




*A historic property in
Little Compton gets
sustainable updates
and a refined landscape
with timeless appeal.*

NEWMATH PROTONS DAY



Topped with a green roof, the sleek addition has three walls of glass and connects to the new patio overlooking the pool, vegetable garden and pasture beyond.

One of the first homes built in Little Compton, this property came into being in 1790. The rustic Cape Cod-style house and adjacent barn, set amid four verdant acres, ultimately became a gentleman's horse farm. The current owners who live year-round in Boston purchased the place as a summer retreat in 2017. Before their offer had even been accepted the couple consulted architect Gale Goff about renovating the original house with a modern addition that would honor the historic nature of the home.

Ultimately, Goff's office designed a glass central core that connects the storied structure with a 650-square-foot addition encompassing a new open stairway overlooking the living spaces, along with a mudroom, powder room, laundry area and an expansive hang out space. "The new room has a very modern vibe, with large expanses of glass. It's a

great contrast to the rest of the house," says Goff. Set low to the ground, the space seamlessly transitions with the patio when the sliding doors are opened, blurring the boundary between indoors and outside. Because truly, the home is all about the lush parcel upon which it is set.

While it was important to the homeowners that the property retain its patina and rustic appeal, it also needed to feel suited to contemporary living. "Because of the way the site is positioned away from the road, the place really feels stuck back in time. The idea was to build on the agrarian aspect of the property," says landscape architect Matthew Cunningham, who designed the grounds. "The family really wanted the kids to be able to run around barefoot."

Cunningham and his team worked with the homeowners to select drought tolerant and eco-friendly plantings to create

“THE RECLAIMED GRANITE PIECES HAVE INSTANT PATINA
THAT LOOKS LIKE IT’S BEEN THERE FOREVER.”

– Mathew Cunningham



Clockwise from above: The neighbor’s horses often roam on the property; the addition is clad with clapboards painted black, while the original part of the house features black trim and classic cedar shakes; the barn, which has an outdoor shower is adjacent to the pool.



a landscape that feels laid back and authentic and doesn't require huge maintenance or an intense carbon footprint.

The property has several century-old fieldstone walls and Cunningham called for the creation of additional walls made with antique rocks. Landscape Creations carefully repaired the existing dry-stacked stone walls, installed plantings, and introduced modern outdoor amenities including a pool, firepit and terrace.

"Reclaimed granite pieces were brought in to fit the rustic setting. We used feathers, wedges, and wrought iron tools to antique materials to the desired look," says Landscape Creations founder, Jonathan Zeyl. "Then slings, excavators, and vacuum lifts were used to place the massive stones to exact specification."

The house needed significant updates to ensure it was an airtight space. "We stripped the home down to its original post and beam structure and reframed the walls to get

the necessary insulated value," says Andrew Cliff, project manager of Arkins Construction, the firm that spearheaded construction on the renovation. The need for fossil fuels was eliminated on the property by installing solar panels.

A green roof was planted on top of the addition and the home's original stone foundation was wrapped with a rubber membrane to make the basement watertight. While the home's new systems ensure that it maintains a modernized eco-friendly footprint, interior details nod to its origins. The original 18th-century floors have been preserved on the main level along with three fireplaces and a beehive oven.

The main chimney made out of ballast imported by brick from the Netherlands in the 1700s was rebuilt with the same joinery used back then. As with the way the landscape was designed and installed with reverence to the property's provenance, Cliff says, "We worked hard to make sure the craftsmanship matched the time-period of the house."



Clockwise from left: A rebuilt stone wall with granite steppingstones leads through the gate to the pool. The gate posts are reclaimed salvaged granite; the patio and firepit are made of reclaimed granite procured from parking lot curbs, bridge parts, and old foundation slabs; Landscape Creations installed an allée of Crabapple trees that lines the meadow path.



Architecture: Gale Goff Architect
Construction: Arkins Construction Company
Landscape Architect: Matthew Cunningham
Landscape Design LLC
Landscape: Landscape Creations
Photography: Anthony Crisafulli
Text: Jaci Conry