIE

1. Chef de Cuisine, Toncelli, toncelli.it 2. Sky Bang Chandelier, Stickbulb, stickbulb.com 3. Integrated Lighting Program, Wood-Mode Fine Custom Cabinetry, wood-mode.com 4. Elevations Collection, Oceanside Glasstile, glasstile.com 5. Flex Collection, Belwith-Keeler, belwithkeeler.com 6. HBF02 Hand Blender, Smeg, smeg.com







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"The design intent was to be youthful but authentic, fresh and unexpected. The spaces are simple and modern, flowing easily from one to the next and beyond. The natural and textural palette complements the coastal backdrop."



MODERN LUXURY

This stunning master bath in Chileno Bay Resort & Residences, Los Cabos, Mexico, was designed by Michael Booth, principal and co-founder of BAMO. Natural materials with clean lines and muted tones accentuate the beauty of the villa's coastal surroundings. Handcrafted accessories created by local artisans reflect the spirit of Los Cabos, while floor-toceiling glass windows frame mesmerizing views. BY MELISSA C. GILLESPIE

1. Chief Round Stool, Martha Sturdy, marthasturdy.com 2. Freestanding Tub, Apaiser, apaiser.com 3. Tara Classic Three-Hold Mixer, Dornbracht, dornbracht.com 4. Tara Logic Single-Lever Tub Mixer, Dornbracht, dornbracht.com 5. Garrison Wall Sconces, The Urban Electric Co., urbanelectricco.com

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Hurricane Irma might have seriously

compromised the landscape planted carefully around Max Strang's Ballast Trail House in September 2017, but the building itself suffered little damage. That's because Strang designed his client's home in the Florida Keys to withstand the impact of storms more powerful than Irma.

But he designed it for beauty too—and for an architectural experience. The home is sited near a tropical forest on a five-acre lot, and that inspired a cinematic approach for those who live and visit there.

The forest is called a hardwood hammock: a cluster of trees elevated a few inches above the coastal plain in the native landscape. It's protected by law as a natural preserve, so Strang and landscape architect Andres Arcila labored mightily to take care of it and make it a key player in the waterfront retreat's design.

"We didn't take down any trees and even worked around a sea grape tree that became a focal point of the main entry," Strang says of his carefully arranged entry procession. "You can see it from the driveway."

They designed an entry path that roams through three acres of wooded landscape before encountering views of home and ocean. "Once you enter the gate, there's a tunnel-like condition; then you proceed toward the end of the lot, which engages the ocean," Arcila says. "There's a compression and then a decompression as the site reveals itself and the building by Max."

The designers celebrated the site's existing plantings and oceanfront setting in ways that are nondescript and natural. The entry isn't elaborate but blends skillfully into nature. "It was about the site and how it felt before the house was realized," Arcila says. "Max did a beautiful job in terms of how the building relates to its surroundings."

Designed as a retreat for a Miami-based client and his family, the 5,200-square-foot home is a new take on the traditional southern dogtrot. It's actually two pavilions joined by a glass breezeway. The glass opens up to the natural elements and doubles as an entryway.

"It can get hot in the Keys, so we took advantage of the airflow and the breezes," Strang says. "You have a choice on arrival—









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the front door or the breezeway—and most people go right through to the backyard and the pool."

The entire home was built solidly and deliberately to endure weather and time alike. It's set about eight feet above existing grade on concrete structural piers, anticipating a storm surge during hurricanes or a future rise in sea levels. "Even the pool is raised up, as are the terraces and deck," Strang says. "But it's not a typical stilt house; the piers are sunk down about 20 feet."

The roof is an inclined concrete slab, clad in metal. Sidewalls are two layers of cinderblock with a veneer of native Keystone, a product of fossilized coral reefs. "It was excavated on a nearby island," Strang says. "When you dig down, you get that stone, and there was no question that we would use it for this house."

Older neighborhood structures inspired certain design choices: the solidity of the materials, the shape of the roofs. "Some were built after the 1935 hurricane as emergency shelters by the Red Cross," the client says. "They're all built out of concrete that's one-foot thick—they built 30 of them on one property."

Strang used architectural elements to soften the exterior's look and feel. "We wanted to blend the natural elements with the pitched metal roofs and porches with modern elements like the glass bridge and the stone walls," he says. "We tried to offset



that real solid feeling with light, delicate expressions as well—you see that on the louvers of the porches, where the intent is to lighten the effect of a solid house."

Arcila and his landscape designers worked on the hardscape for the pool, the walkways, and the built-in planters, using weeping vines to overtake the architecture and help contextualize the building within its native landscape.

"We articulated around the walkways and in the planters with salt-tolerant, windtolerant, and drought-tolerant plantings," he says. "And with some of the more intimate architectural conditions, we used tropical accents to make it feel more lush, plus nonnative plants that do well in these conditions like philodendron, 'Burle Marx', dwarf crinum lilies, and Apostle iris.

Native vegetation—Florida thatch palms, sea grape, green buttonwood, silver buttonwood, and Simpson's stopper—surrounds the house, primarily to infuse the perimeter with hammock conditions. Immediately after Irma's departure, landscape consultants were onsite for plant repair and removal and to reset palm trees.

Designed by Strang and L'Atelier Isabelle Peribere, the interior includes five bedrooms for a couple with two children and an extended





family. In the northeast wing, the master suite faces the ocean and two bedrooms overlook the tropical hammock. In the southwest wing, a great room, kitchen, and dining area all interact in an open plan. There's also one rooftop bedroom privy to sunsets and the forest to the west and a children's playroom and covered porch looking out to the ocean. Materials inside are simplicity itself: stainless steel and South American ipe.

"We wanted a very open living environment where everyone could gather and one that was very informal," the client says. "And a big pool; we got a pretty big pool."

The architect's overall intent was to bring together the old and the new in a tropical environment. "There are some elements, like the metal porches, that are indicative of homes around the Keys but with very modern updates," Strang says.

And the design goes beyond a simple response to site. It illuminates the ecology and physical attributes of the Florida Keys and emphasizes the relationships between home, forest, and ocean. "With the breezeway and the two wings, it works well in both a practical sense and a poetic sense," Strang adds.

There's no comparison to rhymed or metered poetry here. This house, an AIA Florida Honor Award winner, is all about the beauty of free verse. *

shelter

■ GUEST DESIGNER





South Florida's The Related Group has reinvented life at the top of the Fort Lauderdale skyline, recently opening Icon Las Olas. The 45-story building, designed by Sieger Suarez Architects with Interiors by Steven G and landscapes by EGS2 Corp, features a contemporary design with expansive floorplans. Icon Las Olas is truly redefining rental living.

"Icon Las Olas is a luxury rental building and the amenities are to die for," says Steven G, owner of Interiors by Steven G. "When you enter the lobby area and continue through the public areas, you have no idea you are in a rental building."

The property amenities include a rooftop pool, sky terrace, fitness center with a pilates and spinning studio, club room, wine tasting salon, and views of the city and Intracoastal Waterway.

Adds Steven G, "Furniture placement and lighting are key in any design. Neutral palettes with a touch of color were used to keep it natural, organic, and transitional—a style that fits most people's design taste." BY MELISSA C. GILLESPIE

FOR MORE INFORMATION, VISIT iconlasolasfl.com, interiorsbysteveng.com









PHOTOGRAPHS BY NICK GARCIA







38





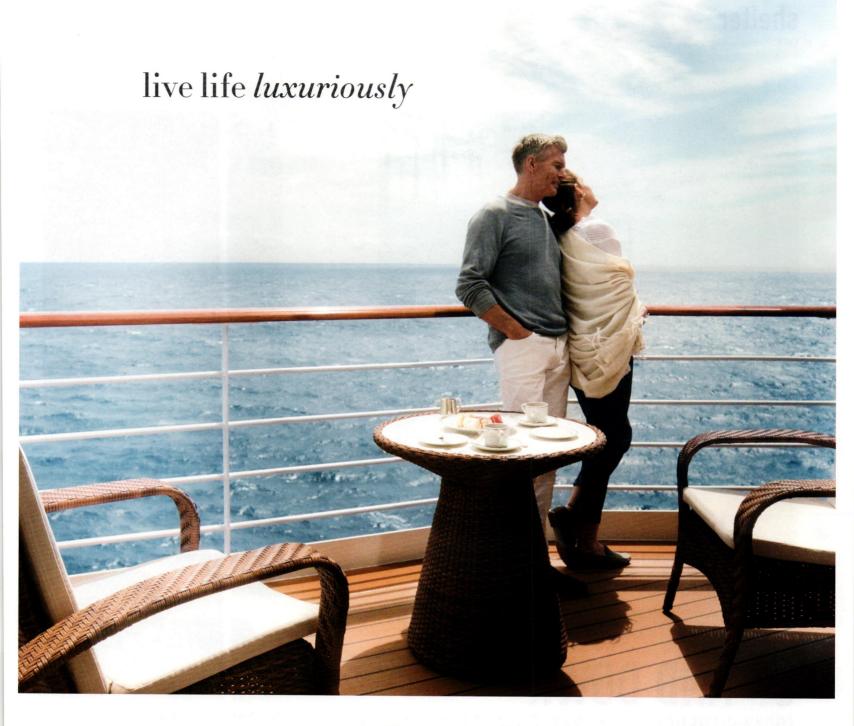


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UP AND DOWN

TODAY'S TRENDS FOR CERAMIC AND PORCELAIN TILES ARE BIGGER AND SMALLER, THICKER AND THINNER

BY J. MICHAEL WELTON

A trip to the annual Cersaie International

Tile Show in Bologna, Italy—always a kaleidoscope of colors, patterns, and textures—points toward a whirlwind of trends in ceramics and porcelain.

"Tiles are getting bigger and smaller at the same time," says Kristin Coleman, spokesperson for the Italian tile industry. "And they're getting thinner and thicker too."

Slabs of porcelain now measure fiveand-a-quarter feet by ten-and-a-half feet to cover the full height of taller interior walls. Thicknesses can range from three to seven millimeters, down from the traditional ten millimeters, or up to 20 and 30 millimeters at the other end of the spectrum.

But pavers are getting smaller, dropping from 12 inches square last year to eight inches square today.

"They're two centimeters thick," Coleman says. "Florim is the only company I know of that's making these small pavers. It's a

brand-new development."

Digital technology has evolved tremendously over the past couple decades, and today any natural material—stone, marble, or wood—can be photographed, scanned, and reproduced onto porcelain. "It's led to a reconsideration of the ceramic material," says Andrea Anghinetti, brand marketing manager at Lea Ceramiche, adding that its future is bright. "Its plasticity allows for original interpretations that are nonexistent in nature and yet to be discovered."

That technology has enabled one manufacturer to reproduce a highly popular Italian comic strip in black onto oversized white porcelain panels. It's a novel



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approach, to be sure, but may not be around forever. "These are not items that have longevity—they're playing to the younger designers," says Amy Tanenbaum, president of Sicis North America. "The applications for these ideas are limited."

Concrete tiles are also up and coming. At Lea Ceramiche, technicians are working on a spatulated effect between resin and cement. The company's new "Take Care Slimtech" collection, introduced this year, consists of two surfaces with a heterogeneous appearance. "In 'Take,' the finish is soft, almost velvety, and, depending on the type of light, gives an iridescent effect," Anghinetti says. "'Care' has a more hybrid identity, giving the impression of a raw fabric reworked with a more material effect."

Even glass is seeing a new day in the sun. Sicis is producing large-format, thin glass slabs with polymer film or textiles sandwiched between the two layers. "They can be used in wall cladding, millwork, countertops, furniture cladding, kitchen cabinets, and even commercial flooring," Tanenbaum says.

The handmade look of mosaic tile is on the upswing as well. Smaller mosaic makers are favoring dark backgrounds with bronze, gold, or silver streaks through them, a trend that Tanenbaum says is not new. Sicis has been producing mosaic designs the same way it's been done since the fifth century A.D. and during the Byzantine Empire. "We've been working with precious metals since 1987 and the way we use them is time-





less," she adds.

As Settecento's Stefano Boscolo says, the origins of all mosaics hail from wherever tiles have been made traditionally, whether in Italy, France, Spain, or North America. "Tile manufacturers today reproduce the old trends in an industrial way, with a touch of innovation and new technologies," he says.

Classical patterns like scallops and chevron are trending in the same direction,

observes Tanenbaum. "They've always been in style, and always will be," she says. "The trick is to understand how and when to hit the refresh button so the materials don't look dated."

But isn't that true for the entire world of design? *

FOR MORE INFOIRMATION, VISIT florimusa.com; leausa.us; sicis.com/en_gb/; settecento.com/en/









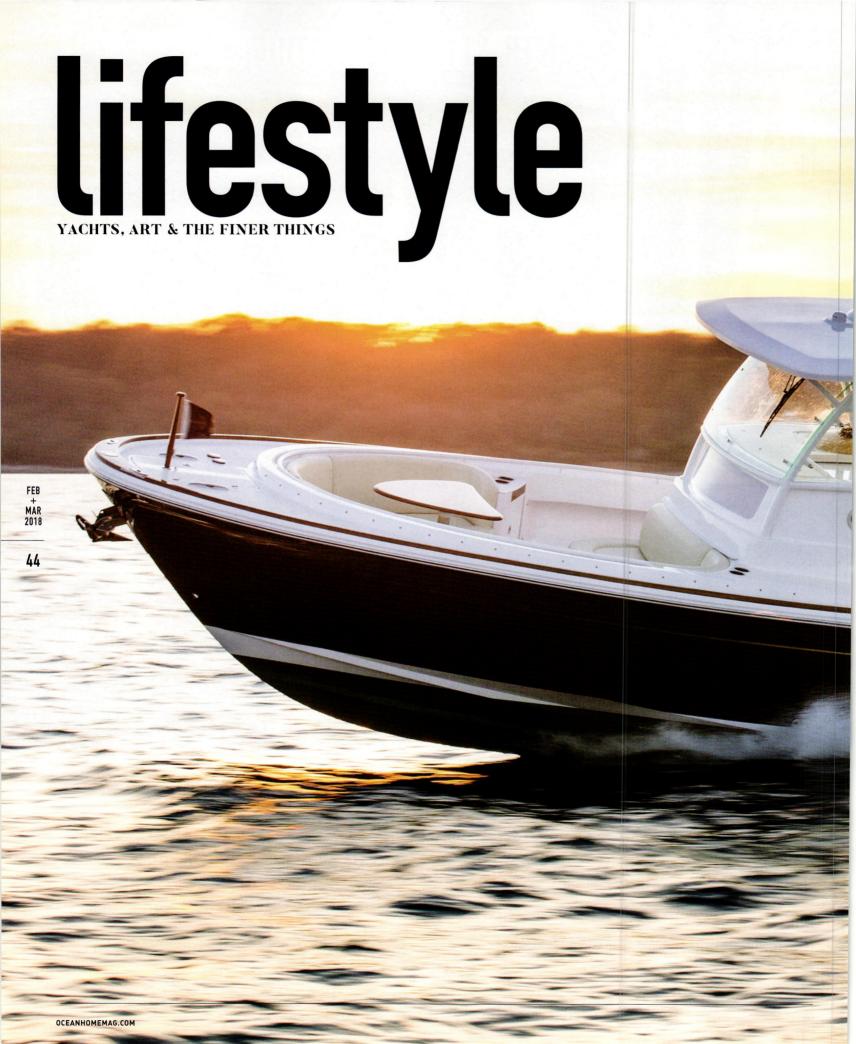
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THE VISION MERCEDES-MAYBACH 6 CABRIOLET OOZES COOL BY BILL SPRINGER

The innovative, all-electric Vison Mer-

cedes-Maybach 6 Cabriolet combines Art Deco style with advanced automotive technology unlike any other car on the road. In fact, this elegant two-seater, measuring almost 20 feet long, is designed more like a classic Riva-type yacht than a car. According to this breathless statement from Daimler in Germany, that's exactly the vibe they're going for with this extremely rare (only 300 will be built) concept car.

"The Vision Mercedes-Maybach 6 Cab-

riolet takes modern luxury into the realms

I can see Wagener's point. The lines of this powerful electric car's long hood, low windshield, and curved trunk area can take your breath away just like a one-of-akind yacht.

And with over 750 horsepower and a range of around 200 miles on a single charge, it will blow your hair back too. •

of the ultimate in luxury and is the perfect embodiment of our design strategy," said Gorden Wagener, Daimler AG chief design officer, in a statement. "Breathtaking proportions combined with a luxurious, haute couture interior help to create the ultimate experience."

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Bentley's Bentley EXP concept car was launched last year. bentleymotors.com



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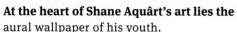
Kitchen Designer: One of a Kind Design, Anchorage AK **Glass Specifications:** Crystal color, Natura texture, integrated LED lighting

Top to bottom Dreddy's "Itopia" Hoose", South Sound Cottage



REGGAE RED, YELLOW, AND GREEN

ARTIST SHANE AQUÂRT PUNCHES UP THE CARIBBEAN COLOR PALETTE BY J. MICHAEL WELTON



The Jamaican-born artist, his alter-ego a West Indian persona known as Dready, cites the Reggae tunes of Jimmy Cliff's 1972 Jamaican cult classic film, The Harder They Come, as inspiration.

"If you were to say, 'Set the soundtrack to Dready,' that would be it," he says. "It came out at a seminal time of formative years, when Jamaica was coming into its own as a creature in the world."

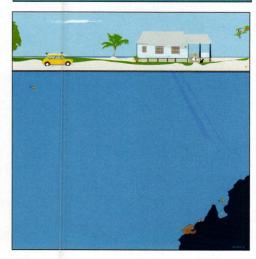
Aquârt was nine years old at the time. Now he's 54 and living on Grand Cayman Island, a celebrity of sorts. His artworkflat, bright, and whimsical, sometimes inhabited by stick people and also the occasional chicken or goat-earns him commissions from around the globe.

"Humorous? Yes, like a guy driving around in a 356B Porsche and, in the back seat, a goat," he says. "And chickens-you never know when you'll come across them, like in the lobby of the Kimpton Hotel. It's an element of surprise that makes up the daily structure of life here."

His tongue-in-cheek, eccentric attitude appeals to the non-traditional collector. "I see some Hockney there, with an incredible use of color," says London journalist Patrick McAleenan. "And the scenery is not something that's been seen before."

Aquârt's work with scenery caught the eye of architect John Doak, whose designs on Grand Cayman are some of the island's finest. Other clients may request family portraits from the artist, but Doak commissioned prints inspired by the films of his youth, especially those featuring James Bond. "Bond was my hero growing up, and being so close to Jamaica, I've become engrossed by the Sean Connery character," Doak says.





The architect has commissioned a series of Dready prints called "Doak's Discovery of the West Indies," each chock-full of Bond references.

They're one more iteration of the Dready-ness now saturating Grand Cayman with color. .

FOR MORE INFORMATION, VISIT dreadyworld.com











NETJETS FOR YACHTS?

SKIP THE FRUSTRATION OF YACHT OWNERSHIP

BY BILL SPRINGER

After spending a year onboard his own

yacht sailing around Europe, and talking with other owners who shared his frustrations about the excessive costs of owning and maintaining a large yacht, Belgian businessman Matty Zadnikar had an idea. Why not bring the model of fractional ownership that NetJets perfected for private aviation to large yacht ownership?

He founded SeaNet to do just that. And unlike other co-ownership programs providing secondhand yachts with more than 8–10 owners each, Zadnikar understood that many prospective owners want much more than something older and shared. They want to feel like their new yacht is truly theirs.

So he partnered with Benetti Yachts, allowing each SeaNet owner a brand-new

Benetti between 93- and 132-feet long. In addition, SeaNet only allows up to 4 owners per boat to ensure maximum time onboard for all. Everyone receives a guaranteed number of weeks that corresponds to their ownership percentage.

From his personal experience, Zadnikar also recognizes that a yacht is an emotional

purchase, which is why the SeaNet team personalizes every interior element. Installing the owners' favorite linens, family photos, art, and other details ensure that they feel at home.

According to Zadnikar, SeaNet's aim is to launch at least one new Benetti yacht each year, growing the SeaNet fleet across Europe and with an American counterpart. His ambition is to bring together a group of likeminded owners who share the same interests. In fact, he believes SeaNet will become the ultimate global yacht club. And if the success of NetJets is any indication, he may be on to something. *

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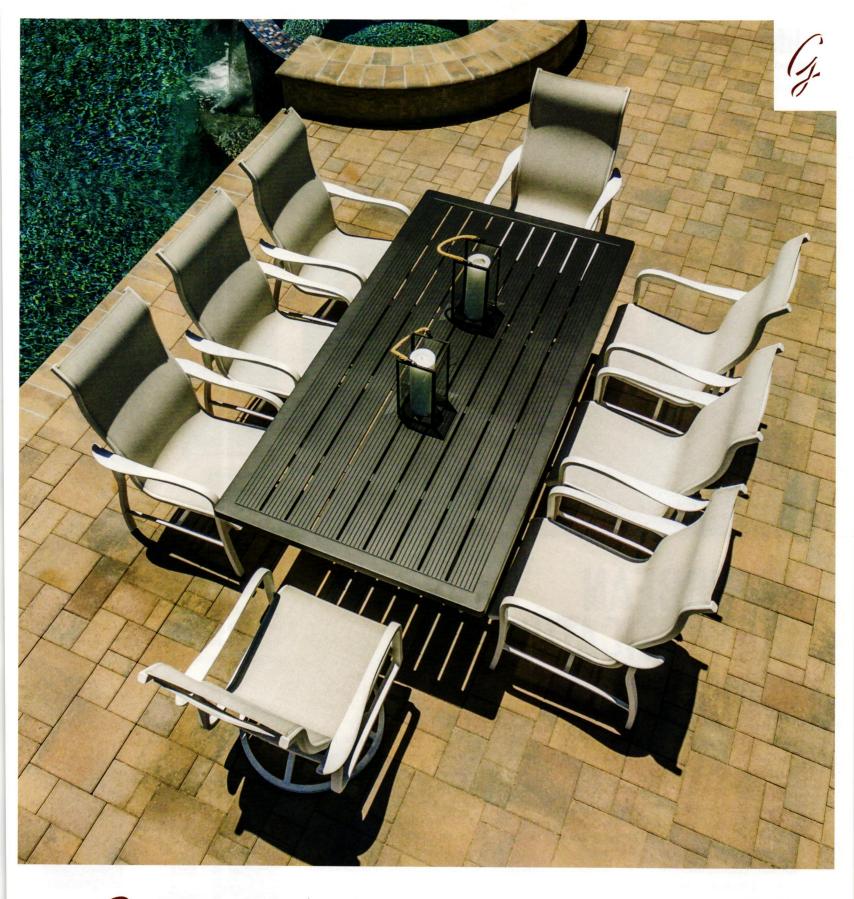
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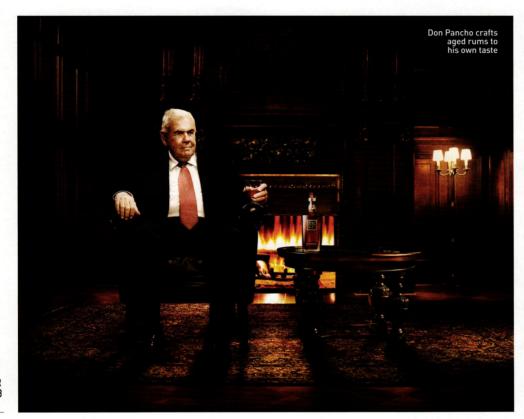


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CARIBBEAN SOPHISTICATION

DON PANCO RUMS ARE BORN FROM A LIFELONG PURSUIT OF EXCELLENCE BY SHAUN TOLSON

For more than half a century, Francisco

Jose Fernandez (affectionately known as Don Pancho) has crafted rums distilled via a method that is unique to his native Cuba. Using only molasses, these rums are batch fermented, column distilled, and aged for a minimum of three years in first-fill American oak barrels that once held bourbon or American whiskey. Decades after Don Pancho learned—and later improved—the craft of rum-making in his native country, he moved to Panama, where he continues the tradition.

Don Pancho created rums that were certain to please most consumers, but now the

79-year-old has shifted his attention to crafting a series of aged rums with his own taste in mind. These premium rums recently hit the market under the label Don Pancho Origenes.

The rum-maker's intent with Origenes, which includes an 18-year premium Panamanian rum (\$90) and a 30-year rare Panamanian rum (\$425), was to reproduce the flavor profiles he enjoyed decades ago in Cuba. They are blends of the most exceptional casks in his private collection, selected for their high-quality bourbon notes, among other factors.

As one might expect, both expressions are pleasingly sweet, with a richness and



roundness that reflects their age. The 18-year delivers crisp fruit notes wrapped in a blanket of light brown sugar and offers a long finish accented by flavors of vanilla and a hint of oaky spiciness. The 30-year, on the other hand, is deeper and darker, both in flavor and appearance, and introduces caramel aromas that transition to notes of toffee and figs on the palate. *



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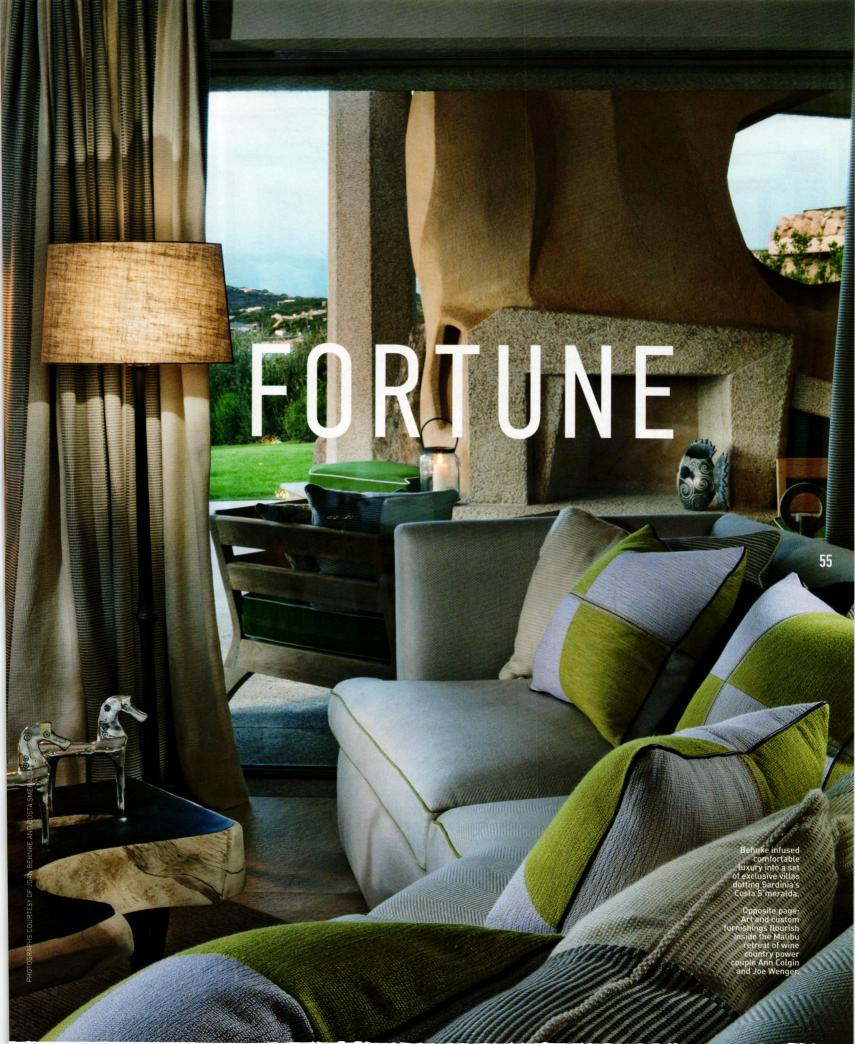




FAMEAND

Designer Joan Behnke crafts interiors for an elite clientele but her talent emits a star power all its own

BY JENNIFER SPERRY







SHE'S AN INTERIOR DESIGNER TO THE PROVERBIAL RICH AND

famous, and was aptly dubbed "The Billionaire Whisperer" by Forbes. Joan Behnke began her career with palaces and residences for Saudi Arabia's royal family, and has achieved notoriety by designing for Tom Brady and Gisele Bündchen. Then there's the music producer who bought Brady's LA home for \$40 million (Google it), Sylvester Stallone, and billionaires Alec Gores and Thomas Barrack, among other moguls.

Her success is well-deserved and her talent well-documented, which is why Behnke is not quite what you'd expect when you first meet her. Soft-spoken and warm, she listens and connects on a personal level that is instantly soothing. And she tells great stories, too.

At the LA office where her eponymous firm

employs a staff of 22, her new standard poodle puppy, Otis (named after Otis Reading), is everyone's favorite mascot. Born in San Francisco, and having lived, worked, and studied in New York City, Tokyo, and Italy, the entrepreneur took to the City of Angels slowly. "I found myself always apologizing for living in LA up until a few years ago, but there's a lot of cool things going on here now; I've adopted it finally," she says with a laugh.

An enthusiastic globetrotter who religiously takes two personal trips a year on top of heavy work travel, Behnke inhabits different cultures with ease. One minute, she's collaborating with world-renown architects and walking sites with her A-list clients; another minute, she's connecting with little-known artisans and craftspeople—sometimes communicating with drawings and hand gestures—in all corners of the globe.

With her web of makers and doers, she can source virtually anything from any-

Top and Opposite Page: For the Malibu home of billionaire Alec Gores, Behnke kept the interior light and airy. "You don't want anything too formal or precious near the ocean," says the designer. "You have to think about kids running in with sand on their feet and wear and tear from

the elements.





where: a light fixture from Paris, handmade terracotta roof tiles from Italy, marble quarried in Tuscany, furniture from a small village in Myanmar. She treats the world as one giant design showroom, and encourages her clients to come with her to shop and meet the artisans making their furnishings firsthand.

Design and space planning are in her blood—"My Barbie dolls always had great houses," she jokes—and Behnke received a design degree from UCLA. But her early interests were varied: after studying art history and dance as an undergrad, she continued with dance and worked in advertising in New York before trying out set/production design (her husband worked in the film industry) back in Calif.

After splitting with her husband, and with two boys to support, the self-starter decided it was time to hustle and ultimately landed a job with design maven Erika Brunson. "Her client base was the royal family of Saudi Arabia," recalls Behnke. "It was a foray into a very rarified world. Everything was custom made and resourced."

Post-Brunson, Behnke worked on The Mansion at MGM Grand in Las Vegas with Wilson Associates before setting out on her own in 1999. The first person she hired to work at Joan Behnke & Associates, architect Cris Felizardo, is still on staff.

THE APPROACH

Behnke's interiors express the essence of the people living in them, versus any sort of







PHOTOGRAPHS COURTESY OF JOAN BEHNKE AND COSTA SMERA







"stamp" that she as a designer might apply.
"Our approach is to honor both a project's architecture and our clients," she contends.
"We want to explore the possibilities of how best to connect their home with their life."

Business interests, travel, artworks, collections, awards, memorabilia, kids, staff, friends, parties: every detail of a client's life is meticulously considered. Then, the Architectural Design darling applies her acclaimed eye to the developing style, infusing profound beauty into both indoor and outdoor spaces through art, hand-picked materials, and bespoke furnishings. In a Behnke design, adventure mingles with restraint, formality with whimsy, and high art with

handicraft. Virtually every piece is custom designed: in other words, never seen before or duplicated again.

"Joan doesn't have a signature look," observes renowned architect Richard Landry, who's collaborated with Behnke on the LA home of Brady and Bündchen (now sold) and the 23,000-square-foot "Villa del Lago" chateau of Bob and Audrey Byers in Thousand Oaks, Calif., which Robb Report named its Ultimate Home of 2013. "She's creative and wants to keep creating and bringing fresh ideas to the table.

"For both of us, it's always about the clients," continues Landry. "We know that the goal is to work together to try and create something amazing for them. Plus, with Joan there's no drama; if a client doesn't like something, she simply moves on to a new idea. She has a great demeanor and really cares about people."

THE BILLIONAIRES

For well over a decade, Behnke has worked with investor Alec Gores on a total of 11 projects, ranging from his private plane to his daughter Rochelle's home in LA. When the billionaire set his sights on Malibu, building a new home in the style of southern France, with a Moroccan twist, he looked to his favorite design collaborator once again, asking for a relaxing getaway that would be equally comfortable for two or a large family crowd.

For the interior, the family desired something diametrically opposed to their

50,000-square-foot home in the Hills. "They wanted to walk around barefoot and have their blood pressure drop as soon as they entered," describes Behnke, whose design team scoured Europe for elements that evoked the South of France.

"We kept everything casual, light, and bright and were very playful," says Behnke. Her favorite details include an artwork of small birds sitting on delicate branches sprouting right out of the plaster walls and a collection of cobalt blue bottles lined up on decorative shelves over a custom bench. "Each one has a different adjective; people can make their own haiku," she notes.

Outside on the deck, a custom bar doubles as a sushi counter. Since Nobu Matsuhisa

is a good friend of Gores, it's not unheard of for the celebrity chef and restaurateur to make an appearance at a party.

In 2011, opportunity knocked for Behnke once again when billionaire investor and regular client Thomas Barrack purchased a 36 mile swath of Sardinia's Costa S'meralda. Barrack's wife, Laurel, supervised the update of two existing hotels, the Pitrizza and Romazzino, and Behnke worked on private villas for both, which in season fetch up to \$25,000 per night.

"The two projects were very different: Pitrizza's villas are earthy, organic, and filled with sculptural shapes while Romazzino's are bright and light, with beautiful, bright turquoise and blues set against a backdrop of white plaster," says the designer. "Overall, everything was Bohemian chic. These are places for people with jewels and Pucci caftans—it's not about impressing; it's about unwinding."

Sourcing everything from Italy was a challenge that Behnke embraced whole-heartedly. "I was in Sardegna ten days out of every month during the project. I was always jetlagged," she recalls fondly.

THE BUSINESS MOGULS

No stranger to working in Malibu, Behnke also designed a home there for husbandand-wife Joe Wender, consultant with Goldman Sachs, and Ann Colgin, founder of Colgin Cellars. Designing for the wine royalty,







philanthropists, and art collectors was no chore, she admits. "They have some really fun art," says Behnke, who added her own whimsical touches, like standout light fixtures by a French designer in the living room that look like exploding driftwood.

Much care was taken in the kitchen's design, particularly in light of Wender and Colgin's connection to Napa chef Thomas Keller. "He caters dinner parties for the couple so the layout and function had to be Keller-approved," Behnke adds.

Unlike their homes in Bel Air and Napa, the couple wanted the Malibu getaway to feel like a perpetual vacation. Entertaining spaces abound, from the dining room, where beach balls adorn the specially finished walls, to the back deck, where the lapping Pacific is a mesmerizing backdrop. And of course, there's a knockout wine cellar.

THE CELEBRITIES

After working with Tom Brady and Giselle Bundchen twice—first on their LA home and more recently on their estate in Chestnut Hill, MA—Behnke felt like an honorary part of the family for a while.

"I only have really wonderful things to say about them both," she relates. "We first met when they came to see my work at Alec Gores' Malibu home and they couldn't have been sweeter. Tom's oldest son was a baby back then and Giselle was a natural with him."

In collaboration with architect Richard Landry, Behnke worked with the power couple to create a kid-friendly home in the hills of Brentwood where the family could unwind during Brady's off-season. Every detail, from the home gym to the personal

chef-friendly kitchen to the poolside loungers, materialized under Behnke's close supervision.

Sustainability was at the forefront of the couple's decision-making: "Giselle is very down to earth and very conscious of the environment," explains Behnke, who shopped with them in Paris. "She is also very giving," adds the designer, who was touched when the supermodel took the time to help her with a personal matter for a friend.

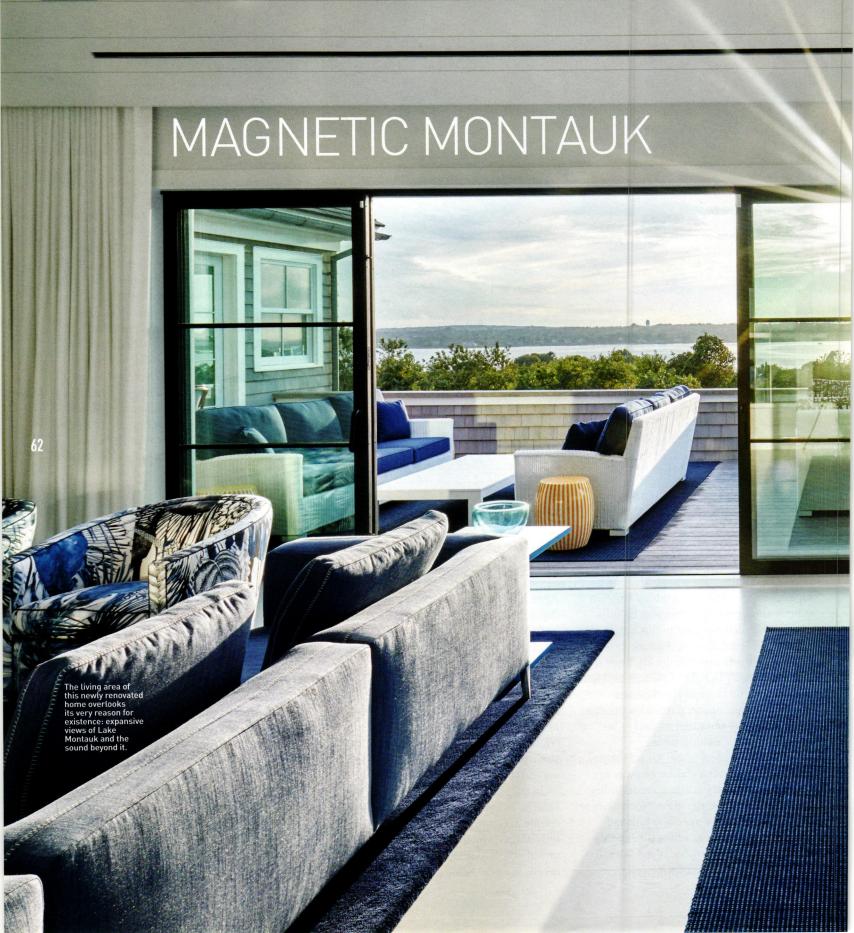
When Sylvester Stallone and wife Jennifer Flavin wanted to refresh their family home in Beverly Hills, they sought out Behnke. "It was a transitional time for them," recalls the design ace. "He had been dominant in terms of the home's design, and after raising their three beautiful daughters, Jennifer wanted to simplify and achieve a cleaner look."

Behnke connected with Stallone over his love of art: "He's a big art collector and was always willing to check out different ideas and take big chances." Holding a couple of his awards and culling through his memorabilia was a highlight for the designer: "He has amazing photographs from when he was a young star, meeting presidents, and so many wonderful mementoes."

THE DANCING

Besides her two sons—one is an architect and the other works at her office as her office manager—Behnke's personal focus is always on art and travel, dual passions that continually and deliciously intertwine. She lives a very low-key lifestyle sans flash—and still dances a couple times a week. Mostly ballet plus some contemporary jazz, Latin, and hip-hop.

Currently the firm is working on projects in Montecito, Santa Barbara; Big Island, Hawaii; Seattle; and Scottsdale, Ariz. No matter the locale, seeing the fruits of her team's efforts never gets old. "We recently worked with one couple who were so gracious; they were self-made and the project was truly their dream home. After the final install, the wife burst into tears as soon as she walked in," relays the veteran designer. "Of course, I cried as well...it was the best reward." *





THEY

call it The Floritauk Hotel, named for its owner's deep Florida

roots, its lakefront Montauk location, and its roster of friends and family who rotate in and out during the summer months.

The term was coined by interior designer Ghislaine Viñas. "I said to Ghislaine, 'Think Florida and think Montauk,' " says the homeowner, Paige West. "So she came up with Floritauk."

West grew up in Philadelphia and Florida, spending her summers at Islamorada Beach. It was a happy and inclusive experience. "You could drive on the beach, the houses were next to each other, and there were motels. All walks of life shared the beach," she says.

As a result, the New York City-based art collector and author eschewed the Hamptons when looking for a beachfront property. It just didn't feel right. "It's lovely and amazing, but it didn't resonate with me," she recalls. "Montauk resonated with me like Florida because everyone knows each other and it's not so private."

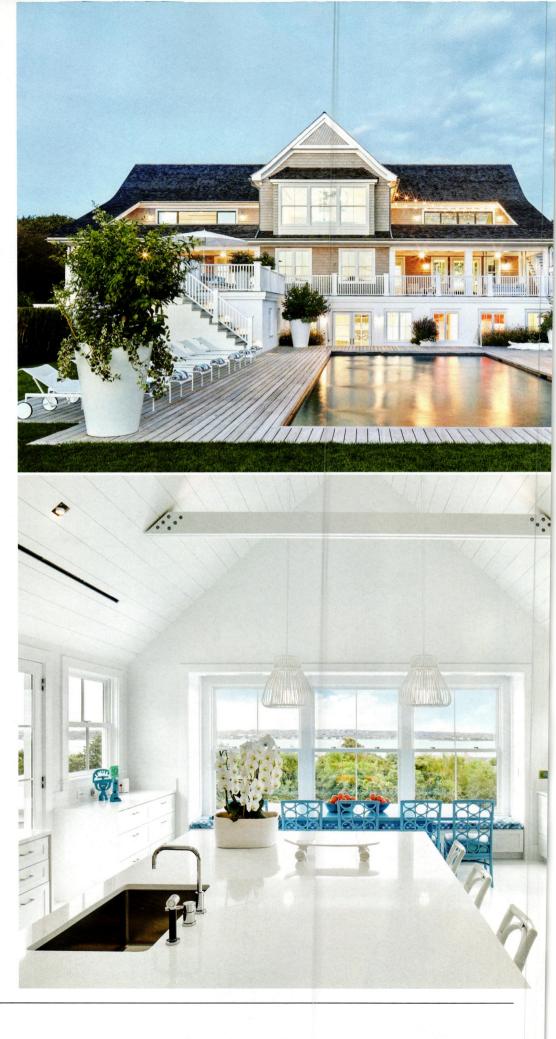
Montauk not only gave her the beach experience she wanted but also offered an escape from the city. "You really feel like you're away from New York," she says. "That extra hour makes you feel more removed from home."

The Renovation

The house itself started life as a developer's spec home, built in the 1980s. West bought it as a family retreat in 2008, lived in it for eight years, then started to debate its future, realizing it wasn't built for the 50-year lifespan she wanted. "I had to make a big decision: should I tear it down?" she says. "But I loved that house—I decided to redo it and start over."

That's when she called in Viñas, her friend and favorite interior designer, who in turn called in Martin Sosa, an architect with Arcologica. "We said, 'Make it look like it did, only better,' " West relates. "That's not easy to do when you're an architect—not to do your own style—but he did an incredible job."

A native of the Hamptons and the son of an architect, Sosa had the right background and the right kind of knowledge for the



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Homeowner Page West teamed up with interior designer Ghislaine Viñas and architect Martin Sosa to completely reimagine this 1980's spec house.

project. "I gravitated toward these New England-style homes with cedar shingles," he says. "There's a combination of modern and traditional here, and we tried to marry those two vocabularies."

The renovation started out modestly enough. West wanted to expand the basement and add a deck at that level. But there were problems with a swimming pool and an earth berm that had been built too close to the house.

"It was a false screen, to bring the pool up to the house, with a garage next to the pool," she says. "So the water was coming downhill and into the basement. It was impossible to get rid of, and it got to the point where we couldn't use the basement."

Tom Donahue, her builder, said that if she wanted to get rid of the moisture, she'd have to move the pool. West agreed to that. Then Sosa suggested that if she moved the pool, she could create a new floor plan and put three new bedrooms where the basement was. And she agreed to that too.

"The basement was level with the pool," Sosa says. "So we had to move the pool, reorient it, and drop it down five feet."

The house grew from 5,000 square feet to about 8,000, with a total of eight bedrooms. Its new pool-level bedrooms face outwards, capturing great bursts of sunlight. "It's like a revolving door for family and friends," West says of the added living space. "I love people and I love sharing it and I love the extra bedrooms for more friends and more family."

She asked for the renovation to wrap up in a year so that she, her husband, and three sons would lose only a single season at the beach. The builders started in September and worked through to the following September. The family was back in the house by Memorial Day; their total time away was actually a year and eight months.

"I panicked at one point when we showed up and the only part of the house remaining and not torn down was the central stairway," remembers West. "I wondered how they could do it in the time frame we gave them—but they made it happen."

The Interiors

West's family background in Florida imparted a distinct influence on the interior design of the house. Her grandmother's garden in Orlando was chock-full of banana and citrus trees, and she drew on her memories of them. "I asked Ghislaine to use citrus colors—lime greens, bright oranges, and lemon yellows—throughout," she says. "We even découpaged a vintage dresser using pictures of citrus fruits."

A visit to the Beverly Hills Hotel when she was 24 inspired the design as well. There, she'd come across lush wallpaper in the



"We knew we could strike a chord that's Montauk-beachy and Old Florida with caning, wicker furniture, palm trees, alligators, and bamboo chairs woven in a diamond pattern."

hallways, created by designer Don Loper in 1942. He'd also worked on the Brown Derby restaurant and the show I Love Lucy. The wallpaper, a reproduction of tropical banana leaves, is called "Martinique."

"It was so rare to see life-size palm fronds in a hallway, and I decided that I wanted them in my home one day," she says. "And 20-some years later, the same banana-leaf pattern hangs in our guest room."

It's all part of a theme that she and Viñas employed—whimsically but carefully—throughout the new home's interiors. "We knew we could strike a chord that's Mon-

tauk-beachy and Old Florida with caning, wicker furniture, palm trees, alligators, and bamboo chairs woven in a diamond pattern," West says.

That became the home's narrative: a white, modern interior punctuated by cane and rattan from 1950s and '60s Florida.

"There's a lot of wicker and also a pineapple room with formal pineapple wallpaper and beds striped in white and yellow, plus a tongue-in-cheek pineapple painted white," Viñas says. "It's very stylized, like the basket of woven straw with a silly little monkey on it and a mermaid lamp—there's a lot of fun

to be had when you're working with Paige."

Twin boys—inseparable best friends—share a bedroom punctuated with a series of perky, colorful, and ornamental sharks' heads above their beds. "Ghislaine found them. They're happy, and everybody loves them," West says. "They're very Montauk, with the big shark tournament out there every year. I'm not a fan of that, but I love them on the wall."

The layout of the home places the master suite, guest room, kitchen, and dining area all on the second floor. "We're used to our loft in New York, so there are all these big rooms



instead of cut-outs," says the owner. "And we're together all the time. Even when I'm in the kitchen, I'm still part of the action."

The Design Intent

The big idea behind the home's new look is usability rather than preciousness—though to be sure, much of West's taste in fine art and sculpture reflects the latter. But the renovation delivers a sense of welcome for family members and guests alike. "I wanted it to feel like you can come inside in your bathing suit or dressed for dinner, either way," she says. "And I wanted it to be comfortable so you can come in and flop down—nothing formal."

Together, West, Viñas, and Sosa achieved her desired effect. "The aesthetic of happiness makes you feel good and relaxed," Viñas says. "People walk in and they're so happy."

While Sosa honored the home's Montauk

pedigree outside, maintaining its traditional Shingle style, he made some major alterations as well. "We extended the rooms out north and south and created terraces overlooking the lake," he says. "We modernized it with large sliding glass panels and added windows for more light."

The Vistas

Those glass panels and windows are not just for light—they offer clear access to the home's raison d'être: the expansive views of Lake Montauk and the sound beyond. "We wanted it for the view," West says. "When you walk in the front door and go straight to the kitchen, there's a panoramic view of the water. It's an antidepressant, even if it's rainy or cloudy. The sun sets out there every night, and that's what sold us on the house."

Before the renovation, the house didn't take advantage of either its site or its views.

But Sosa changed all that, opening up the gable ceilings and creating vistas from every room. His sliding glazed panels are actually steel and glass doors that are insusceptible to hurricane winds, fully fortifying the house against heavy gusts from across the water.

Now the retreat is fully open to its surroundings. "It's one of the highest points in Montauk, overlooking the west," he says. "And it's surrounded by reserve areas on all sides, plus those views of the lake."

The net effect on West, her family, and their guests is predictable. "It's our happy place, and we love it," she says. "I want people to feel excited and on vacation when they're here."

Chances are, that'll be the real and lasting effect of summers at the new Floritauk Hotel. *

FOR MORE INFORMATION, VISIT oceanhomemag.com for additional photos and information







Martyn Lawrence Bullard's distinctive interior design makes a statement on Grand Cayman.

CENTER STAGE

MARTYN LAWRENCE BULLARD'S INTERIORS ARE GROUNDED IN THEATRE

BY J. MICHAEL WELTON
PHOTOGRAPHS BY DON RIDDLE

It should come as no surprise that acclaimed interior designer Martyn Lawrence Bullard studied drama in college.

He got himself there by first studying the basics of interior design. "In London, when I was 12 years old, I'd go to flea markets and antique stores, and with my allowance I could buy anything I wanted," he says. "All the things I bought with pocket money I would sell—my dad rented a store for me in Greenwich Market on Saturdays."

He decorated that store with china plates, silver spoons, and anything else he thought was good and that he could make look great. "I learned what things were and where they came from," he says. "It was hands-on training, until I was about 17 and I'd earned enough to go to drama school."

After graduation, Bullard headed for Hollywood, working in a coffee shop and corralling his share of bit parts on screen. "I played Eartha Kitt's boy toy in I Woke Up Early the Day I Died," he says of the 1998 camp comedy.

Alas, a film career was not in the cards. But he did get a break when director Victor Ginzburg of Hollywood Filmworks came to his apartment and loved what he saw. "He asked me to come and decorate their offices," he says. "And I did."

The day that project finished, Liz Heller, president of Capitol Records, called and asked him to design the company's executive offices. "I went there, got to work, and we became great friends," he says. "And she invited me to help with her wedding."

At the wedding, he was seated next to supermodel Cheryl Tiegs. And in nine months' time, he'd designed the interiors for her house. "It was on six magazine covers around the world, and my career was launched," he says. "That was 26 years ago."

HIGH DRAMA

Much more more recently, Bullard was asked to design major interiors for a new residential tower on Grand Cayman. High drama is the name of his game there, too.

Open the front door to The Residences at Seafire's 10th-floor penthouse, priced at \$8 million, and you'll revel in a jaw-dropping juxOCEAN OUR Top Coastal Interior Designers of 2018

taposition of art and nature. There's a quartet of Andy Warhol's Flowers series (1970), mounted on a blue-and-maize patterned wall covering, along with a sweeping, floor-to-ceiling vista of the aquamarine Caribbean Sea.

The layered combination of art, fabric, and furniture is the product of Bullard's theatrical imagination—and the first of many show-stopping experiences inside a living space that's almost 4,000 square feet with five bedrooms.

"It's very fresh," says architect Scott Lee, president and principal of San Franciscobased SB Architects. "Martyn's work is an essay in color and patterns; he brings uniqueness to any project he works on."



It was a happy coincidence for SB Architects that Bullard was selected to design the tower's penthouse suite as well as its first-floor model, vestibules, onyx-clad lobby, sales office, and the Nest, its rooftop entertainment area. "We'd worked with him on a house in Hawaii and another in Malibu," Lee says. "He's got a bit of star power. He designed homes for Kid Rock, the Kardashians, Elton John, and Cher."

"We particularly liked the remodel he did of Tommy Hilfiger's home," says Jackie Doak, president of Dart Real Estate, the developers of the resort and residences.

"His expertise resonates with the target buyer, who'd say, 'Wow! That's the cream of the crop!' "relates Lee. "He's in a kind of rarified air—there's a brand-name recognition that appeals to buyers in the luxury, multi-family residential world."

The penthouse design—complete with plenty of tall, wide windows and doors, all opening up to terraces and views—gave Bullard abundant opportunities to emphasize the connection between inside and out. "The days of French doors are gone; we don't have any of those," Lee says. "All the doors here are large and sliding, so that when they're open, you don't know they're there."

For a clean and modern look, the architects eschewed ornament, crown molding, and baseboards. "We wanted as many views as possible from the kitchen, the baths, and the master suite," Lee says. "We wanted to be



sure we were letting in as much light into as many spaces as possible."

Bullard's assignment was to deliver his signature style in response to the tower's powerful Caribbean surroundings. "I wanted a real pop, something modern but beachlike," Bullard says. "I wanted to get to the essence of beach life and the best parts of the Caymans: the ocean and the spectacular sunsets that you get there."

Other residences on the island may be grand and glamorous, but Bullard wanted his penthouse to be hip and edgy—yet still feel homey. "I wanted the owners to feel an exciting space that they could really live in, not just a vacation vibe," he says. "I wanted a real space and a real destination that would feel very comfortable, with organic elements added into it."

He selected wall coverings with patterns and textures that relate to the island's storied history. "Grand Cayman was founded on a basket-weaving community, and I wanted to work with that in a modern way," says the celebrity designer. "So all these wall coverings of dried and woven sea grasses are dyed in colors to capture the Caymans. There's orange for the sunlight and blue for the sea, with textured layers to capture it all."

Bullard's color palette also refers back to the colors of sand and sky—and especially burnt sienna for the sunsets. "The name Seafire is for the flame oranges in the sunsets," he explains. "So all of it is taken from nature. It's all about island life in the 21st century."

Bullard has a definition for what that kind of life should be, and interprets it here in his own bespoke way. "I believe that modern luxury is comfort, a sanctuary for the client and a real mirror to them for family and friends to see," he says.

WORLDWIDE REACH

Bullard's firm now employs 25 people, with an office in Los Angeles and satellites in London and New York. They're presently at work on projects around the globe: in Ireland, Saudi Arabia, Istanbul, Miami, Malibu, and Connecticut. He's headed to Italy in 2018 to shop for his first-ever Venetian palazzo.

The hotels he works on are legendary and iconic. "We're doing the Raleigh in Miami Beach, the Hotel Californian in Santa Barbara, the Regent in Hollywood, the Sands in Palm Springs, and the Four Seasons Residences in Beverly Hills," he says.

As Bullard travels, he's known for taking pictures, making notes, and bringing it all back to Los Angeles for future reference. That could mean a smell, a taste, a face, a building, or a shopping bag. Whatever inspires him will ultimately find its way into a client's interior.

An acting career may have eluded him in the past, but today he's the star of a whole other kind of show. •



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These exceptional designers create artful interiors in some of the most exclusive ocean front locations in the world.







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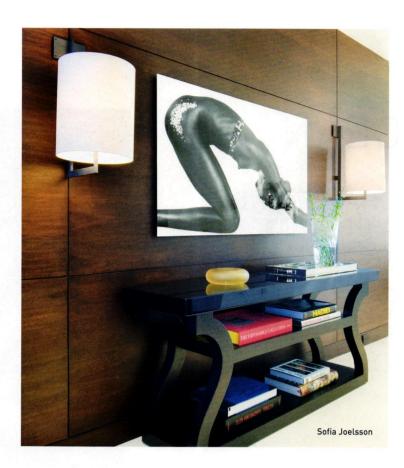
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THE ULTIMATE OCEAN VACATION HOME

CHARTERING A CREWED YACHT MAY JUST BE THE WORLD'S MOST EXCLUSIVE ESCAPE

BY BILL SPRINGER

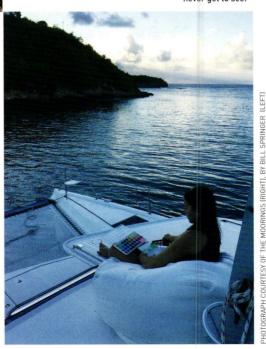


The Moorings 5800 pictured is essentially a large, multi-level suite that can bring charterers to private beaches and coves that resort visitors never get to see.

MY LOVE AFFAIR WITH THE CARIBBEAN IN GENERAL, AND

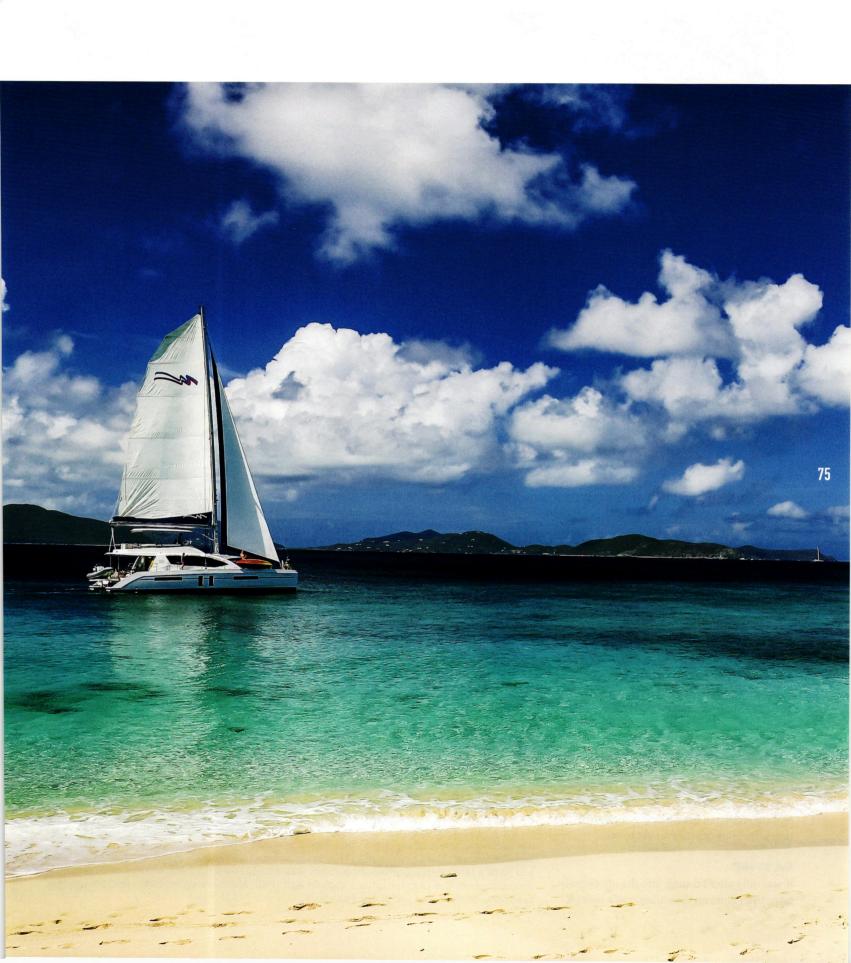
Antigua in particular, began during my misspent youth. That's when I sailed from Newport, Rhode Island, into English Harbour, hoping to meet girls and see the world in December 1993. In fact, I've met many vagabond sailors who shared the exact same goals. But unlike those fortunate ones who ended up meeting girls and seeing the world, I ended up jobless, penniless, and living on an abandoned boat (in English Harbour to be exact) without enough money to get home. As you might have guessed, the girls I met at the time weren't that interested either.

But thankfully, my circumstances have improved vastly since then. Actually, I've been back—with my gorgeous and amazingly patient wife—to Antigua many times. We even spent a glorious week with our family and friends getting married at Coco Point Lodge on Barbuda



IOTOGRAPH COURTESY OF THE MOORINGS [RIGHT], BY BILL SPRINGER (LEFT)

7/





(sadly totally destroyed in Hurricane Irma) 10 years ago.

But I've always wanted to return as a guest aboard a large crewed yacht (that I'm still unqualified to get a job on) for two reasons: First, the best crewed yacht vacations combine five-star luxury, total privacy, unsurpassed ocean views, and the ability to visit remote and stunningly beautiful locations in what amounts to a fully staffed, five-star hotel suite. Even more importantly, something magical happens when you explore a tropical island aboard a yacht. It allows you to connect with your surroundings and loved ones in ways that a land-based resort trip simply can't emulate.

And as we found out aboard the large crewed catamaran we chartered from The Moorings in English Harbour last December, nothing is more exclusive than living, eating, and swimming in luxury while anchored off a beach that few others ever get to see.

SAILING AWAY

76

It was only after I'd sunk into the uber-comfy bean bag chairs on the catamaran's bow (actually I was posting a "live bean bag cam" video to Ocean Home's Facebook page) that the significance of the situation hit me. The sun was shining. The tropical breeze was blowing. Our captain was navigating out of English Harbour, and Caroline was pointing at all the gorgeous yachts we were passing. Things sure had changed for the better for me, a fact that grew clearer and clearer during our four-hour sail over to Barbuda.

Now, if you're intrigued by the idea of a

yachting vacation but are a bit scared of the actual sailing bit, please don't be.
Large crewed yachts, catamarans especially, are extremely stable in port, and most are extremely stable under way as well.
When you add an experienced skipper who can tailor your trip to be as calm or adventurous as you want (and maybe add some motion sickness meds to be extra safe), there's really nothing to worry about.

Our sail over to Barbuda was invigorating

INSIDER INFO

CHARTERING A YACHT IS EASIER THAN YOU THINK

The Moorings has a wide range of yachts available for charter all over the Caribbean, including the Bahamas and Belize; Croatia; Greece; Italy; Spain; and in exotic destinations such as the Seychelles, Tahiti, Thailand, and Tonga.

Crewed yacht charters are the most luxurious and expensive option; they don't require any sailing experience but are a good way to learn and gain experience. As an experienced sailor, however, I can honestly say the luxury of having a crew is totally worth it, especially if you have a large party. Our Moorings 5800 was equipped with six staterooms and could accommodate four couples (plus a captain and chef). Meanwhile bareboat charters are less expensive and available to qualified sailors.



and relaxing at the same time. We caught some sun in the bean bags (my new happy place) and caught fish off the back. But we weren't ready for what we found in Barbuda.

Our hearts broke when we saw the destruction at Coco Point Lodge from the boat, and it was even worse when we went ashore. But that's really a story for another day. Thankfully, we were able to bring some sorely needed supplies and help get the word out about how people back in the States could help. But when the time came to leave Barbuda in the capable hands of the locals and NGOs, we were both relieved and incredibly grateful to return to the air-conditioned luxury of "our" yacht.

EXCLUSIVE ARRIVALS

In spite of the sadness we felt on Barbuda, it didn't take long for us to settle into the pleasantly simple and restorative rhythm of living on a yacht in the Caribbean. We jumped off the back into the impossibly clear blue water when we got hot. We ate gourmet food when we got hungry. We drank ice cold drinks when we got thirsty. We lounged in the bean bags when we felt lazy. And we (actually, Simon, our captain) pulled up the anchor so we could sail to our next destination when we were ready for a change.

When we sailed back over to Antigua and pulled up to the only available mooring in the impossibly beautiful (and cozy) Ten Pound Bay, I finally realized just how exclusive a yachting vacation is. We were sitting in the "porch area" in front of our large cabin. The only sounds were the birds and the breeze. There were no other boats (or people, or anything) in sight. The beach, the birds, and the red-gold sunset reflecting on the still water put on a show. Then the ultimate 10-year anniversary date night began—dinner for two

followed by stargazing on deck. It doesn't get any better than that.

THE BEST OF BOTH WORLDS

Or maybe it does.

When the time came to finally return to shore, we had one more stop to make. Instead of rushing back to the cold, we'd booked a three-day, two-night stay at Curtain Bluff resort (story on page 82). "We'll need to unwind after being on the boat," I said jokingly to Simon when we were doing last-day logistics, and his plan for us was pure genius.

"Instead of getting off in English Harbour and taking the half-hour taxi ride to Curtain Bluff, why don't I drop you off right at the resort?" he suggested with a smile.

We were sad to say goodbye to Simon and our yacht life, but I must admit, we were both ready for a couple relaxing days onshore. Cruising the Caribbean on a yacht is without doubt a luxury vacation, but...there wasn't a masseuse onboard. And as Caroline and I were soon to find out, the spa treatments at Curtain Bluff are world class.

Then all that was left to do was pack up and head into shore.

"Your bags are ready Mr. President," said Simon with a twinkle in his eye. "A guy that jumps from the largest yacht we have to one of the best resorts on the island deserves the VIP treatment."

We both knew he was joking. But if he only knew. The irony is: I've come a long way indeed. •

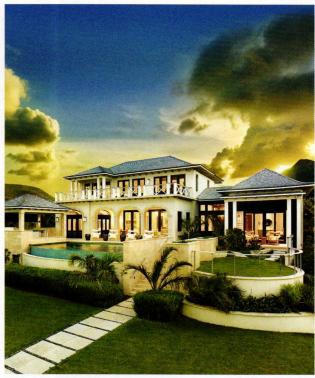






TREASURE ISLAND

THE CARIBBEAN ISLE OF ST. KITTS IS BLOOMING WITH THE ARRIVAL OF CHRISTOPHE HARBOUR



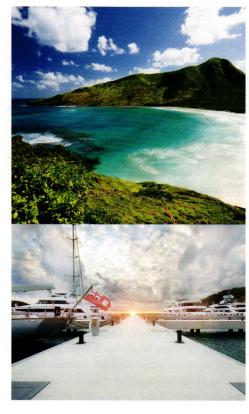
Full page and left: The private homes are both inviting

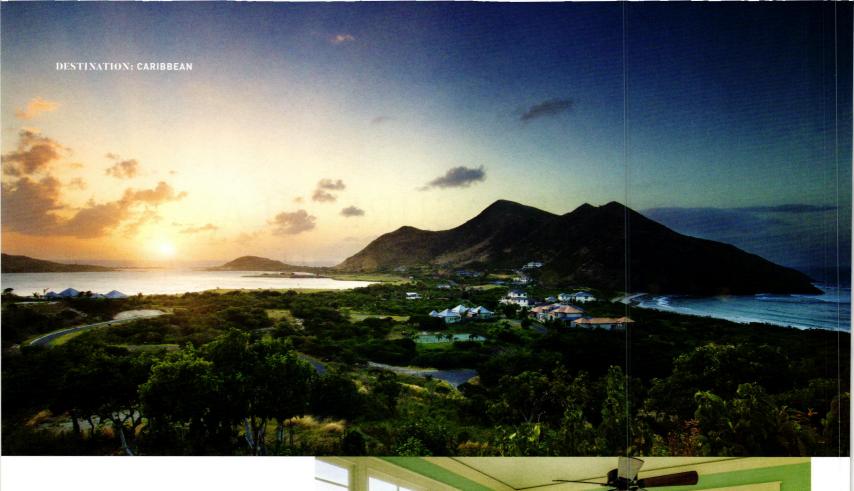
Bottom right: Christophe Harbour's beach and superyacht Marina.

"ST. KITTS IS LIKE A DRUMSTICK, AND WE'RE AT THE LITTLE END."

So says Buddy Darby, the man behind the Caribbean island's ambitious luxury property development, Christophe Harbour. It's an accurate description of this tiny isle—just 18 miles from chunky top to skinny bottom—where Darby saw an opportunity not to be missed. "I came down here in 1997 after Thanksgiving and I went, 'Holy moly.' There aren't many unspoiled places in the world where I can impact security, landscaping, and architecture over 2,500 acres."

At the time, Darby was just wrapping up another residential project on Kiawah Island in his native South Carolina and was loathe to lose the dream team of architects, marketing pros, and designers he'd asBY DOMINIQUE AFACAN





sembled over the years. "We could finish each other's sentences. They knew my quality levels and we'd done a lot of great projects together," he explains. When he saw the site on the southeastern peninsula of St. Kitts in all its unspoiled green glory, he instantly envisaged the luxury residential resort community it could become, and he had the right people on speed dial to help make it happen.

Today, the results of his vision are plain for all to see in the custom-designed villas, grand estates, and cozy cottages dotted across the development's many hills and sandy beaches. For potential buyers, the only headache is deciding exactly what and where to buy. There are options to move into a custom-built property, buy through fractional ownership, or build a bespoke dream home. The most impatient of customers will likely opt for the former, where \$4 million will buy you the likes of 8 Mariner's Call, which sits pretty on Sandy Bank Bay and offers 180-degree ocean views, four enormous bedrooms, and a pool.

All properties are built with the island's precious natural environment in mind and must be approved by the Christophe Harbour Design Review Board. There will be no highrises or eyesores here, thank you very much, even for those building from scratch. With Darby at the helm and architect John Haley behind much of the design, this is destined to

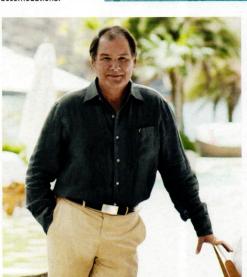
be an environmentally sensitive site.

At Salt Plage, for example, Haley upcycled material from an old sugar mill and salt warehouse to create an achingly cool beach bar. Meanwhile, his airy Pavilion beach club for Christophe Harbour members, filled with colonial-style ceiling fans and polished woods, resembles a giant palm frond from above and is a perfect fit for the tropical surroundings. "The guy is incredibly talented," says Darby of the architect. "I gave him the seed of an

idea for these places and he ran with it."

Beautiful design aside, the St. Kitts and Nevis Citizenship by Investment program is a draw for buyers, though it's not the driving force, according to Darby. "Christophe Harbour is a resort community," he says. "What we really do is create a lifestyle for like-minded people so they can bring their families here—we are very kid-friendly." That's an unusual offering in much of the Caribbean, he adds. "We love St. Barths, and I'm glad its

Buddy Darby (pictured below) has developed Christophe Harbour to serve up stunning scenery and ultra-luxe accomodations.



28 miles from our north end, but unless your baby drinks rosé out of a sippy cup, there's nothing for kids to do."

The communal areas Darby talks about include a supervacht marina, a vital piece of the Christophe Harbour puzzle as it makes the entire development extremely unusual for the region. Aeneas Hollins, director of yachting and previously Darby's superyacht captain, likens the development to Porto Cervo, an exclusive 19-mile stretch of coast in Sardinia developed by the Aga Khan. "Buddy's vision of a destination marina is crucial to what we're doing. All the guest-appropriate amenities are onsite," says Hollins. These amenities include VIP customs and clearance, 24-hour security, and in-berth fueling as well as a swiftly increasing spread of shops, restaurants, and cafés.

The marina is already up and running, and Darby's very own Perini Navi sailing yacht, Andromeda la Dea, is often parked there alongside others taking advantage of the island's central location between Antigua and St. Maarten. By the time the project is complete, there will be 250 alongside berths, 50 of which will be suitable for yachts up to 250 feet. The berths are sold as



property freehold, a unique situation, according to Hollins.

"There is no other large yacht berth in the world that is freehold title as far as we know," says the yachting director. "This is true legal ownership. It's yours in perpetuity and you can rent it out, gift it—basically do whatever you can do with a property." The future will see regattas, races, and potentially even boat shows taking place, offering up yet more reason to bag a berth now.

In terms of incentives, there is still much to look forward to at Christophe Harbour, a project that Darby predicts will continue to blossom for another 20 years yet. Work on a Tom Fazio-designed golf course begins next year, whilst the recent opening of a long-anticipated Park Hyatt has created a buzz extending far beyond the Caribbean and onto the pages of glossy travel magazines world-

wide. Set on Banana Bay within the Christophe Harbour development, the hotel adds another layer of luxury to the area for residents and travelers alike, including an ocean-front restaurant, Fisherman's Village, and destination spa.

The hotel's opening is expected to encourage airlines to add more flights from around the world, extending the appeal far beyond America, where direct flights to St. Kitts are available from Miami, New York, and Charlotte. After all, the island's sunny weather is no doubt a hit with travelers coming from cooler climes. For Darby, though, the opposite is true. "I like coming here in July when I'm dying with the humidity in Charleston," he says. "They don't have that here." St. Kitts, it seems, can keep everyone happy. *

LUXURY TRAVEL, RESORTS & DEVELOPMENTS

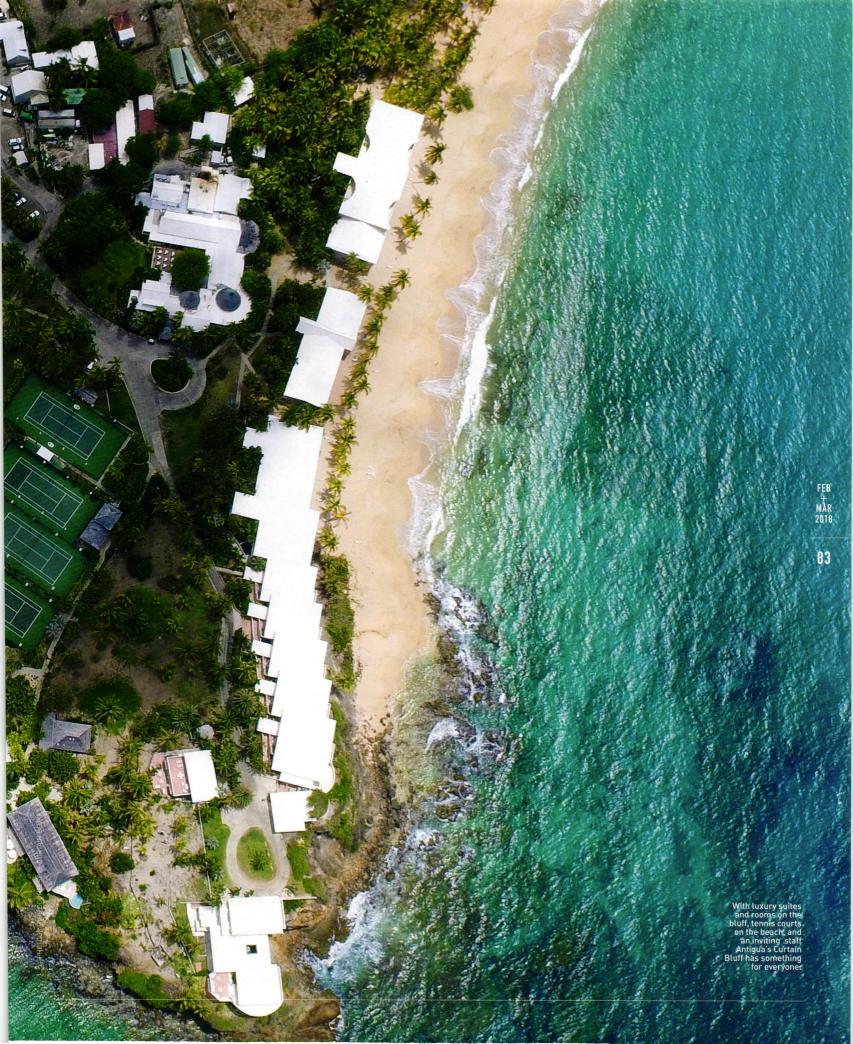
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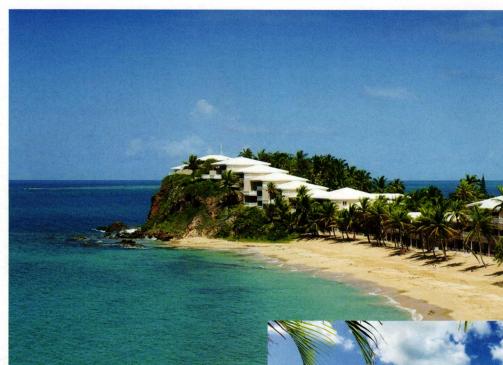
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ALL-INCLUSIVE EXCLUSIVE

CURTAIN BLUFF IS A ONE-OF-A-KIND FIVE-STAR RESORT IN THE HEART OF THE CARIBBEAN

BY BILL SPRINGER





Thanks to its spectular location, long list of available activities, and world-class spa and amenities, Curtain Bluff's is one of the most exclusive all-inclusives in the Caribbean.

I was moved by the "warmth" of the Curtain Bluff resort in Antigua from the moment my wife, Caroline, and I arrived. Of course, we were escaping the damp and dark of New England last December, and Antigua's tropical climate did not disappoint. But, as I soon learned, Curtain Bluff—founded by Howard Hulford in 1962 and still owned and overseen by his energetic wife Chelle today—is way more than just another beach resort. We were about to become part of a very special family.

It started with our sincere welcome when we surprised the staff on the beach. Unlike most "normal" guests who arrive at the main lobby, we rolled our carry-on bags up the dock after being dropped off by the 58-foot yacht we'd been living on for the past week (see page 76 for the story). Then a smiling, brightly dressed, pixie of woman—Chelle Hulford—bounded out of a door behind reception and invited us up for cocktails in her home at the top of the bluff.

At the party, we learned more about Chelle and the fun she and her larger-thanlife husband Howard (who died in 2009) have had welcoming guests to their elegant yet unpretentious vacation retreat for so long.

Then it was time to find out for ourselves.

Curtain Bluff has been an all-inclusive resort since it was founded in 1962. And it was obvious from the fresh, delicious, and varied dinner menu, and the impeccable service in the Tamarind Tree dining room that the Curtain Bluff has perfected the art of all-inclusive fine dining. The guest-to-staff ratio appeared to be one-to-one, and as you'd expect, they do way more than just the basics.

Drinks and smoothies are available from bars on the Sugar Mill Terrace and in the Seagrape restaurant right on the beach. Most dinners feature live music and afterdinner dancing. In the afternoons, a very British tea is served with real clotted cream. And don't even get me started on the mountains of banana pancakes, eggs, bacon, and buttery baked goods served for breakfast. Good thing there are lots of activities to burn off all the calories.

My wife and I are pretty active parents of a

five-year-old, who usually comes with us on all our adventures. But he stayed home with Grandma for this one, giving us unheard of time to do…everything!

We started where we left off on the boat: swimming every couple of hours. Curtain Bluff features two beaches: one is exposed to the wind and waves and one is more protected. The calmer beach has sugar-soft sand and is dotted with sturdy umbrellas and comfortable beach loungers. Towels and every beach toy known to man, from



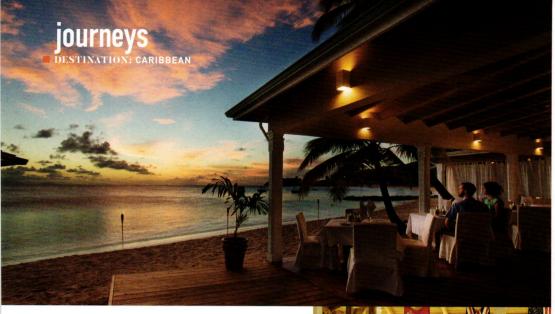
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swim noodles to stand-up paddleboards to kayaks, are available from the friendly and welcoming beach staff.

Every waterborne sport you can imagine is also available. Snorkeling trips out to Cades Reef are scheduled regularly as well as being are included in the room rate. Dive trips (as long as divers have the proper certification) can also be easily arranged. Same is true for waterskiing and Hobie Cat sailing. In fact, I couldn't recommend Curtain Bluff's extensive activities more highly. All the equipment is topnotch and, more importantly, the highly trained staff is there to teach you any sport of interest.

We saw one family squealing with joy as they learned how to get up on waterskis for the first time. The kids of another family loved being pulled behind the boat on an inflatable tube. In fact, Curtain Bluff offers everything from a sandbox and large jungle gym to tennis and sailing lessons for kids. We took note of the "Kids Club," which is run by an experienced preschool teacher and offers everything from cake and T-shirt decorating to other creative activities for kids 3–12 years old.

Meanwhile, playing tennis on one of the four championship courts right on the beach was even better than I expected, and if we'd stayed longer, we would have had refresher lessons from one of the pros on staff. In fact, the tennis experience overall—the courts (which can be lit at night), the surroundings, the exersise—was so ideal, we made a pact to play more at home.

But the full effect of Curtain Bluff's magic didn't really sink in until we returned to our room after tennis. Our split-level Bluff Room featured a large sitting area and porch on the lower level. The bedroom,

large marble bathroom, and porch is situated in on the upper level. The plan was to change into our bathing suits quickly and head out for a late afternoon Hobie sail before dinner. Then Caroline rested on a chaise lounge on the lower porch looking out across Carlisle Bay. The wind was blowing just enough to rustle the palm fronds on the beach. Cold drinks from the fridge quenched our after-tennis thirst, and the shade lulled both of us to sleep.

We didn't understand just how much we needed to slow down and rest until after we awoke refreshed and rejuvenated from our impromptu naps. And that's when I started to see why countless guests return to Curtain Bluff year after year. It's a special spot in the sun where everything is taken care of.

But my understanding of Curtain Bluff's special magic wasn't truly complete until we we arrived at the spa for the first of our scheduled massages. We sipped tea prior to our treatments in the shade overlooking the ocean. Then my talented massage therapist escorted me into one of the most soothing massage therapy rooms I've ever been in. Now don't get me wrong, all massage rooms are special; but instead of the average aromatherapy and dim lights, my room (all





Top to bottom: A romantic dinner is served at the Seagrape resturant on the beach. Curtain Bluff is a paradise for kids. Snorkling on Cades Reef is just one of many available activities. And the ocean the views from every room are spectactular.



Once a strategic hub for the British Navy at the height of its powers, Antigua continues to attract sailors and superyachts. But it's the island's coastline that's dotted with luxury resorts, oceanfront real estate opportunities and direct flights from several major cities in the U.S. that makes Antigua one of the must-not-miss islands in the Caribbean.



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four treatment rooms actually) opened out to the sea. The sound of the breeze and waves, the clean salt air, and a skillful massage were exactly what the doctor ordered.

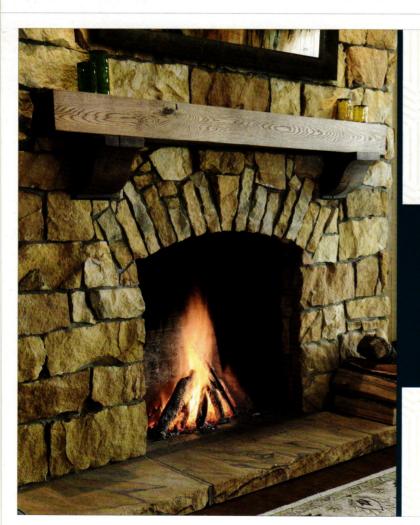
"Your back is still pretty tight," said Babs, my therapist. "I now recommend you take a good long soak in the tub." I headed to the nearby infinity-edge soaking tub, where Caroline was already relaxing after her treatment. Then the plate of "spa-bites" featuring chocolate-dipped banana bread and assorted fruit arrived.

Once we finally poured ourselves back to the front desk, we scheduled another longer

massage for the next day.

In fact, we're already planning our next trip back to Curtain Bluff. And we're bringing our little one! ◆

FOR MORE PHOTOS AND VIDEOS, VISIT oceanhomemag.com/curtainbluff.



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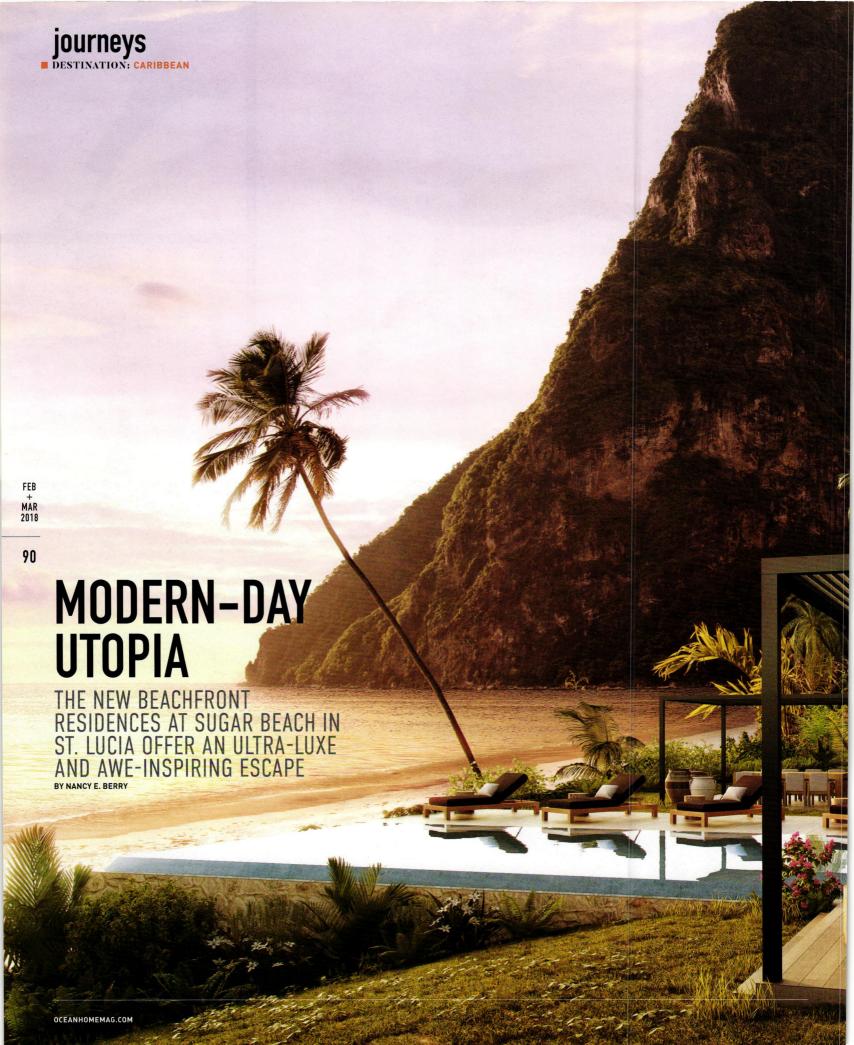


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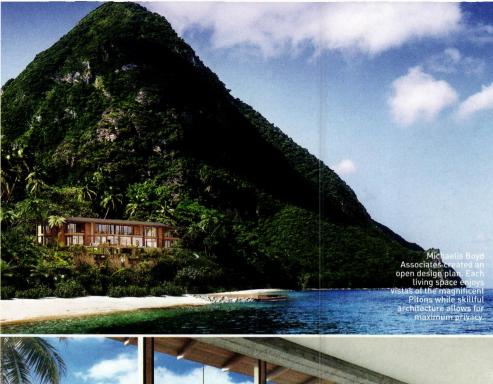




Hollywood fantasy blockbuster Jurassic World, St. Lucia's Val des Pitons is like no other place I have ever seen. Cradled between two towering peaks—Gros and Petite Pitons—lies Sugar Beach, a luxury Viceroy resort owned by British entrepreneur Roger Myers, who was once financier to the Rolling Stones and the late David Bowie. He also quite literally resurrected the pub scene in England as co-founder of Punch Taverns (among many other endeavors). Today, Myers lives in St. Lucia and his sole focus is the development and evolution of Sugar Beach.

Cool, fun, and relaxing are typical words used to describe the resort, but it is so much more. When I stepped out onto my villa's private terrace, the dramatic scenery of Pitons and sparkling blue crystal Caribbean waters took my breath away—the experience was transcendent.

Encountering this remarkable vista, either by boat or land, causes much the same reaction—celebrities included. Oprah Winfrey calls this a bucket-list destination, Bill Gates likes to walk on the sugary white sand and pop in for a bit of tennis, and Richard Branson moored his yacht between





the peaks and was inspired to climb one of the awe-inspiring Pitons.

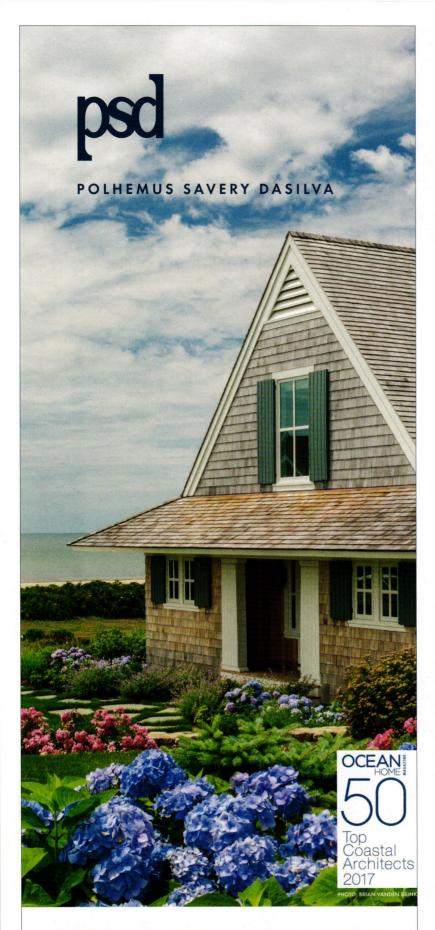
When Myers first set eyes on the property—formerly the Jalousie Plantation Hotel—his word to describe the landscape was "mystic." The UNESCO World Heritagelisted setting, with its lush tropical rainforest, warm Caribbean waters, and breathtaking sunsets, gave him the idea to create a Caribbean utopia of sorts. He purchased the property in 2005 and over the next several years renovated it into a world-class resort.

The result is a collection of 78 gleaming-white Colonial Caribbean hotel rooms and 47 villas set within the steep hillside. (Three-wheeled tuk-tuks take you from your room to the beach, pool, and restaurants.) All amenities are impeccable, including a treehouse spa

made by a Rastafarian craftsman using 900-year-old Carib Indian techniques; five-star dining options helmed by chef Jacques Chrétien, who has worked in Michelin-rated restaurants in Europe; beautiful pools; and personal butlers assigned to guests during their stay.

Years into this resort endeavor, Myers has set yet another goal: to build exclusive Beachfront Residences designed by London-based, award-winning architects Michaelis Boyd Associates. A departure from the Colonial Caribbeanstyle found throughout the rest of the resort, the houses are ultra-sophisticated in design and blend into the natural beauty of the landscape. The nearly 8,000-square-foot villas offer 180-degree views of the ocean and Pitons. "The dwellings are a modern interpretation of





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the Caribbean house but with expansive glazed sections to maximize views of the sea, the jungle, and the Pitons," notes architect Alex Michaelis.

The architects wanted to the give the illusion of a "floating home." Water surrounds each house on all sides. Upon arrival, a dock stretches across a reflecting pool to the front door, where views of the ocean greet you. Other water features include additional reflecting pools off the master bedroom, rain chains, and a 1,780-square-foot cantilevered infinity pool jutting out over the Caribbean Sea. A waterslide takes you to a lower plunge pool and Jacuzzi, a sunset yoga deck overlooks the beach, and a full outdoor kitchen and bar make for easy entertaining.

The architectural firm focuses on sustainable and environmentally sound solutions such as a highly insulated structure and solar arrays, notes Michaelis. Floor-to-ceiling sliding glass doors connect the living and dining rooms with the exterior terraces and pool areas. Each five-bedroom dwelling with en suite bathrooms offers private terraces and outdoor showers. Baths also have serene soaking tubs and rainforest showers. Rafters have been left exposed, creating light-filled, double-height living areas. Sleek custom-built Italian kitchens offer the latest in amenities and are tailored to owners' desires.

Priced between \$8.25 million and \$15 million, the Beachfront Residences include fully furnished interiors and décor selected by Michaelis Boyd and curated to owners' personal tastes. Other perks are individual residence management and oversight, a dedicated maintenance team, security, and housekeeping services. You can even request a fully stocked fridge with your favorite foods and libations before arrival, making your experience truly turnkey. Sugar Beach Residences owners also have access to all of the resort's facilities, making for the perfect getaway in one of the most breathtaking settings in the Caribbean. *

FOR MORE INFORMATION, VISIT viceroyhotelsandresorts.com/en/sugarbeach

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WELCOME HOME

The latest in oceanfront real estate and resorts BY MELISSA C. GILLESPIE

Caroline Bay, a private enclave on the west end of Bermuda, is an exclusive resort community featuring residences and a hotel component branded by Ritz-Carlton Reserve. The Cove, a Ritz-Carlton Reserve Residence will offer 173 luxury residences with open floor plans for indoor and outdoor living. Pricing starts at \$2.5 million to \$3.9 million for the penthouses. The model homes are slated to be finished in early 2018. bermudaluxuryresidences.com

ASTON MARTIN RESIDENCES

Aston Martin and global property developer G&G **Business Developments** broke ground on Aston Martin Residences in

Miami in 2017 and are on track for a 2021 completion. The luxury residential development

will consist of 391 condominiums designed by Revuelta Architecture International and Bodas Miani Anger. The residences and penthouses range from 700 to 19,000 square feet and are priced from \$600,000 to \$50 million. astonmartinresidences.com

ONE COAST

One Coast is a

collaborative development of 53 oceanfront residences by affiliates of etco Homes and Taylor Morrison Home Corporation sited where the Pacific Coast Highway meets Sunset Boulevard in the bluffs



above Pacific Palisades. California. The first collection of four- and five-bedroom luxury residences with up to 4,986 square feet of living space are now available. Prices begin in the \$3 millions. liveonecoast.com

MYSTIQUE

The first high-rise in Pelican Bay in more than a decade, Mystique is under construction in Naples, Florida. The development will feature 68 estates, four penthouse residences, and nine Jardin residences. Estate residences at Mystique range from 4,003 to 5,280 square feet and are priced from over \$3 million to over \$7 million. Penthouses range from 4,579 to 5,704 square feet and are priced to \$10

million. Jardin residences range from 1,366 to 2,401 square feet and are priced from \$1.2 to \$2.2 million. mystiquepelicanbay.com

AYANA Komodo Resort, Waecicu Beach

AYANA KOMODO RESORT, **WAECICU BEACH**

AYANA recently announced the launch of a new five-star resort on the undeveloped eastern Indonesian island of Flores. Set to open in summer 2018, AYANA Komodo Resort, Waecicu Beach will include 12

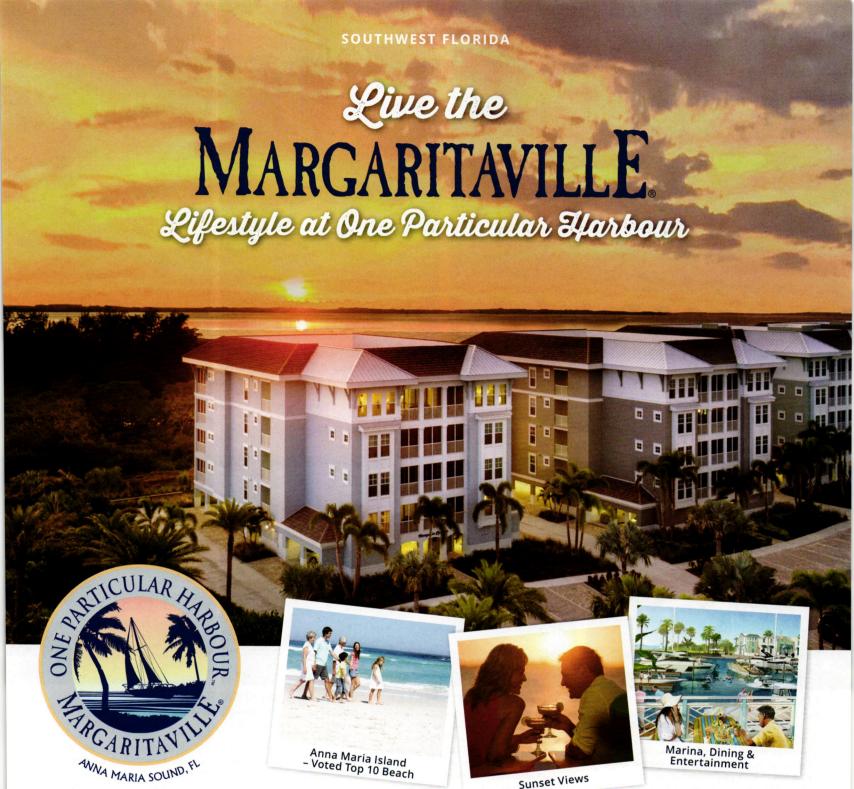
suites and 189 guest rooms, plus a rooftop bar, private beach, three swimming pools, spa, gym, and kids' club. ayana.com/en/labuan-bajo/ ayana-komodo



boutique condominium project developed by Ability by Acierto that broke ground in early 2017, will feature private residences ranging from 900 to just over 2,000 square feet. Residents will be able to experience the best aspects of the South Florida lifestyle on a quiet island sanctuary. The nine-story development includes 41 private residences designed by Revuelta Architecture International with interiors by designer Adriana Hoyos. The project's estimated completion date is late 2018. Prices start at \$500,000 to \$2 million bijoubayharbor.com



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SOUTHAMPTON: FABLED FOUR FOUNTAINS

Southampton: Steeped in history and with pedigreed former owners including the former chief of CBS William S. Paley, this American Art Deco home is now for sale after nearly 25 years. Originally built in the late 1920's for Lucian Hamilton Tyng and Ethel Hunt Tyng, and designed by architects Peabody, Wilson and Brown, this glorious residence with a grand living room is once again for sale. The compound spans almost 7 acres and features a main house, 2 guest wings, a caretaker cottage, separate green house, garages, pool, pool house and private pond. \$35M WEB# 33756



ELEGANT AND STATELY

Southampton. The classic shingle-style residence boasts nearly 13,000 SF of living on 4 levels which includes 7 en suite bedrooms, 9 full baths, 3 half baths, great room, solarium, library, formal dining room, media room, office, a spectacular kitchen with large butler's pantry/prep kitchen, separate staff suite, 4-car garage, 5 fireplaces, wine cellar and gym. Outdoors, the 1 acre of grounds features a bluestone terrace and veranda open to the 53 foot pool and spa while adjacent to the outdoor shower and pool cabana. **\$10.9M WEB# 39085**



LILY POND ESTATE SECTION

East Hampton. Rare opportunity to purchase a two-acre property in East Hampton, located seconds from Georgica and Main Beaches. Facing south for excellent sunlight, the parklike grounds offer ample room to build a dream estate, complete with expansive manicured lawns, mature specimen trees and privacy hedges. This unique situation includes an existing carriage house, spacious pool house, pool and tennis court.

\$9.995M WEB# 13017

Thomas Davis 631.885.5739



PRIME SOUTH MAIN STREET

Southampton. With close proximity to fashionable Jobs Lane and Main Street, this home is clearly one of the best values for one in this south of the highway location. Two floors of south facing light filled rooms many of which have original details while blending modern amenities for today's lifestyle. Many recent mechanical system upgrades have been made to this classic country home and she is in fine condition. Just listed Exclusively. \$5.25M WEB# 20326

Thomas Davis 631.885.5739



WESTHAMPTON BEACH COMPOUND

Westhampton Beach. Sited on over 2 acres, this newly built three structure compound is centrally located to Main Street and ocean beaches. Stately 8,500 SF custom traditional main house, with an open concept design, the principal rooms open to terraces and outdoor kitchen all well suited for entertaining. Lower level living room/playroom, gym, elevator to 3 levels and an attached oversized 2-car garage. Guest house, carriage house, heated Gunite pool with spa and all-weather tennis court. \$6.975M WEB# 55649

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"Whether you are considering a property purchase in our luxury market, or a rental in one of our beautiful villages on the East End, the Hamptons is the place to be in 2018, offering opportunities for everyone."





WATERFRONT COMPOUND ON QUANTUCK BAY

Quiogue. Affectionately known as "Camp Jerome" and originally owned and operated as a gentleman's farm, this handsome 17-room residence with 2 guest houses has not been for sale in over 50 years. A once in a lifetime opportunity exists here within the quiet hamlet of Quiogue, conveniently located between Westhampton Beach and Quogue and just moments to all conveniences and pristine ocean beaches. 16 acres comprised of 3 parcels with over 500' of newly bulkheaded water frontage as well as the 3-stall horse barn with paddocks. \$23.45M WEB# 37463



WORLD FAMOUS GIN LANE

Southampton. Located along Gin Lane and set back behind tall privet hedges is this wonderful estate section oasis. Eight bedrooms and twelve baths located in separate wings afford great privacy. The living room, library, media room, office and spectacular kitchen all open to the courtyard terrace and 60 foot swimming pool. Outside amongst the 2.2 acres of beautiful landscape you will find a tennis pavilion, tennis court, 2 car garage, and outdoor shower. Ocean beaches within a short distance. \$15.75M WEB# 55023



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#1 Hamptons Agent: Wall Street Journal - June 2014 & 2015

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Expansive double lot, sweeping views, Hyannis \$1,725,900 Fran Schofield | 508.237.0006



1.7 acre property w/ breathtaking views, Falmouth \$2.199M Lynn O'Neill 508.524.7325 | Bonnie O'Neill 508.457.8020



Historic home with unobstructed views, Hyannis Port \$3.3M Debra Caney | 508.367.6171



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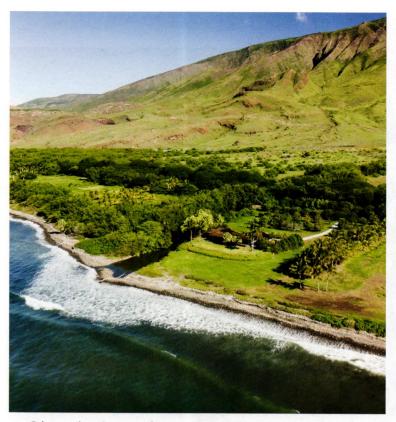
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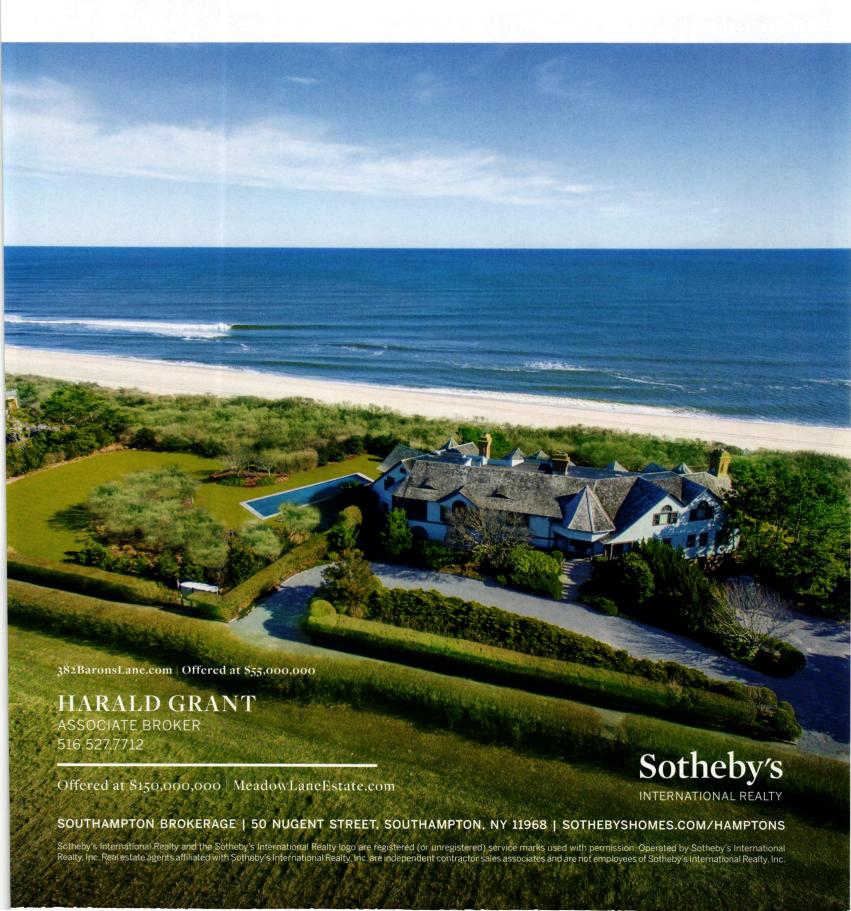
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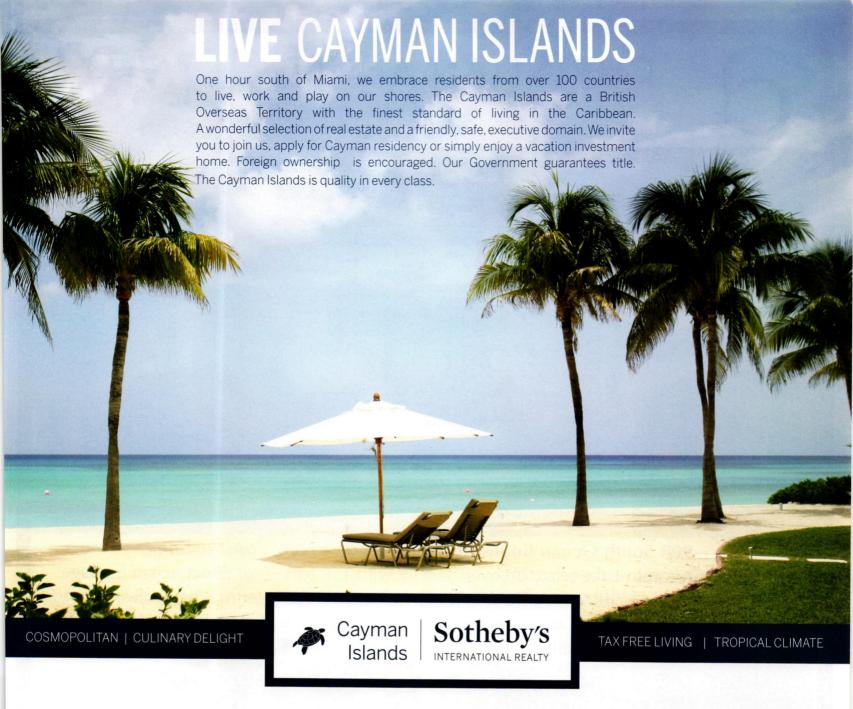
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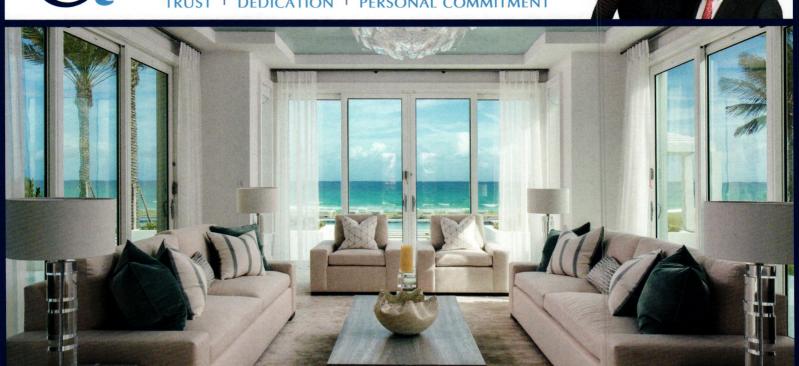
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159 ATLANTIC AVENUE, COHASSET, MA 02025 LIST PRICE: \$7,650,000

Cedar Ledges is a truly magnificent and historic landmark originally built in 1732, owned by only 2 families over the last 282 years. Extraordinary privacy and serenity, the property boasts 3.3 acres abutting Sandy Cove as well as deeded rights to Lothrop Beach and a potential buildable lot. Once used as a seaside inn, the house has been improved over the years and includes 13 rooms, 5 fireplaces, a screened porch which converts to a conservatory in winter, tennis court and grounds chosen by the Smithsonian Institution as one of the "Notable Gardens of America."

38 ATLANTIC AVENUE, COHASSET, MA 02025 LIST PRICE: \$2,395,000

A home with European style and a rare beauty of antiquity has been invigorated with modern conveniences, technology & design. You will love your lifestyle in this stunning, five bedroom landmark villa—with privacy & wide open views of the gardens, Treat's Pond, the Atlantic Ocean & Minot's Light. A landscaped forecourt & foyer with a barrel vaulted ceiling are uniquely welcoming. A sunlit kitchen with stainless appliances & granite counters & a multi level garden offer one-of-a-kind entertaining options. Deeded beach rights to Sandy Cove delight family summers.

396 JERUSALEM ROAD, COHASSET, MA 02025 LIST PRICE: \$4,295,000

Spectacular contempory home on the Cohasset's "Gold Coast" with expansive, unobstructed ocean views. Designed by Dolesal Architecture in Boston, this home offers an open floor plan, sophisticated yet cozy living. 6274 square of living space with 4 of 5 bedrooms ensuite. A major expansion and state of the art transformation was done in 2013. The chef's kitchen has every amenity. Extensive landscape design, including a custom, year round, 25 yard lap pool, done by Gregory Lombardi Design (Best of Boston Home 2014) and interior and addition architectural work done by LDa Architecture and Interiors. Walk to the public beach or look out from the spectacular fireplaced roof deck. Embrace a home that offers both family living and an amazing venue for entertaining.

62 WHITE HEAD ROAD, COHASSET, MA 02025 LIST PRICE: \$3,695,000

Views from almost every window of this magnificent Estate constantly entertain with moving pictures of lobster boats and sailboats passing in and out of the harbor while sleek yachts head out to Minot's lighthouse. As one of a handful of homes in Cohasset with both harbor and ocean views, 62 White Head offers a unique, exclusive vantage point. This property boasts access to two private beaches; Whale Meadow to launch kayaks and Sandy Cove, the most-coveted beach in town. Recent renovations have created a home with picture windows inviting nature indoors, a living room/dining room superb for entertaining and a state-of-the-art kitchen.

214 JERUSALEM ROAD, COHASSET, MA 02025 LIST PRICE: \$2,695,000

Exquisite custom designed shingle style home beautifully sited with landscaped grounds offers unique architectural detail and custom millwork throughout. Step inside the sun-filled two story foyer with gleaming hardwood floors to the elegant fireplaced family room and entry to formal dining room, providing excellent flow for entertaining. five bedrooms and features a luxurious master suite. Lower level features a state of the art home theatre and game room.

ON THE SOUTH SHORE AND THE ISLANDS.



70 BLACK HORSE LANE, COHASSET, MA 02025 LIST PRICE: \$11,400,000

This exclusive, private direct waterfront estate located on Cohasset Harbor boasts 14 acres, including a 7 acre island and 2500 feet of water frontage. The property currently features a 250 year old Sea Captain's House, a beautiful and a spacious barn/carriage house/boat house with green house. It also has a private boat dock and an outdoor pool and pool house. The property includes two additional buildable waterfront lots. The home features six bedrooms and five and a half baths, including a Master Suite with his and her dressing rooms. The home is already hooked up to town sewer and is ready for renovations.



339 JERUSALEM ROAD, COHASSET, MA 02025 LIST PRICE: \$4,500,000

One of the South Shore's finest waterfront estates. Gracious 140 year old ocean-front mansion with sweeping panoramic views of Atlantic Ocean. Offered for the first time in 68 years. The 2.8 acre grounds includes two buildings and a vast lawn overlooking the ocean. The grand mansion is tucked seamlessly into the natural coastal land-scape offering unparalleled beauty with which to enjoy the sunrise and sunset, as well as swimming, fishing and year-round entertaining.



126 BORDER STREET, COHASSET, MA 02025 LIST PRICE: \$3,195,000

Spectacular classic waterfront colonial which sits on 2.8 acres of waterfront property with direct access to Cohasset Harbor and the ocean. Renovated in 2006 this one-of-a-kind home has the charm of a 1780's colonial with every amenity: top of the line cook's kitchen, wine closet, master suite, expansive family room, sun room, library and formal living/dining rooms. A covered porch, screened porch, deck, three car garage with an office/media/game room above. A short walk to Cohasset Village. Property has water frontage for a dock.



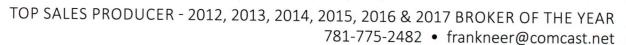
6 DEEP RUN, COHASSET, MA 02025 LIST PRICE: \$3,995,000

Panoramic ocean views command your attention on this magnificent shingle-styled colonial built in 2006. Watch the sun rise and set from this home which has over 100+ feet of frontage on Jerusalem Road, the Gold Coast of the area. This home is a masterpiece of design and engineering. Features include an open floor plan for entertaining, gourmet kitchen, expansive dining room, decks and private backyard, three car garage and 2000+ sq' of lower level. In July of 2010 they added an additional two bedroom suite with full bath over the garage. In the third level added large dormer and finished large office space. In the lower level they also added a home theatre, wine cellar and a home gym.



63 NICHOLS ROAD, COHASSET, MA 02025 LIST PRICE: \$6,950,000

Red Oaks is a magnificent private 7.9+ acre waterfront estate positioned on a forty foot high granite outcropping with expansive views of Little Harbor in Cohasset. It features a Robert A. M. Stern completely renovated residence, dock, carriage house, infinity edge pool, specimen landscaping, and a private island. Special features including intricate woodwork, cherry paneled study, chef's kitchen, conservatory, and an in-law or au pair suite with separate entrance.









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last look

INSPIRED DESIGN



A (BATH)ROOM WITH A VIEW

According to the Stelle Lomont Rouhani Architects design team, this home overlooking the open ocean and Mecox Bay in Water Mill, NY had a spectacular but compact waterfront site with significant building restrictions that established the parameters for the project. The first floor is open on three sides to capture views and light for the common areas. The second floor has five family and guest bedrooms with decks on two sides.

Low maintenance materials including: carefully detailed cement siding, glass and metal doors and windows, and vertical grain cedar were used on the exterior to stand up to the harsh oceanfront environment. Sustainability was addressed through the use of a substantial solar panel array, hybrid insulation package, high performance glass, LED lighting and carefully sourced finish materials.

But, as you can see in the way the window and the reflection of the bay dances between the mirror, the marble, and the glass-enclosed shower, the master bathroom in this inspired design may just be the star of the show. BY BILL SPRINGER

FOR MORE INFORMATION, VISIT stelleco.com/architecture/mecox-bay