

A 20TH CENTURY WARDMAN ROWHOUSE IS TRANSFORMED FOR A 21ST CENTURY COUPLE

GREAT CIRCULATION, REFRESHING COLORS, AND A WIRELESS ENVIRONMENT MAKE THIS HOME FLOW.

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When a young high tech couple from out West moved to Washington in 2004, they bought a classic semi-detached rowhouse built by Harry Wardman, the developer famous for the many houses he constructed in the District at the beginning of the 20th century. While the new owners loved the house in general the interiors didn't quite fit the couple's 21st century needs.



Vestibule
Benjamin Moore
Apples and Pears -50%
395*

Painting the walls of the tiny vestibule Apples and Pears, and accenting it with black trim make the area pop. Console is from Design Within Reach, mirror custom made by "P" Street Pictures. Floor is original.



Modern sofa from M2L, Le Corbusier club chairs by Cassina from M2L, vintage Baker coffee table from Jean-Pierre Antiques, painting by Christopher Campbell, bronze horse from Good Wood, rug from Timothy Paul Carpets + Textiles.



Zapatka custom designed "The Floating Object" cabinet, which was built by Jaeger & Ernst. He also custom designed the dining room table, which was built by Keith Fritz, 1950s dining room chairs are from Jean-Pierre Antiques.

So Leigh Anne Winters, 30, a computer forensic investigator, and her significant other, David Dunkin, 39, a self-described "recovering entrepreneur" (translation: he co-founded and sold a successful software company, SolArc) commissioned Christian Zapatka, owner and principal of Christian Zapatka Design LLC, to transform the space. Zapatka greatly improved the flow, kept the best of the old and juxtaposed it with the new, added wireless access for the Internet and music, and created private spaces that reflect the personalities of both Winters and Dunkin.

The couple adore their freshly renovated home in Woodley Park, a neighborhood known as "English Village" back when their house was built in 1920.

'LIKE THE MERCER HOTEL'

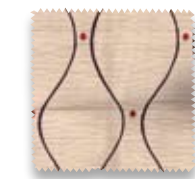
"When we moved here from Oklahoma we had two chairs and a coffee table," Winters says. They also had strong ideas about what they liked and didn't like. When the couple bought their house, the first floor, broken up into several rooms, felt very closed in. The living room was much smaller than the dining room.

Since they're more likely to have Thai carryout in front of TV than entertain 12 for a seated dinner, the floor plan didn't make sense.

"The ratio of the living room to the dining room was wrong for us, it was exactly opposite of what we needed," Dunkin says. They wanted multiple seating areas in the living room and a smaller dining area.

"Leigh Anne and David wanted a living room that felt like the lounge area in the Mercer Hotel in New York," says Zapatka, who counts architect Michael Graves, his professor at Princeton, as his mentor.

(Graves recommended Zapatka for the Rome Prize, a highly coveted honor given annually to two American architects by the American Academy in Rome. Zapatka won the fellowship and studied in Italy in 1990-91.)



Dining room chairs
Donghia
Rodolph
Twist Again
Saddle Shoe



Living Room
Benjamin Moore
North Star
288*

'FLOATING OBJECT'

To create that coveted Mercer Hotel lounge look, Zapatka, 45, got to work. First he had a wall knocked out that divided the living and dining rooms. Then he designed a knockout "lounge." He replaced the wall, which had a door in the center, with "The Floating Object." This 7-foot-wide, 2-foot-deep, and 8-foot-high mahogany cabinet, which Zapatka custom designed, separates the living and dining areas, and yet because it doesn't reach the ceiling allows the space to read as one oversized room. The cabinet cuts in near the base instead of going straight to the floor, which makes it seem to float. Access between the dining and living room areas is now on either side of the large cabinet instead of through a center doorway.

Zapatka created two distinct seating areas in the "lounge" using back-to-back sofas with a sofa table that he custom designed in between.

"David's more contemporary and practical but I still wanted the more formal and girly," says Winters, comparing the two groupings. The more casual area includes a sleek modern sofa flanked by two black leather chairs designed by Le Corbusier and a 1950s Baker coffee table. The front area includes two upholstered side chairs, a 1950s armless settee, and a small Todd Hase oval table.



Zapatka custom-designed the banquette, table fabricated by Stoneline Design.



Zapatka modernized the kitchen by adding a stainless steel backsplash from Ann Sacks, among other things.

'DISCO BALL BACKSPLASH'

The lime-colored kitchen reflects a modern/retro, in-the-know feeling, too. It sparkles with a backsplash of mini matte and shiny stainless steel tiles by Ann Sacks, pictured left. "I call it our disco ball backsplash," Dunkin says.

Zapatka updated the original cabinets by having them painted matte black and replacing the hardware with brushed chrome. He also had a wall removed that chopped the kitchen into a small space and replaced a swing door that led from the kitchen to the dining room with a pair of French doors. Winters especially enjoys the breakfast nook, which features a built-in banquette and a chrome and glass table, pictured opposite. "I love to be able to look out the windows and see the courtyard," she says. She also adores her private space upstairs.

"We each wanted spaces that would be uniquely ours," Dunkin says. So Zapatka transformed two little attic rooms. The result? Luxurious masculine and feminine hideaways.

 **Kitchen**
Benjamin Moore
Lime Ricky
393*

 **Breakfast banquette**
Donghia
Souk Stripe
Tangerine

HER BOUDOIR

"It's a place for me to get away to my own little world. It's my retreat," Winters says of her boudoir, which is painted a soothing shade of blue called Rivera Azure. A white 1920s chaise longue, the first piece of furniture Winters and Dunkin bought after moving into their house, accents this room. A small white desk fits into a window alcove. Books about Jackie O., a dog-eared copy of *Catcher in the Rye*, and love letters that Winters' grandfather sent to her grandmother during World War II grace the coffee table. "I play on my computer, read, pay bills. Mainly it's to get away, read, and drink my tea or talk on the phone," Winters says.

HIS STUDY

Dunkin's handsome hideaway, by contrast, features Charleston Brown walls, two 1940s French-style club chairs, a telescope, and built-in bookcases.

"It's like a first class smoking lounge on an ocean liner," Zapatka quips.

"I read, have a glass of wine, and listen to my music," says Dunkin, who has a Sonos wireless music jukebox. He also has a bird's eye view of the National Cathedral from this vantage point.



Boudoir
Benjamin Moore
Rivera Azure
822*



BELOW: Winters' boudoir features a white 1920s French chaise longue from Random Harvest, 1950s French settee from Jude Kissinger, and desk from Hold Everything.

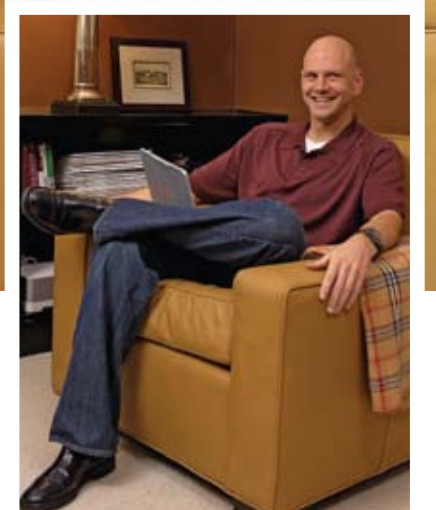
INSET: Leigh Anne Winters reads and relaxes on the chaise in her private retreat.



Study
Benjamin Moore
Charleston Brown
Exterior Ready Made*

ABOVE: Dunkin's study includes two club chairs by Mitchell Gold, and table lamps from Jean-Pierre Antiques, Georgetown. The Burberry throw was a gift to Dunkin from Winters' mother.

INSET: David Dunkin enjoys listening to music and checking his laptop in his handsome hideaway.



AUTHENTIC DETAILS

Zapatka kept the original steel casement windows with their original hardware in this room and throughout the house. He had decades worth of old paint removed from the frames, and then had them painted black. He also kept other distinctive original features such as push button lights and the Gothic front door. He had the floors stripped to show the original white and red oak. "This very narrow strip flooring is a telltale Wardman detail," he says.

Zapatka continues, "Wardman houses are distinguished, in general, by their solidity and gracious proportions – generous room sizes, good ceiling heights, nice big windows, substantial trim details, good wood floors, all the elements that make a house feel solid and permanent." And somehow just right for a young couple who came East to live in English Village in a classic Wardman rowhouse that now reflects them. **ws**

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*Colors shown may not be exact. Visit benjaminmoore.com for more information.