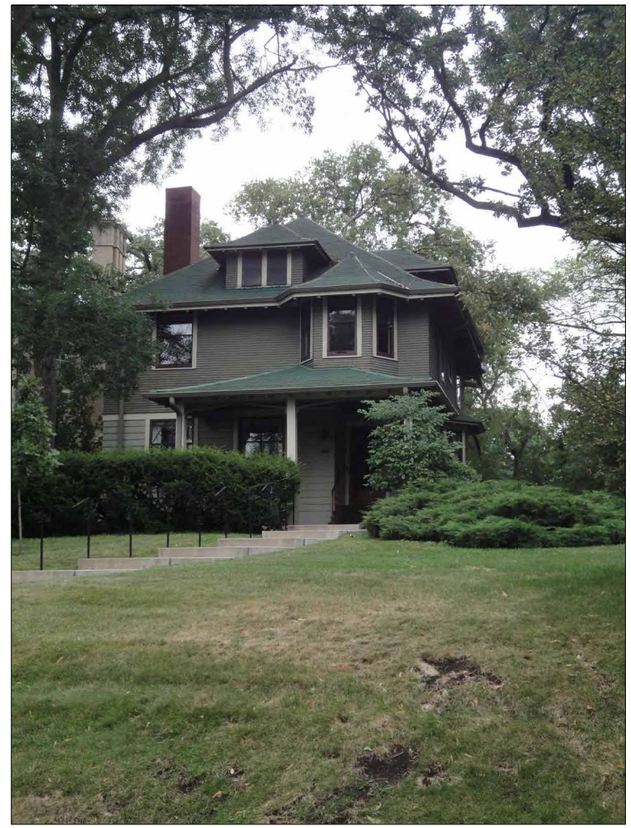

The Dewey Renovation

2225 EAST LAKE OF THE ISLES PARKWAY
MINNEAPOLIS, MINNESOTA

DRAWING INDEX

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	COLOR ELEVATIONS		
	3D MODEL		

CONTACTS

Owner:
David Dewey
2225 East Lake of the Isles Parkway
Minneapolis, MN 55405

Architect:

Rehkamp Larson Architects Inc.
2732 West 43rd Street
Minneapolis, MN 55410
t. 612.285.7275
f. 612.285.7274
Contacts:
Jean Rehkamp Larson, AIA
jean@rehkamplarson.com

GENERAL NOTE:
FULL SIZE SET: 24" X 36". SCALE AS NOTED.
HALF SIZE SET: 11" X 17". SCALE IS 1/2 OF NOTED.

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REHKAMP LARSON ARCHITECTS INC.
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DEWEY RENOVATION
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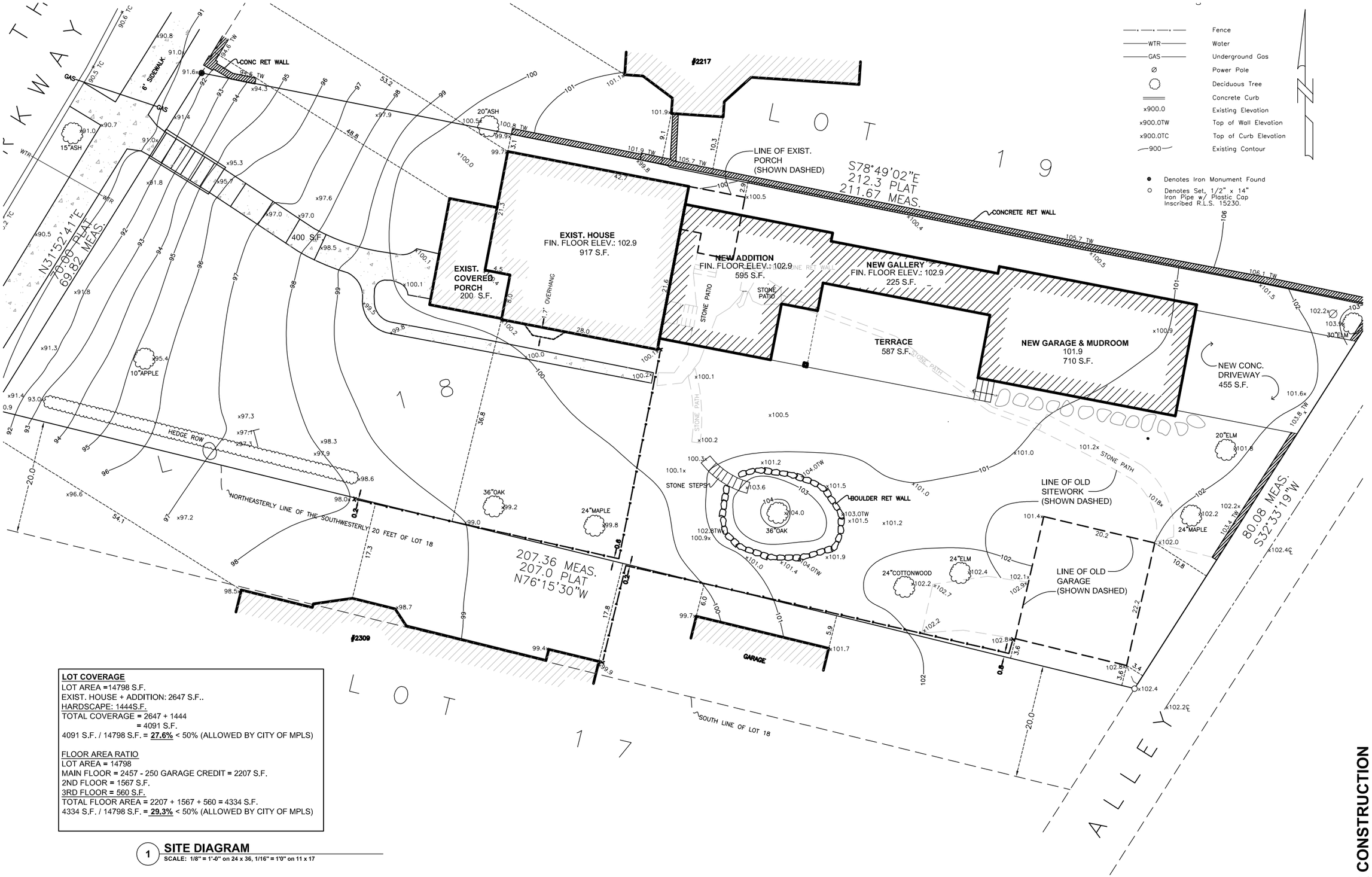

LOT COVERAGE
LOT AREA =14798 S.F.
EXIST. HOUSE + ADDITION: 2647 S.F..
HARDSCAPE: 1444S.F.
TOTAL COVERAGE = 2647 + 1444
= 4091 S.F.
4091 S.F. / 14798 S.F. = **27.6%** < 50% (ALLOWED BY CITY OF MPLS)

FLOOR AREA RATIO
LOT AREA = 14798
MAIN FLOOR = 2457 - 250 GARAGE CREDIT = 2207 S.F.
2ND FLOOR = 1567 S.F.
3RD FLOOR = 560 S.F.
TOTAL FLOOR AREA = 2207 + 1567 + 560 = 4334 S.F.
4334 S.F. / 14798 S.F. = **29.3%** < 50% (ALLOWED BY CITY OF MPLS)

1 **SITE DIAGRAM**
SCALE: 1/8" = 1'-0" on 24 x 36, 1/16" = 1'0" on 11 x 17

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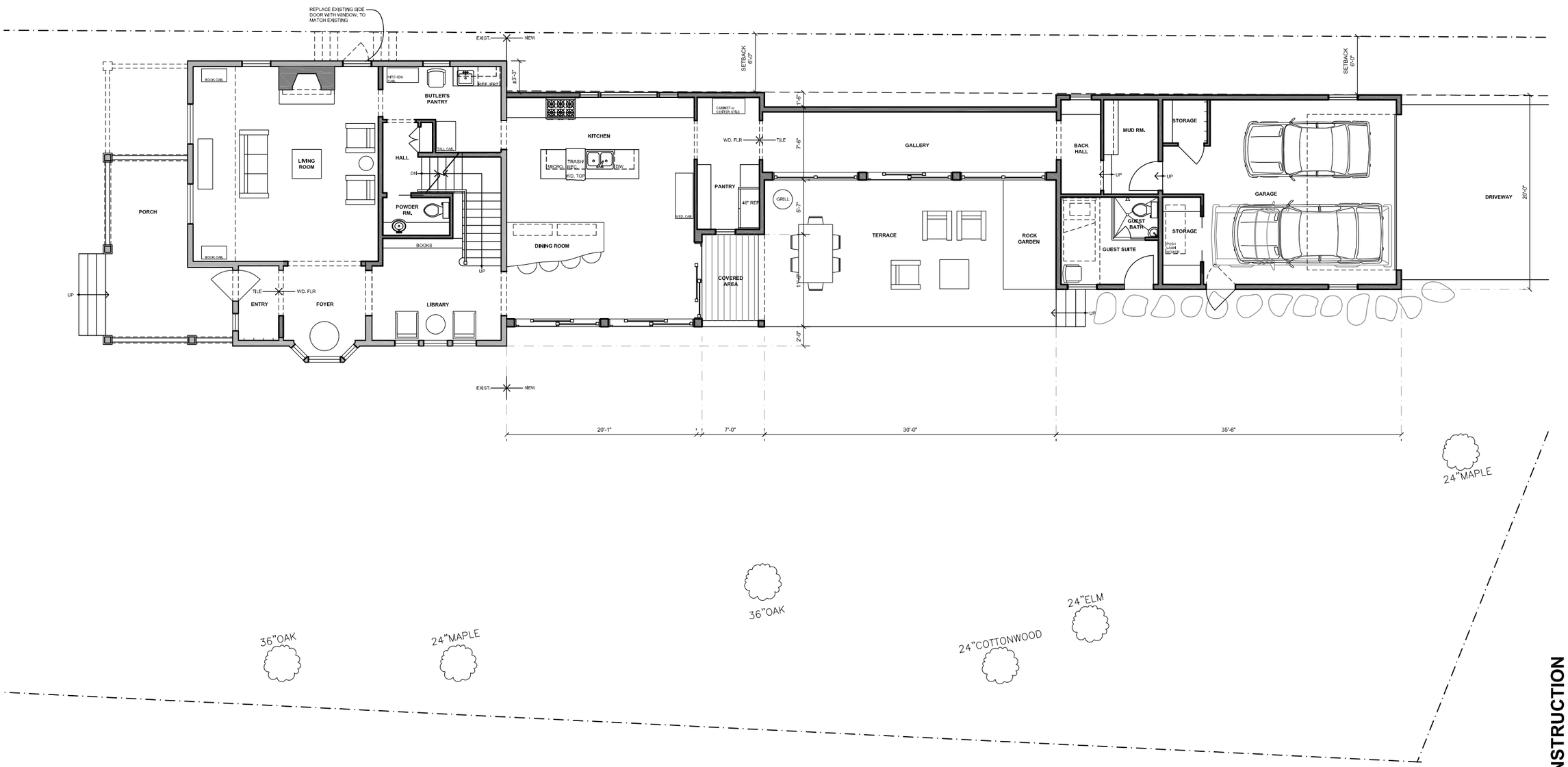
A0

SITE DIAGRAM



1 **MAIN LEVEL PLAN**

north

Scale: 3/16"= 1'-0" on 24 x 26, 3/32" = 1'0" on 11 x 17

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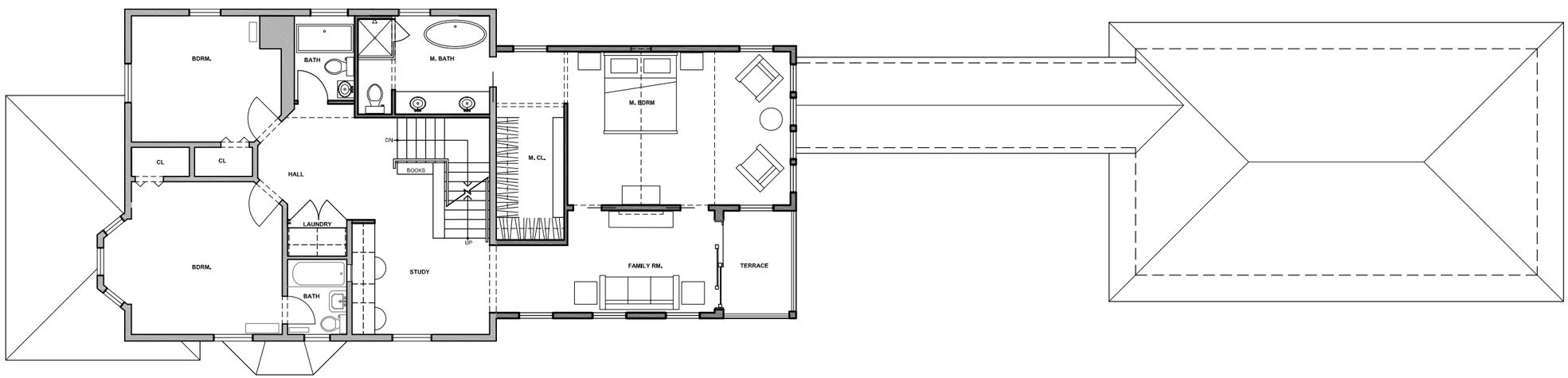
A1

MAIN FLOOR PLAN



1 **2nd FLOOR PLAN**

north

Scale: 3/16"= 1'-0" on 24 x 26, 3/32" = 1'0" on 11 x 17

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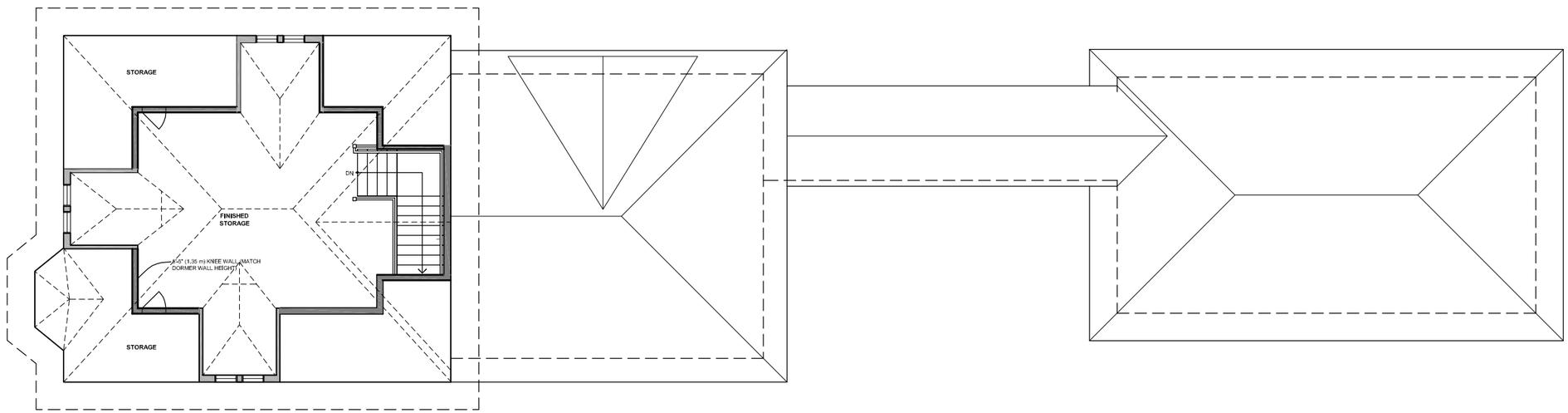
A2

2ND FLOOR PLAN



1 **THIRD FLOOR PLAN** north

Scale: 3/16"= 1'-0" on 24 x 36, 3/32" = 1'0" on 11 x 17

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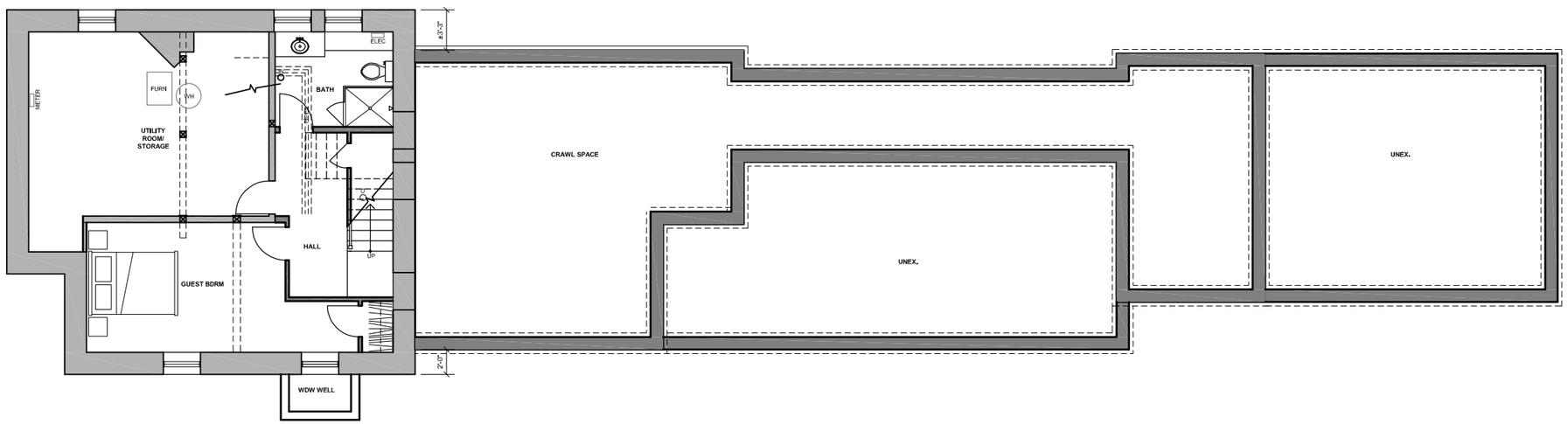
A3

3RD FLOOR PLAN



1 **LOWER LEVEL PLAN**

Scale: 1/8"= 1'-0" on 11x17, 1/4" = 1'0" on 24x36

north

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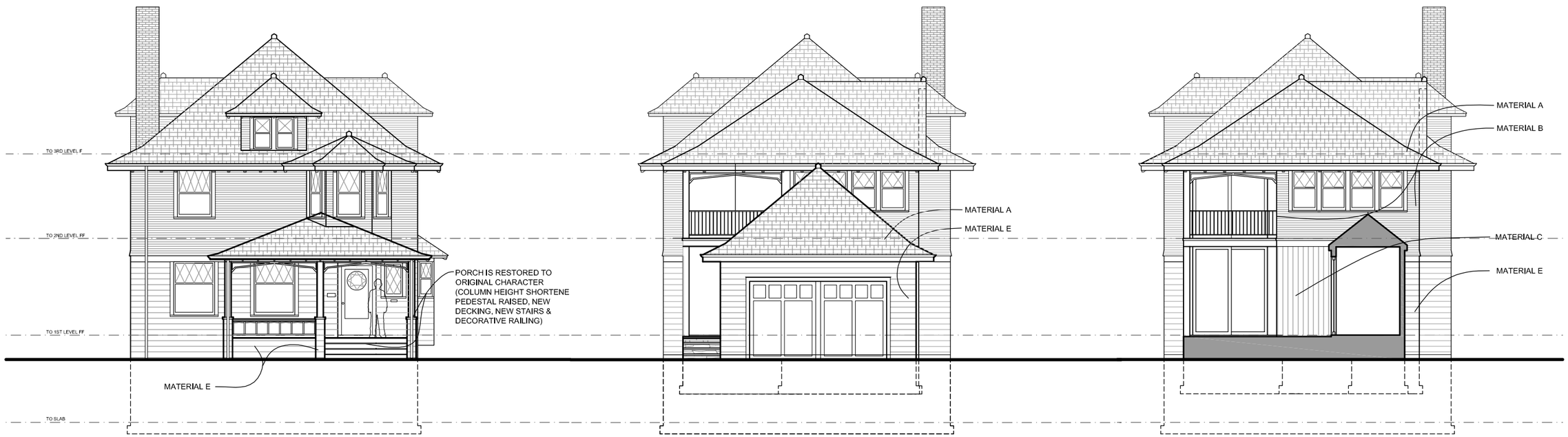
A4

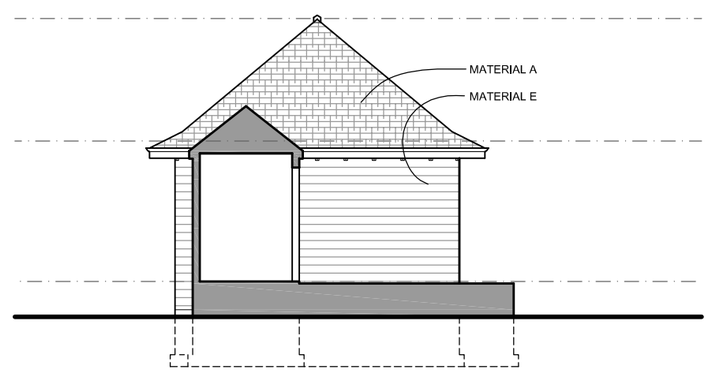
LOWER LEVEL PLAN



1 FRONT (WEST) ELEVATION
Scale: 3/16"= 1'-0" on 24 x 36, 3/32" = 1'-0" on 11 x 17

2 BACK (EAST) ELEVATION @GARAGE
Scale: 3/16"= 1'-0" on 24 x 36, 3/32" = 1'-0" on 11 x 17

3 BACK (EAST) ELEVATION @ GALLERY
Scale: 3/16"= 1'-0" on 24 x 36, 3/32" = 1'-0" on 11 x 17



4 BACK (WEST) ELEVATION @ GALLERY
Scale: 3/16"= 1'-0" on 24 x 36, 3/32" = 1'-0" on 11 x 17

MATERIALS KEY:

MATERIAL A: CEDAR SHINGLES
MATERIAL B: LAP SIDING, TO MATCH EXISTING
MATERIAL C: 6" VERTICAL WD. SIDING
MATERIAL D: COPPER STANDING SEAM ROOF (12" PANEL WIDTH)
MATERIAL E: CLAP BOARD, TO MATCH EXISTING
MATERIAL F: 6" VERTICAL WOOD SIDING
MATERIAL G: DRY STACKED BLUE STONE

TRIM A: FLAT WINDOW CASING & SILL, TO MATCH EXISTING
TRIM B: 7½" FLAT BD. w/ ¾" CAP
TRIM C: FLAT CASING, TO MATCH EXISTING

NOTE: ALL SOFFIT, FASCIA, GUTTERS RAFTER TAILS, TO MATCH EXISTING

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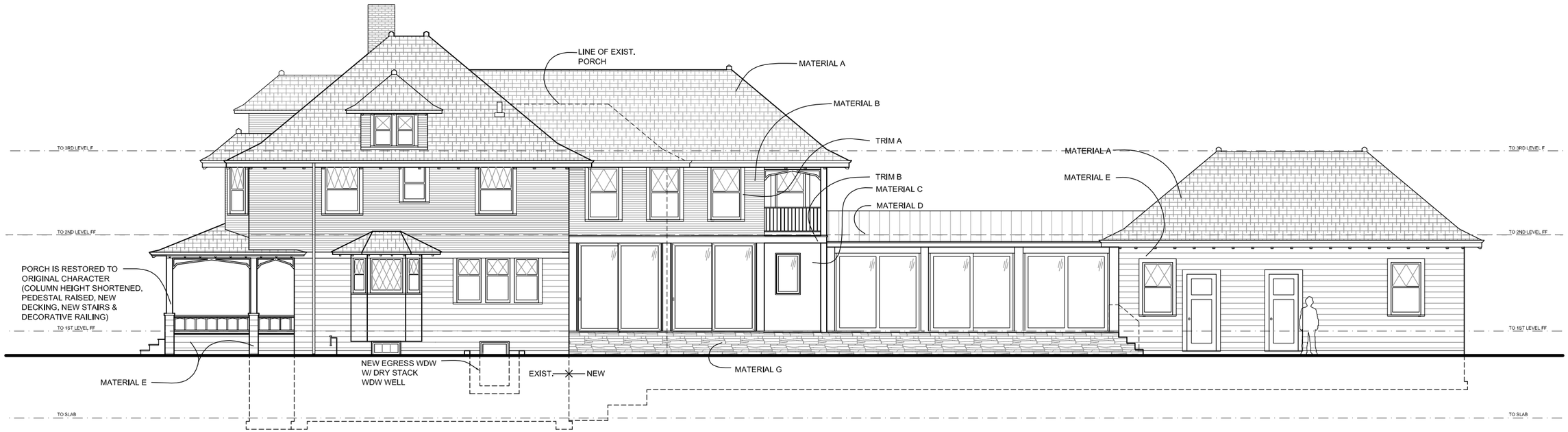
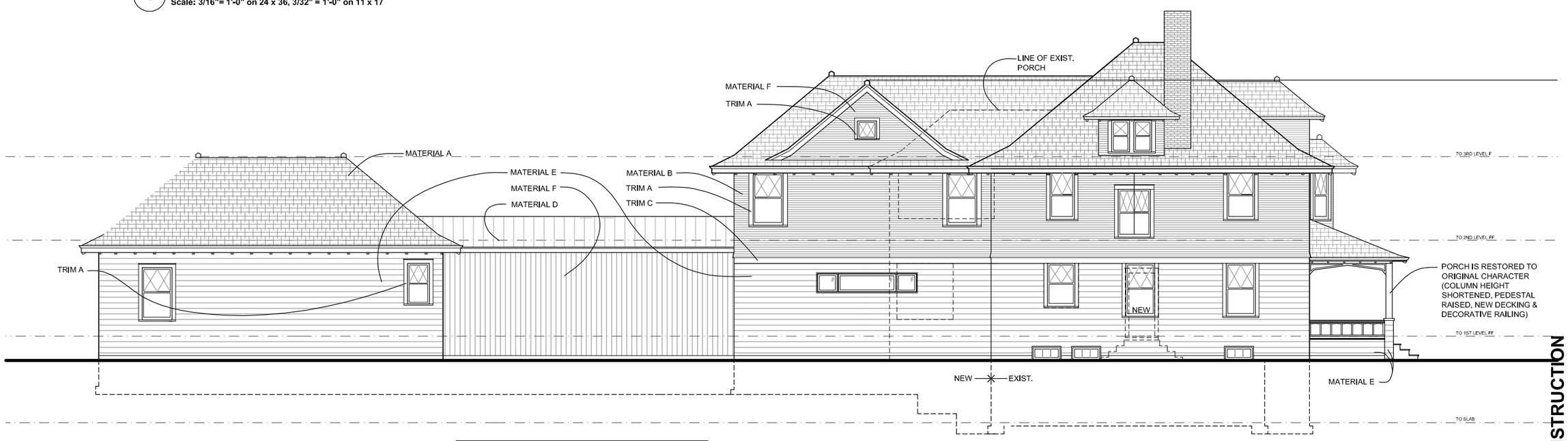
A5
EXTERIOR ELELVATIONS



1 SIDE (NORTH) ELEVATION

Scale: 3/16"= 1'-0" on 24 x 36, 3/32" = 1'-0" on 11 x 17



2 SIDE (NORTH) ELEVATION

Scale: 3/16"= 1'-0" on 24 x 36, 3/32" = 1'-0" on 11 x 17

WINDOW AREA/ WALL AREA CALCULATIONS
WALL AREA = 1942 S.F.
WINDOW AREA = 190 S.F.
190 S.F. / 1942 S.F. = 9.8% > 5% MIN ALLOWED BY CITY OF MPLS.

MATERIALS KEY:

MATERIAL A: CEDAR SHINGLES	TRIM A: FLAT WINDOW CASING & SILL, TO MATCH EXISTING
MATERIAL B: LAP SIDING, TO MATCH EXISTING	TRIM B: 7½" FLAT BD. w/ ¾" CAP
MATERIAL C: 6" VERTICAL WD. SIDING	TRIM C: FLAT CASING, TO MATCH EXISTING
MATERIAL D: COPPER STANDING SEAM ROOF (12" PANEL WIDTH)	
MATERIAL E: CLAP BOARD, TO MATCH EXISTING	
MATERIAL F: 6" VERTICAL WOOD SIDING	NOTE: ALL SOFFIT, FASCIA, GUTTERS
MATERIAL G: DRY STACKED BLUE STONE	RAFTER TAILS, TO MATCH EXISTING

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A6

EXTERIOR ELELVATION

West Elevation

Dewey Residence
2225 East Lake of the Isles Parkway
Minneapolis MN

8.27.2012

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South Elevation

Dewey Residence
2225 East Lake of the Isles Parkway
Minneapolis MN

8.27.2012

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North Elevation

Dewey Residence
2225 East Lake of the Isles Parkway
Minneapolis MN

8.27.2012

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South Elevation

Dewey Residence
2225 East Lake of the Isles Parkway
Minneapolis MN

8.27.2012

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1 EXISTING FRONT ELEVATION

(ABOVE) SCALE: 3/32"=1' (BELOW) SCALE: 1/4"=1'

2 PROPOSED FRONT ELEVATION

(ABOVE) SCALE: 3/32"=1' (BELOW) SCALE: 1/4"=1'

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HA1

HISTORIC ANALYSIS

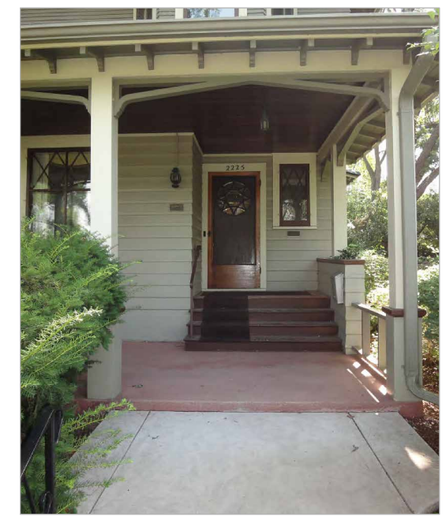
1 EVIDENCE OF PORCH ALTERATIONS

(ABOVE) SCALE: 3/32"=1' (BELOW) SCALE: 1/4"=1'

Clapboard "patching"
Exposed foundation wall.

Misaligned plinths
Variance in paint and material weathering indicates columns have been altered (switched to longer version)

Column aligns with exposed concrete and clap board patching, indicating the original raised porch ended here.



Porch is out of scale, ceiling is too high for current level of porch floor

Variance in paint and material weathering indicates further alteration (fin wall capturing current front steps)

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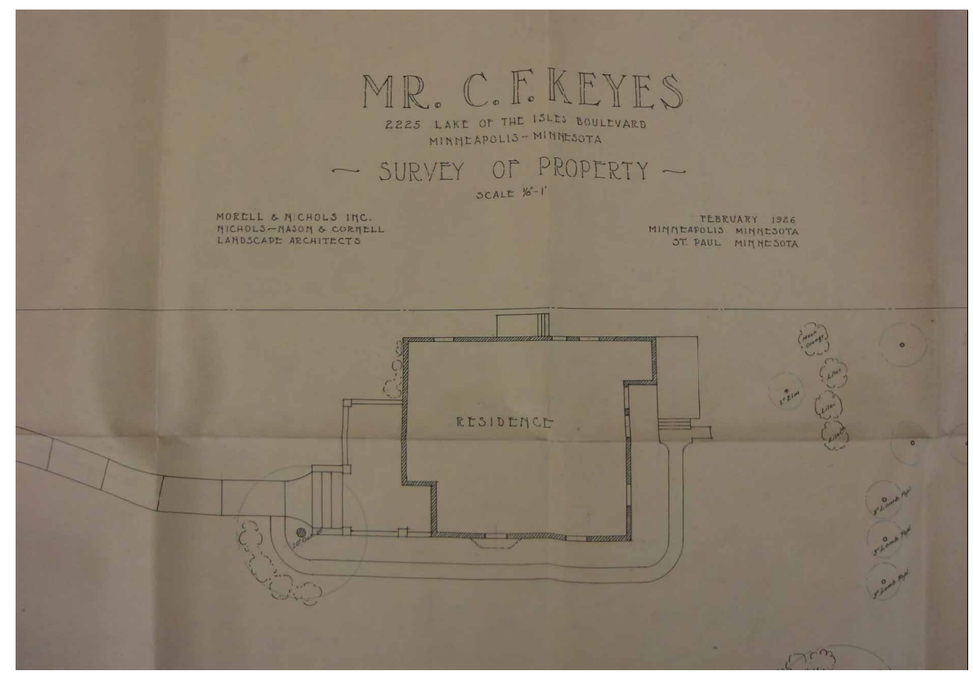
HA2

HISTORIC ANALYSIS

1 EVIDENCE OF PORCH ALTERATIONS

(ABOVE) SCALE: 3/32"=1' (BELOW) SCALE: 1/4"=1'



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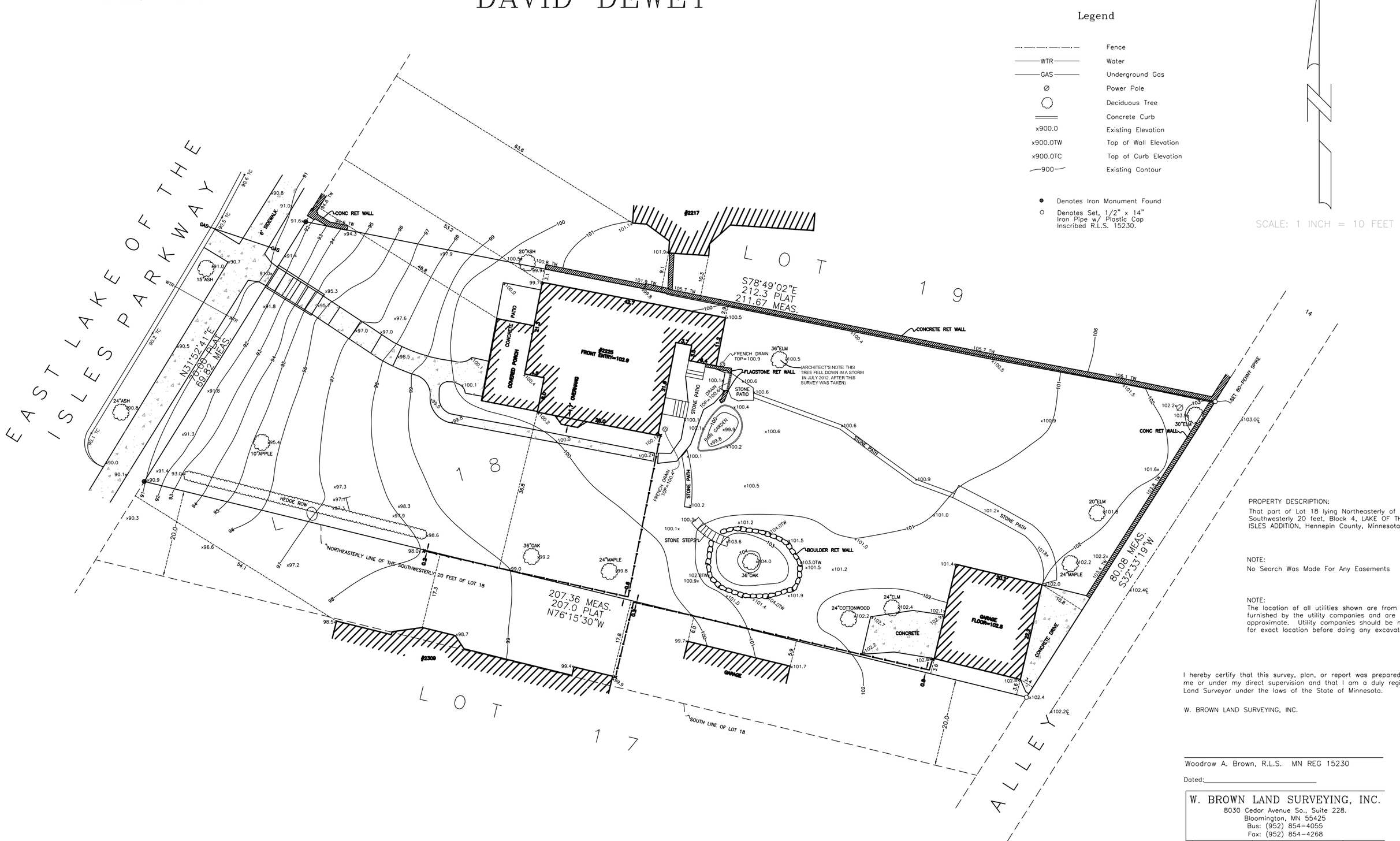
HA3

HISTORIC ANALYSIS

SITE ADDRESS: 2225 EAST LAKE OF THE ISLES PARKWAY
MINNEAPOLIS, MN 55405

EXISTING CONDITION SURVEY FOR:
DAVID DEWEY



PROPERTY DESCRIPTION:
That part of Lot 18 lying Northeasterly of the Southwesterly 20 feet, Block 4, LAKE OF THE ISLES ADDITION, Hennepin County, Minnesota.

NOTE:
No Search Was Made For Any Easements

NOTE:
The location of all utilities shown are from plans furnished by the utility companies and are approximate. Utility companies should be notified for exact location before doing any excavation.

I hereby certify that this survey, plan, or report was prepared by me or under my direct supervision and that I am a duly registered Land Surveyor under the laws of the State of Minnesota.

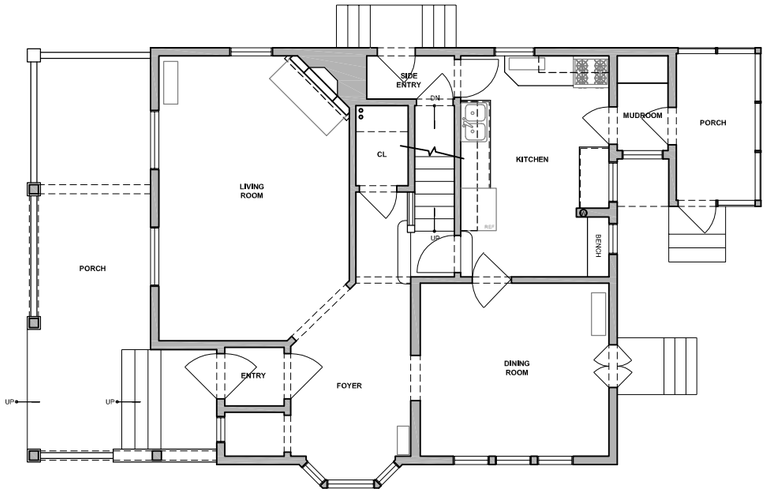
W. BROWN LAND SURVEYING, INC.

Woodrow A. Brown, R.L.S. MN REG 15230

Dated:_____

W. BROWN LAND SURVEYING, INC.
8030 Cedar Avenue So., Suite 228.
Bloomington, MN 55425
Bus: (952) 854-4055
Fax: (952) 854-4268

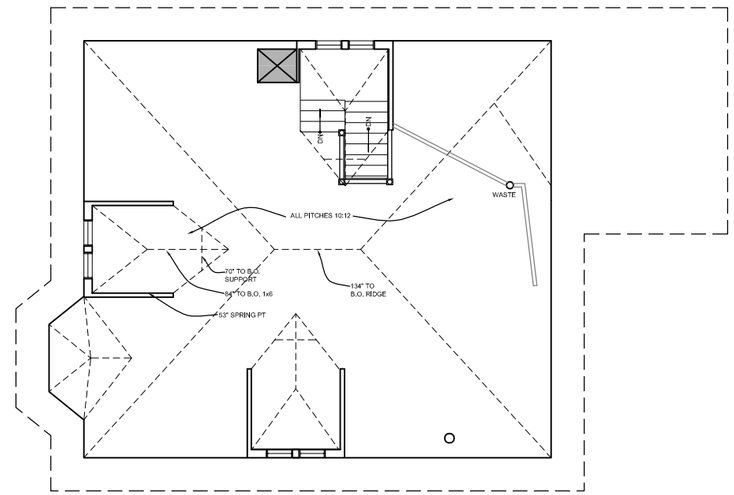
Drawing:	Date: 06-25-2012	1 Of 1
115-12	Scale: 1 Inch = 10 Feet	



1 EXISTING MAIN FLOOR PLAN

north

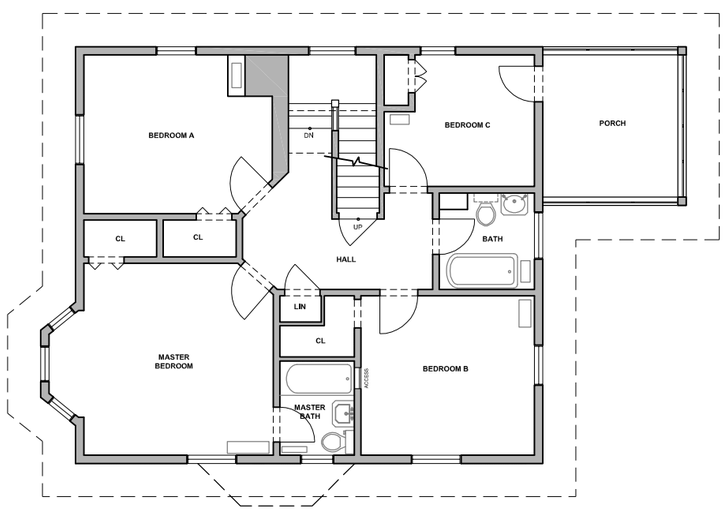
Scale: 3/16"= 1'-0" on 24 x 36, 3/32" = 1'-0" on 11 x 17



3 EXISTING 3rd FLOOR PLAN

north

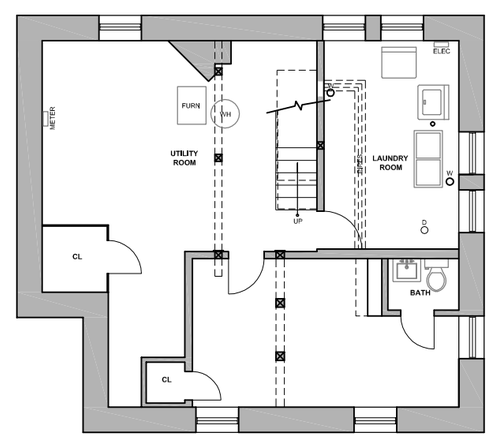
Scale: 3/16"= 1'-0" on 24 x 36, 3/32" = 1'-0" on 11 x 17



2 EXISTING 2nd FLOOR PLAN

north

Scale: 3/16"= 1'-0" on 24 x 36, 3/32" = 1'-0" on 11 x 17



4 EXISTING LOWER LEVEL PLAN

north

Scale: 3/16"= 1'-0" on 24 x 36, 3/32" = 1'-0" on 11 x 17

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X1

EXISTING PLANS

1 **FRONT (WEST) ELEVATION**
Scale: 3/16"= 1'-0" on 24 x 36, 3/32" = 1'-0" on 11 x 17

2 **SIDE (SOUTH) ELEVATION**
Scale: 3/16"= 1'-0" on 24 x 36, 3/32" = 1'-0" on 11 x 17

3 **SIDE (NORTH) ELEVATION**
Scale: 3/16"= 1'-0" on 24 x 36, 3/32" = 1'-0" on 11 x 17

4 **BACK (EAST) ELEVATION**
Scale: 3/16"= 1'-0" on 24 x 36, 3/32" = 1'-0" on 11 x 17

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EXTERIOR ELEVATIONS