



## *Massachusetts ADU Design Challenge | Project Cover Sheet*

### **1. Design Team**

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Lead Applicant: DARGUIN FORTUNA

Additional Applicants:

Design Firm Name (If Applicable):

Contact Info: DFORTUNA@FLOW-DESIGN-STUDIO.COM

### **2. Design Information**

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EntryID (randomly assigned by HLC for tracking purposes): 3582

Design Name: BBB ADU

ADU Gross Floor Area (square footage): 892

Unit Layout: Two-Bedroom or more

ADU Height (feet): 24.8

Window/Wall Ratio: 32%

Foundation Type: Concrete Frost Wall

### **3. Project Narrative**

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The BBB ADU (Big Beautiful Build) is an 892-square-foot detached dwelling derived from the original prototype submission, maintaining its proportional window-to-wall ratio, sectional strategy, and spatial clarity while utilizing conventional wood-frame wall assemblies. The architectural character remains defined by the shed roof form and strong vertical façade rhythm. The ground floor organizes kitchen, living, dining, and bath in a continuous open plan, while upper sleeping spaces benefit from daylight and privacy. By retaining the original massing and glazing proportions, BBB ADU preserves architectural quality while demonstrating how design excellence can be achieved through standard, widely available construction systems.

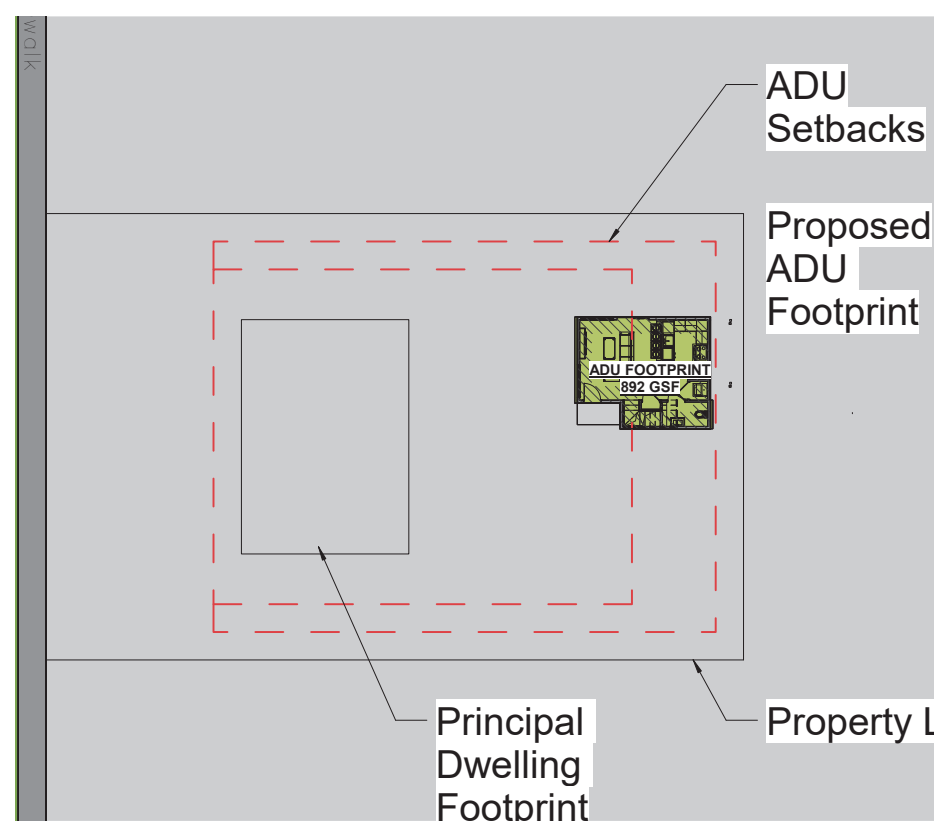
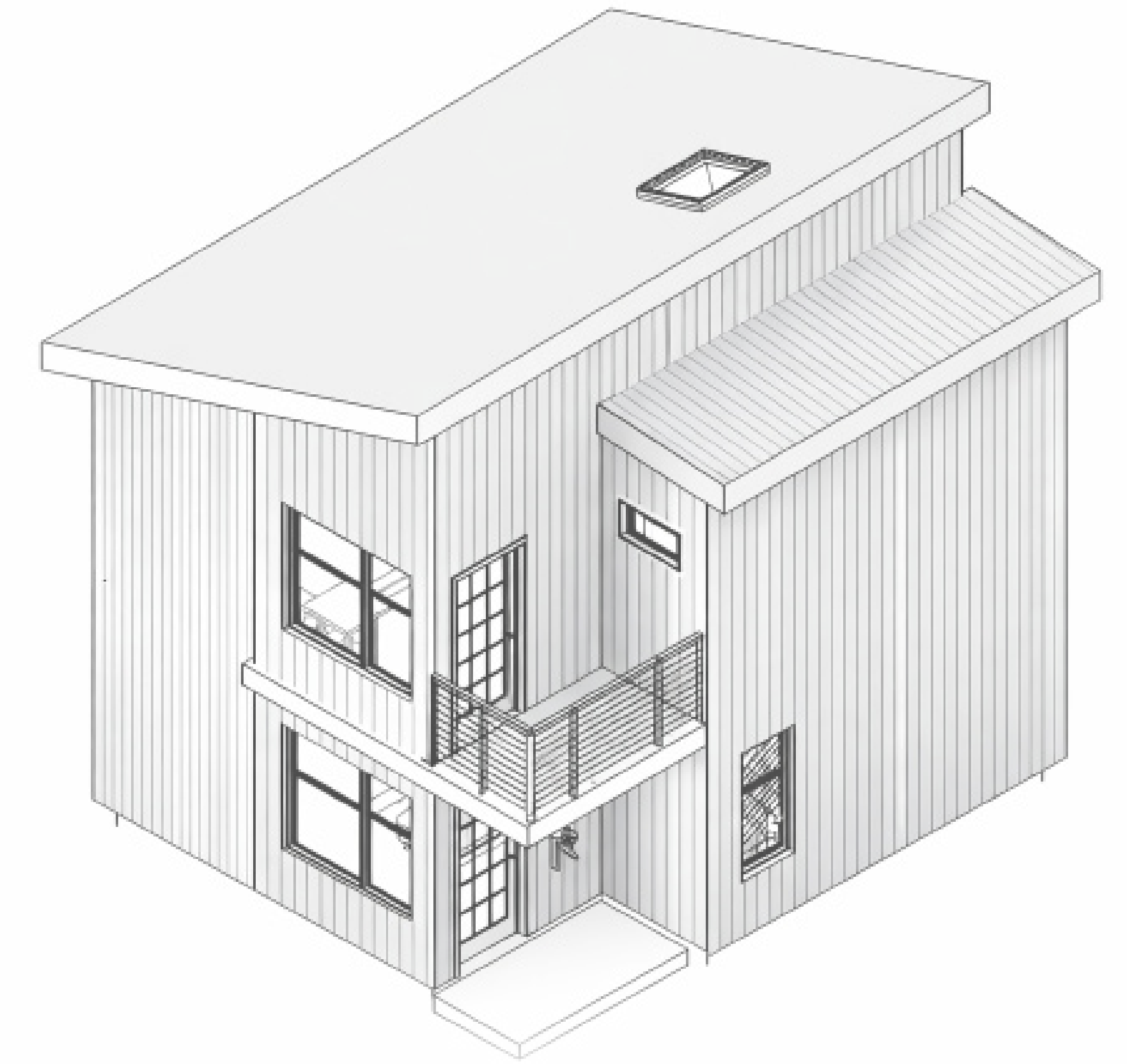
***Please note that the information contained in this file was submitted to the Executive Office of Housing and Livable Communities (HLC) by ADU Design Challenge participants and has not been independently verified by HLC or the Commonwealth of Massachusetts. Please direct questions to the designers.***

# BBB

## ADU

The BBB ADU (Big Beautiful Build) is an 892-square-foot detached dwelling derived from a previously developed high-performance ADU prototype, reinterpreted using conventional construction assemblies for broader accessibility. The design retains its clear sectional strategy, efficient footprint, and spatial generosity while utilizing standard wood-frame walls and typical New England residential construction methods. A shed roof form defines the architectural character and enhances interior volume. The ground floor organizes kitchen, living, dining, and bath in a continuous open layout, while upper sleeping spaces benefit from daylight and privacy. BBB ADU demonstrates that architectural quality, comfort, and clarity can be achieved without relying on specialized or premium systems.

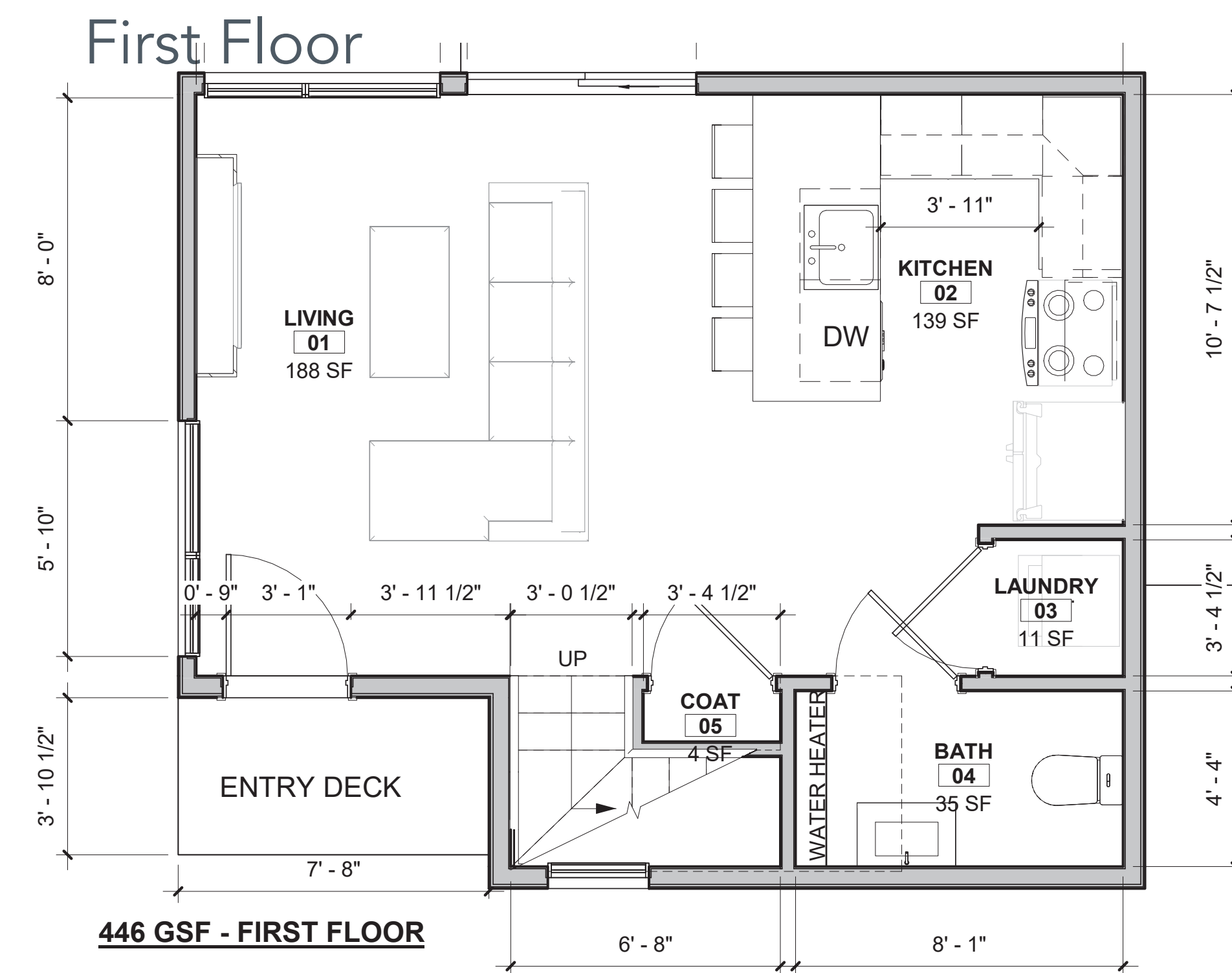
### FRONT RENDERING



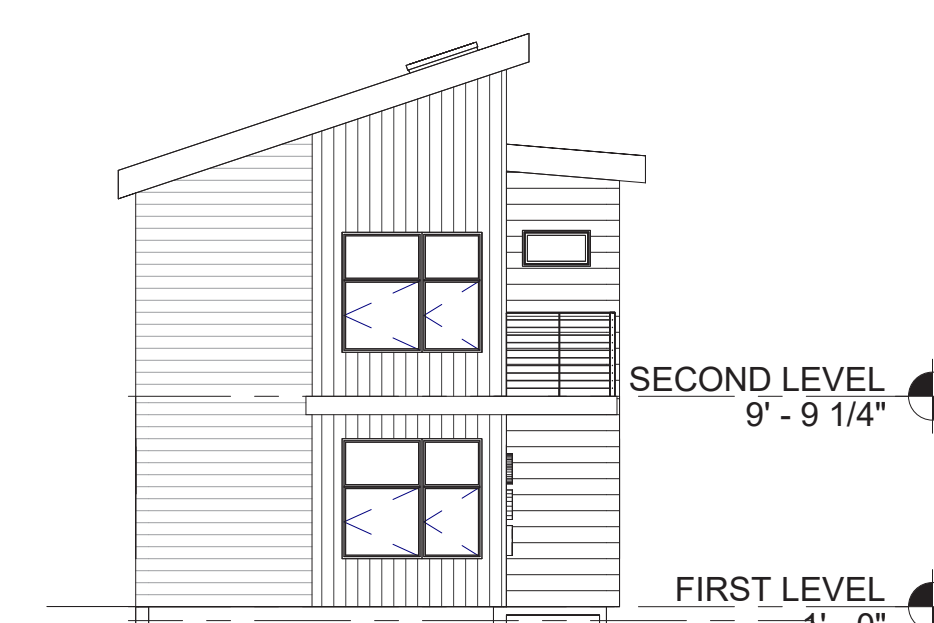
Site Plan



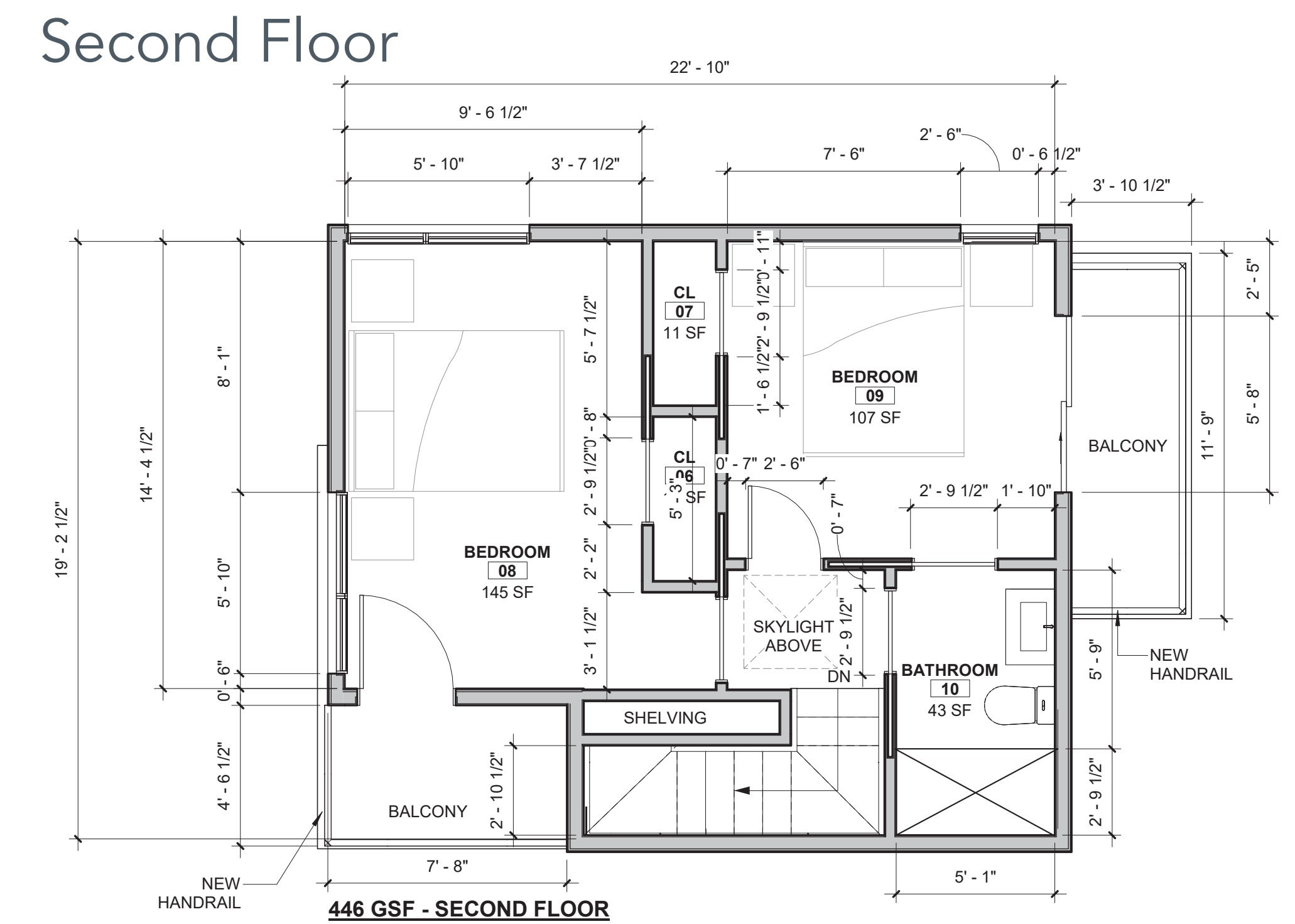
Interior Rendering



East



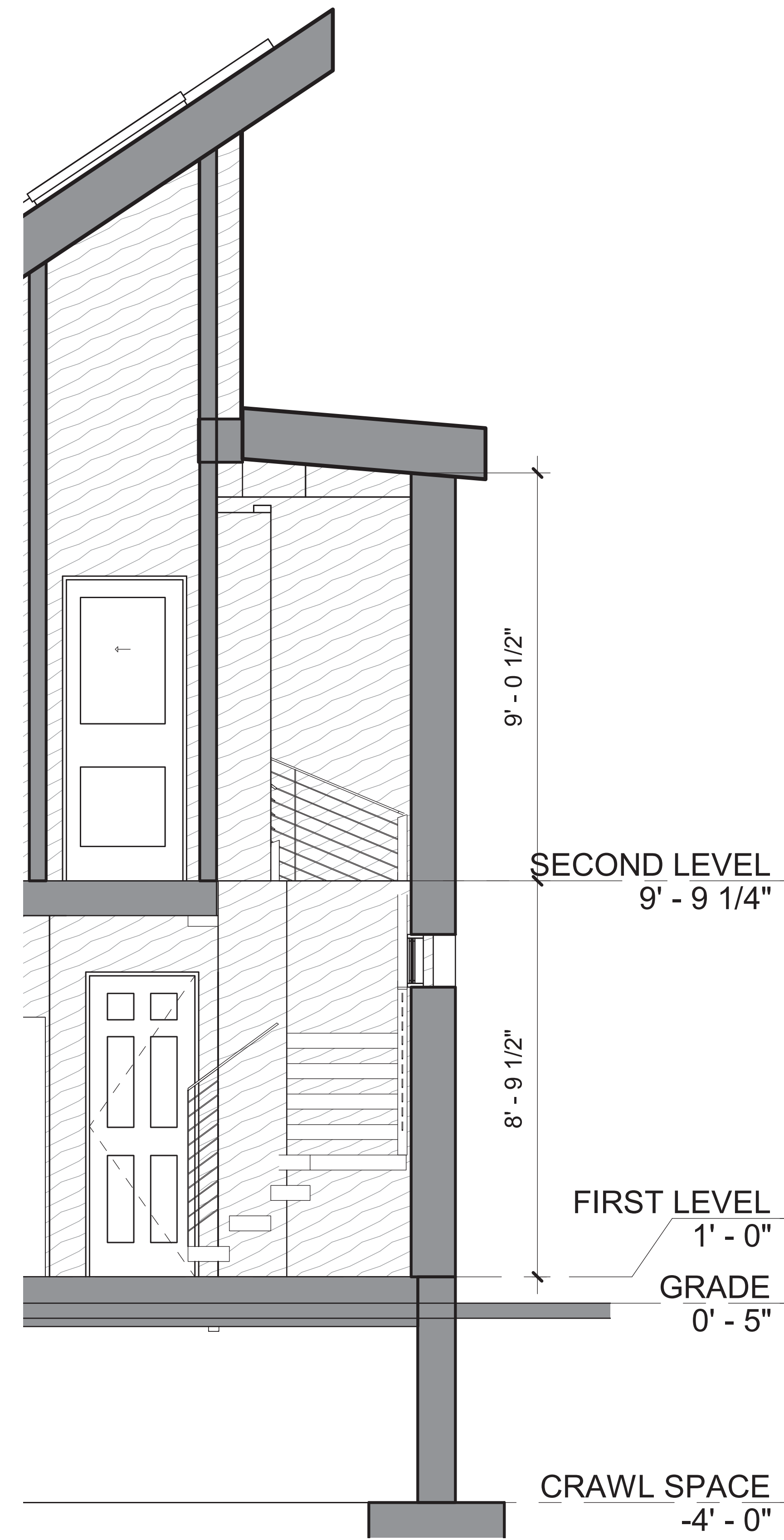
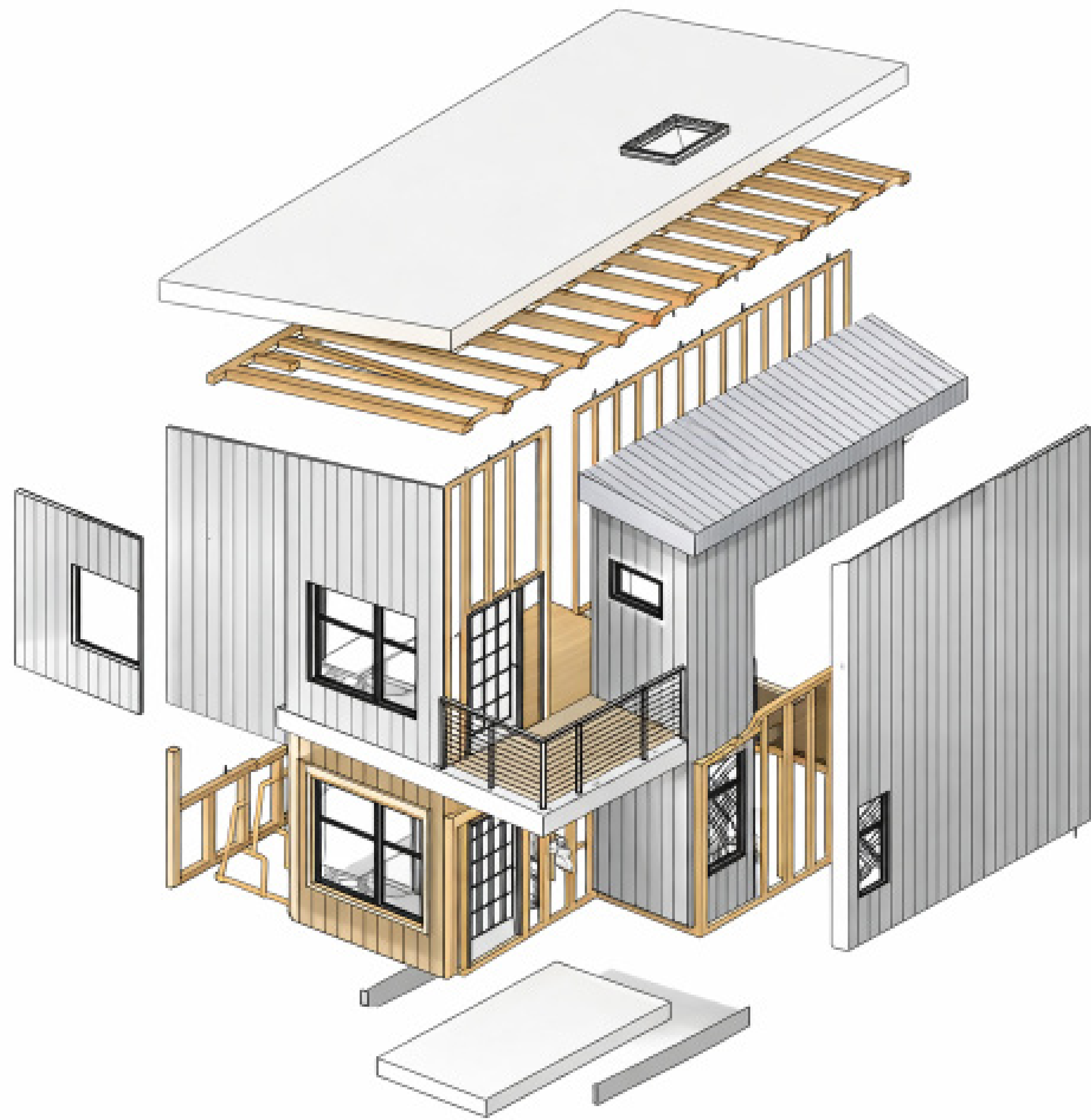
East



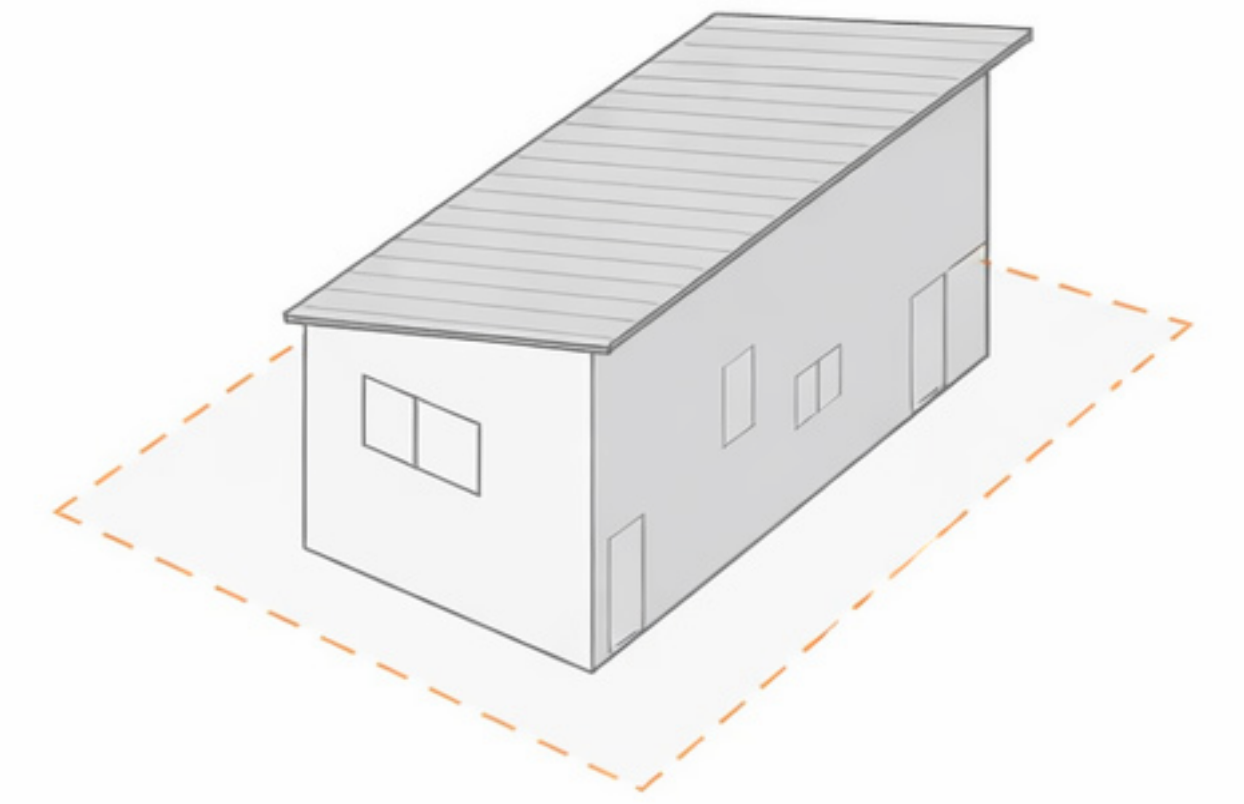
North



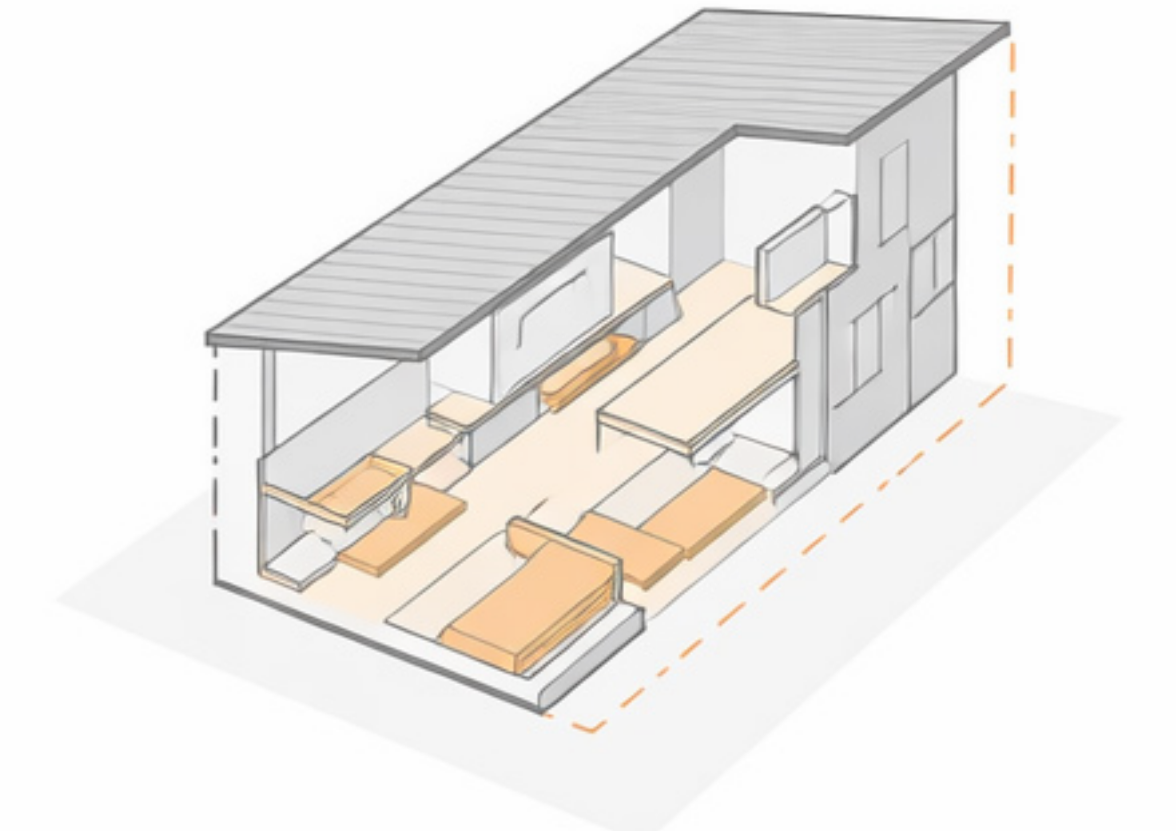
South



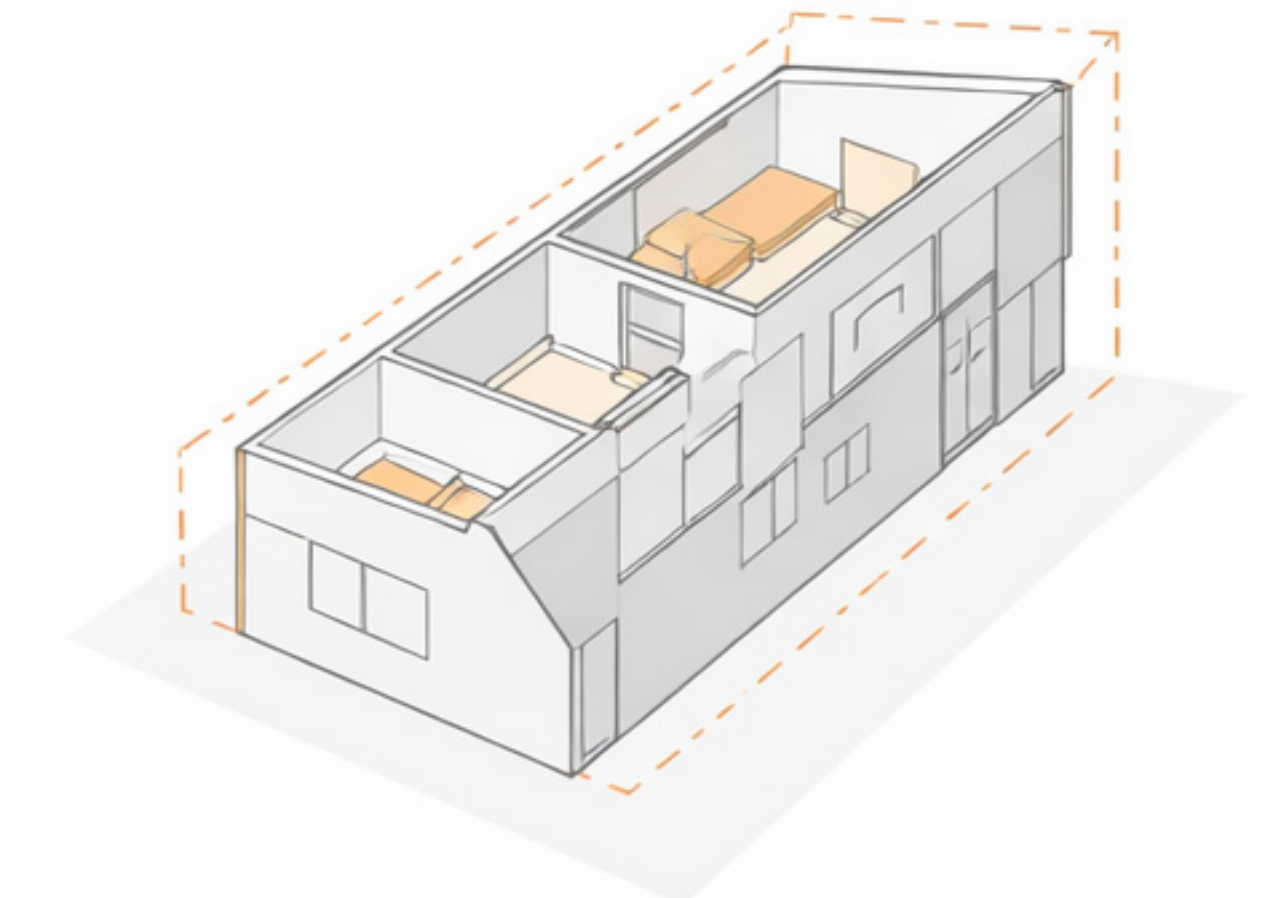
**WALL SECTION**



**Compact Footprint**  
892 QP acdiourts

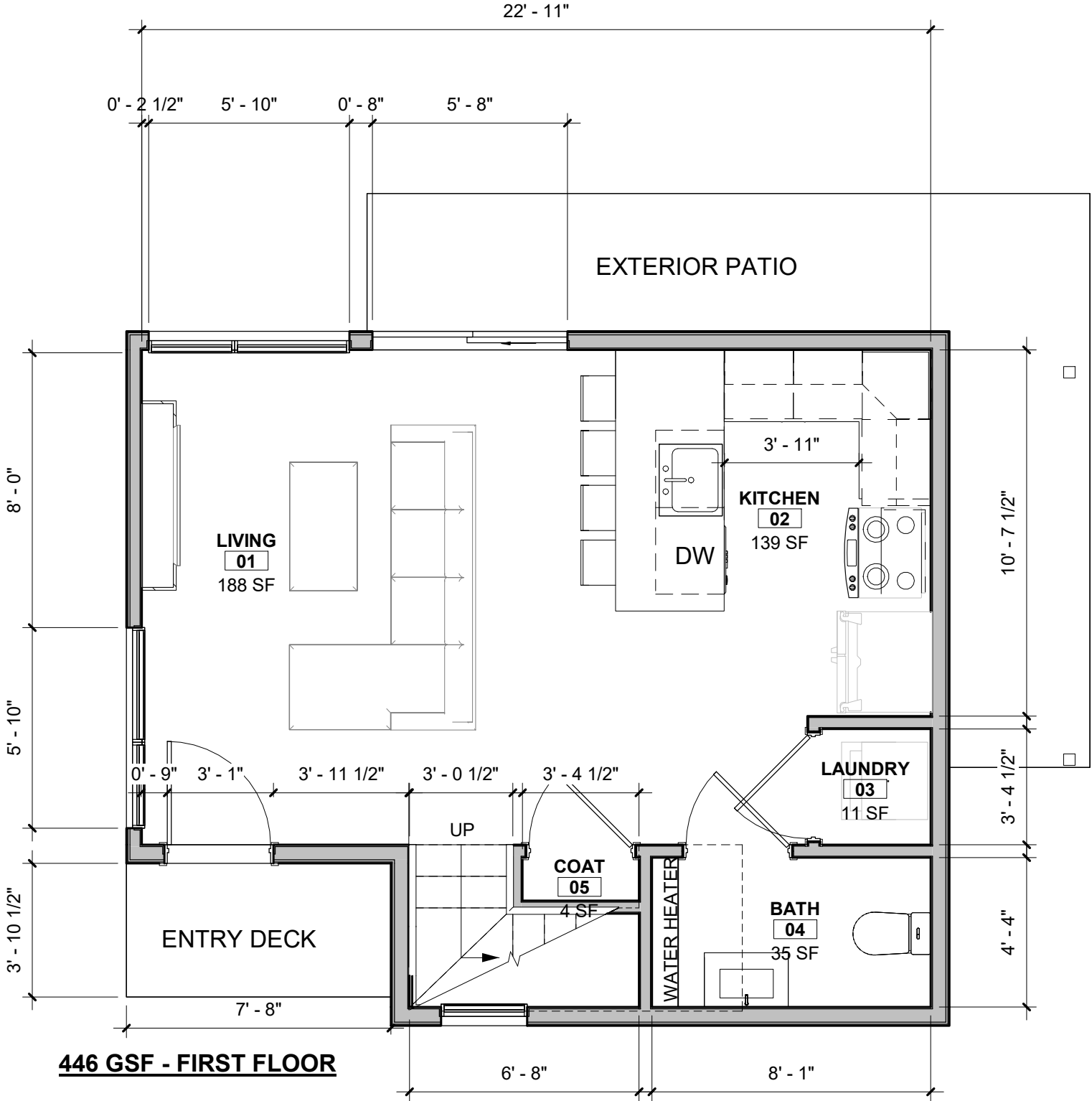


**Open Ground Level Layout**  
Living, Kitchen, Dining

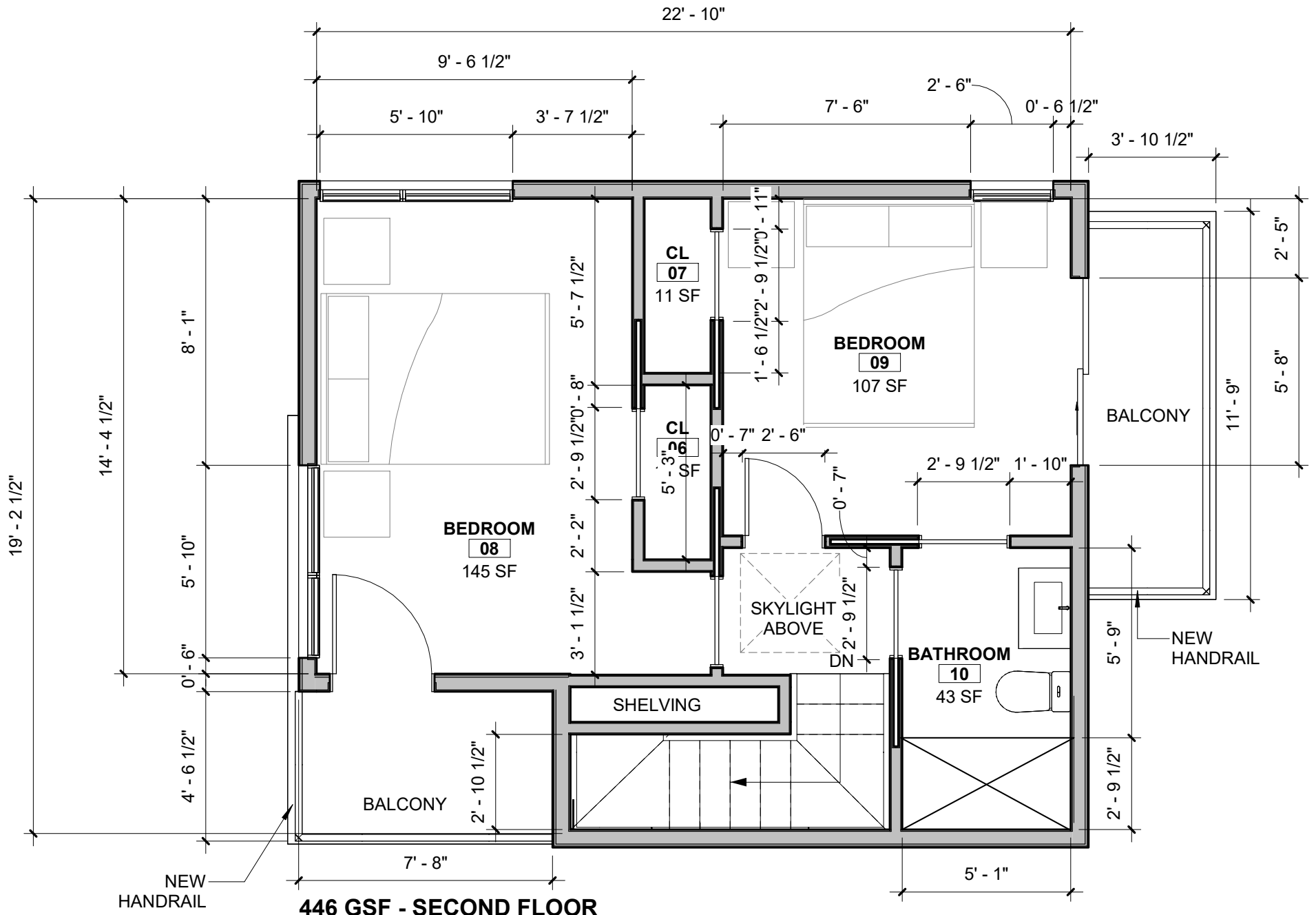


**Upper-Level Bedrooms**  
Precational SyreteCartes

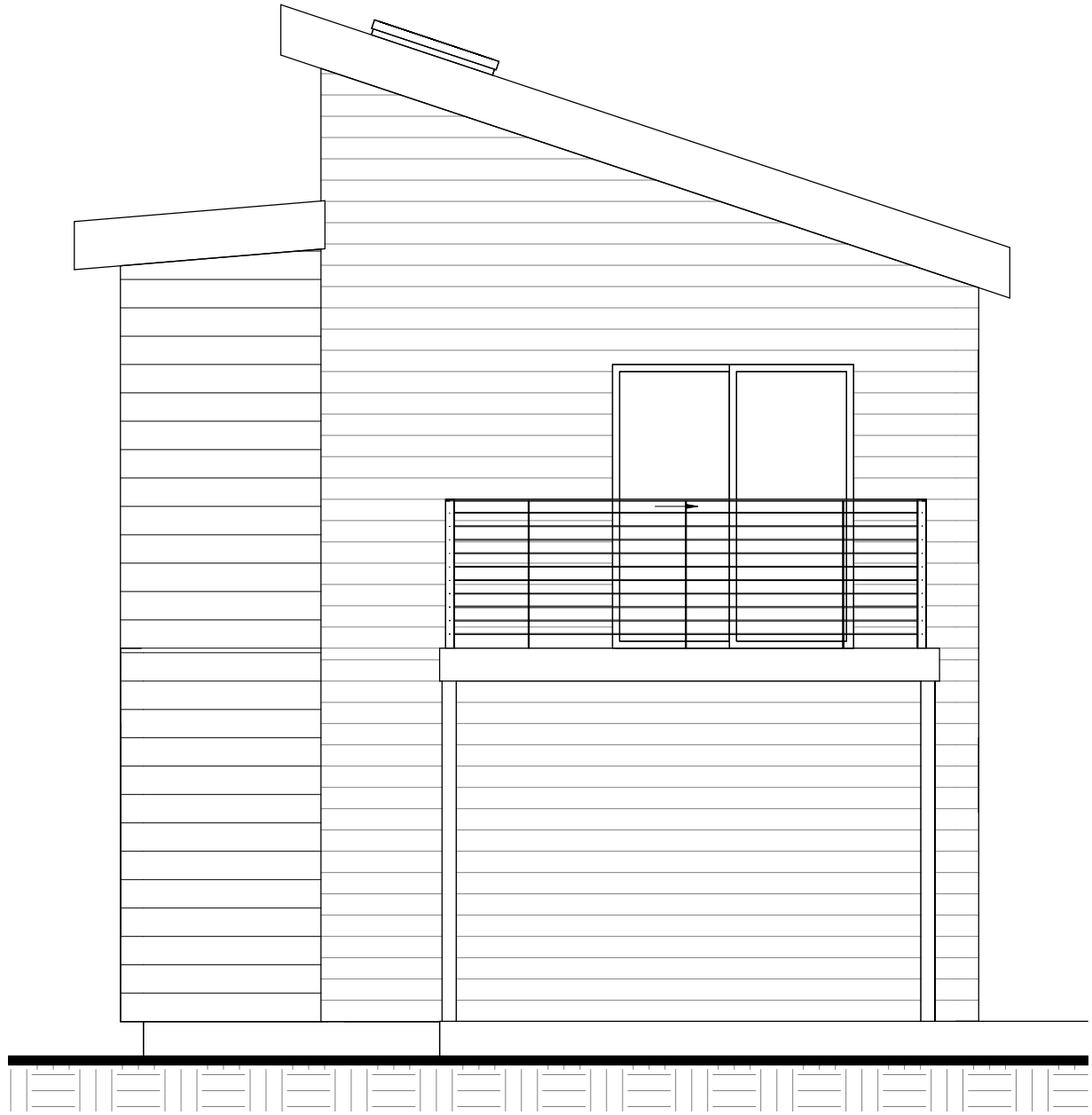
BBB ADU maximizes livability through a compact yet well-proportioned layout. The open-plan first floor promotes visual continuity and flexibility, allowing living, dining, and kitchen spaces to function as one cohesive environment. Large, strategically placed windows enhance daylight and cross-ventilation. The shed roof geometry increases interior ceiling height, creating vertical spaciousness beyond its footprint. The stair is efficiently integrated to minimize circulation loss. Bedrooms are positioned for privacy while maintaining connection to natural light. Clear circulation paths and practical storage solutions ensure comfort and ease of movement for diverse occupants, including couples, small families, or multigenerational use.



**446 GSF - FIRST FLOOR**



**446 GSF - SECOND FLOOR**

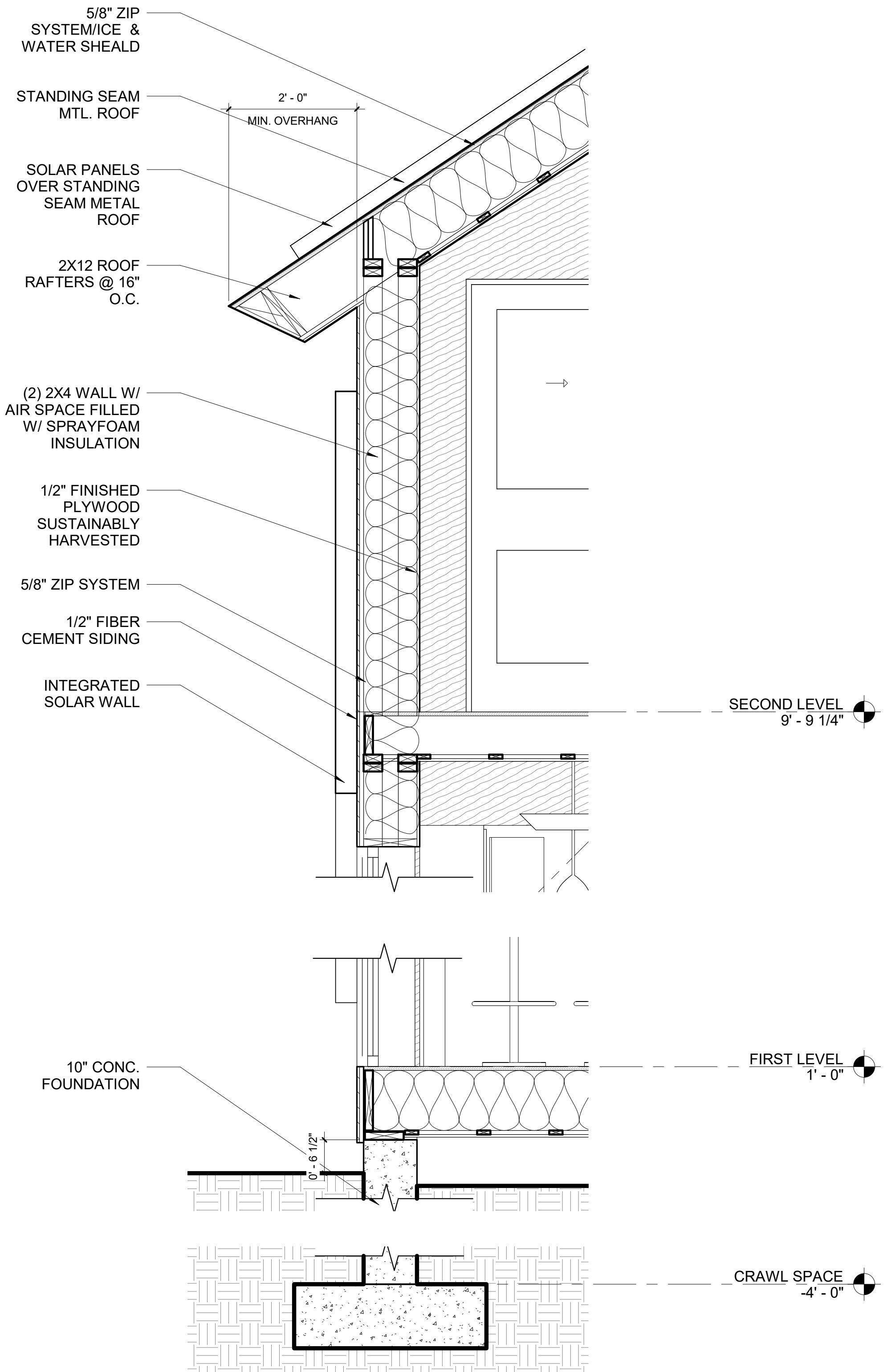






24' - 9 1/2"







8  
7  
R

