



**BUILDING LIFESTYLE INSPIRED HOMES**

*Throughout the Okanagan Valley*





# Welcome home

At Dilworth Homes, our roots run deep throughout the hearty rock of Dilworth Mountain and the rich soil of the Okanagan Valley.

Over the past 35 years, our homes have become a destination for trailblazers and lifestyle seekers alike, and our name, synonymous with the highest level of customer care.

From the very first home that we crafted, to every home that has been built since, we take great pride in knowing that we've created spaces that people love to live in.

Today, there are more than 1500 homes built by Dilworth Homes and Emil Anderson Properties in the Okanagan. Each one of them is a testament to the extraordinary people who call this valley 'home'.









**HOMES FUELED BY THE  
LIFESTYLE OF THE  
OKANAGAN VALLEY.**

# YOUR HOME, **YOUR WAY.**

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At Dilworth Homes, we take quality construction and customer care to heart. From the very first home that we crafted on Dilworth Mountain, to every home that we've built across the Okanagan Valley, we've always approached home building in the same way; by getting to know who we are building for, and how they want to live.

## **CUSTOM HOMES**

Every custom-built home is born from an idea that celebrates our clients and the way that they want to live. From a gourmet kitchen inspired by your favourite recipe, to a restful retreat that rejuvenates the spirit, or an indoor/outdoor space that was built for gatherings, we specialize in weaving those ideas into a spectacular vision for life in the Okanagan.

## **SEMI-CUSTOM HOMES**

In the Okanagan, it's all about finding the perfect pairing. Simply choose a homesite with a view in every direction and select a floor plan from our most sought-after homestyles. With an array of designer inspired colour palettes and upscale options to choose from, our clients can craft a home with confidence, knowing that it fits their budget and lifestyle with a dash of style to make it their own.

## **MULTI-FAMILY HOMES**

Featuring indoor/outdoor living space, open concept floor plans and restful retreats on the main level, our multi-family home collection is anything but ordinary. Choose from a host of upscale options, designer-inspired colour schemes and intuitive features that make it easy to lock and leave – and a welcome place to call “home”.

## **QUICK POSSESSION HOMES**

Our Quick Possession home collection features a series of our most sought-after homestyles and colour schemes, carefully crafted with the upscale options and quality fit and finish that Dilworth is known for. Choose an expedited move-in date, or select a home that's move-in ready.



**EMIL ANDERSON**  
GROUP



**EMIL ANDERSON**  
CONSTRUCTION



**GERRY ENNS**  
CONTRACTING



**EMIL ANDERSON**  
MAINTENANCE



**EMIL ANDERSON**  
PROPERTIES



**BALLINA**  
CONTRACTING



**DILWORTH**  
HOMES

# THE POWER BEHIND VERTICAL INTEGRATION

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As a proud pillar in the Emil Anderson Group of Companies, Dilworth Homes partners with industry leaders in infrastructure construction and maintenance, land development, commercial building and property management. Our vertical integration structure allows us the ability to see projects from every perspective, and deliver on projects of all sizes from conception to completion- seamlessly.

## **EMIL ANDERSON CONSTRUCTION**

Emil Anderson Construction is a multi-disciplined contractor with diverse capabilities including: road and bridge building, aggregate production and sales, underground utilities, asphalt paving, land development and highway maintenance.

## **EMIL ANDERSON EQUIPMENT**

Emil Anderson Equipment procures and operates a world-class fleet of construction vehicles and equipment to get the job done right.

## **BALLINA CONTRACTING**

Ballina Contracting provides civil contracting and traffic management services in the Skeena (Terrace), Okanagan and Fraser Valley regions of British Columbia.

## **EMIL ANDERSON MAINTENANCE**

Emil Anderson Maintenance is the preferred road and bridge maintenance contractor for the Ministry of Transportation and Infrastructure in Service Area 7 (Fraser Valley), Service Area 20 (Robson) and Service Area 26 (Skeena).

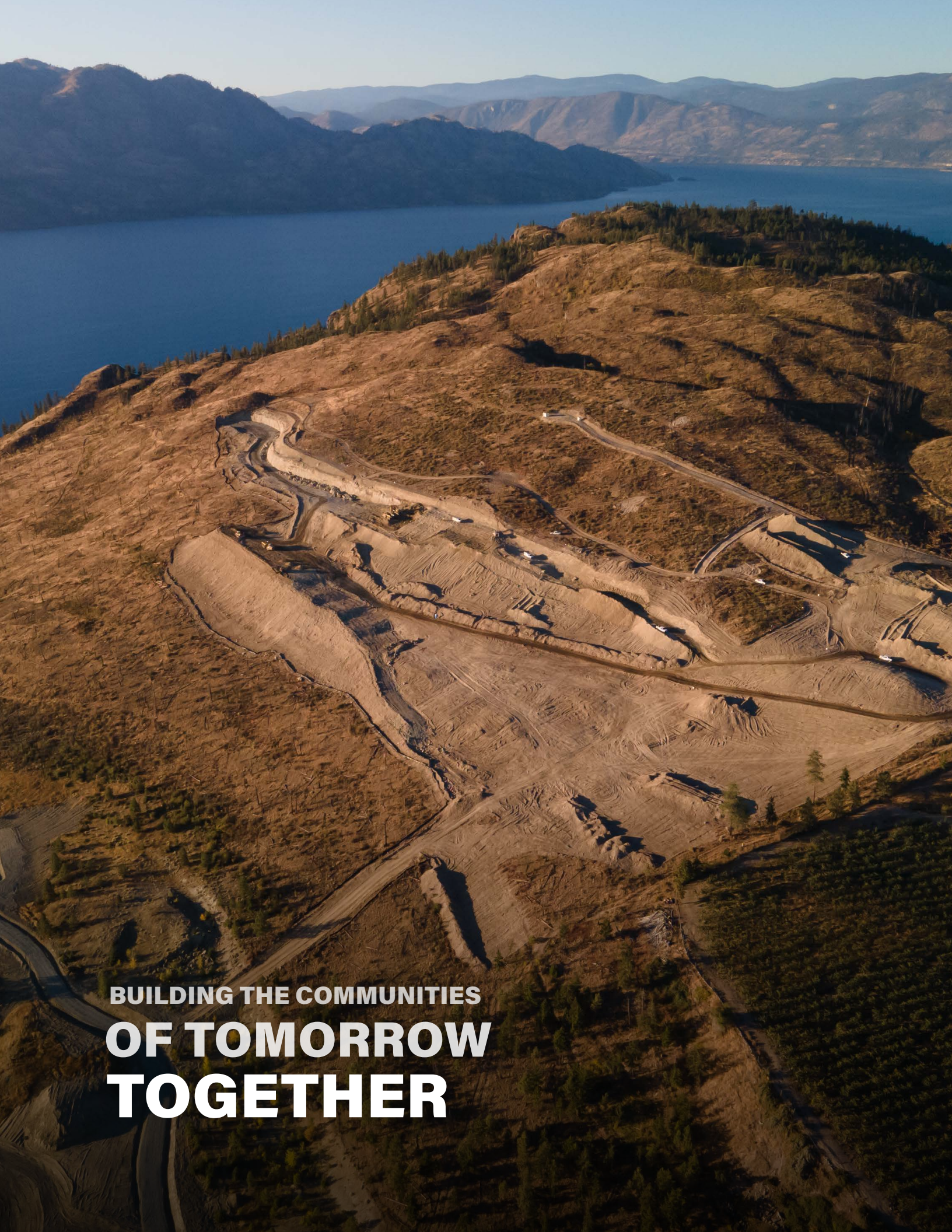
## **EMIL ANDERSON PROPERTIES**

Emil Anderson Properties is a residential and commercial land development company that designs and constructs neighbourhoods and properties in the Okanagan and Fraser Valleys.

## **GERRY ENNS CONTRACTING**

Gerry Enns is a commercial contractor, custom builder, and construction management company providing building services throughout the Fraser Valley, Greater Vancouver and Okanagan Valley.





**BUILDING THE COMMUNITIES  
OF TOMORROW  
TOGETHER**



## DILWORTH HOMES

# EXECUTIVE TEAM

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### **ROBERT HASELL, P.ENG** **PRESIDENT & CHIEF EXECUTIVE OFFICER**

As President of the Emil Anderson Group, Robert Hasell is responsible for all company operations, including all commercial and industrial operations performed by Dilworth Homes.

Robert brings a wealth of knowledge and leadership, developed over the past 30 years. Starting out as a construction labourer in 1991, Robert earned his P.Eng. designation and progressed within the Emil Anderson Group to become President today.

Robert is an outstanding business leader, earning him the Chilliwack Chamber of Commerce “Business Leader of the Year” award in 2023.



### **BRIAN ATWELL, P.ENG** **CHIEF OPERATING OFFICER**

Brian Atwell has 20 years of progressive experience in the engineering and construction industry, including extensive experience in design-build and other alternate project delivery methods. He is skilled at integrating diverse teams, alternative project delivery, and developing innovative construction solutions to address client needs and optimize project results.

As Chief Operating Officer of the Emil Anderson Group, Brian is responsible for providing leadership, management, and integration for the entire group of companies.

Brian has been involved in many large-scale projects for the Emil Anderson Group, including the current \$441M Kicking Horse Canyon highway project.

As senior project manager for the \$78M Kelowna Integrated Water Project, Brian was responsible for adding 82km of watermain, connections, pump stations, and reservoirs- the largest infrastructure project in the City of Kelowna’s history.



**DILWORTH HOMES**

# **SENIOR LEADERSHIP & OPERATIONS TEAM**

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## **KERRY McDOWELL GENERAL MANAGER**

Kerry McDowell serves as General Manager of Dilworth Homes overseeing the day-to-day operations of the business. In his role, he provides support to the project delivery team, field operations, customer engagement and front-end vision for Dilworth's Quick Possession, Semi-Custom and Custom Home programs.

Prior to joining Dilworth Homes, Kerry worked in the civil, oil and gas industries in senior management roles where he was responsible for the company's operations, HSE and project delivery teams. He also worked as part of the SLT to develop strategic corporate plans, and provide direction and leadership in achieving company vision, mission and values.

Before moving to the Lower Mainland, Kerry spent 18 years in the residential and commercial construction segments as a GC, PM and GM in different organizations, bringing exceptional projects to life in the southern Saskatchewan area. During this time, he worked on teams responsible for the construction and restoration of heritage projects, new commercial construction and the turnkey delivery of a 65-acre master-planned residential community.



## **BOB DRUNKEMOLLE GENERAL SUPERINTENDENT**

As the General Superintendent for Dilworth Homes, Bob Drunkemolle is the leader of all residential homes and construction activities. Based in the field, Bob is accountable for all single family and multi-family home construction projects, including: site safety, quality of product, cost control, schedule control, and internal/external communication between the construction team and the extended group of trade and supplier partners.

Before serving as General Superintendent, Bob enjoyed a 26-year career in residential construction at various locations throughout Western Canada, and specializes in custom home design and large tract production builds. He is an accomplished entrepreneur and served as the Executive General Manager, Students Union at the University of British Columbia – Okanagan Campus.



**DILWORTH HOMES**

# **SENIOR LEADERSHIP & OPERATIONS TEAM**

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**COLTON HIGGINS**  
**DIRECTOR OF SALES & LEASING**

With 8 years of diversified experience in residential real estate, Colton Higgins is committed to connecting with people to help them achieve their real estate goals. In his career, he's completed 300+ real estate transactions and assisted in over 800 transactions, spanning land sales, single family homes, custom homes, townhomes and high-rise apartment buildings.

As the Director of Sales & Leasing for Dilworth Homes, Colton manages the Sales Team and a portfolio of commercial lease and build-to-suit opportunities for Emil Anderson Properties.



**ERIN PAGE**  
**MARKETING MANAGER**

As the Marketing Manager for Dilworth Homes and affiliated development group, Emil Anderson Properties, Erin Page brings more than 18 years of experience in marketing various housing types and master-planned neighbourhoods throughout British Columbia and Alberta.

Her depth of experience includes creative visioning, as well as building and executing on multi-channel marketing campaign strategies from the ground up. She is passionate about connecting people with the homes and neighbourhoods that they'll love for a lifetime.



**DILWORTH HOMES**

# **SENIOR LEADERSHIP & OPERATIONS TEAM**

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## **KENDALL RYAN SITE SUPERINTENDENT**

With 19 years of experience crafting dream homes throughout the Okanagan, Kendall Ryan is very well-versed in crafting quality homes in our Upper Mission Neighbourhoods. As the Site Superintendent for both Kuipers Peak and Sage Water, Kendall is every bit as passionate about the homes he builds as the people that call them 'home'.

In the field, Kendall leads by example and inspires everyone he manages to go above and beyond in the communities that he builds.



## **MARK SWEENEY SITE SUPERINTENDENT**

With more than 24 years of experience in residential construction, Mark Sweeney holds a high bar for quality control. Originally based in the Lower Mainland, Mark managed a company that specialized in foundations and framing. Since moving to the Okanagan, he's built everything from semi-detached homes and townhomes, to custom homes with curb appeal.

Currently, Mark is the Site Superintendent for the Construction Teams at Hunters Hill and Shorerise. His favourite part of the homebuilding experience is handing over the keys to a home that he's been honored to build.



## **STEVE DORNAN SITE SUPERINTENDENT**

Steve Dornan brings a 28-year wealth of experience to his role as Site Superintendent at Tower Ranch. With a career in construction that began when he was in school, Steve went on to build and operate his own successful construction business for 15 years. Since that time, Steve has lead projects that range in scale from commercial tilt-up buildings to custom homes. His passion for construction and his commitment to safety culture continue to inspire the team that he leads.



A TEAM THAT ROLLS UP ITS SLEEVES FOR  
**QUALITY CONSTRUCTION &  
CUSTOMER CARE**





A TEAM THAT CHAMPIONS  
**SAFETY CULTURE AT  
EVERY LEVEL**

## SETTING BENCHMARKS

# FOR SAFETY STANDARDS

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Dilworth Homes and the Emil Anderson Group of Companies hold safety as a top priority and core value. We are committed to upholding the highest level of safety standards, which is distinctly evident in our culture of zero tolerance for unsafe behaviours, conditions, and equipment.

Central to our safety commitment is the 'Paving the Way to Zero' program, a key initiative serving as a constant reminder that our goal is zero incidents or hurts. Through this program, we not only aim to proactively identify and eliminate potential hazards in our operational environments, but also to cultivate a robust safety culture, reinforcing the importance of every individual's role in achieving this target.

By integrating safety into every aspect of our operations, we strive to create an environment that promotes well-being for all personnel. Our unwavering march towards zero incidents and the nurturing of a pervasive safety culture allows Dilworth Homes to maintain an industry-leading position in safety.

Collectively, our team brings more than 100 years of expertise in health and safety from their experiences with prominent players in the construction and industrial industries, such as Kiewit, Fluor, Imperial Oil, Chevron, and WorkSafeBC.

We pride ourselves on being a best-in-class team, championing safety at every level and setting industry benchmarks for safety standards.

To date, our dedication to safety is reflected in our exceptional safety culture and impressive safety statistics. Year over year we consistently have experienced a decrease in safety incidents, including a reduction in incident severity, and we presently celebrate a streak of 1,600 days (as of January 15, 2024) without a Loss Time Incident (LTI).





A PEOPLE-FOCUSED CULTURE BASED ON  
**DIVERSITY &  
INCLUSIVITY**

# CREATING EMPLOYMENT OPPORTUNITIES FOR ALL

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At Dilworth Homes, we are a people-focused organization, aiming to help our team grow and thrive in every aspect of their role with us, while fostering a culture that values and encourages diversity and inclusivity in all that we do.

Our team is committed to providing training and employment opportunities for under-represented groups in our industry, including women, Indigenous workers, people with disabilities, youth (ages 16-24), and other groups traditionally underrepresented in the construction workforce.

We are proud to say that within our organization overall, 17.5% of our employees are women working across all operating companies. From project managers, to equipment operators, to site superintendents, and many other key roles, the women on our team are integral to the overall operations and success of our organization.

As we continue to expand across the province, we will be bringing in new initiatives on Diversity and Inclusivity to further provide value to our team members and clients, while creating additional avenues of learning and development.





COMMITTED TO  
**PROTECTING OUR  
ENVIRONMENT**

# PAVING THE WAY TO A GREENER FUTURE

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At Dilworth Homes and the Emil Anderson Group of Companies, we're doing our part to honour the earth and to protect it during our lifetime and for generations to come. From the creation of the Emil Anderson Legacy Forest to our fleet of Electric Vehicles, we're making strides to care for the place we call "home".

Our team recently added six new Ford Lighting Electric Vehicles (EVs) to our company vehicle fleet, with more to come in the future. Each of our offices, company equipment yards and facilities have been retrofitted for electrical charging to support this initiative as well. These new additions represent the continuation of our commitment to sustainability, and are an important tool in reducing our overall carbon footprint.

In addition to our Electric Vehicles, Emil Anderson has also put a comprehensive Anti-Idle policy into place for all company fleet vehicles, designed to reduce emissions and lessen our overall environmental impact on the work-site.

Outside of our own organization, our team was recently honoured to donate 71 acres of ecologically sensitive land on Vancouver Island to the Nature Trust of British Columbia in 2022, an area now known as the Englishman River- Kw'a'luxw – Emil Anderson Legacy Forest. The Emil Anderson Group are thrilled to continue to build on our legacy of supporting impactful projects and ensuring the balanced conservation of land throughout the province.

As the construction industry works to reduce its own carbon footprint, the widespread adoption of sustainable initiatives represents a clear path towards sustainability. Our team is pleased to contribute to this on-going work as we move towards a low-carbon future.





## LIVING OUR CORE VALUES

# COMMUNITY GIVEBACK

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Giving back to the communities where we operate is part of our everyday culture and we have been doing it for more than 80 years. It's all part of being an employer of choice, a good neighbour, and a trusted community partner.

In 2023, the EAG employee-led Community Give Back Committee donated \$223,000 to great causes in our communities, including sports teams, scholarships, school programs, backcountry trail maintenance, and community food programs, just to name a few.







**CURRENT PROJECTS THAT  
WE'RE PROUD TO BUILD  
IN THE OKANAGAN**





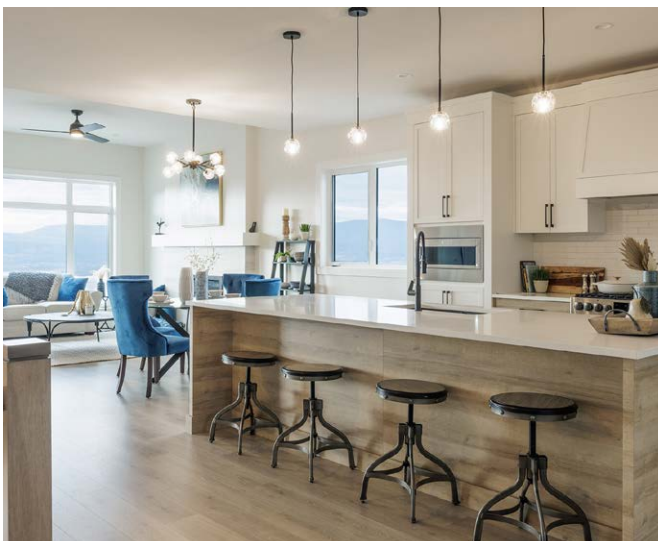
## CURRENTLY BUILDING

# KUIPERS PEAK AT SOUTH RIDGE

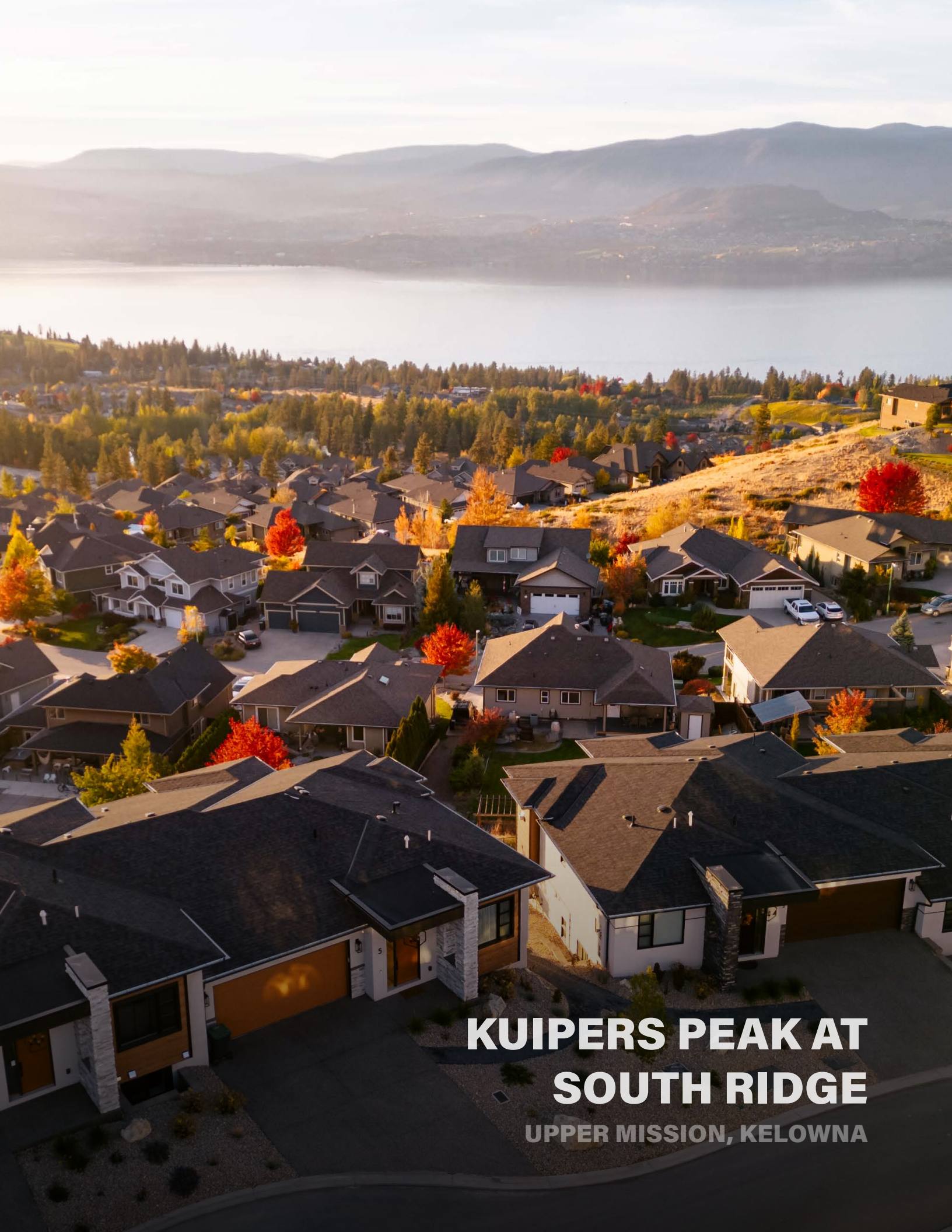
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Nestled into the mountain hillside of Kelowna's Upper Mission neighborhood rests Kuipers Peak at South Ridge, a carefully crafted enclave of boutique semi-detached homes designed to capture and preserve the natural beauty of the Okanagan landscape.

Proudly built by Dilworth Homes, Kuipers Peak is a pinnacle lock-and-leave residence that promises spectacular views of the surrounding mountains and Okanagan Lake below.







**KUIPERS PEAK AT  
SOUTH RIDGE**  
UPPER MISSION, KELOWNA





## CURRENTLY BUILDING **SHORERISE**

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Inspired by panoramic views of the mountains, valley and Okanagan Lake below, this is a place where the architecture is distinctively Okanagan, and the hillside trails offer a world of wonder outside your front door. Located at the southern end of the Westside Wine Trail, Shorerise neighbours one of the most popular agri-tourism destinations and tasting rooms in the Okanagan Valley. Here, you're only moments away from the beach, the lake, a round of golf, a hike or a glass of wine savoured with family and friends.

At Shorerise, Dilworth is a preferred builder of custom and semi-custom homes, and the exclusive builder of the Shorerise Luxury Villas.







**SHORERISE**

**GOAT'S PEAK MOUNTAIN, WEST KELOWNA**





## CURRENTLY BUILDING **TOWER RANCH**

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Nestled in the rolling hills of the Ellison Bench and Tower Ranch Mountain Park, neighbouring an award winning 18-hole golf course, Tower Ranch is a community where environmental stewardship and manicured greens, parks and pathways find common ground.

Now in its final phase, Dilworth is the exclusive builder of custom and semi-custom homes in a community that promises forever views in nearly every direction.







# **TOWER RANCH**

**ELLISON BENCH, KELOWNA**





## CURRENTLY BUILDING **HUNTERS HILL**

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Featuring spacious custom home lots, acres of protected green space and room to breathe, Hunters Hill is a community that offers all of the charms of small-town living, with larger-than-life valley views.

As a preferred builder within the community, Dilworth has also been the builder of choice for the first three phases, including custom homes, semi-custom homes and quick possession homes.







# HUNTERS HILL

SUMMERLAND





## BREAKING GROUND AT **SAGE WATER**

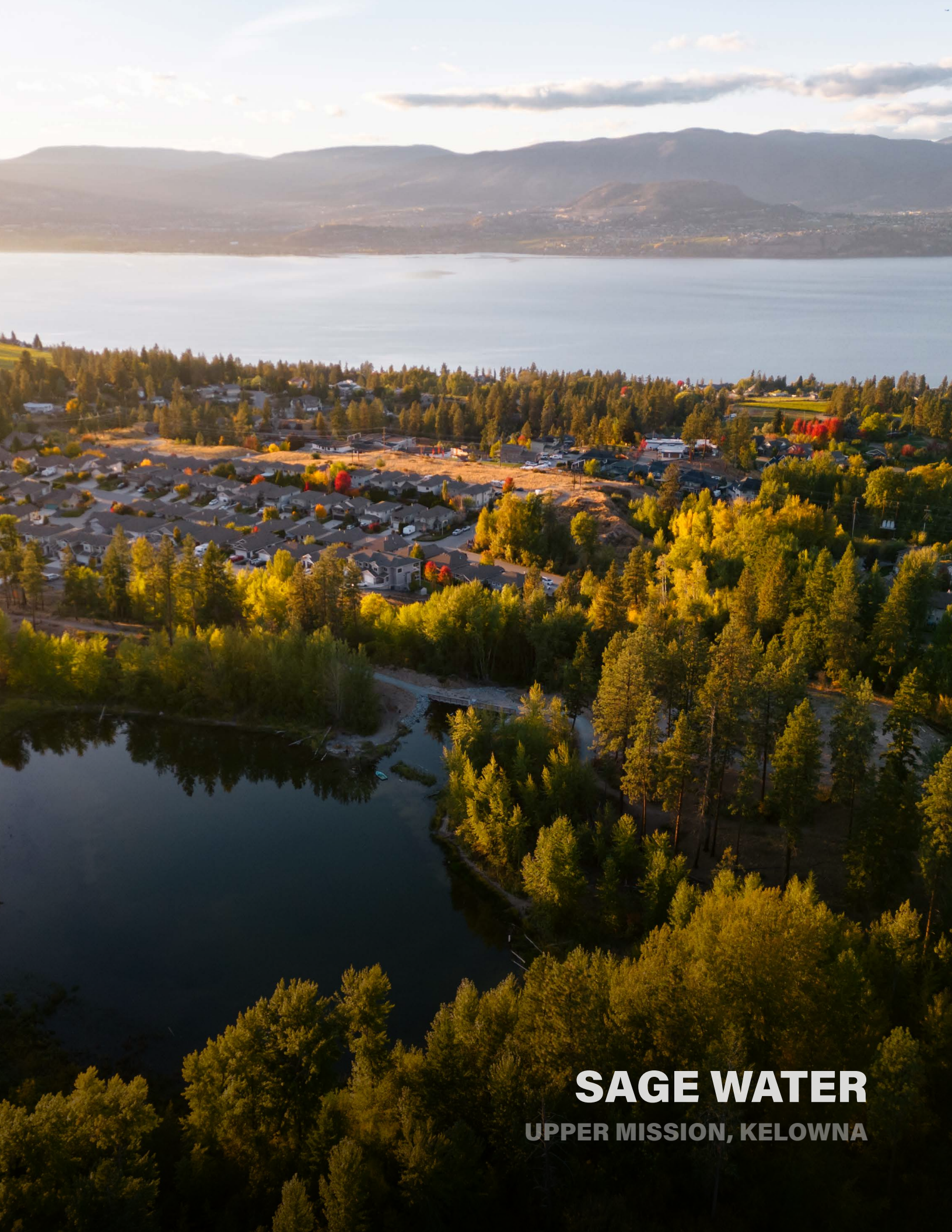
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Nestled into the mountain hillside of Kelowna's Upper Mission neighbourhood, Sage Water is a community steeped in history and rich in memory making. It is envisioned to be a vibrant, generational community for active families, outdoor enthusiasts and trailblazers alike, inspired by nature.

For the initial release of this master-planned community, Dilworth is proud to offer an array of custom home, semi-custom home and quick possession home opportunities.

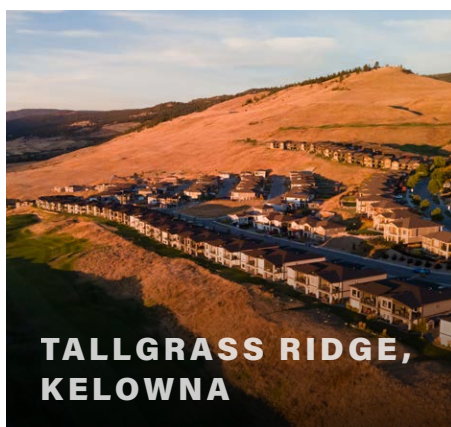
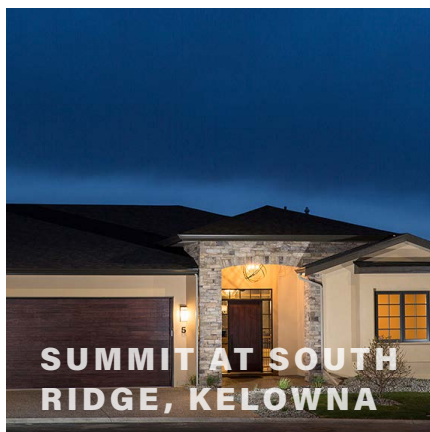






**SAGE WATER**  
UPPER MISSION, KELOWNA

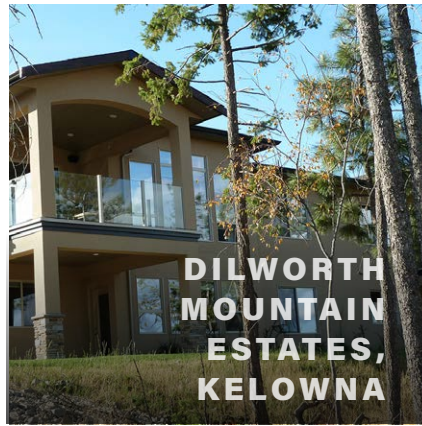








**MISSION  
RIDGE  
ESTATES,  
WEST KELOWNA**



**DILWORTH  
MOUNTAIN  
ESTATES,  
KELOWNA**



**CASCADE POINTE,  
KELOWNA**



**GATEWAY URBAN VILLAGE,  
WEST KELOWNA**



**DILWORTH MOUNTAIN ESTATES,  
KELOWNA**



**SELKIRK,  
KELOWNA**



**WILLOW LANE,  
KELOWNA**



**CHILCOTIN VILLAS, KELOWNA**













## CONTACT

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