



Feldman Architecture + Blend Projects

Case Study 2.0
Rebuilding Los Angeles

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Feldman Architecture

Studio Summary

Founded in 2003, Feldman Architecture is an award-design practice recognized for creating warm, soulful, light-filled spaces that are site-sensitive and carefully crafted. Our vibrant, 40-person San Francisco-based studio believes in the importance of great design because we understand that the quality of architecture shapes the quality of life and what we create can be meaningful for many generations.

Highly collaborative in nature, Feldman Architecture approaches design as a dialogue between clients, collaborators, and site – listening without preconceptions to collectively identify challenges and propose thoughtful solutions. Our studio views each project as an opportunity to craft an innovative solution that is highly responsive to people and place.

Feldman Architecture champions resilient, regenerative design strategies that prioritize communities, future generations, and the environment. At each project's inception, we outline climate action goals that are developed and executed throughout each phase of the construction and design process. Our innovative office-wide carbon budget for residential projects tracks and measures each project's predicted embodied and operational carbon emissions from design through post-occupancy. As signatories of

the AIA 2030 Commitment, Feldman Architecture is working towards a carbon neutral future – with one of California's first Living Building Challenge certified residence currently under construction. Our studio has accumulated many national architecture awards including the prestigious Chicago Athenaeum American Architecture Award, as well as over 100 regional, local, and trade awards for design, sustainability, and firm culture. We've been featured in premiere national publications, released our first monograph, *Immersed*, in 2021, and were recently named among the top 200 best residential architects in America by Forbes, as well as Best Residential Firm, Jury Winner, in the 2025 Architizer A+ Awards.

Blend Projects

Studio Summary



Blend Projects is a design-build studio in Victoria, British Columbia, with clients across Canada and the United States. Founded in 2018, we design panelized homes that combine the beauty of architecture with the precision and efficiency of off-site construction. Our work is intentional, site-attuned, and healthier by design - inspiring a range of models from 1,000 sqft ranchers to large custom builds. We believe prefabrication should elevate architecture, not limit it.

We design and engineer every home in-house, then deliver it through our off-site build system. Design and build teams work cohesively throughout the process. The structural shell is prefabricated and assembled on site, while the floorplans, elevations, fixtures, and finishes, are tailored to each client during design, so that the end result is uniquely theirs. We have had the opportunity to collaborate with architects and builders who share our vision, including Feldman Architecture on fab_01, and translated their bespoke designs across the system we build from.

Our timber moment frame system uses our signature glulam beams to support a grid of wall and roof SIP panels. Together they form a continuous envelope that reduces thermal bridging and lowers long-term operating costs. Every Blend home meets high-performance standards, with

Passive House certification available for a minimal cost increase. The same method produces over 30 percent less construction waste than conventional site-built construction. We specify low- and zero-toxicity materials throughout, treating indoor air quality as a design decision rather than a finish detail.

Construction has become a complicated business. Blend's work is to simplify it without losing what matters, and to build homes that will be loved for generations.

fab_01

Project Narrative



After the devastating fires that displaced thousands in Altadena and the Pacific Palisades in January of 2025, the team at Feldman Architecture felt moved to craft a design solution that directly responded to the place and the need.

Last year, inspiration struck as we began to work alongside Blend Projects to implement their efficient, pre-fabricated building solutions on a project in Carmel, CA. The combination of Blend's effective system with our detailed-oriented design process inspired a shared vision to provide a cost efficient, regenerative, and resilient design concept crafted for those who lost their homes to the Los Angeles wildfires. Together, we bring you fab_01.

Blend Projects and Feldman Architecture, like many others, see a need for a comprehensive housing solution. Our proposed design sensitively responds to LA's unique culture and geography and is envisioned as a one-story, single-family residence tailored to a typical lot size, 50' x 130'; although, the pre-fabricated, modular nature of the design permits fab_01 to be flexed and adapted to specific site dimensions and client needs.

fab_01 utilizes structurally insulated panels (SIPs) and glulam structural frames, both of which are pre-manufactured off-site to shrink construction timelines. As a result, the building structure can

go up in days, not months. The exterior palette of cement plaster, fire-rated wood siding, metal accents, and a standing seam roof are non-combustible and compose a highly resilient, fire-hardened building. Furthermore, the building's SIP shell enables unvented building assemblies which enhance the project's fire resiliency while reducing unwanted heat gains/losses, significantly improving the building's energy efficiency. To further enhance fire resiliency and energy efficiency, fab_01 will be built to Passive House standards, one of the most stringent building certification standards that emphasizes airtightness, durability, and ultra-low energy consumption. With certified Passive House Designers in-house, we used this as an opportunity to implement our knowledge and crafted a design solution that not only enhances the quality-of-life of its inhabitants, but that pushes the greater LA community to rebuild smarter.

We're also excited to welcome our LA-based friends at Terremoto Landscape to the team, experts in native garden-making and landscaping that heals and regenerates fire-affected sites. They look forward to offering custom design concepts for specific sites and clients.

fab_01

a pre(fab)ricated solution designed by

Feldman Architecture

in honor of & response to

Altadena

& in partnership with

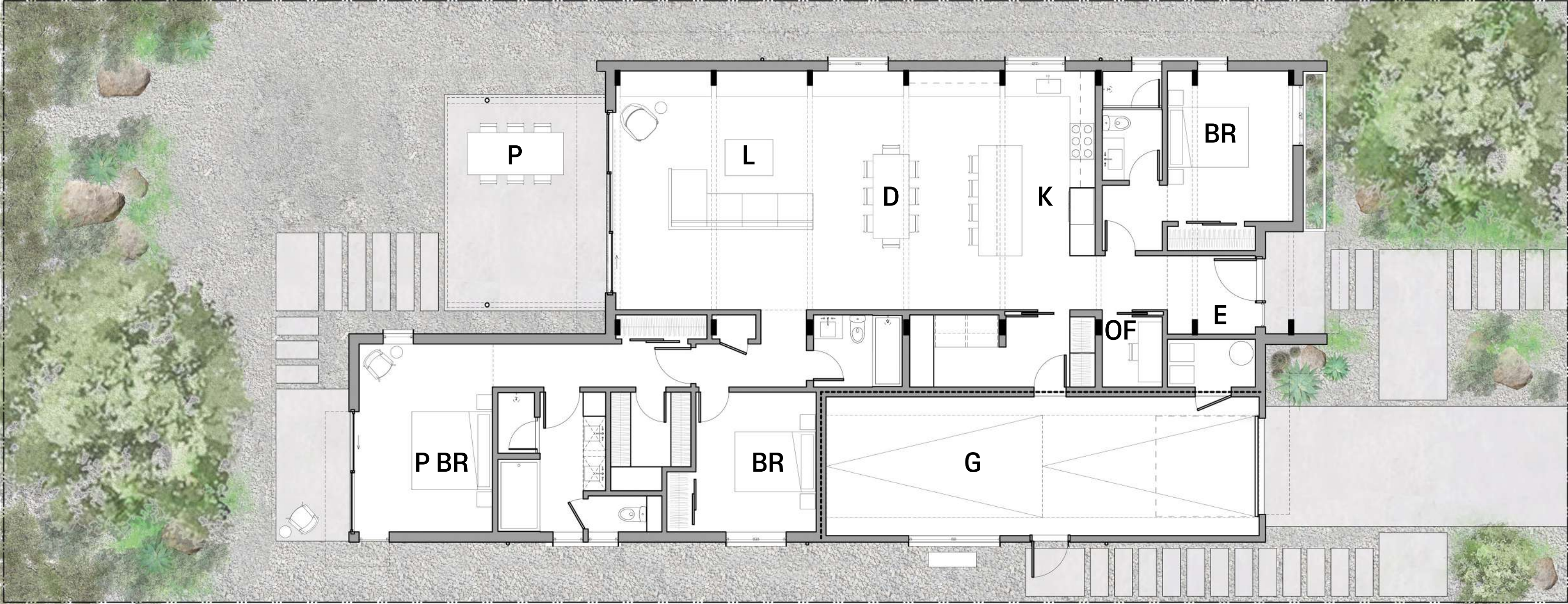
Blend Projects



Floor Plan

3 Bed
3 Bath
2,615 ft²
Tandem, 2-Car Garage (460 ft²)

0' 2' 4' 8'





Sustainable Design Features

Fire Resiliency

Fire Rated Exterior Building Envelope	Non-combustible siding & roofing
Mass Timber Durability	Engineered wood charring layer
Defensible Landscaping Strategies	Non-combustible buffer zones, fire-resistant plantings, and non-combustible hardscape

Operational Energy

All-Electric Building Systems + Solar PV	Integrated clean energy usage with 90% EUI reduction
High-Performance Building Envelope	Continuous exterior insulation
Advanced Air Filtration System	Improved indoor air quality
Load Management + Battery Backup	Optional battery backup allows for house functionality in power outage

Embodied Carbon

Reduced Carbon Footprint	~ 40% CO2 reduction via prefab
Mass Timber Structural System	Sequesters carbon and reduces steel, FSC-certified sourcing
Healthy Finishes + Material Selections	Red-list free materials
Construction-Site Waste Reduction	Up to 70% on-site waste reduction

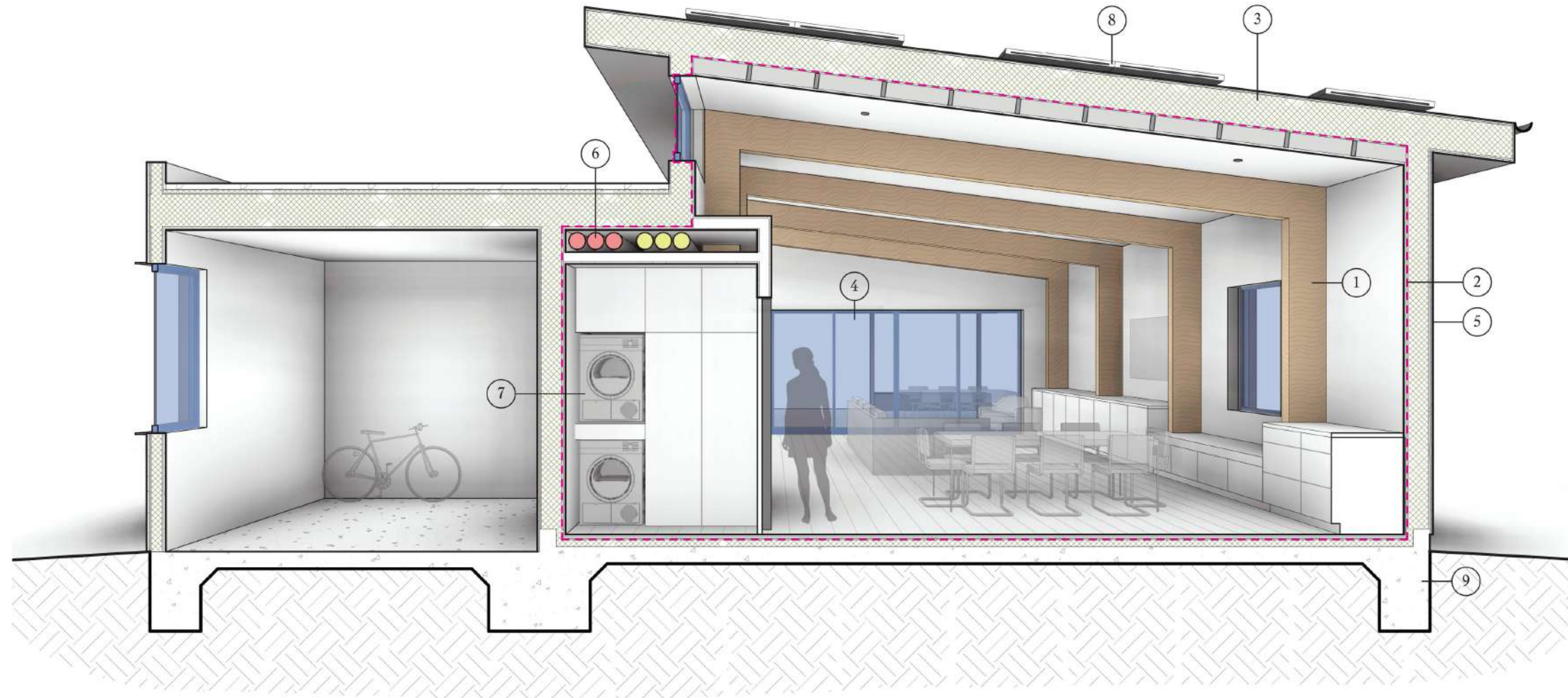
Materiality

- 
Standing Seam Roof
- 
Flame-Retardant Wood Siding
- 
Concrete Paving



- 
Cement Plaster
- 
Metal Awnings and Trim
- 
High Thermal Performance Doors & Windows

Passive House Certified



1. Pre-fabricated mass-timber moment frames
2. Air-sealed envelope - 0.6 ACH max
3. Structurally Insulated Panels with 8-12" of EPS insulation (R-30-R-60)
4. High performance triple paned fiberglass windows
5. Non-combustible siding for fire resiliency
6. Energy Recovery Ventilator (ERV) for fresh air, and a streamlined HVAC system meets Passive house heating/cooling standards (4.75 kBtu/sf*yr)
7. Efficient electric-powered appliances
8. Solar Panels for on-site energy generation
9. Concrete foundation & slab on grade

The design of a passive house is focused on the idea that buildings are for people and should be comfortable, durable, energy efficient, and healthy. Specific requirements around minimizing heating & cooling loads, airtightness, avoidance of mold & condensation, and proper ventilation propel any Passive House to meet elevated standards in insulation values and high-performance fenestration. Passive Houses are built significantly above code minimums leading to reductions in utility costs, maintenance, sound pollution & operational carbon while enhancing fire resiliency, indoor air quality, & thermal comfort year-round.

We submitted fab_01 to the Passive House Network California Rebuilds Design Competition Awards – which aimed to develop a catalog of high-performance homes to inspire and inform the rebuilding efforts in LA. We are happy to share that fab_01 received second place in the Contemporary category and was applauded for its fluid design and layout.

Front Aerial





Rear Perspective



Interior Perspective - Kitchen



