

**EXPERIENCE SINGLE FAMILY**

**J Z M K**  
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714.426.6900

3080 Bristol Street, Suite 650  
Costa Mesa, CA 92626

[www.jzmkpartners.com](http://www.jzmkpartners.com)

LOCATION FOLSOM, CALIFORNIA  
CLIENT THE NEW HOME COMPANY

JZMK  
PARTNERS

# MEADOWS AT FOLSOM



**PROJECT TYPE** SINGLE-FAMILY DETACHED  
**SIZE** 2,061 SF – 2,375 SF  
3 BR, 3 BA; OPT. 4BR / 3 BR + LOFT, 3.5 BA

Meadows at Folsom is a new neighborhood of single-family detached homes within The Parkway. This 40-unit development offers (3) distinct floor plans that range between 2,061 to 2,375 square feet of living space. Each of the (3) floor plans is available in authentic Spanish Colonial, Monterey or Cottage architectural style. The architecture is highlighted by entry porches, Juliette balconies and wrought iron detailing, as well as sand finished stucco and brick enhancements.



LOCATION IRVINE, CA  
CLIENT BROOKFIELD RESIDENTIAL

JZMK  
PARTNERS

# LEGADO AT PORTOLA SPRINGS



**PROJECT TYPE** SINGLE FAMILY DETACHED CLUSTER  
**SIZE** 2,040SF-2,382SF  
**DENSITY** 8 DU/AC

Legado presents a detached and paired home collection with 3-4 bedroom homes boasting a central location within the Village of Portola Springs. Each home was carefully placed to create a feel of privacy within the shared motor court. Each of the homes has a full length driveway and enjoys plenty of open space between each of the four unique plans. Large sliding glass doors connect the living spaces with the outdoor courtyards, providing a seamless blend between interior and exterior spaces.



LOCATION IRVINE, CA  
CLIENT CALATLANTIC HOMES

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PARTNERS

# OAKMONT AT BEACON PARK



**PROJECT TYPE**  
**SIZE**

SINGLE FAMILY  
UNITS: 49 HOMES  
SIZE: 2,524SF - 3,064SF

**AWARDS**

GOLD NUGGET AWARD OF MERIT  
BEST SINGLE FAMILY DETACHED  
HOME - 2,500-2,999 SF

Oakmont is a 49 unit Single-Family Detached development within the award-winning master planned community of Beacon Park, located in the city of Irvine. Oakmont offers three floor plans with cape code, classical colonial and east coast traditional elevations. Plans range from 2,524 SF – 3,064 SF with 3-4 bedrooms, open floor plans, California rooms and additional flexible space from dens to lofts and bonus rooms.



LOCATION COSTA MESA, CALIFORNIA

CLIENT PINNACLE RESIDENTIAL

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# EASTSIDE COLLECTIVE



PROJECT TYPE	SINGLE-FAMILY DETACHED
SIZE	8 UNITS
	0.71 ACRES
	UNIT SIZE: 1,881 SF
DENSITY	11.27 DU/AC

This unique development is located in the heart of Costa Mesa and is comprised of 8 semi-custom homes in an area that is undergoing urban revitalization. The site plan utilizes the reciprocal use-easement between the homes, which allows each home owner to enjoy additional patio spaces for outdoor activities. One of the main features is the use of large glass elements on the first floor, which opens up to a carefully landscaped courtyard. Large front porches engage the public realm and further enhance the architectural theme.

LOCATION DAVIS, CALIFORNIA  
CLIENT THE NEW HOME COMPANY

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## BEECH AT THE CANNERY



**PROJECT TYPE**  
**SIZE**  
**AWARDS**

DETACHED SINGLE FAMILY  
1,780 SF  
2016 GRAND AWARD - GOLD NUGGETS  
"RESIDENTIAL HOUSING COMMUNITY  
OF THE YEAR"  
"BEST COMMUNITY SITE PLAN"

Plan 2 at Beech at The Cannery is a corner location home that features a very compact floor plan, flooded with natural lighting. All of the (3) floor plans are designed with short driveways, zero lot lines and reciprocal use easements that take full advantage of the spaces between homes. The architectural character of the homes reflects a California Farmhouse that can be naturally found within the historic district of Davis.



**LOCATION** PARADISE VALLEY, ARIZONA  
**CLIENT** THE NEW HOME COMPANY

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# RESIDENCES AT MOUNTAIN SHADOWS



**PROJECT TYPE** SINGLE-FAMILY  
**SIZE** UNIT SIZE: 3,202 SF  
3 BEDROOMS | 3.5 BATH  
**DENSITY** 3.3 DU/AC

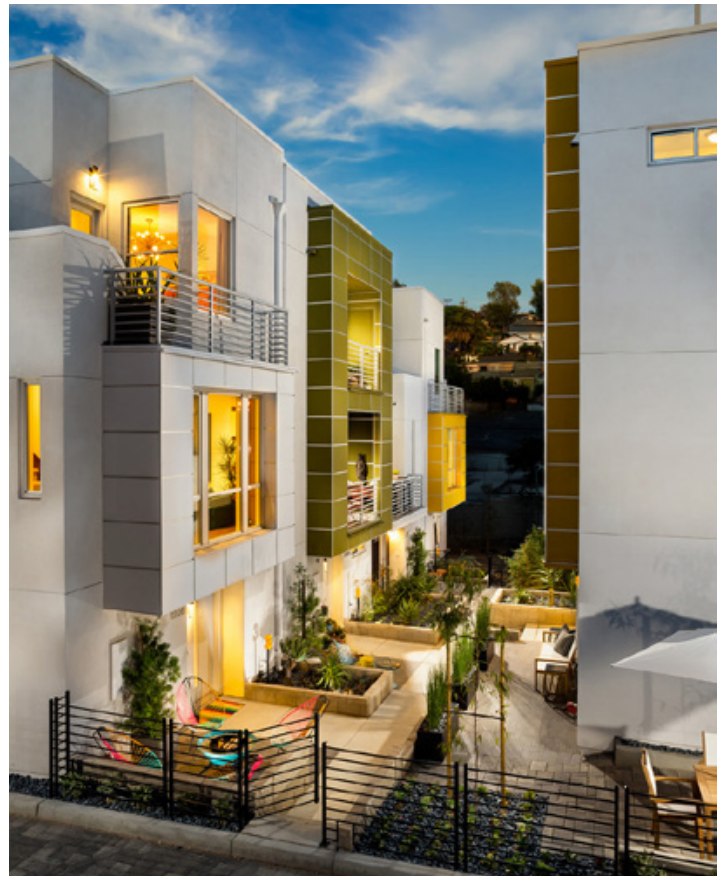
The new homes at Mountain Shadows Resort sit among the foothills of the iconic Camelback Mountain. With mountain views and recreational amenities in every direction, residents will enjoy resort-style living, inspired desert design, indoor/outdoor comfort, leisure golf, artisanal dining, and a long list of personalized guest services.



LOCATION SILVERLAKE, CA  
CLIENT TRUMARK HOMES

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## SL70



PROJECT TYPE	SINGLE-FAMILY DETACHED
SIZE	70 UNITS UNIT SIZE: 1,219 S.F. - 1,469 S.F.
DENSITY	29 DU/AC
AWARDS	2015 NAHB GOLD AWARD "DETACHED COMMUNITY OF THE YEAR" 2015 GOLD NUGGETS "BEST SINGLE-FAMILY DETACHED HOME UNDER 2,000 SQ.FT."

Designed under the small lot ordinance of L.A., this urban infill project is part of a recent re-development in Silver Lake. This 2.34 acre development hosts 70 Luxury homes designed with a contemporary look that reflects the young and dynamic urban lifestyle. The five plans includes side-by-side garages and a modern home office located on the first level. The expansive Great Room with its 10' ceiling is located on the second floor level, boasting large kitchen islands and an open staircase. An exterior staircase leads up to the open roof decks that are ideal for barbecuing and entertaining.



**LOCATION** COSTA MESA, CALIFORNIA  
**CLIENT** MODERN MOBILE VENTURES LP

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# TUSTIN & 21ST



**PROJECT TYPE** MOBILE HOMES, PREFABRICATED HOMES  
**SIZE** 1.49 ACRES  
28 MOBILE HOMES  
1,413–1,528 SF, 2BR-3BR & 2–2.5BA  
**DENSITY** 18.8 DU/AC

Unique urban infill project located in a desirable area of Costa Mesa, CA. It is an existing mobile home park. These 28 rental SFD homes are designed to be built and assembled on site as two story mobile homes under Title 25 mobile home codes, but will look and feel as permanent homes.



**LOCATION** COSTA MESA, CA  
**CLIENT** PINNACLE RESIDENTIAL

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# WESTREEF



<b>PROJECT TYPE</b>	SINGLE-FAMILY DETACHED
<b>SIZE</b>	17 UNITS UNIT SIZE: 1,821 S.F. - 1,959 S.F.
<b>DENSITY</b>	12 DU/AC
<b>AWARDS</b>	2016 GOLD NUGGETS "BEST SINGLE FAMILY DETACHED HOME - UNDER 2,000 SF"

Situated on 1.42 acres of previously commercially zoned land, these (17) Single Family Dwelling Units are centrally located in the heart of Costa Mesa and fall under the newly adopted Small Lot Ordinance. The development consists of (4) phases that are either 2 or 3 stories in nature. Each home plan offers 2-car side-by-side garages and open floor plans, featuring large kitchen islands and 9 Foot ceilings throughout. Large glass openings enhance the indoor-outdoor experience and private rear yards and upper decks offer spectacular views of the nearby Pacific Ocean.



LOCATION RANCHO SANTA FE, CA  
CLIENT K. HOVNANIAN HOMES

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# LINKS AT THE CROSBY



**PROJECT TYPE** SINGLE-FAMILY  
**SIZE** SITE AREA: 12,000 SF  
UNITS: 30  
UNIT SIZES: 4,302SF - 5,057SF

The paramount objective in the design of this Andalusia-inspired home was to strike a balance between a sense of community and personal privacy. Rich color tones, clay tile roofs, wrought iron, and other clean details and building forms add to the charm of this home's rustic theme. The open floor plan layout perfects formal and informal entertainment opportunities, both visually and physically. On a 12,000 square foot lot, this luxurious golf-oriented estate home blends beautifully into the rolling coastal hills of Crosby Estates in Rancho Santa Fe, California.



LOCATION SAN DIEGO, CALIFORNIA  
CLIENT STANDARD PACIFIC HOMES

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# KINGSTON



**PROJECT TYPE** SINGLE-FAMILY DETACHED  
**SIZE** SITE AREA: 12.43 ACRES  
UNITS: 50  
UNIT SIZES: 4,912-5,135 SF

Set in the heart of the award-winning master planned community of Del Sur, Kingston offers luxurious, estate-style homes situated on large home sites, coveted indoor/outdoor entertaining spaces and parks and pools just steps away. With stunning architecture, western ridge views and expansive home sites, Kingston is a collection of 50 estate style single family homes with three distinctive floor plans. Inspired by San Diego's rich Spanish history, Del Sur presents authentic architecture, a commitment to conservation and a dynamic community life.



LOCATION SAN DIEGO, CALIFORNIA  
CLIENT TRI POINTE

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# ALTANA



**PROJECT TYPE** SINGLE-FAMILY DETACHED  
**SIZE** SITE AREA: 3.4 ACRES  
UNITS: 45  
UNIT SIZES: 1,294 - 2,171 SF  
**DENSITY** 13.2 DU/AC

These single-family homes make up one enclave of several high quality, desirable neighborhoods within the Altana master plan. The enclave site plan uses a greencourt / alley type of planning that is common and very successful in the region. The greencourts are pedestrian-only, allowing for ample landscaping and a strong front-door presence. Four plan types and two architectural styles create a harmony of variety and balance within the enclave. The homes are two and three-story and exhibit influences from the southern California region and history.



LOCATION PLAYA VISTA, CALIFORNIA

CLIENT LAING LUXURY

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# ICON AT PLAYA VISTA



## PROJECT TYPE SIZE

URBAN LUXURY RESIDENTIAL

SITE AREA: 7.1 ACRES

UNIT SIZES: 3,267 - 3,766 SF

## DENSITY

8.7 DU/AC

## AWARDS

2007 GOLD NUGGET AWARD

"HOME OF THE YEAR"

2007 GOLD NUGGET AWARD

"BEST SINGLE-FAMILY DETACHED HOME"

Icon at Playa Vista, a new community designed for Laing Luxury, boasts 62 luxury single-family detached and paired residences clustered around a new park. Icon is original, with contemporary, transitional and Spanish architectural styles presented in an urban setting. These unique designs are tailored to individual needs and desires, configured to span three spacious levels of living that reflect a state-of-the-art approach to artful living.



LOCATION NEWPORT COAST, CALIFORNIA  
CLIENT STANDARD PACIFIC HOMES

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# THE TIDES AT CRYSTAL COVE



PROJECT TYPE	SINGLE-FAMILY DETACHED
SIZE	UNITS: 30 UNIT SIZE: 6,960 - 7,255 SF
DENSITY	1.3 DU/AC
AWARDS	2008 GOLD NUGGET AWARD "BEST SINGLE FAMILY DETACHED HOME"

The Tides at Crystal Cove offers an authentic gallery of distinctive architectural works by JZMK Partners. An extensive range of personalizing opportunities and superior quality finishes and amenities will be presented at The Tides creating a spectacularly satisfying alternative to the lengthy custom home process. And, while each home is individually distinctive, all share the common characteristic of blending the coastal environment and lifestyle into their design. Imaginative courtyards, terraces, balconies, and porches capture coastal living and the panoramic setting of Crystal Cove.



LOCATION TANGIER, MOROCCO

CLIENT QATARI DIAR REAL ESTATE INVESTMENT CO.

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# AL HOUARA COASTAL RESORT VILLAS



## PROJECT TYPE

CUSTOM HOME

## SIZE

LOT: 456-782 M2; HOME: 253-550 M2

## DENSITY

XXX

## TEAM

XXX

Located in Tangier, Morocco, the Al Houara Coastal Resort is a beach-front development with a collection of over 350 luxury custom villas overlooking the Atlantic Ocean and adjacent golf course. Traditional architectural features, like the Moucharabieh, were an integral part of the design, while complementing the contemporary architecture of the villas. The design used natural colors of plaster and local stones to mimic the local Moroccan landforms and beaches.



LOCATION DUBAI, UNITED ARAB EMIRATES

CLIENT EMAAR

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# DUBAI HILLS GOLF VILLAS



## PROJECT TYPE

LUXURY VILLAS

## SIZE

AREA: 15,000 - 20,000 SF

## DENSITY

6 TO 8 BEDROOMS

This newly developed high-end residential neighborhood is a collection of highly luxurious villas that will be part of the first phase of the Mohammed Bin Rashid City, which will be named Dubai Hills. Each of the villas will be set around a brand new 18-hole championship Golf Course, among a natural desert in the heart of Dubai, just 3 Kilometers from Burj Khalifa. Plot sizes range between 22,000 S.F. and 28,000 S.F. that offer expansive Rear Yards with Pool and Spa arrangements that enjoy vast Golf Course views.



**LOCATION** NEWPORT COAST, CALIFORNIA  
**CLIENT** TAYLOR WOODROW

**JZMK**  
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# BELCARA AT PACIFIC RIDGE



**PROJECT TYPE**  
**SIZE**

LUXURY SINGLE-FAMILY DETACHED  
LOT SIZE: 6,274 SF  
HOME SIZE: 2,600 - 3,079 SF

**AWARDS**

2005 GOLD NUGGET AWARD  
"BEST DETACHED COMMUNITY OF THE YEAR"  
2005 GOLD NUGGET AWARD  
"BEST COMMUNITY SITE PLAN 15 TO 99 ACRES"  
2005 GOLD NUGGET AWARD  
"BEST SINGLE FAMILY DETACHED HOME  
3,001 TO 3,300 SF"

Belcara's four distinctive floor plans span approximately 2,475 to 3,082 square feet and include as many as five bedrooms and four and one-half baths. Their rich European heritage is dramatized by private courtyards and loggias that create an interplay between indoor and outdoor spaces. The Four plans offer distinguishing features such as fully internalized courtyards, downstairs master suites, side yard patios, a loggia extending to a detached bedroom and bath, an upstairs detached bedroom, and a detached studio.