



# EDWIN AVANES

## **architectural portfolio**

Glendale Community College  
Spring 2021

Edwin Avanes  
 601 North Kenwood Street  
 Unit 206  
 Glendale, CA 91206, USA  
 +1 (818) 434-8799  
 edwin.avanes@icloud.com

## EDUCATION

### Associate in Science in Architectural Drafting and Design | 2019-2021

Commercial/Residential Architecture | Interior Design  
 Glendale Community College | Glendale, CA, USA

### Advanced Diploma in Electrical Technology | 2011-2013

Digital Electronic and Engineering Design | 2D CAD Drafting |  
 Project Management  
 TAFE Ultimo NSW | Sydney, Australia

### Bachelor of Art's in Cinema and Television Art's | 2006-2008

Mass Communication | Media Messaging | Graphic Design |  
 Multimedia Production  
 California State University Northridge | Northridge, CA, USA

## WORK EXPERIENCE

### Stagehand | 2018 - Present

Senovva Inc. | Los Angeles, CA, USA

### Art Crew Lead | 2015-2020

Disney Parks Live Entertainment | Anaheim, CA, USA

### Set Dresser/Production Assistant | 2008 - Present

Freelance | Los Angeles, CA, USA | Sydney, Australia

### Weekend Housekeeping/Maintenance Supervisor | 2011-2013

Wake Up! Hostel | Sydney, Australia

## EXHIBITIONS & EXTRACURRICULAR ACTIVITY

### Event Coordinator | 2020 - 2021

Architecture Club | Glendale Community College | Glendale, CA, USA

### Woodbury PLAT|FORM | February 2021

Woodbury University Design Presentation | Burbank, CA, USA

My name is Edwin Avanes and currently I am student at Glendale Community College in California studying Architectural Drafting and Design. My drive to pursue studies in Architecture comes from my passion for creativity in art and design. Being able to use my imagination to create buildings and spaces with sustainability and perserving the cultural and historic feel in certain cases is what interests me the most in this field. My goal is to take everything that I have gained academically and professionally so that I can make a change in this world through innovation.

## SKILLS

### 3D Modeling

ZBrush | Maya | 3ds Max | Sketchup

### Architectural Drawing and Rendering

AutoCAD | Revit | Rhino | Twinmotion | Lumion

### Graphic and Digital Design

Photoshop | Lightroom | Illustrator | InDesign | After Effects

### Office Applications

Word | Excel | Project

### Other Skills

Model Making | Architectural Hand Sketching | Photography

## INTERESTS & LANGUAGES

Film and TV | Languages | Photography | Traveling | Cooking

English | Native Speaker

Swedish | Intermediate A2 Level

Armenian | Advanced Level

# CONTENTS

Selected Academic Work

01 | Residential Interior Design

02 | Commercial Architecture

# 01

## Residential Interior Design

Prof Izabela Borjanyan  
Spring 2020

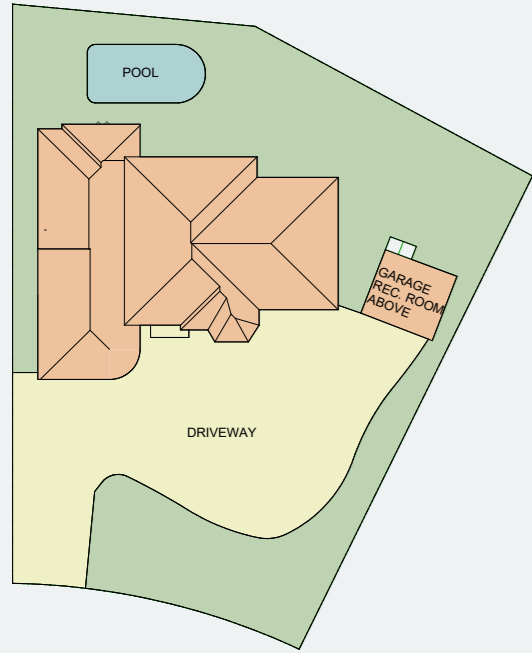
### THE NORDIC NEST

Located outside Los Angeles, California in the suburb of Granada Hills in the San Fernando Valley. Nestled on the curve of the street overlooking a golf course in the front and residential homes and greenery around it.

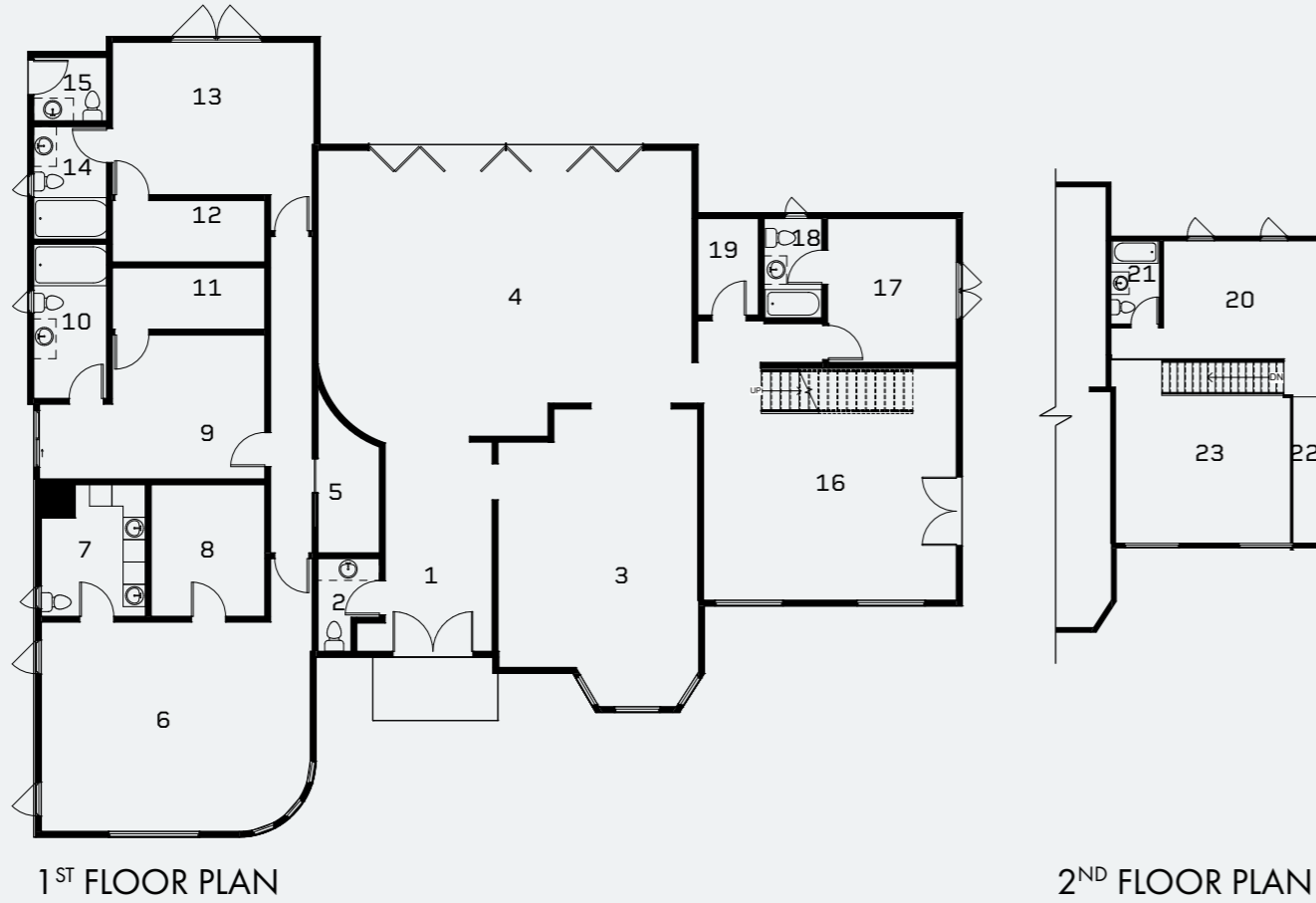
The purpose of this project was to create a warm and welcoming home with all the comforts the client wanted with a bit of sensibility and flair of Scandinavian design. The lot is located in a urban area with a existing large house custom in California. The challenge of this design was to incorporate the wishes of the client while infusing colors, furniture, and modern spaces associated with Scandinavian design but in a large home.



# EXISTING CONDITIONS



SITE PLAN



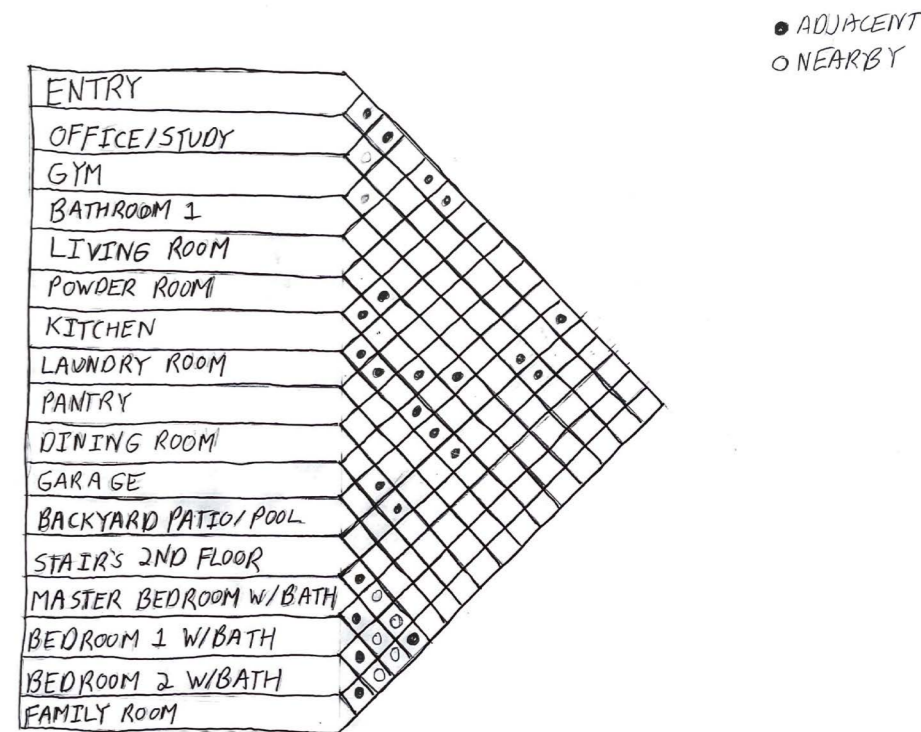
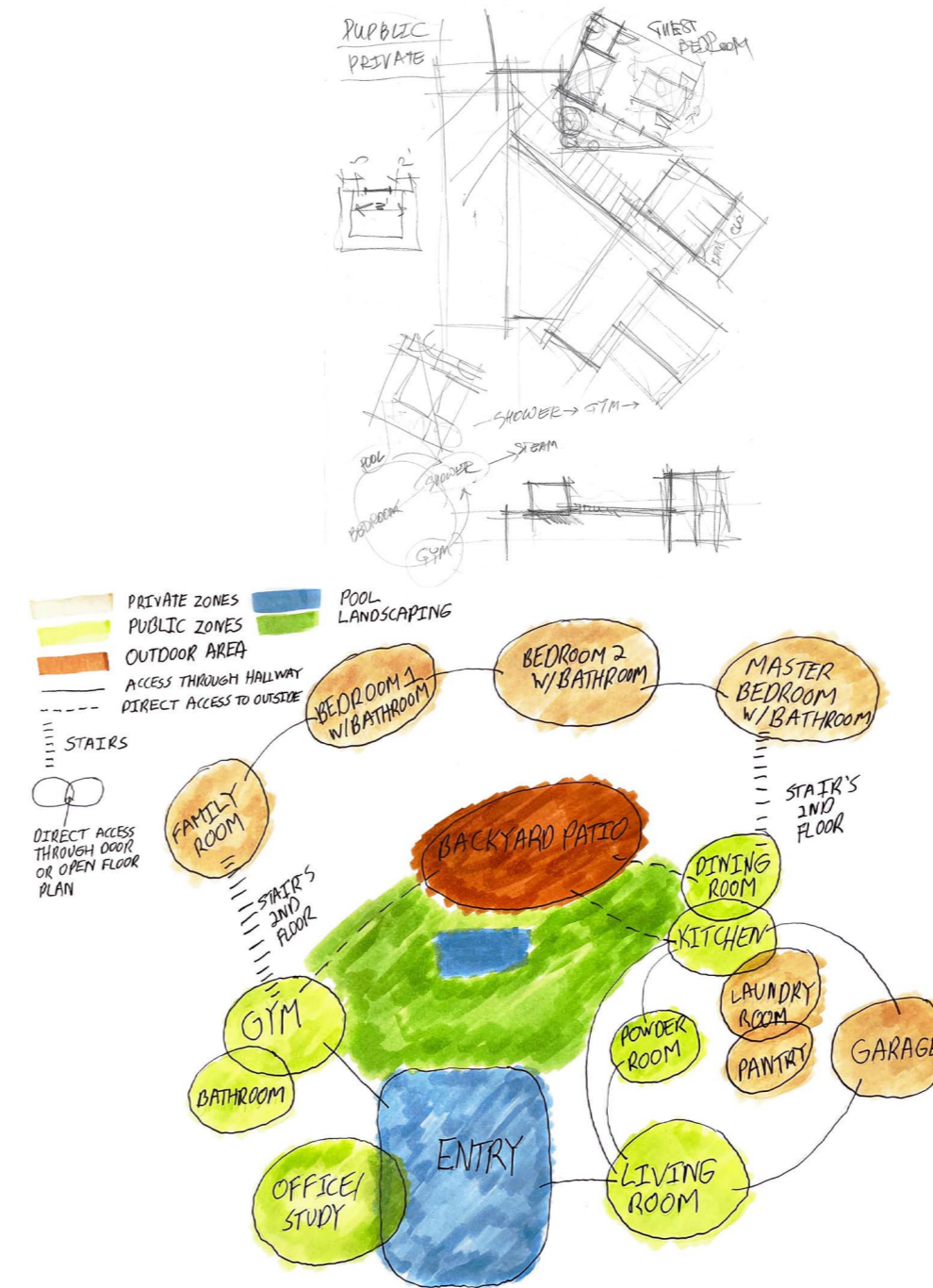
1<sup>ST</sup> FLOOR PLAN

2<sup>ND</sup> FLOOR PLAN



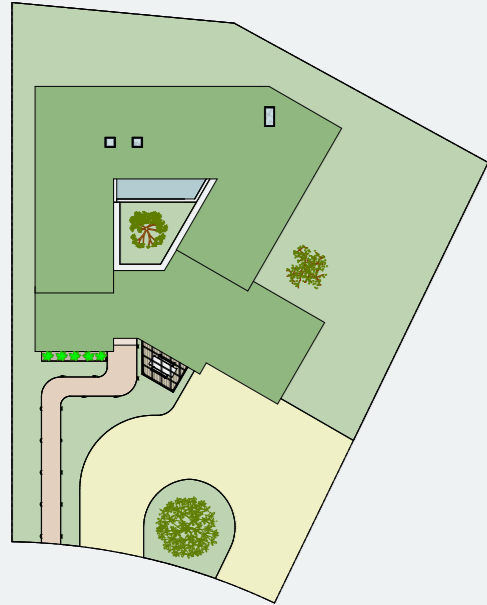
- |                           |                       |                               |
|---------------------------|-----------------------|-------------------------------|
| 1   Foyer                 | 9   Bedroom 1         | 17   Bedroom 3                |
| 2   Powder Room           | 10   Bathroom 1       | 18   Bathroom 3               |
| 3   Kitchen               | 11   Walk-In Closet 1 | 19   Walk-In Pantry           |
| 4   Living Room           | 12   Walk-In Closet 2 | 20   Office                   |
| 5   Laundry Room          | 13   Bedroom 2        | 21   Office Bath              |
| 6   Master Bedroom        | 14   Bathroom 2       | 22   Mezzanine for Library    |
| 7   Master Bathroom       | 15   Pool Bathroom    | 23   View to Open Space Below |
| 8   Master Walk-In Closet | 16   Dining Room      |                               |

# DIAGRAMS & SKETCHES

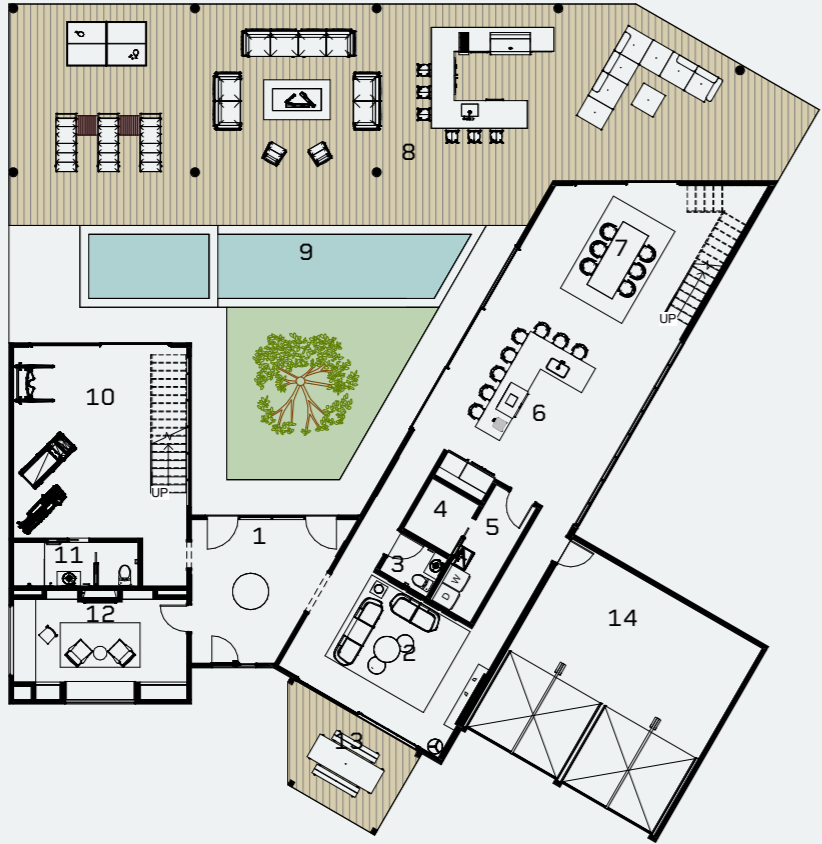


# PROPOSED PLANS

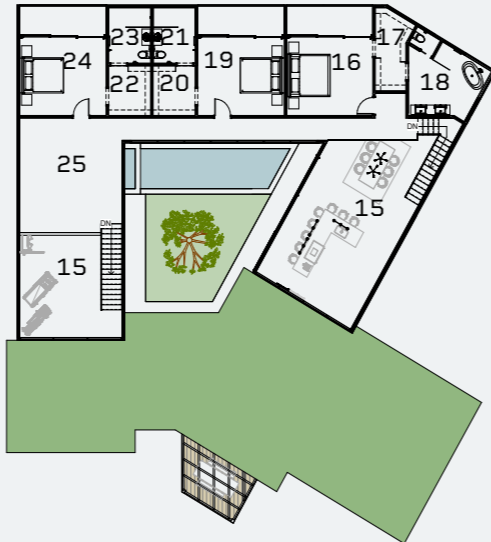
# SECTION CUT



SITE PLAN



1<sup>ST</sup> FLOOR PLAN



2<sup>ND</sup> FLOOR PLAN

- |  |                  |                             |                         |                            |
|--|------------------|-----------------------------|-------------------------|----------------------------|
|  | Landscape        | 1   Foyer                   | 9   Atrium w/Pool       | 17   Master Walk-In Closet |
|  | Grass Roof       | 2   Living Room             | 10   Gym                | 18   Master Bathroom       |
|  | Soil/Gardening   | 3   Powder Room             | 11   Gym Bathroom       | 19   Bedroom 1             |
|  | Front Wood Porch | 4   Walk-In Pantry          | 12   Study/Office       | 20   Walk-In Closet 1      |
|  | Pool             | 5   Laundry Room            | 13   Front Patio        | 21   Bathroom 1            |
|  | Skylight         | 6   Kitchen                 | 14   2 Car-Garage       | 22   Walk-In Closet 2      |
|  | Driveway         | 7   Dining Room             | 15   View to Open Space | 23   Bathroom 2            |
|  | Walkway          | 8   Covered Back-Yard Patio | 16   Master Bedroom     | 24   Bedroom 2             |
|  |                  |                             |                         | 25   Lounge                |





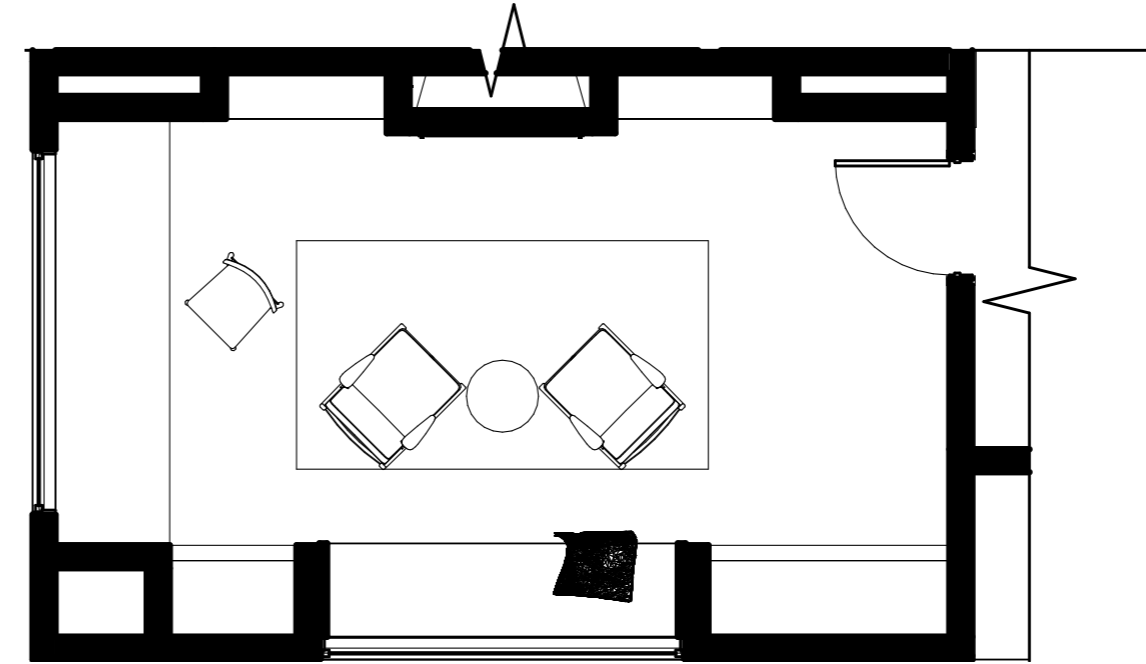
## RENDERINGS, ROOM PLANS & MATERIALS

The design concept of this home is rooted from Scandinavian design. It is the idea of creating a functional and simplistic living space through clean, simple lines and minimalism. One of the main characteristics of Scandinavian design is the design that follows function, which is similar to what Louis Sullivan used to say, "form follows function". I contemplated how to plan each room I wanted to create this idea as you go through each space. I used light, neutral colors, muted, pastel colors, airy spaces filled with light, wood furniture and wood accents, and artworks as focal points in minimalist spaces as part of my Scandinavian design concept.

When you think of Scandinavian design one word can describe the reasoning behind it and that is "Hygge." It is a Danish word that describes the Scandinavian lifestyle and means "a quality of coziness and comfortable conviviality that engenders a feeling of contentment or well-being (regarded as a defining characteristic of Danish culture)". This is about the simple things in life, feeling of coziness and contentment, and warmth and comfort. I wanted not just one space but the entire home to evoke these feelings not for those living there but also those who would be entertained in it.

This entire design was taking all of these aspects in Scandinavian design, lifestyle as well as creating distinct spaces for public and private spaces in a California home. It was important to have this incorporated into the home, especially upon the entrance which takes you into a bright and open space. The curtain wall windows and doors offer views and access to the courtyard that is filled with open spaces to entertain many. It also creates a separation between two sections of the home, public and private spaces.

## STUDY/OFFICE

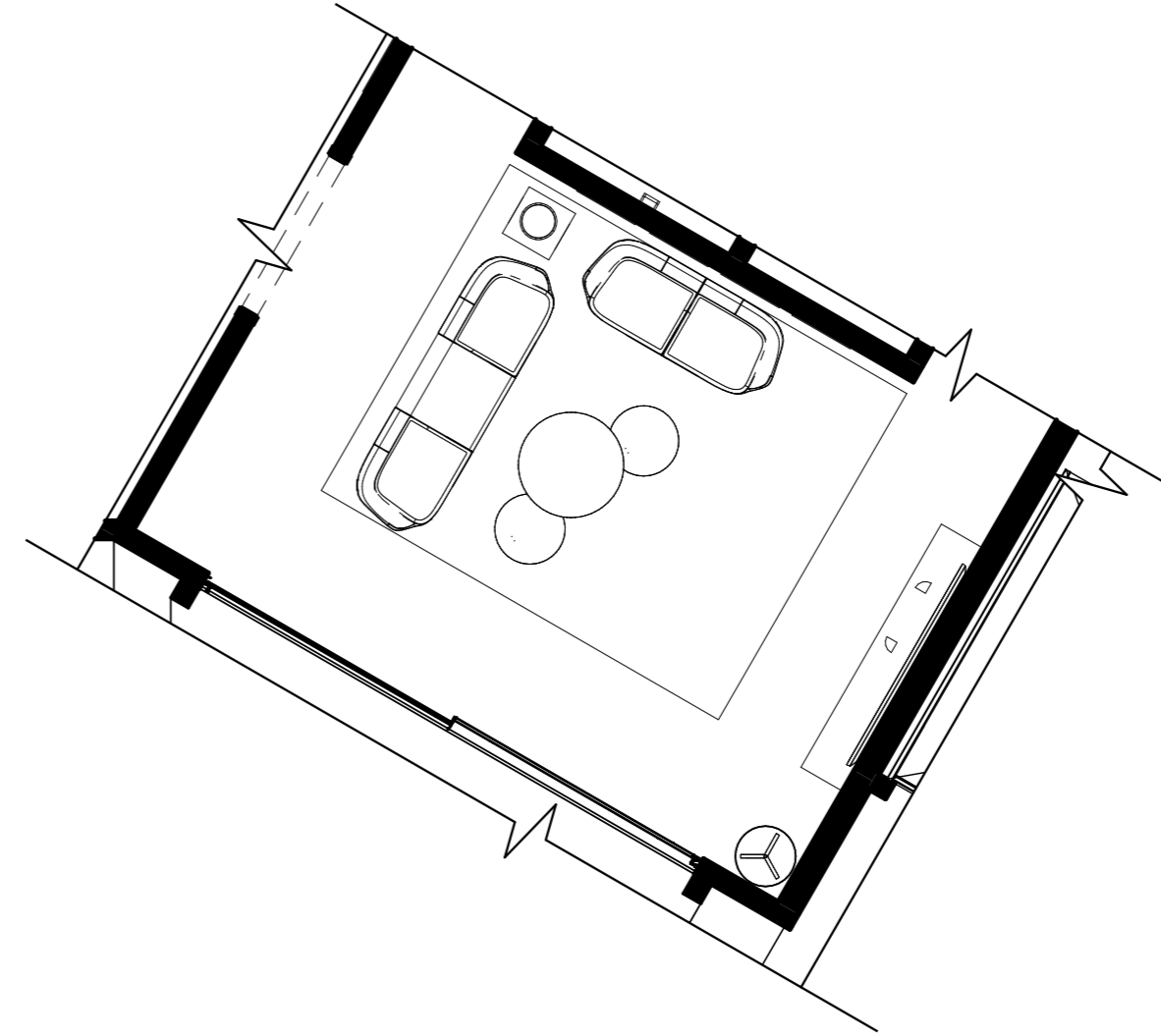


The study/office located to the left as you enter the home is designed to provide a private space for the family so they can be out of hearing and seeing range from the public spaces in the home. It offers a small but cozy space to have a moment of peace and quiet in front of the fire.

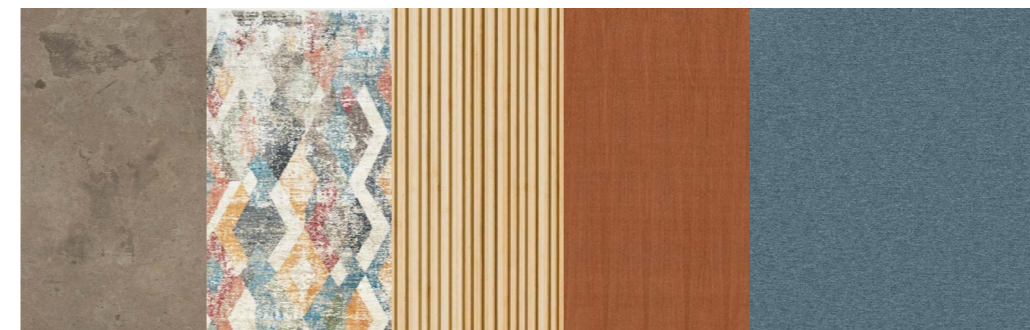
Functionality played a important role in this room as built-in bookshelves, an office table, and seating made use of much of the wall space. The use of light wood material for the built-ins bring that feel of Scandinavian design using bright natural materials. The built-in seating around the window is clad with the same material as the bookshelf and office table to create a continuous flow through the room and offers a cozy space for seating with abundant amount of natural light coming in as well as pendant lights on each side for evening use. As the sun path goes over the home the placement of the windows on the two sides creates a focal point on the center of the room and the fire place. The use of off white wall color, bright, neutral fabric and light oak wood as along with the concrete flooring makes the small space open and welcoming.



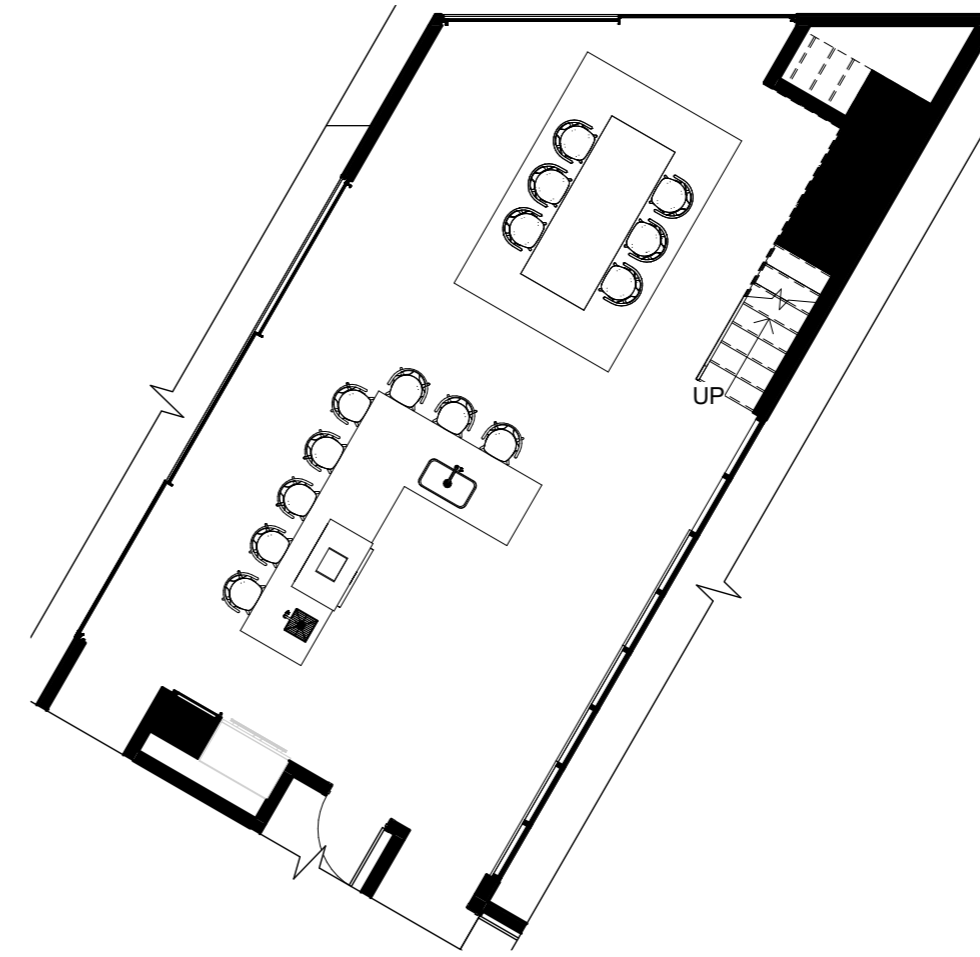
## LIVING ROOM



To the right of the entrance is the public space in the home with the living room being the first. The living room is filled with Scandinavian by using simple and natural materials including the concrete flooring and wood wall paneling that is common in Norwegian homes. The mute pastel colors such as greys and whites with light blue fabric on the sofa offer a distinct contrast between the materials. The light blue fabric, wood furniture and concrete floor offer a contrast between the materials as well as the oak wood planks on the wall that creates a welcoming rhythm and flow into the kitchen. The living room is filled with natural light during the day with the sliding glass door that leads to a front patio offering extra space to entertain guests. It is covered by a vine trestle that makes use of plants and natural materials to create a comfortable entertaining space.



## KITCHEN/DINING ROOM



The kitchen continues the use of wood plank walls that goes through to the dining room in this open floor plan leading up the stairs into the private spaces. Having an open floor plan creates a welcoming environment for guests without feeling as if they are confined into one room. Having the living room adjacent to the kitchen and the dining room on the other end of the open floor plan kitchen removes the need for one to go through one room to access living room or dining room. Natural light flows not only on both sides of the kitchen but also above the kitchen with large curtain wall windows that shine light into the dining room. The L-shaped island counter offers enough space for working and serving zones for general and entertaining use. The use of dark stained wood with light blue fabric paired with a brighter wood toned table offer a contrast between each other. Views and access to the courtyard/atrium through a large 3 paneled door that stretches almost the entire length of the room. Once it is opened all the way it gives makes both the indoor be apart of the outdoor space seamlessly connected to the pool in front of the sliding doors.



## LITTLE TOKYO IN DOWNTOWN LA

This project is located in the heart of Little Tokyo in Downtown Los Angeles. It is close to two shopping centers as well as a theatre, museum, temples and the retail district.

The aim of this project is to create a mixed-use building that would house retail, restaurants, and offices as well as to create a bridge that would connect visitors at the shopping center across the street to this building. The most important of this project was to consider the surroundings and the demographics. Little Tokyo has several events each year and some are part of the Japanese culture so creating a open space within the building parameters in order for various events to be held outdoors.



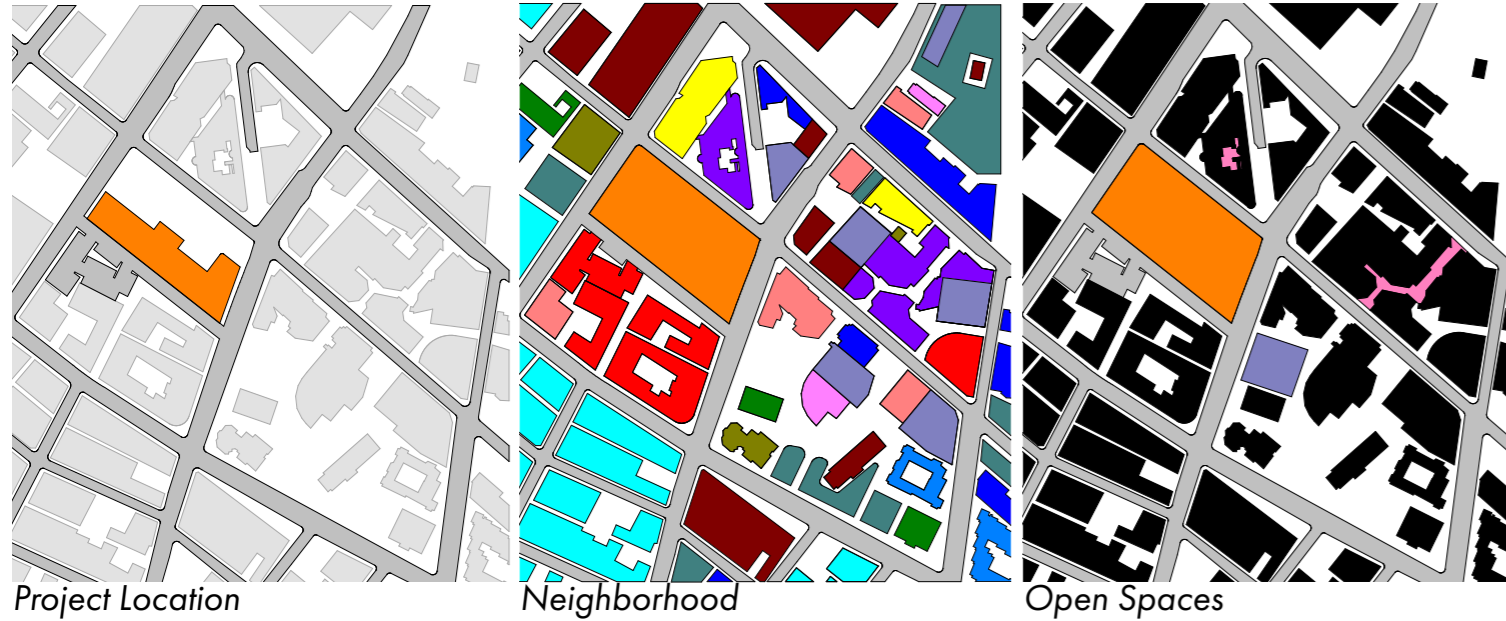
# SITE LOCATION



Project Location



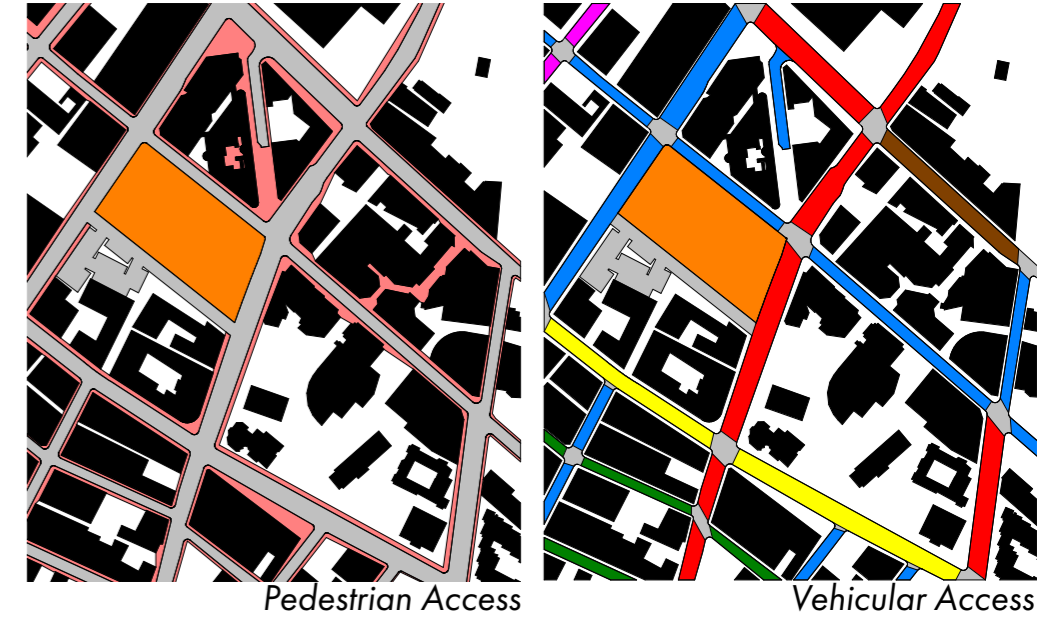
## EXISTING CONDITIONS



- Project Location
- Apartment
- Residential/Retail Mixed
- Hotel
- Mall Mixed Use
- Museum Civic Building
- Offices
- Theatre
- Office/Retail Mixed Use
- Parking Lot
- Parking Structure
- Retail
- Retail/Restaurants
- Temple/Church

It was important in the design process to analyze the surrounding area in regards to what types of buildings surround it and the amount of open spaces that is in the area. Museum, Temples/Churches, Theatre, and two outdoor malls/shopping centers across from it. I took that into account as to how I would position the building so it would not completely block the views of those in those buildings and as they come out from those high traffic areas. It was particularly important to incorporate as much open space within my design so it would offer the community in the area to hold events. The existing space is limited and doesn't offer the space to hold big events such as Nisei Week so I am proposing enough open space to allow for parades and festivals. The proposed open space allows for a stage that is elevated off the ground and can be used as additional space for eating outdoor.

## EXISTING CONDITIONS



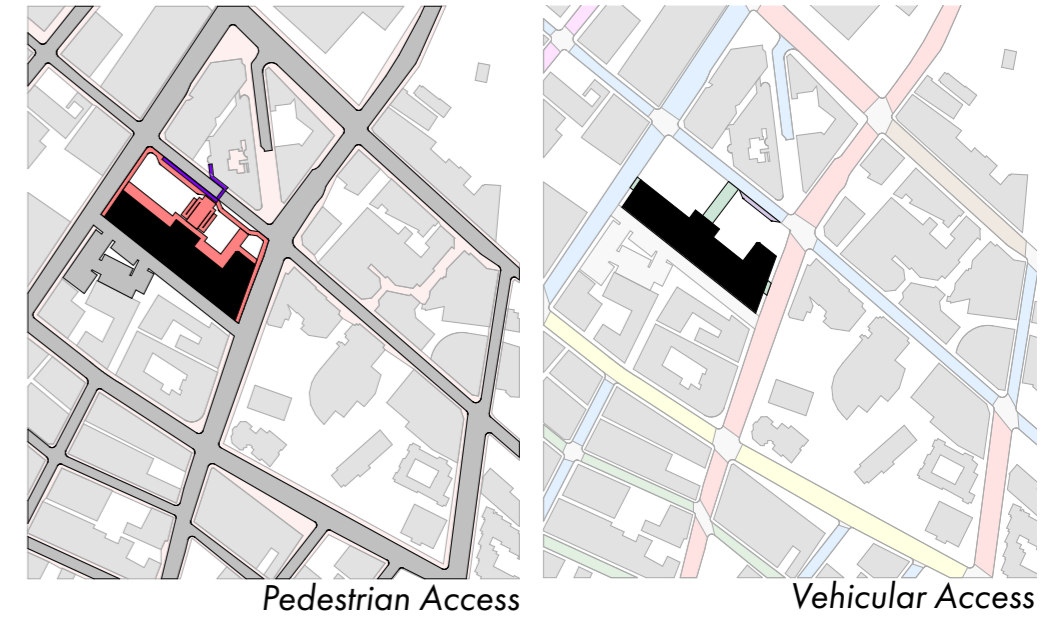
- Project Location
- 2-Way 1-Lane W/Street Parking
- 2-Way 2-Lane W/Street Parking
- 1-Way 4-Lane W/Street Parking
- 1-Way 2-Lane W/Street Parking
- 1-Way 3-Lane W/Street Parking
- 2-Way 2 & 1 Lane W/Street Parking
- Vehicle Drop Off/Pick Up Area
- Parking Lot Entrance
- Pedestrian Walkways
- Pedestrian Bridge

Los Angeles is know for its horendous traffic especially during the weekdays and because this location has streets on its west and north side that are only 1 lane each way and the east side has 2 lane each way. I created three types of exits in order to allow for vehicles to enter different sides and minimize the congestion from traffic especially on the west and north side that have 1 lane per direction. Adding a vehicle drop off/pick up area in the north side also eases congestion and ensures cars don't stop in the street to pick up or drop off someone causing back up of traffic. The walkways I designed ensure there is enough space for high traffic and offer multiple entrances especially if events are held in the open space. A pedestrian bridge on the north side in front of the open space offers pedestrians access to the 2nd floor of the mall without having to cross the middle of the street or walk to the end of the street and back track to get to the mall.

## PROPOSED CONDITIONS

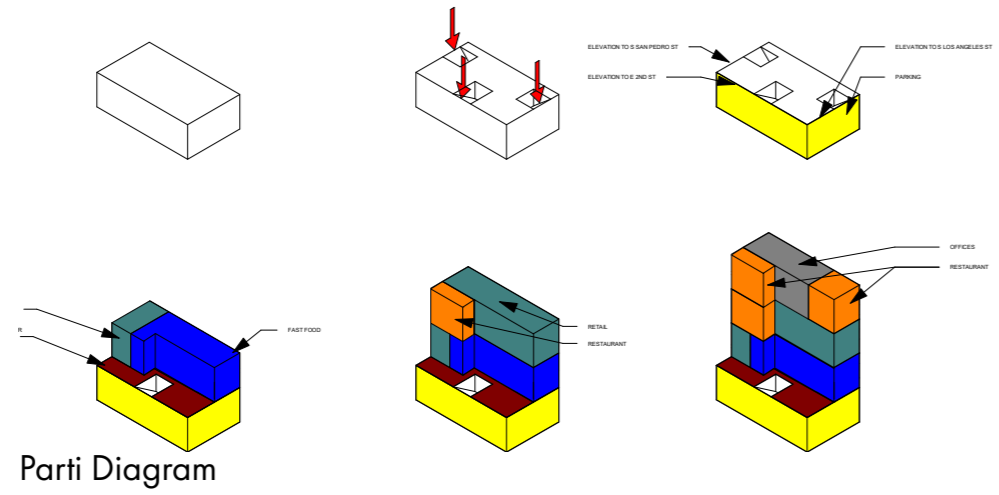


## PROPOSED CONDITIONS

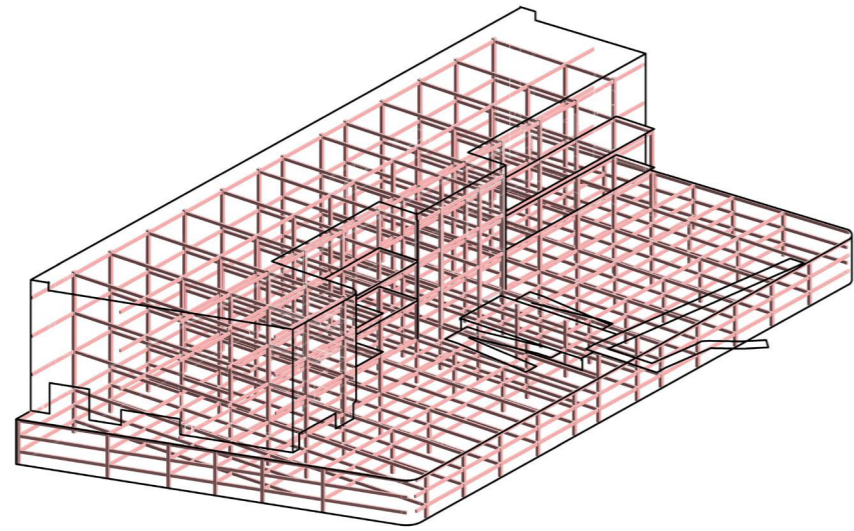


# DIAGRAMS

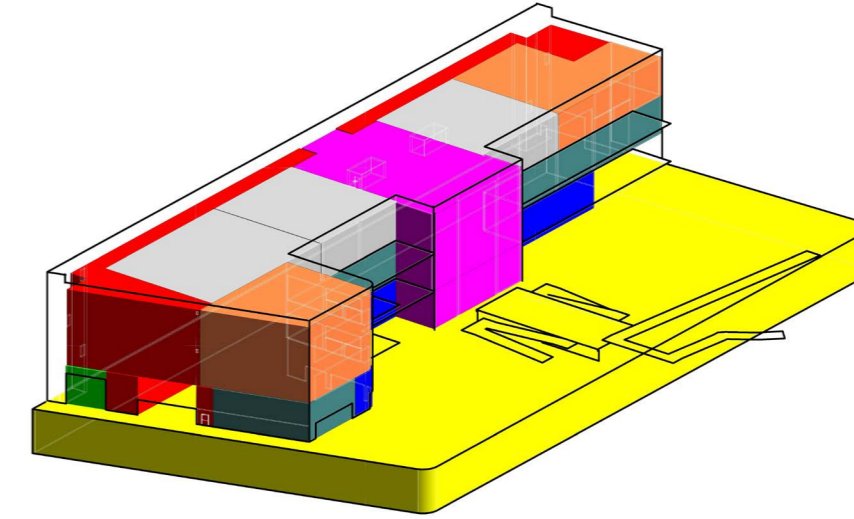
When going through the design stage I focused on the function of the building. I chose to stack the building on 3 levels on the south side so the building itself doesn't cover too much area in the front which could block the views of the downtown LA skyline. Also having it stacked in this way would allow easy access for deliveries and loading up of trucks for retail, restaurants, and offices without interfering with guests and keeping deliveries out of site. The entire back of the building from the ground floor to the roof offer easy access with elevators on the east and west as well as fire stairs. There are long corridors that access all the occupants of the building for deliveries and also straight access to fire stairs in case of emergencies. With the building positioned the way it is and having the restaurants on the 2nd and 3rd floors it offers skyline views for them. The main circulation is in the middle that makes it easy for those coming from garage to go straight up to all the floors.



Parti Diagram

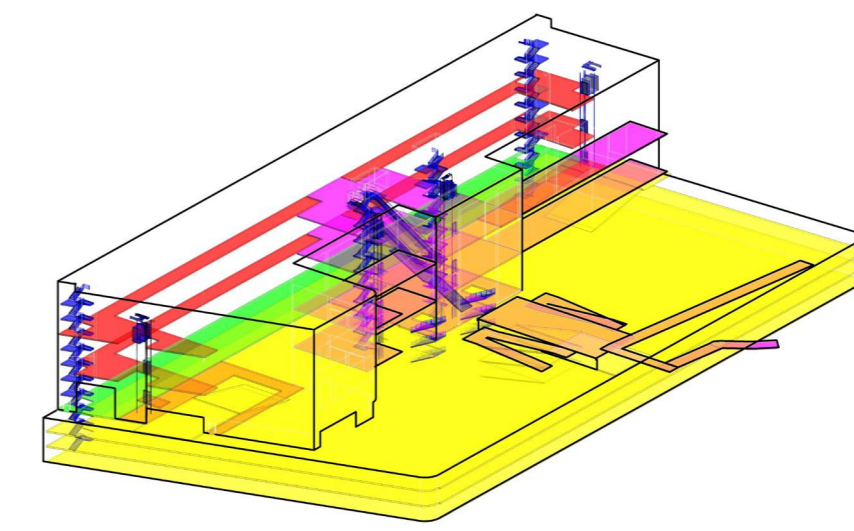


Structural Diagram



Program Diagram

- Lobby on Each Floor
- Offices
- Service Access
- Loading Dock
- Restaurants
- Retail
- Fast Food



Circulation Diagram

- Loading Dock
- Stairs, Elevators, & Emergency Access
- Service Access
- Loading Dock
- Guest Circulation & Ramp Over Street



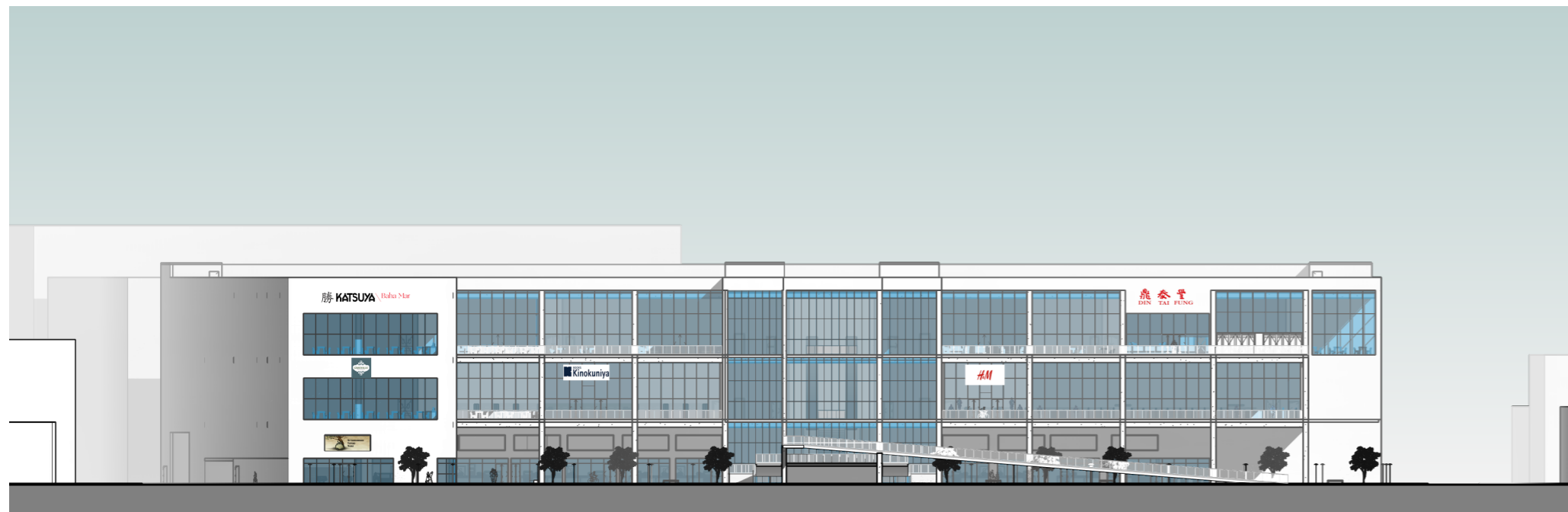


Level 2 - Restaurants & Retail

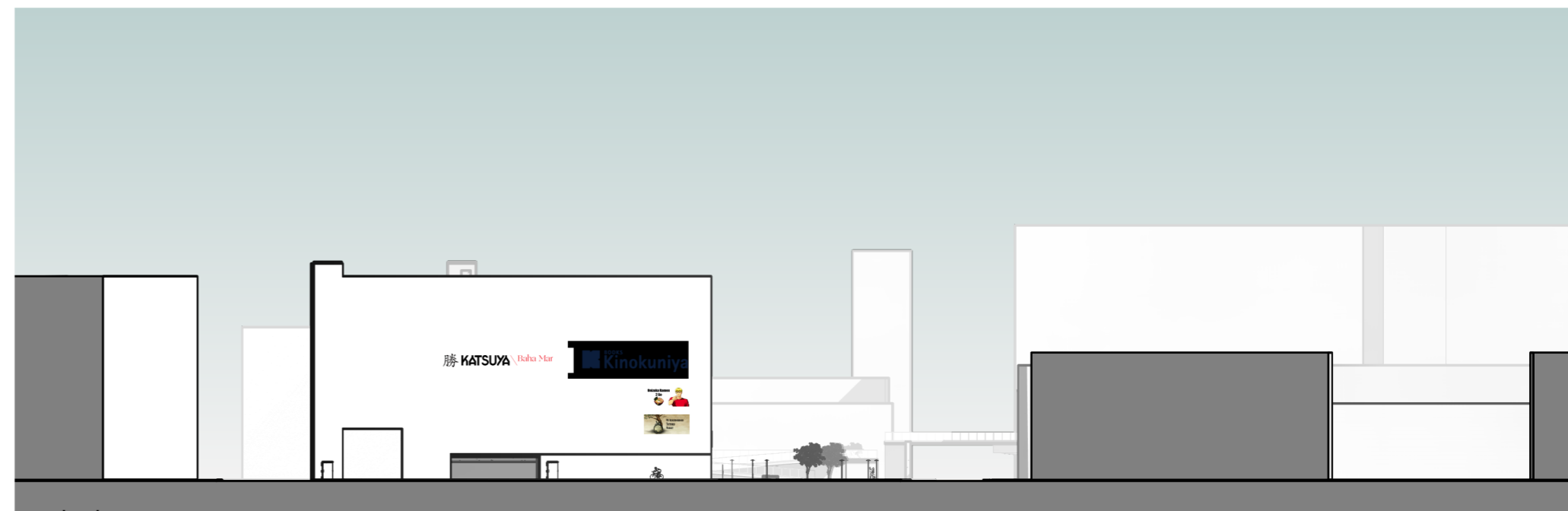


Level 3 - Restaurants & Offices

# ELEVATION VIEWS



East Elevation View



South Elevation View

# ELEVATION VIEWS

# SHORT SECTION CUT



North Elevation View

