

# 13th Annual Home & Garden Tour



**Celebrating  
Design**



**March 21,  
2026**

**8:30 am –  
1:00 pm**



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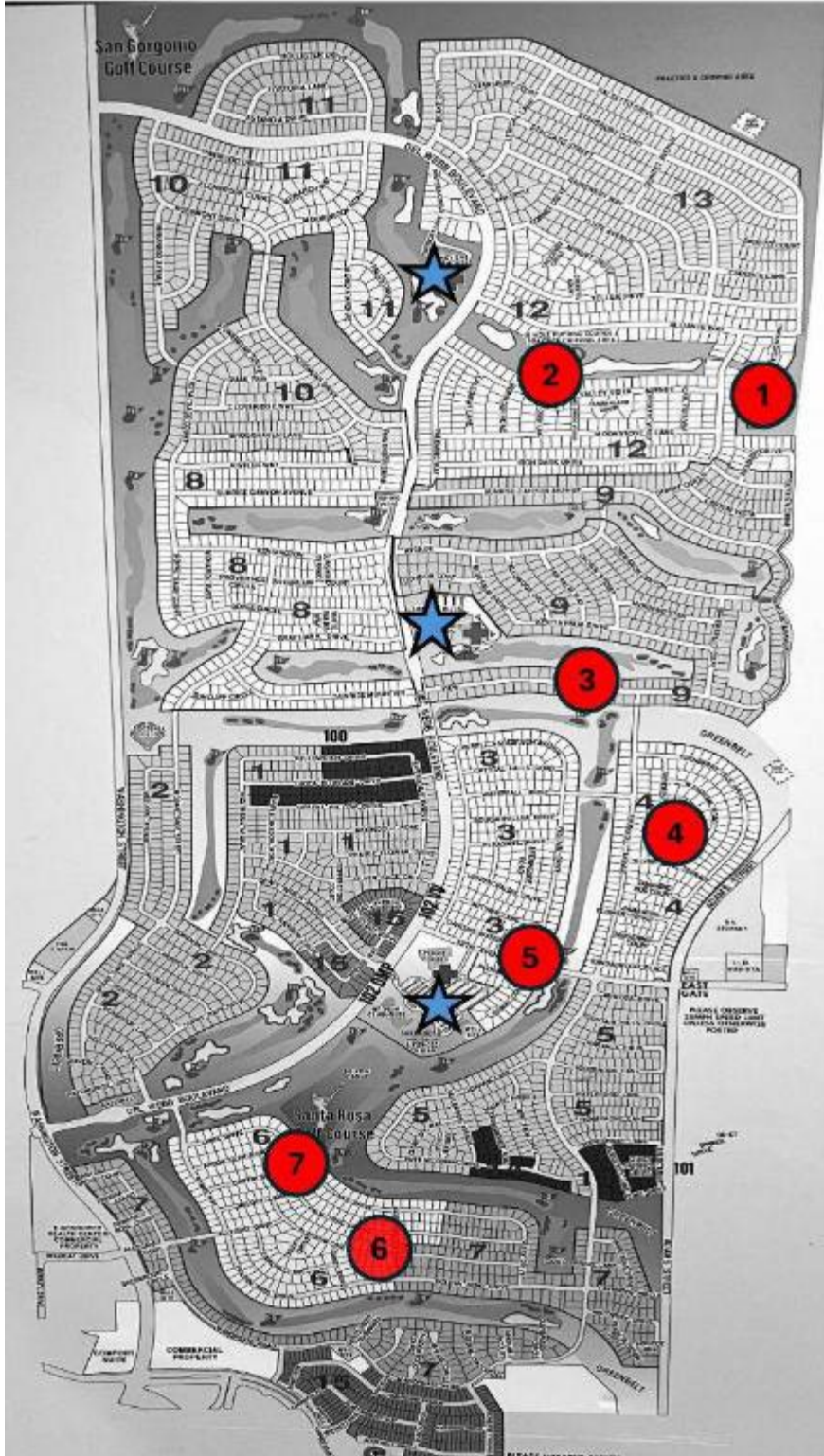


# 2026 Home & Garden Tour: Celebrating Design

Please begin the tour at the home  
closest to YOUR house.

March 21, 2026  
8:30am – 1:00pm

There is no set order to view  
homes + gardens.



### House #1

Jim + Delphine Hunter  
35693 Tympani Cir  
Model: Portofino

### House #2

Marc + Phyllis Klugman  
78580 Valley Vista Ave  
Model: Marseille

### House #3

Annette Feliciani  
78590 Sunrise Mtn View  
Model: Tangier

### House #4

Tom + Roxana Bradley  
78835 Silver Lake Ter  
Model: St. Croix

### House #5

Malea Hale  
78659 Blooming Ct  
Model: Laliqae

### House #6

Mark + Debbi Holmerud  
78622 Platinum Dr  
Model: Extended Monaco

### House #7

Sally Young  
78426 Links Dr  
Model: Pave

Need a restroom during the Tour?  
Please go to a clubhouse



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**Floor Plan:  
Portofino**

**2026**  
***Home & Garden Tour:  
Celebrating Design***

**Jim + Delphine Hunter**  
**35693 Tympani Cir**



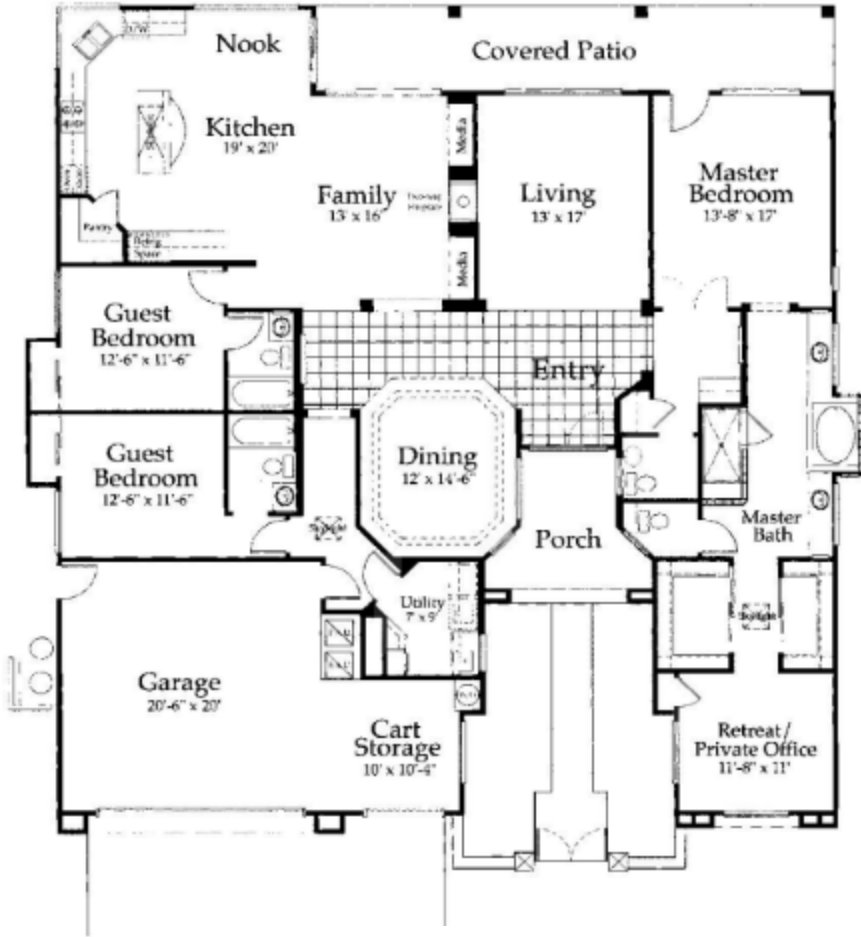
The Hunter's were looking for a condo to spend some time in the desert during the winter months and found Sun City was the best deal in the desert with the prettiest landscaping and activities we most enjoyed.

We lived in Oregon and operated a business there but were transplants from Canada in 1998. In 2003, homes were selling very quickly. After all of the hustle, we ended up buying the lovely Portofino model with a great room. Since it was already built, we could not make any changes inside. We had to do the landscaping within 90 days of closing and that included a pool we wanted to have built. Inside, I set my sights on making it our own and started by painting the entire house and garage and having cabinets and shelves built beside the fireplace as well as having glass inserted in the front doors. The next project was removing the pony wall between the great room and dining room and replacing with a long cabinet with storage which later was also removed and moved to the retreat which became our office as we still had a business in Medford, Oregon.

We later added an addition, shaped like a grand piano to the small island in the kitchen to add more sitting room as that where everyone seemed to gather. (That top was later made into a large coffee table which sits in the great room today.) We added 8 feet on to the master bedroom with patio doors to the outside and removed one column in the middle on the outdoor patio. The cabinet in the hall was removed, double doors to the master bedroom were moved a few inches, a large cabinet built in the master bathroom and another linen closet constructed in the hall to the powder room. Hardwood floors were installed in all bedrooms but later removed in the master and replaced with tile.

We had a lot of parties and guests at that time, so I wanted to extend and open up the entire wall in the great room with folding doors to bring the outside in but ended up removing the large kitchen window and inserting panoramic doors there as well as where the patio doors were. That started another year of frustrating and expensive renovations.

**House  
1**



**Model: Portofino**

In 2011, the entire kitchen was demolished, all carpeting and tile removed and new tile placed throughout. New cabinets were built, appliances replaced and moved and a very large island was constructed that can sit 8 people. Crown molding was added in the living and dining areas and the door to the ensuite in bedroom 2 was moved to add more wall space in the bedroom which also added several feet on the kitchen wall to build cabinets.

We love our home and other than paint and landscaping changes are very comfortable and don't wish to make any further changes nor go through the stress of dealing with any renovations. There comes a time to be happy with what we have, and we are very happy here.

Thank you for visiting and we hope you enjoy your tour.

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**2026**  
**Home & Garden Tour:**  
***Celebrating Design***

**House**  
**2**

**Floor Plan:**  
**Marseille**

**Marc + Phyllis Klugman**  
**78580 Valley Vista**



The Klugman's moved from Orange County to Sun City in August of 2005. Phyllis grew up spending weekends and holidays in Palm Springs during the early 70's with her family. She introduced Marc to the desert after they were married in 1975. From that point on, there wasn't really any discussion about where to retire. They knew!

In August of 2005, the Klugman's learned about a house on Valley Vista that was coming on the market. They hadn't fully committed to living in a retirement community. But, when they opened the courtyard doors to the home, Marc said "I don't care what the floorplan is or the condition of the house, we're buying this! The view was spectacular.

The house has been remodeled twice. The first time, they removed the grass in the front yard, added desert scape and remodeled the pool. Inside, they replaced the granite in the kitchen and added crown molding, new carpeting and paint.

Three years ago, they removed the desert scape in the front yard and redesigned it with artificial turf and new plantings. Inside the house and casita, they began a, "No demo reno." The flooring was replaced with wood look tiles. The island in the kitchen was squared off to bring it into the 2020's. All the cabinets were lacquered in deep dark colors and topped with Dekton, a light quartz countertops. Inside the kitchen, the desk and pantry cabinets were swapped to accommodate a beverage fridge.

In the bathroom, the vanity was redesigned to accommodate storage. The cultured marble bathtub was replaced with a modern free-standing tub and the showers were retiled. All baseboards, casings and doorknobs were replaced.





**Floor Plan:  
Tangier**

**2026**  
***Home & Garden Tour:  
Celebrating Design***

**Annette Feliciani**  
**78590 Sunrise Mtn View**



This Tangiers model home has been part of the Fitzpatrick-Feliciani family story since 2012, evolving over time from a seasonal rental into a deeply personal retreat. Designed around a timeless black, white, and gold color palette, the house balances warmth and sophistication while reflecting how they live, gather, and remember.

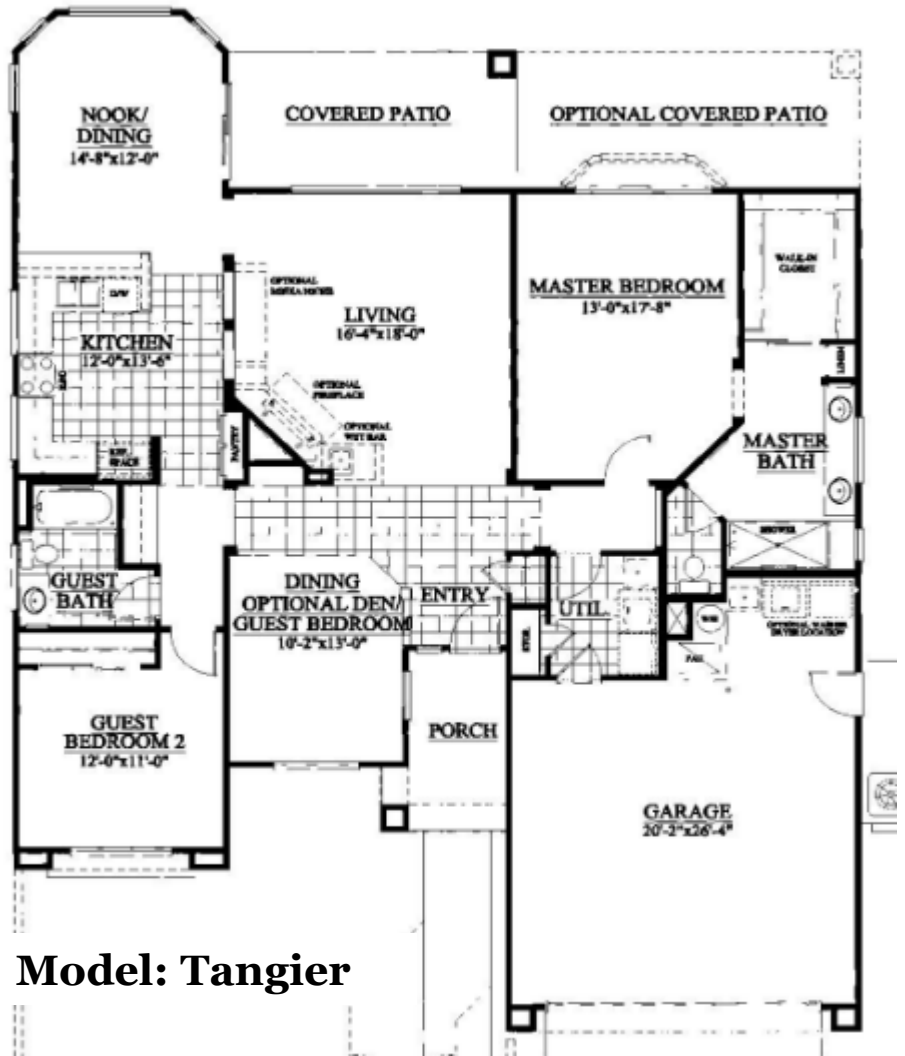
The home was originally purchased for us to be close to Bryan's brother Richard after the passing of Bryan's parents, longtime residents of the community since 1995. It later became even more meaningful following Bryan's passing. When first purchased, it served as a seasonal rental, with only modest updates made to open the kitchen to the family room and convert an open den into a third bedroom.

In early 2023, as Bryan and Annette spent more time here, they undertook a major remodel. A large granite island now anchors the kitchen and serves as both a visual and functional centerpiece. They both loved to cook—especially homemade pasta—and the generous work surface was essential. New cabinetry was extended to the ceiling to accommodate entertaining pieces and everyday living, while consistent large-format tile flooring throughout the home created a cohesive, calming flow. The same granite countertop material was carried into a small bar area and the guest bath, tying the spaces together. The primary bathroom was also reimaged with a soft, spa-like sensibility, offering a peaceful retreat.

In 2024, the transformation extended outdoors. Both the front and back yards were redesigned, removing dated concrete and replacing it with elegant pavers. Drought-resistant native plantings were chosen for sustainability, with low-profile landscaping in the back to preserve uninterrupted views of the golf course. The backyard now features two fountains, a fire pit, and sweeping fairway views, while the front entry welcomes guests with a fountain and a special Irish doorknocker brought from Ireland, honoring Bryan's Fitzpatrick heritage – Fáilte – meaning welcome.

Throughout the home, artwork collected over many years together fills the walls, each piece carrying a memory, a place, or a moment in time. Small, quiet tributes to Annette's love of Bryan are tucked into corners of the house and garden—gentle reminders that this home is not just elegant but full of love.

House 3



Model: Tangier

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**2026**  
**Home & Garden Tour:**  
**Celebrating Design**

**House**  
**4**

**Floor Plan:**  
**St. Croix**

**Tom + Roxana Bradley**  
**78835 Silver Lake Terrace**



Five years ago, an unexpected call from my brother-in-law set the stage for our adventure. He was on the hunt for a second property, and we began exploring various options from Ventura County to Las Vegas. It was a friend from the Coachella Valley who suggested we check out Sun City Palm Desert, and after touring several communities, we fell in love with the area.

While viewing properties, my wife turned to me and said, "If he doesn't buy it, we will." The very next day, after my brother-in-law decided against the house, we seized the opportunity and put in an offer that was quickly accepted by our neighbor and realtor, Sharon Dumas from Sun City Sisters. We operated the property as an Airbnb for four years, allowing us to explore the area and connect with our future community.

When we decided to move in, we began an extensive remodeling journey. We also decided to adopt two three-month-old puppies, Jack and Mack, from the Animal Samaritans shelter. This was the best decision we ever made.

Our first major change was replacing the flooring with waterproof luxury vinyl imported from France. We upgraded the air conditioning and ventilation systems and installed a Tesla solar system. We kicked off our remodel with a complete bathroom renovation. We removed tubs, tiled walls from floor to ceiling, and replaced old countertops with granite. New fixtures, self-closing cabinets, frameless shower doors, and modern lighting completed the transformations.

Next, we replaced the front door with a custom-designed glass door and upgraded all windows, adding a picture window in the living room and a sliding French door in the bedroom. We enhanced the office layout by enlarging the entrance and opened up both walls. We also closed off the linen closet to extend the master bedroom closet. American Windows handled all door and window installations, and Hunter Douglas provided stylish plantation shutters for the kitchen, office and bedroom.

**House  
4**

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**Model: St. Croix**

Next up was the kitchen transformation. We extended it by five feet to include new cabinets, granite countertops, and a center island. The layout was modified to create a larger, open space and we selected Thermador appliances (a double oven/microwave, smart refrigerator, and wine cooler) to turn the kitchen into a chef's paradise.

Tessera, a premier outdoor construction company, was engaged to bring an outdoor vision for our yard to reality. They replaced the old cement decking with porcelain tiles, remodeled the pool and decking with travertine coping, and added a stack stone spillway to the spa. We incorporated a tanning platform, a sitting bench, and two 24-inch fire bowls. A new porcelain tile wall now houses a TV and fireplace, creating an inviting space for entertainment. In the side yard, we installed 24x24 black porcelain pavers, reinforced the driveway, and reconstructed the landscape, adding new plants, flowers, and ambient lighting to create a welcoming entrance. We replaced the existing single gate to the courtyard with a double gate and added a new six-foot wall around the courtyard. The finishing touches included stepping stones and beautifully arranged planter beds, making our home a true reflection of our style and vision.

Now, as we settle into our beautifully remodeled home in Sun City, we feel grateful for the journey that brought us here. Each project and each decision has transformed our house into a home filled with love and memories.

**2026**  
***Home & Garden Tour:***  
***Celebrating Design***  
**Malea Hale**  
**78659 Blooming Ct**



**House**  
**5**

**Floor Plan:**  
**Lalique**

Malea Hale is no stranger to the Coachella Valley, having lived in Indian Wells for over nineteen years. Malea purchased her home on February 7, 2025. She was originally drawn to Sun City Palm Desert, due to the beautiful upkeep of the common areas, the endless clubs and activities and the wonderful sense of community.

Prior to moving to Sun City, Malea had been the Personal Assistant/Primary Caregiver, neighbor and close friend of actress Gena Rowlands, wife of John Cassavetes, and star of *The Notebook*, *A Woman Under the Influence*, and *Gloria*. With the passing of Gena, it was time for a fresh start, and Malea began her search for her new and forever home. When she saw the house on Blooming Ct, Malea immediately knew that it was “the one” for her and her beloved dog Bubbles, to call home.

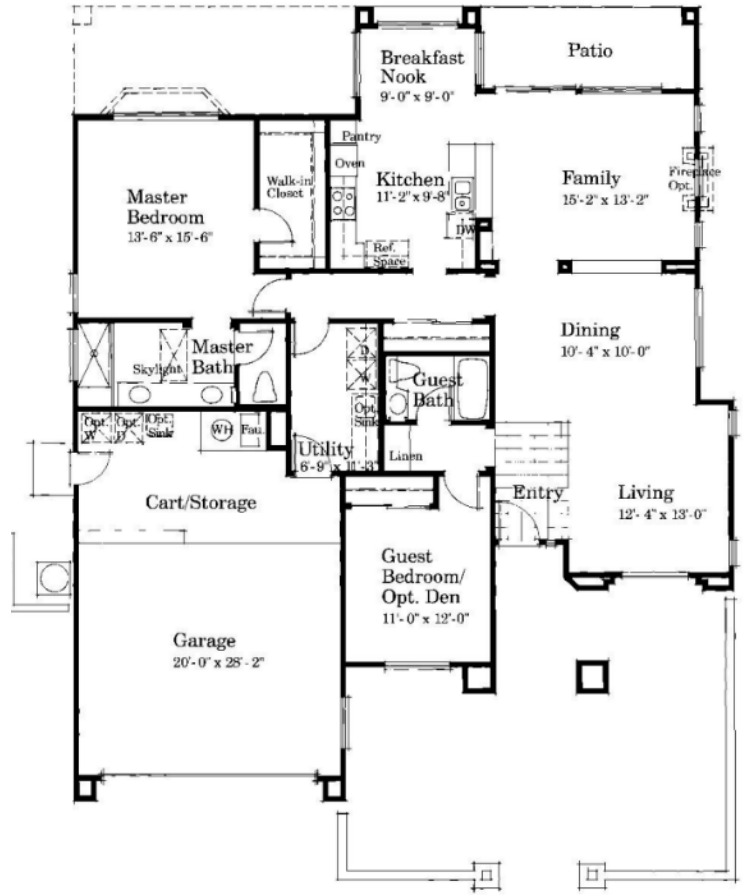
The floor plan had been modified from the original Lalique model offering a light, vibrant living space and separate bonus room in the front part of the house. The entire home had been updated in 2023, allowing Malea to move in and add her personal touches. She wanted her life experiences to be reflected in her décor, which is why she has a painting of Gena Rowlands and Gena’s mother in her hallway, Gena’s stools in front of her stone wall in her living room, from Gena’s younger years raising children in Studio City, as well as other special pieces.

You will notice a beach theme throughout the home which has incorporated art pieces that were made by Malea in her ceramics and glass arts classes here in Sun City, and a lighthouse collection in her bonus room, in which Malea has personally visited each lighthouse.

House  
5

The backyard is Malea's sanctuary which is a combination of nature, desert scape, and pristine artificial turf. Malea's personal touch of her fairy garden displays, along with her handmaid ceramics which add a little whimsical magic to the outdoor space.

With two bedrooms and bathrooms, Malea has everything she needs to call home, while also being able to accommodate her children, or grandchildren, for comfortable overnight visits.



Model: Lalique

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**2026**  
**Home & Garden Tour:**  
**Celebrating Design**

**Mark + Debbi Holmerud**  
**78622 Platinum Drive**



**Floor Plan:**  
**Extended**  
**Monaco**

Debbi and Mark first visited Sun City Palm Desert (SCPD) in 2001, when Debbi's parents purchased a second home here. They came to visit for a week questioning her parents' judgement and leaving a week later knowing they would one day retire here. The golf, pickleball, fishing hole, putting course, the patio at Cali Café, Boulevard's and golf cart parking at Stater Bros painted a picture of living in paradise. The fact that 6 of their 8 grandchildren live within 2.5 hours by car, and the other 2 are an easy 3-hour direct flight out of Palm Springs, was icing on the cake. 20 years later, Debbi and Mark achieved their goal of living in paradise.

After visiting SCPD many times over the years, they knew which part of the development they wanted to live in. Once they started going through open houses, they decided an Extended Monaco was the model that best suited them and their family. Because of Debbi's love for home projects (and Mark's forbearance of them), they knew they wanted a house that needed work. They found all three in this house. It gave them the opportunity to bring about a contemporary, minimalist look to both the interior and the exterior.

Before moving in in July 2022, the interior walls were painted and the floors and baseboards were replaced. They spent the first year living in the space and figuring out how to reconfigure the backyard to maximize its use for family gatherings, happy hour on the patio and dining al fresco. By the summer of 2023, plans were finalized. Work began in September, and their new backyard was completed in October. The tub/shower in the guest bath was changed to a walk-in shower during this same time



**Model:  
Extended  
Monaco**



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The next project focused on enhancing the front yard. Debbi and her mother, who are always cold, wanted to be able to sit in the south-facing front courtyard during the winter months to enjoy the sunshine. That goal led to the idea of replacing the concrete driveway, sidewalk and courtyard with pavers, adding steps to the sidewalk for easy access from the street, adding a water feature in the courtyard, and including a bit of artificial turf to cool down the feel of the desert landscape. The powder room was updated with wallpaper, a mirror with LED backlighting, a vanity to replace the pedestal sink and a “Sputnik” light fixture.

By year 3, they were ready to focus on updating the kitchen. New cabinetry with a few hidden organizational gems for paper towels, trash/recycling/composting and kitchen tools, reshaping the island, quartz countertops, tile backsplash and under/over cabinet lighting were all on the menu. As with many home improvement projects, the new kitchen cabinets led to updating the cabinets in the laundry room and guest bath, much to Mark’s delight.

Six paintings hang in Debbi and Mark’s home that are a source of pride for them. The two large oil pastels in the living room and a charcoal drawing in the family room, were painted by Debbi’s great aunt when Debbi was a child. Three oil paintings, painted by Helen Caswell of Saratoga, CA, hang in the hallway to the guest room and in the primary bedroom. These paintings of young children playing and enjoying the outdoors are reminiscent of Debbi’s childhood memories visiting the farms of her great aunts in Sacramento.



**Floor Plan:  
Pave**

**2026  
Home & Garden Tour:  
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**Sally Young  
78426 Links Drive**



Sally moved into her house in July of 2023. This Pave model, now known as a San Remo had been completely remodeled by the previous owner a year before. Sally added some minor touches such as new front doors, new window treatments and some paint changes on the inside. And several months ago, the exterior paint was changed to a soft grey, and the driveway and entry way now has grey inlaid brick.

The exterior landscaping was changed from succulents and cactus to purple, pink and white floral bushes and plants along with tall blue vases with cascading flowers and vines. She asked her landscaper for “an English Garden in the desert” as his design concept.

Having owned a second home in PGA West in the mid 90’s, she was certain the desert would be part of her life. She had owned prior homes in Sun City as second homes, but when she decided to retire and live here full time, it was this home that became her permanent home. She chose Sun City for its location, accessibility, beauty and social and sports opportunities. For her, it surpassed any other community in the area.

Sally grew up in suburban Detroit and moved to Los Angeles in the 70’s to work in the entertainment industry. She spent nearly 50 years in the Manhattan Beach area. She did some house flipping along with her other career and when she saw this home, it was everything she would have done as a remodel herself. She felt like it was made for her.

**House**  
**7**

Although the previous remodel included the transforming of the laundry room into an office, the location and size of the room did not fit her needs. A bedroom with a stunning golf course view is where her office and “trophy room” encompass her awards in sports and entertainment.

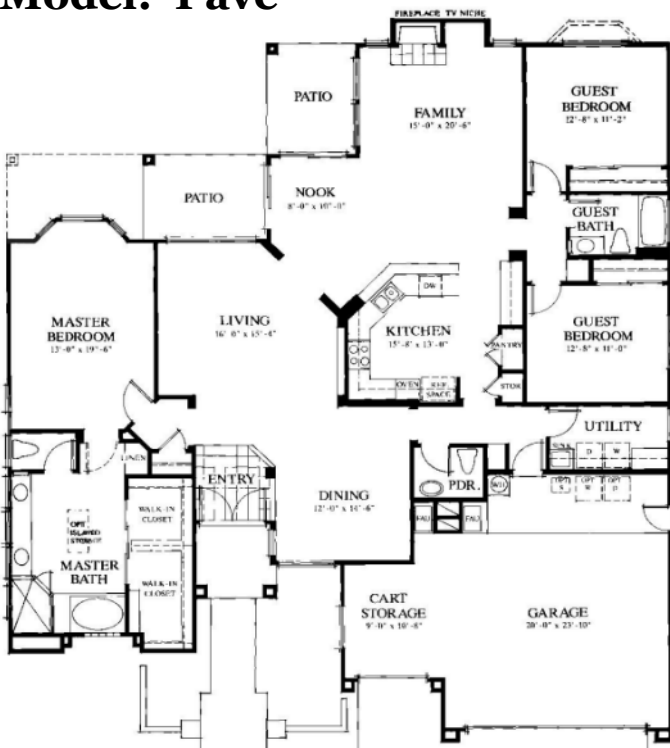
The other office is for guests and works as extra storage space for the kitchen.

Besides the “made for her” remodel, the golf course view over the putting green of Santa Rosa’s #1 hole all the way down the fairway to the tee box and on to the Mountain View Club House is one of the most stunning in the community.

Her favorite remodel of the home is the primary bathroom with a bidet/toilet, a huge tub, the large shower and a closet the length of the room which can be closed off by pocket doors.

No stranger to real estate, Sally estimates she has owned 28 properties. But her soft grey home with the English Garden in the middle of the desert is by far her favorite.

**Model: Pave**




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**2026**  
**Home & Garden Tour:**  
**Celebrating Design**

We are extremely grateful for the dedication shown by all those who volunteered their leadership, time, energy and creativity to make this event a success!

**2025-2026 Home & Garden Club Board**

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Julie Poe – Vice President

Fran Peveler – Secretary  
Rod Peveler – Treasurer

**Home & Garden Tour Steering Committee**

Nancy Humphries, Tour Chair  
Louise Green, Secretary/Tour Treasurer

**Tour Sub-Committees**

**Home and Garden Selections**

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Debe Haller            Anne Pritchett  
Gail Wasserman    Kandy McMillan

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Debbi LoCicero, Chairperson

**Graphics, Flyers and Nametags**

Debe Haller, Chairperson

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James Hoffman, Co-Chairperson

**Marketing**

Louise Green, Chairperson  
Louise Cummings

**We appreciate our past Home and Garden Tour Chairpersons**

Lani Young    Bob Kramer    Louise Cummings    Linda Biewer    Debbi LoCicero



**2026**  
***Home & Garden Tour:***  
***Celebrating Design***

**We Appreciate All our Volunteers**

Thank you for giving your time and energy to make this year's tour so successful

**Ticket Sellers**

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Cheri Watson

Dorothiann Taylor

Tom Watson



**2026**  
**Home & Garden Tour:**  
**Celebrating Design**

**2026 Tour Homeowners**

<b>Home Number</b>	<b>Homeowners</b>	<b>Address</b>
<b>1</b>	<b>Jim + Delphine Hunter</b>	<b>35693 Tympani Cir</b>
<b>2</b>	<b>Marc + Phyllis Klugman</b>	<b>78580 Valley Vista Ave</b>
<b>3</b>	<b>Annette Feliciani</b>	<b>78590 Sunrise Mtn View</b>
<b>4</b>	<b>Tom + Roxana Bradley</b>	<b>78835 Silver Lake Ter</b>
<b>5</b>	<b>Malea Hale</b>	<b>78659 Blooming Ct</b>
<b>6</b>	<b>Mark + Debbi Holmerud</b>	<b>78622 Platinum Dr</b>
<b>7</b>	<b>Sally Young</b>	<b>78426 Links Dr</b>



2026  
**Home & Garden Tour:  
Celebrating Design**

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