

Sunnyside Road



Application for: CERTIFICATE OF APPROPRIATENESS

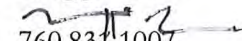
4510 Sunnyside Road, Edina Minnesota. (Ernst and McNamara Residence)

Applicant: Maggie Tarr (ph. 760.831.1007)

EXPLANATION OF REQUEST: The proposed project includes removing an existing dated addition, that is in a dilapidated state, and adding a new addition of the back of the home that ties in with the architectural style and materials of the residence. The addition will include a new Master Suite, Kitchen, where the existing old addition was. We will also be adding a Workshop off of the back of the Garage. A gable dormer added to the front of the home to match the same pitch of the front roof slope to create a better continuity for the front Elevation facing Sunnyside road. We are replacing materials that include new roof sheathing, replacing the shake shingle in a similar architectural style, and replacing all windows to match the existing windows that are divided lite and double hung. As the existing home has a mixture of stone causing the original addition stand out- we will be applying a German Schmear to the stone or Limewash to help create continuity. There are three materials used on the home- and the goal is to create it as a unified home without the appearance of multiple additions. The goal of the home is to create a residence that appears as it has always been there, and provide an efficient one level living space for Mike Ernst and Mary McNamara.

Sincerely,

Maggie Tarr


760.831.1007

maggie@margaretjanedesigngroup.com

PLANNING DEPARTMENT

SEP 25 2020

CITY OF EDINA



PLANNING DEPARTMENT

SEP 25 2020

CITY OF EDINA

mj

Margaret Jane Design Group
www.margaretjanedesigngroup.com
THESE ARCHITECTURAL PLANS AND THE HOME
CONSTRUCTED PURSUANT TO THE PERMITS
ISSUED BY THE CITY OF EDINA, MINNESOTA
MARGARET JANE DESIGN GROUP, LLC AND ARE
PROTECTED BY UNITED STATES COPYRIGHT
LAW. ANY UNAUTHORIZED USE OF THESE
PLANS IS STRICTLY PROHIBITED.

Copyright © 2020

Ernst & McNamara Residence

4510 Sunnyside Road
Edina, Minnesota

08.17.2020
08.21.2020
08.27.2020
09.14.2020
09.24.2020

AT.0

Proposed Plans

Project Contacts

Architectural Designer:
Margaret Jane Design Group
Maggie Tarr
2900 Thomas Avenue South Suite 1501
Minneapolis, MN 55416
maggie@margaretjanedesigngroup.com
Phone: 760-831-1007

Contractor:
Telos
Erik Olson
President, TELOS
www.telosmn.com
7148 Shady Oak Road, Minneapolis, MN 55344
erik@telosmn.com

Structural Engineer:
Complete Building Solutions
Bruce Polaczyk, PE
bruce@cbsmn.com
Phone: (763) 544-3355

Surveyor:
Stonebrooke Engineering, Inc.
12279 Nicollet Avenue, Burnsville, MN 55337
Direct: 952.540.4845 Main: 952.402.9202
http://www.stonebrookeengineering.com
Aaron Mages

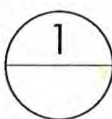
Sheet Index

AT.0	Title Sheet
	See Survey
SP1.0	Site Plan
A0.1	Existing Front Elevation
A0.2	Existing Lower Level & Main Level Plan
A0.3	Existing Upper Level Plan
A0.0	Proposed Foundation Plan
A1.0	Proposed Basement Floor Plan
A1.1	Proposed Main Floor Floor Plan
A1.2	Proposed Upper Floor and Roof Plan
A2.0	Proposed Exterior Elevations

General Scope of Work

Addition off the Rear of the Home for a New Master Suite, Kitchen, and Workshop. A gable dormer added to the front of the home to match the same pitch of the front roof slope to create a better continuity for the homes front Elevation.

Add a German Schmear or Limewash to the existing Stone and Brick. There are three materials used on the home- and the goal is to create it as a unified home without the appearance of multiple additions. Replace the shake shingle siding with new shake shingle siding, along with windows that match the double hung, divided lites of the home. Outside of new Windows in Existing Locations, New Roof sheathing ontop of existing roof and New Roof details to Match the Architecture of the home.



EXISTING FRONT ELEVATION

1/8"=1'-0"

PLANNING DEPARTMENT

SEP 25 2020

CITY OF EDINA



Margaret Jane Design Group
www.margaretjane.designgroup.com
THESE ARCHITECTURAL PLANS AND THE HOME
CONSTRUCTED PURSUANT TO THE PLANS ARE
THE EXCLUSIVE COPYRIGHTED PROPERTY OF
MARGARET JANE DESIGN GROUP, LLC AND ARE
PROTECTED BY UNITED STATES COPYRIGHT
LAW. ANY UNAUTHORIZED USE OF THESE
PLANS IS STRICTLY PROHIBITED.
Copyright © 2020

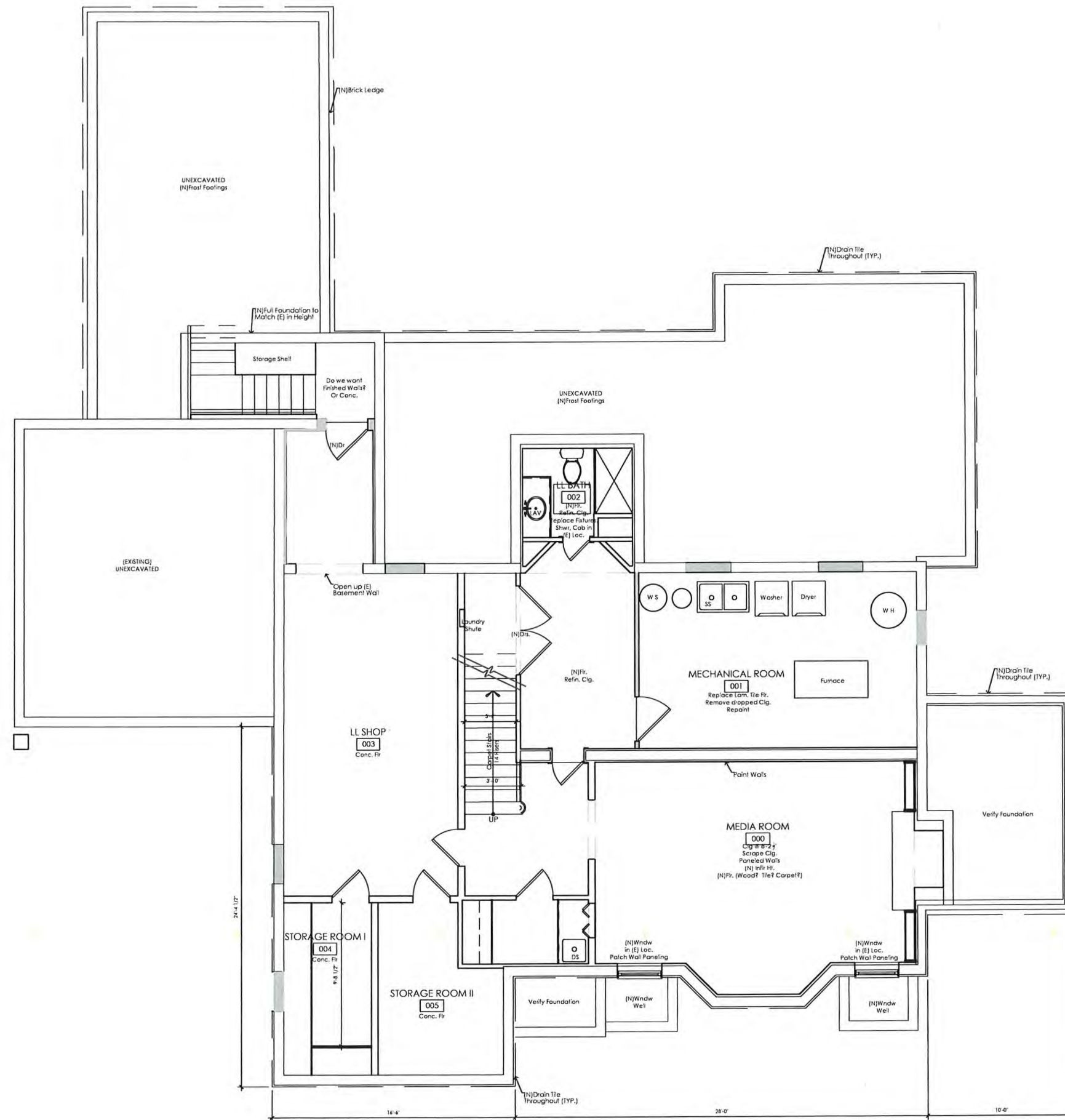
Ernst & McNamara Residence

4510 Sunnyside Road
Edina, Minnesota

08.17.2020
08.21.2020
08.27.2020
09.14.2020
09.24.2020

A0.1

Existing Elevation



1 PROPOSED LOWER LEVEL
1/8"=1'-0"

PLANNING DEPARTMENT

SEP 25 2020

CITY OF EDINA

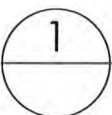
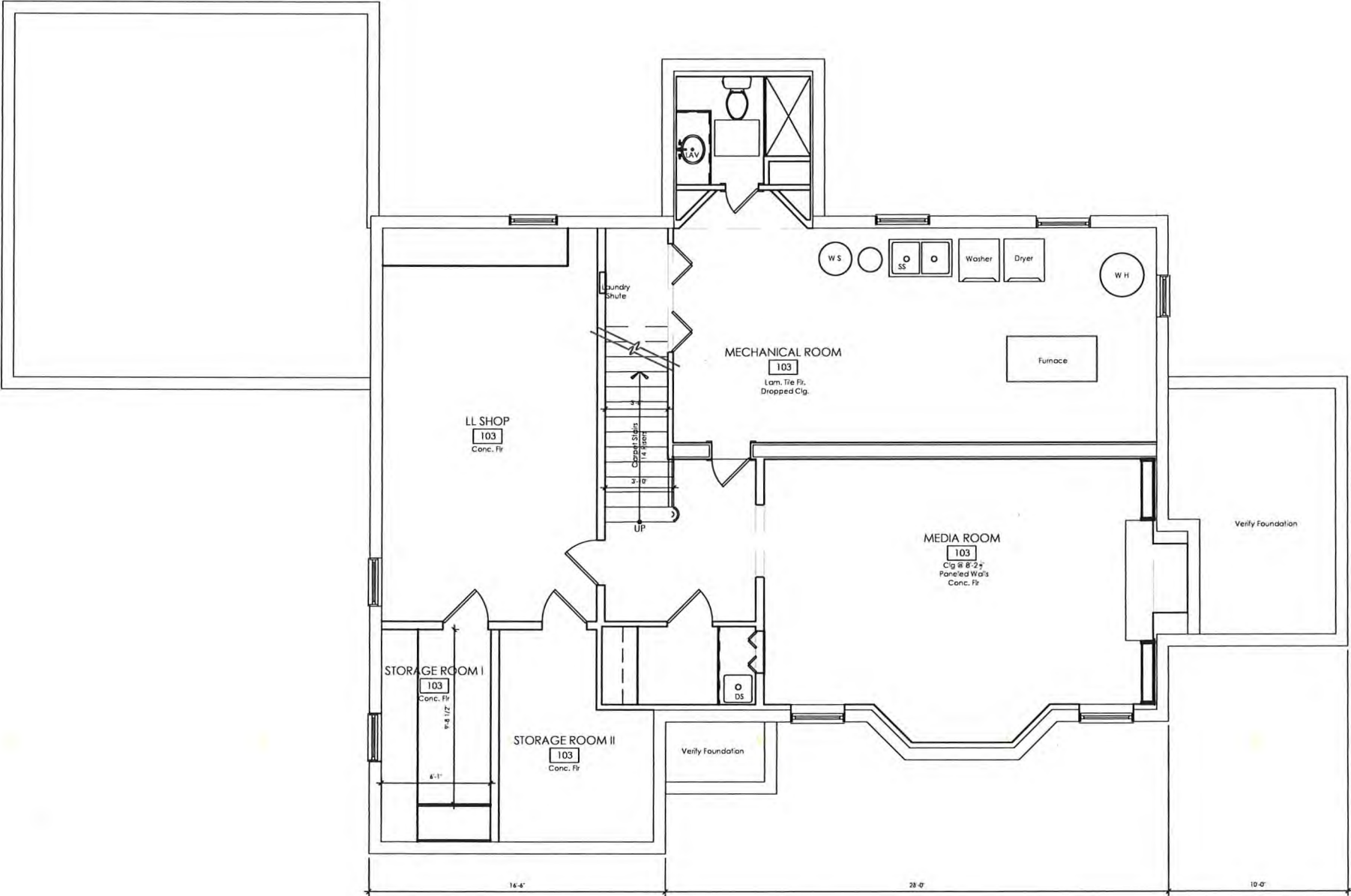


Margaret Jane Design Group
www.margaretjanedesigngroup.com
THESE ARCHITECTURAL PLANS AND THE HOME
CONSTRUCTED PURSUANT TO THE PLANS ARE
THE EXCLUSIVE COPYRIGHTED PROPERTY OF
MARGARET JANE DESIGN GROUP, LLC AND ARE
PROTECTED BY UNITED STATES COPYRIGHT
LAW. ANY UNAUTHORIZED USE OF THESE
PLANS IS STRICTLY PROHIBITED.
Copyright © 2020

Ernst & McNamara Residence

4510 Sunnyside Road
Edina, Minnesota

08.17.2020
08.21.2020
08.27.2020
09.14.2020
09.24.2020



EXISTING LOWER LEVEL

1/8"=1'-0"

PLANNING DEPARTMENT

SEP 25 2020

CITY OF EDINA



Margaret Jane Design Group
www.margaretjane.designgroup.com
THESE ARCHITECTURAL PLANS AND THE HOME
CONSTRUCTED PURSUANT TO THE PLANS ARE
THE EXCLUSIVE COPYRIGHTED PROPERTY OF
MARGARET JANE DESIGN GROUP, LLC AND ARE
PROTECTED BY UNITED STATES COPYRIGHT
LAW. ANY UNAUTHORIZED USE OF THESE
PLANS IS STRICTLY PROHIBITED.
Copyright © 2020

Ernst & McNamara Residence

4510 Sunnyside Road
Edina, Minnesota

08.17.2020
08.21.2020
08.27.2020
09.14.2020
09.24.2020

A0.2

Existing Plans

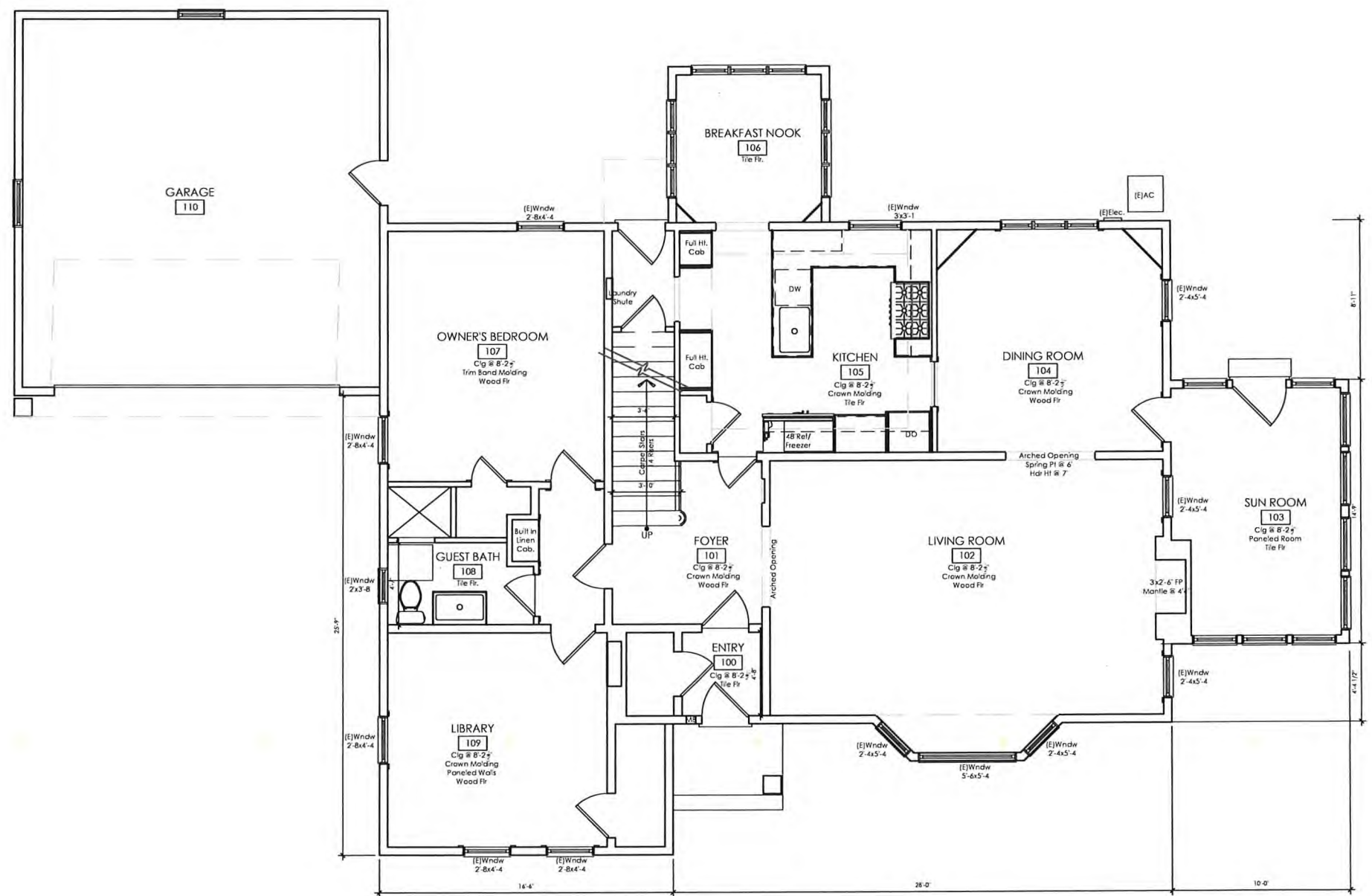


Margaret Jane Design Group
www.margaretjane.designgroup.com
THESE ARCHITECTURAL PLANS AND THE HOME
CONSTRUCTED PURSUANT TO THE PLANS ARE
THE EXCLUSIVE COPYRIGHTED PROPERTY OF
MARGARET JANE DESIGN GROUP, LLC AND ARE
PROTECTED BY UNITED STATES COPYRIGHT
LAW. ANY UNAUTHORIZED USE OF THESE
PLANS IS STRICTLY PROHIBITED.
Copyright © 2020

Ernst & McNamara Residence
4510 Sunnyside Road
Edina, Minnesota

08.17.2020
08.21.2020
08.27.2020
09.14.2020
09.24.2020

A0.3
Existing Plans



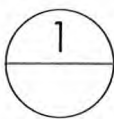
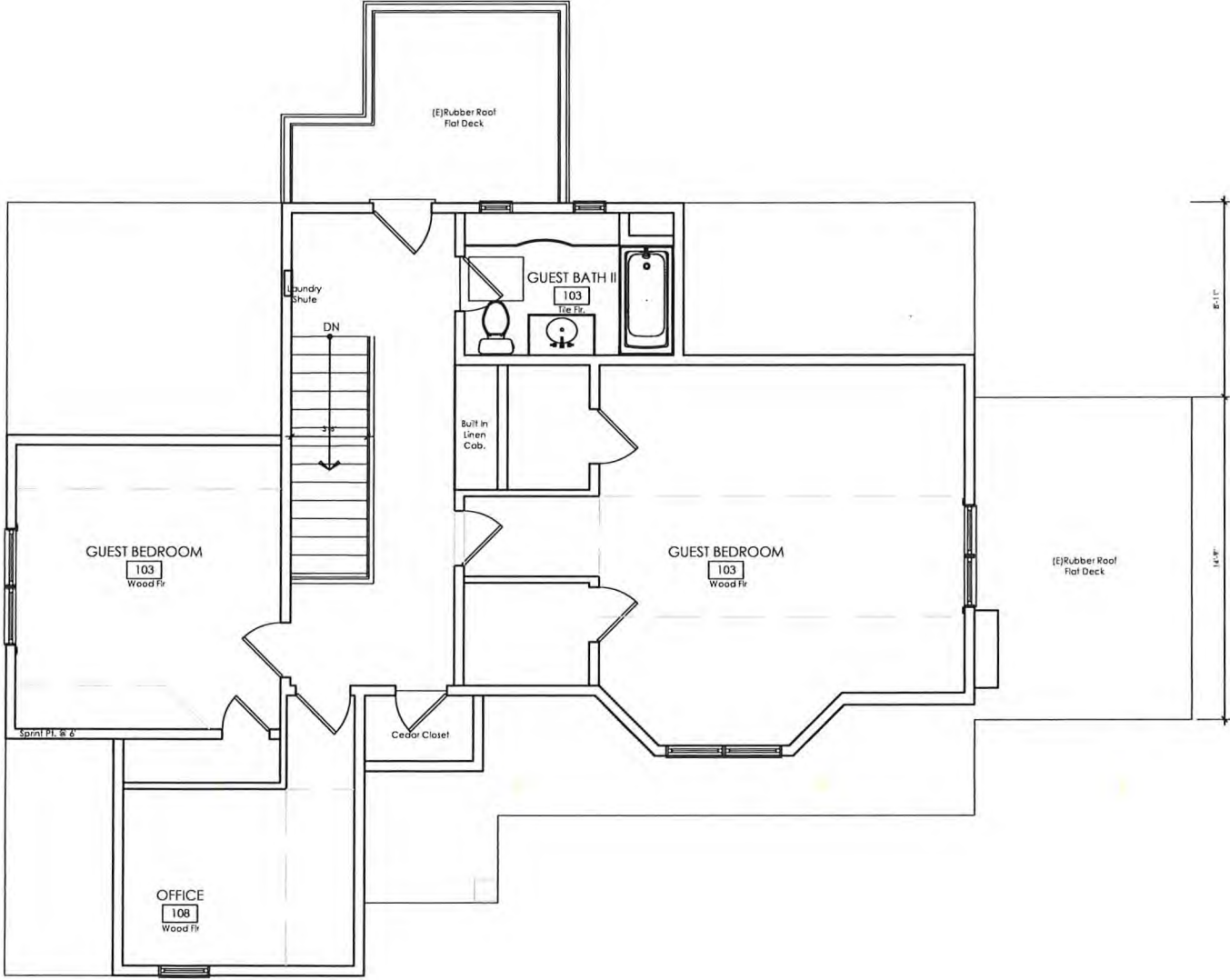
EXISTING MAIN FLOOR SF: 2060
(INCLUDING GARAGE)

1 EXISTING MAIN LEVEL
1/8"=1'-0"

PLANNING DEPARTMENT

SEP 25 2020

CITY OF EDINA



EXISTING UPPER LEVEL

1/8"=1'-0"

PLANNING DEPARTMENT

SEP 25 2020

CITY OF EDINA



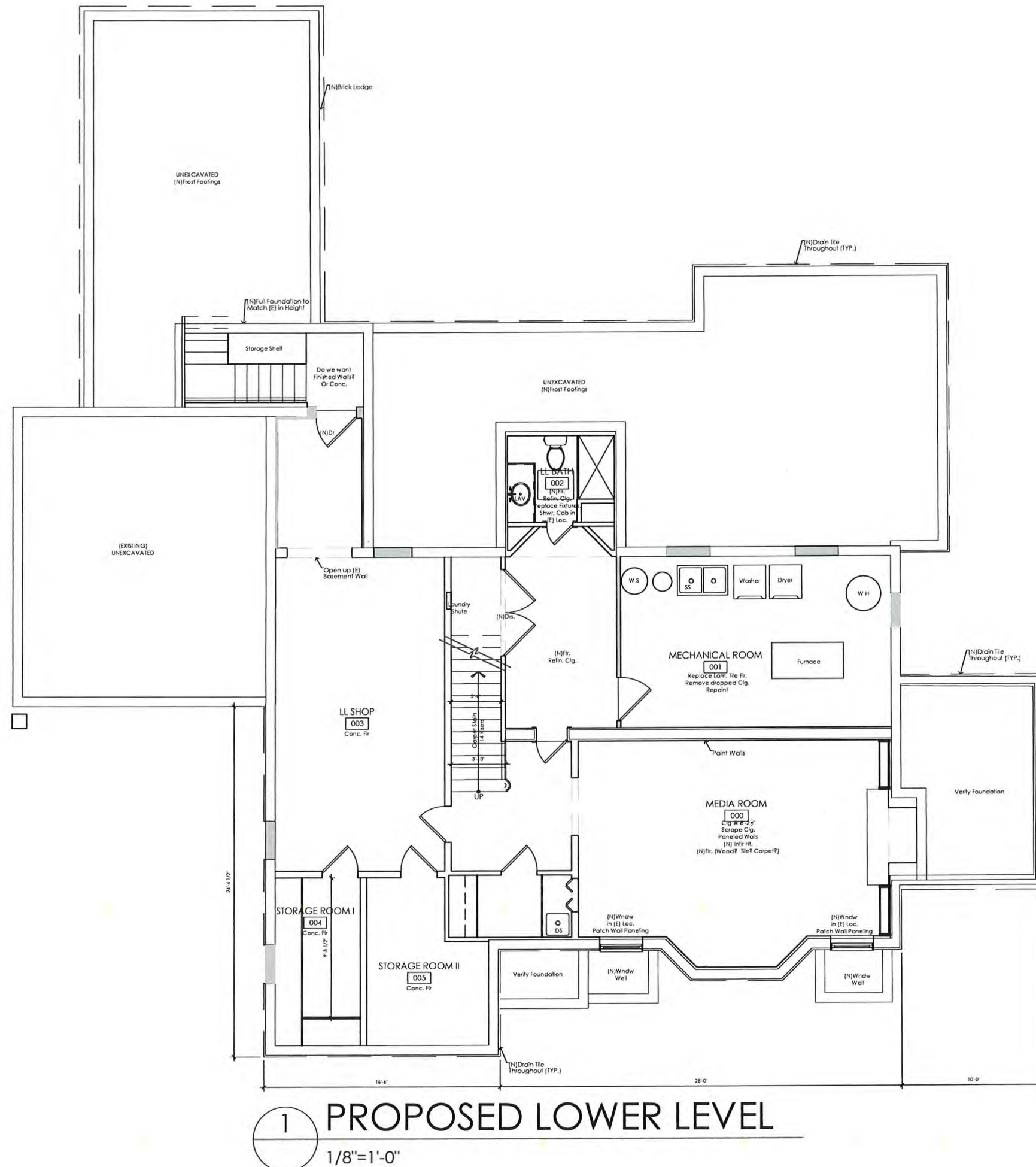
Margaret Jane Design Group
www.margaretjanedesigngroup.com
THESE ARCHITECTURAL PLANS AND THE HOME
CONSTRUCTED PURSUANT TO THE PLANS ARE
THE EXCLUSIVE COPYRIGHTED PROPERTY OF
MARGARET JANE DESIGN GROUP, LLC AND ARE
PROTECTED BY UNITED STATES COPYRIGHT
LAW. ANY UNAUTHORIZED USE OF THESE
PLANS IS STRICTLY PROHIBITED.
Copyright © 2020

Ernst & McNamara Residence
4510 Sunnyside Road
Edina, Minnesota

08.17.2020
08.21.2020
08.27.2020
09.14.2020
09.24.2020

A0.4

Existing Plans



1 PROPOSED LOWER LEVEL
1/8"=1'-0"

PLANNING DEPARTMENT

SEP 25 2020

CITY OF EDINA



Margaret Jane Design Group
www.margaretjangedesigngroup.com
THESE ARCHITECTURAL PLANS AND THE HOME
CONSTRUCTED PURSUANT TO THE PLANS ARE
THE EXCLUSIVE COPYRIGHTED PROPERTY OF
MARGARET JANE DESIGN GROUP, LLC AND ARE
PROTECTED BY UNITED STATES COPYRIGHT
LAW. ANY UNAUTHORIZED USE OF THESE
PLANS IS STRICTLY PROHIBITED.

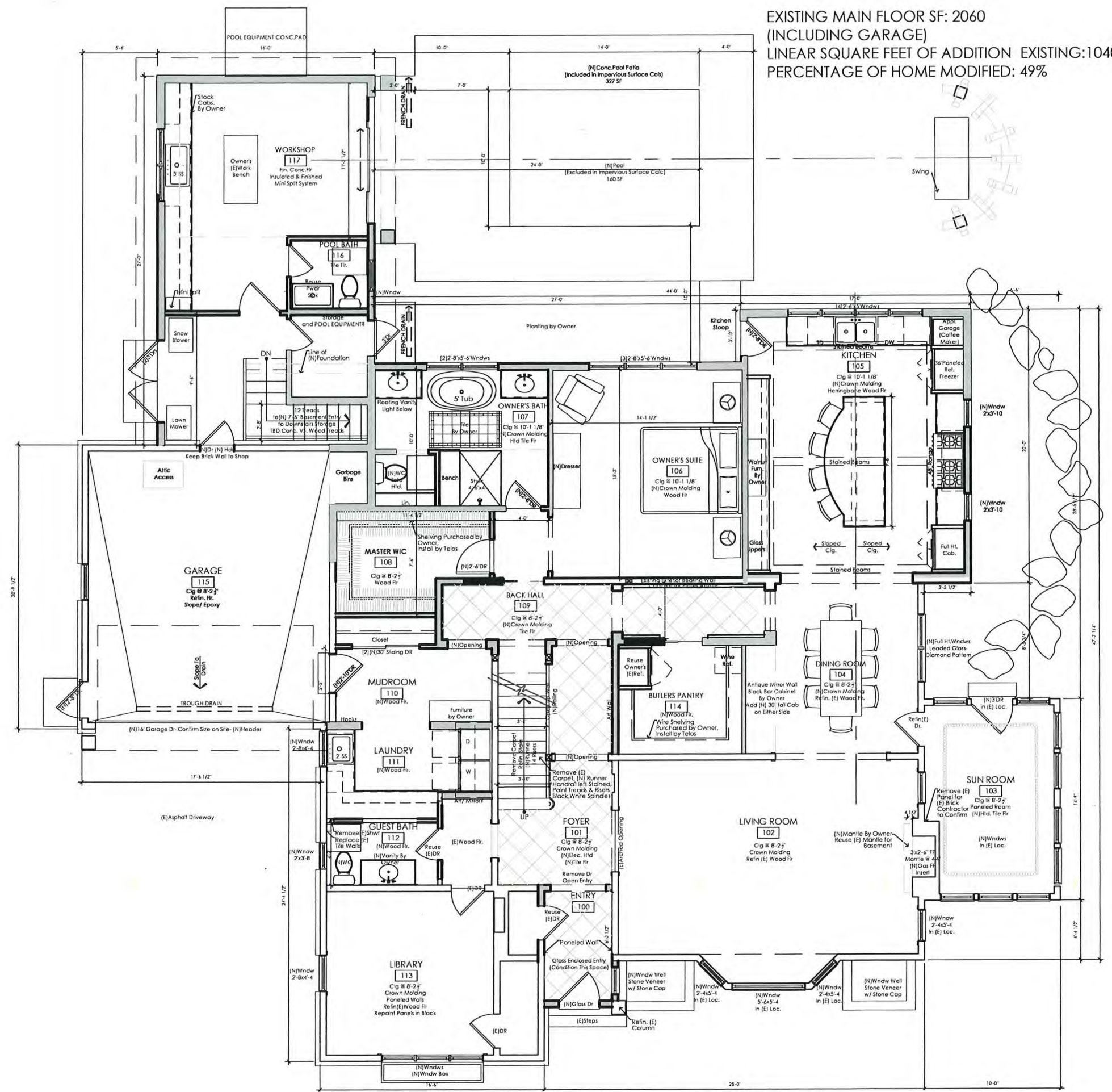
Copyright © 2020

Ernst & McNamara Residence

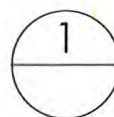
4510 Sunnyside Road
Edina, Minnesota

08.17.2020
08.21.2020
08.27.2020
09.14.2020
09.24.2020

A1.0
Proposed Plans



EXISTING MAIN FLOOR SF: 2060
(INCLUDING GARAGE)
LINEAR SQUARE FEET OF ADDITION EXISTING: 1040
PERCENTAGE OF HOME MODIFIED: 49%



PROPOSED MAIN LEVEL

1/8"=1'-0"

PLANNING DEPARTMENT

SEP 25 2020

CITY OF EDINA



Margaret Jane Design Group
www.margaretjane.com
THESE ARCHITECTURAL PLANS AND THE HOME
CONSTRUCTED PURSUANT TO THE PLANS ARE
THE EXCLUSIVE COPYRIGHTED PROPERTY OF
MARGARET JANE DESIGN GROUP, LLC AND ARE
PROTECTED BY UNITED STATES COPYRIGHT
LAW. ANY UNAUTHORIZED USE OF THESE
PLANS IS STRICTLY PROHIBITED.

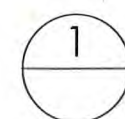
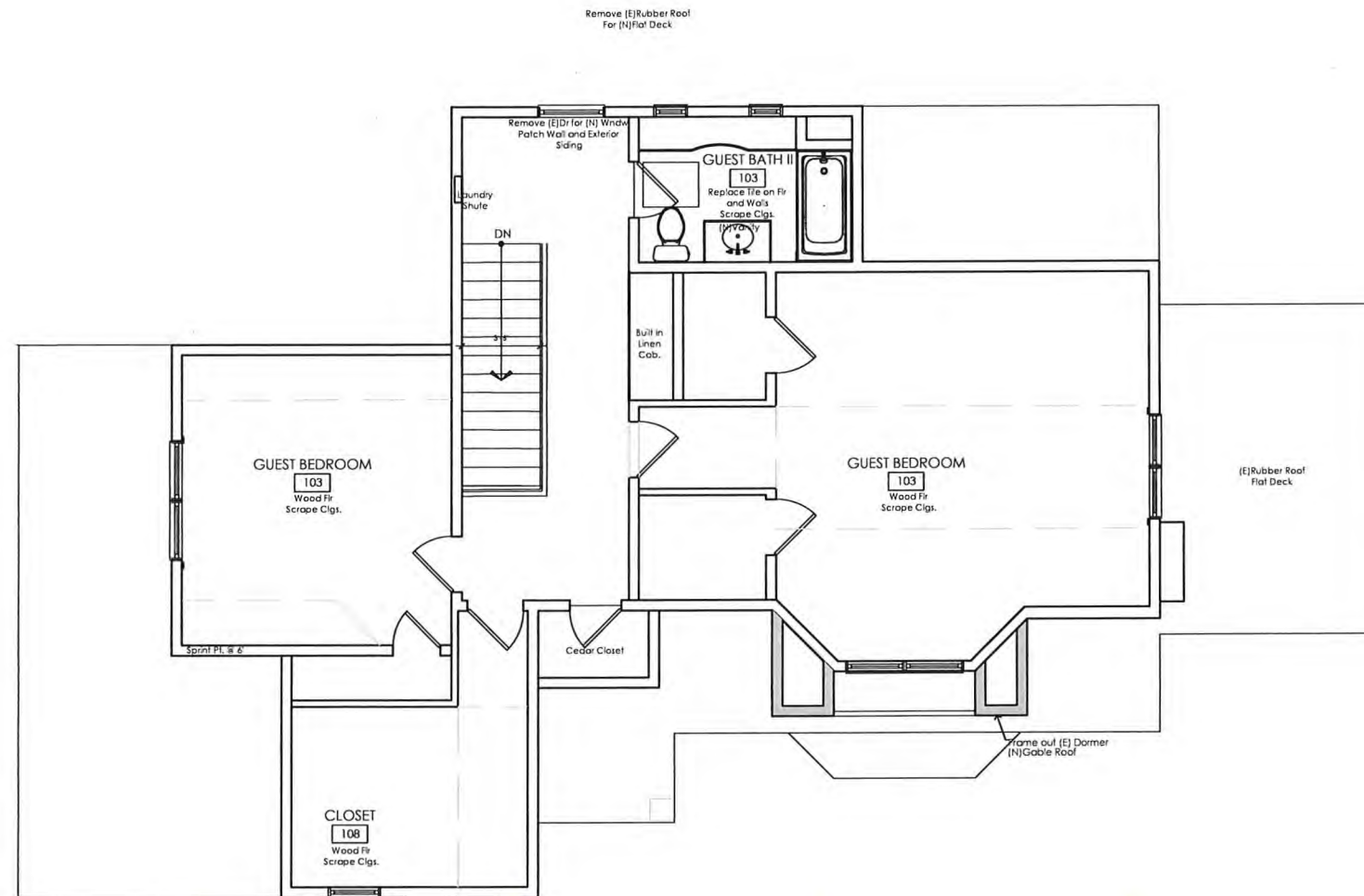
Ernst & McNamara Residence

4510 Sunnyside Road
Edina, Minnesota

08.17.2020
08.21.2020
08.27.2020
09.14.2020
09.24.2020

A1.1

Proposed Plans



PROPOSED UPPER LEVEL

1/8"=1'-0"

PLANNING DEPARTMENT

SEP 25 2020

CITY OF EDINA



Margaret Jane Design Group
www.margaretjanedesigngroup.com
THESE ARCHITECTURAL PLANS AND THE HOME
CONSTRUCTED PURSUANT TO THE PLANS ARE
THE EXCLUSIVE COPYRIGHTED PROPERTY OF
MARGARET JANE DESIGN GROUP, LLC AND ARE
PROTECTED BY UNITED STATES COPYRIGHT
LAW. ANY UNAUTHORIZED USE OF THESE
PLANS IS STRICTLY PROHIBITED.

Copyright © 2020

Ernst & McNamara Residence

4510 Sunnyside Road
Edina, Minnesota

08.17.2020
08.21.2020
08.27.2020
09.14.2020
09.24.2020

A1.2

Proposed Plans



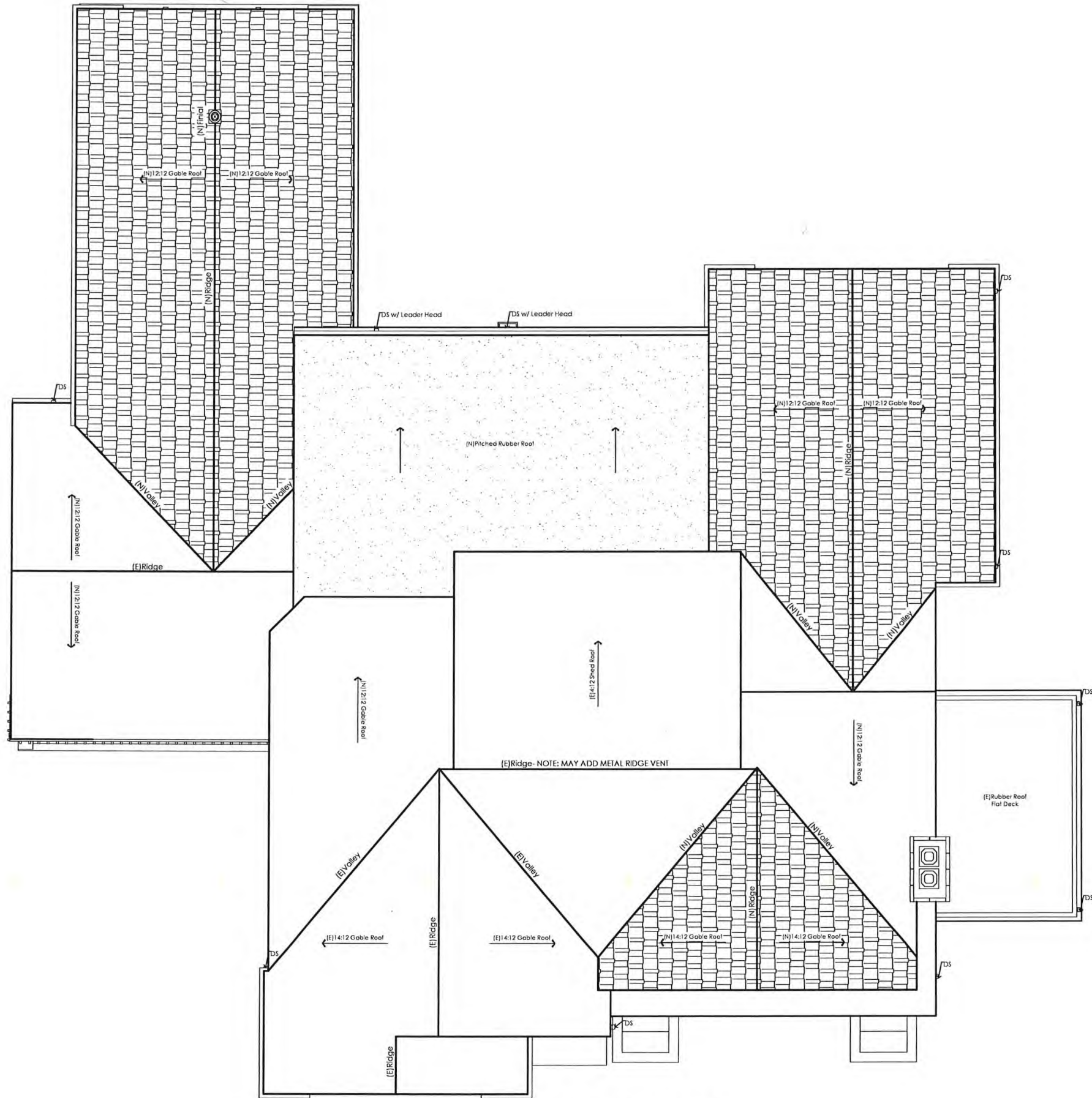
4510 Sunnyside Road
Edina, Minnesota

3.17.2020
3.21.2020
3.27.2020
9.14.2020
9.24.2020

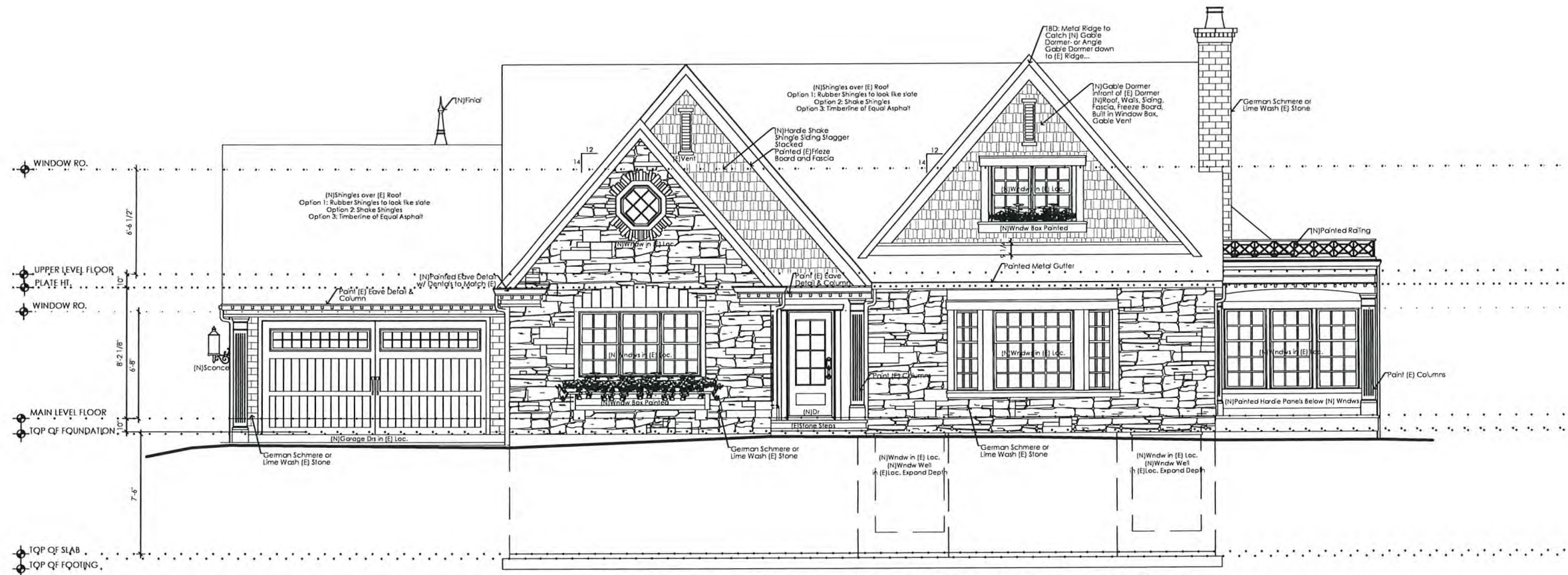
A1.3 Proposed Plans

SEP 25 2020

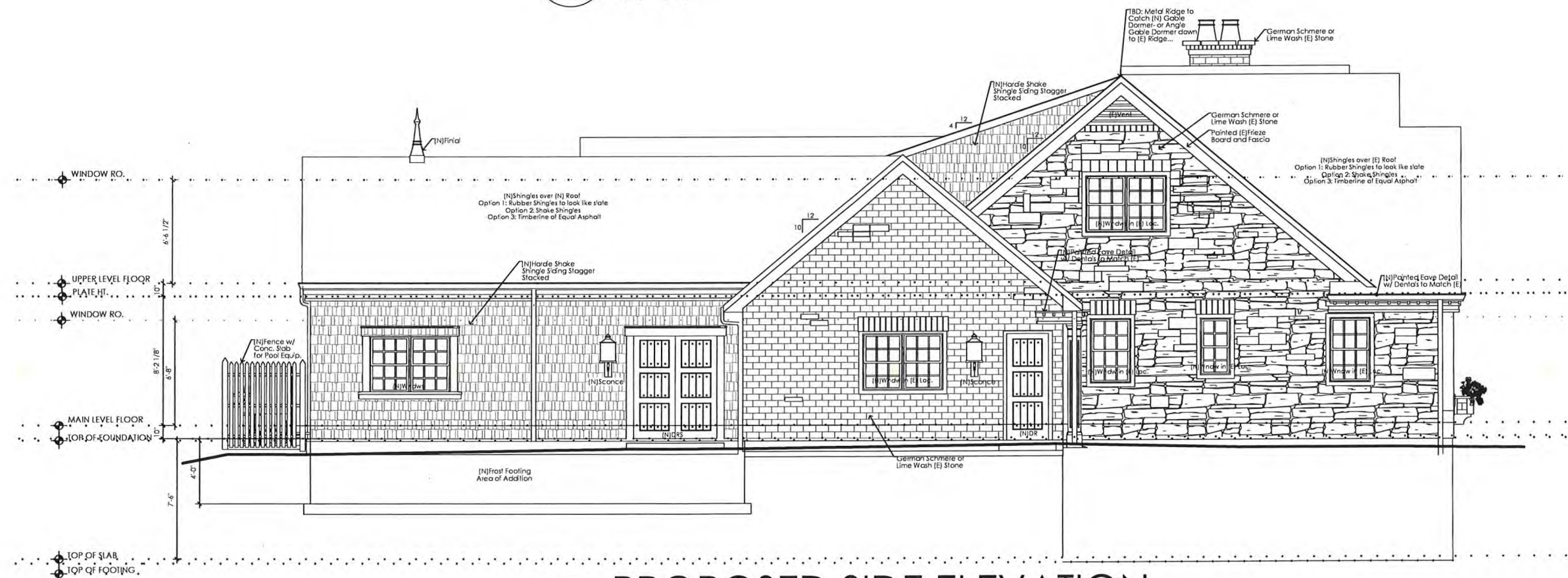
CITY OF EDINA



1 PROPOSED ROOF PLAN
1/8"=1'-0"



1 PROPOSED FRONT ELEVATION
1/8"=1'-0"



2 PROPOSED SIDE ELEVATION
1/8"=1'-0"

PLANNING DEPARTMENT

SEP 25 2020

CITY OF EDINA

Ernst & McNamara Residence

4510 Sunnyside Road
Edina, Minnesota

08.17.2020
08.21.2020
08.27.2020
09.14.2020
09.24.2020

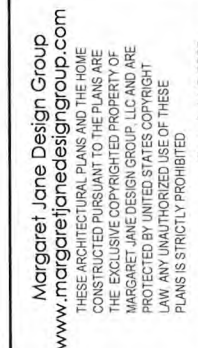
A2.0

Proposed Elevations

Margaret Jane Design Group
www.margaretjane.com
THESE ARCHITECTURAL PLANS AND THE HOME
CONSTRUCTED PURSUANT TO THE PLANS ARE
THE EXCLUSIVE COPYRIGHTED PROPERTY OF
MARGARET JANE DESIGN GROUP, LLC AND ARE
PROTECTED BY UNITED STATES COPYRIGHT
LAW. ANY REPRODUCTION OF THESE
PLANS IS STRICTLY PROHIBITED.

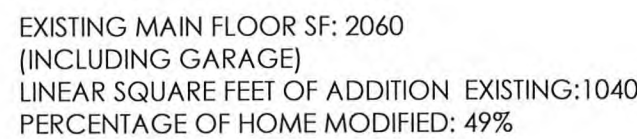
Copyright © 2020

mj



4510 Sunnyside Road
Edina, Minnesota

A2.1
Proposed Elevation



CITY OF EDINA



CERTIFICATE OF SURVEY
4510 SUNNYSIDE ROAD, EDINA, MN

LEGEND

- MONUMENT FOUND
- IRON PIPE MONUMENT SET
- WOOD HUB SET
- DENOTES DRAINAGE ARROW
- X 1027.7
(1027.76) PROPOSED ELEVATION
- 1027.76 AS-BUILT ELEVATION
- ~ PROPOSED CONTOURS
- - - EXISTING CONTOURS
- ☼ LIGHT POLE
- UTILITY POLE
- OHU OVERHEAD UTILITY LINE
- ☼ DECIDUOUS TREE
- ☼ CONIFEROUS TREE
- CONCRETE AREA

APPROXIMATE SQUARE FOOTAGES*:

EXISTING BUILDING AREA = 2,000
EXISTING CONCRETE AREA = 1,862
(TO BE PARTIALLY REMOVED)
EXISTING SHED AREA = 61
(TO BE REMOVED)

PROPOSED ADDITION AREA = 1,159
PROPOSED POOL PATIO AREA = 365
(EXCLUDES POOL)
PROPOSED POOL EQUIPMENT PAD AREA = 24

PROPOSED POOL AREA = 140
PROPOSED SHOP STORAGE STOOP AREA = 14
PROPOSED SHOP CLOSET STOOP AREA = 15
PROPOSED GARAGE STOOP AREA = 10
PROPOSED FRONT STOOP AREA = 9
PROPOSED SUNROOM STOOP AREA = 4

*NOTE:

CONTRACTOR TO FIELD VERIFY
ACTUAL SQUARE FOOTAGES.

BUILDING COVERAGE AREA CALCULATIONS:

EXISTING BUILDING AREA = 2,000
PROPOSED ADDITION AREA = 1,159
PROPOSED POOL EQUIPMENT PAD AREA = 24
PROPOSED POOL PATIO AREA = 365
150 SQ.FT. PATIO EXEMPTION = -150

TOTAL BUILDING COVERAGE = 3,398

THE BUILDING AREA OCCUPIES 25% OF THE LOT.
(25% OF THE LOT IS THE MAXIMUM ALLOWABLE
BUILDING AREA.)

LEGAL DESCRIPTION:

Lot 4 and the westerly 20 feet of Lot 5, Block 1, COUNTRY CLUB DISTRICT BROWN SECTION, according to the plat thereof, on file and of record in the Office of the Hennepin County Recorder.

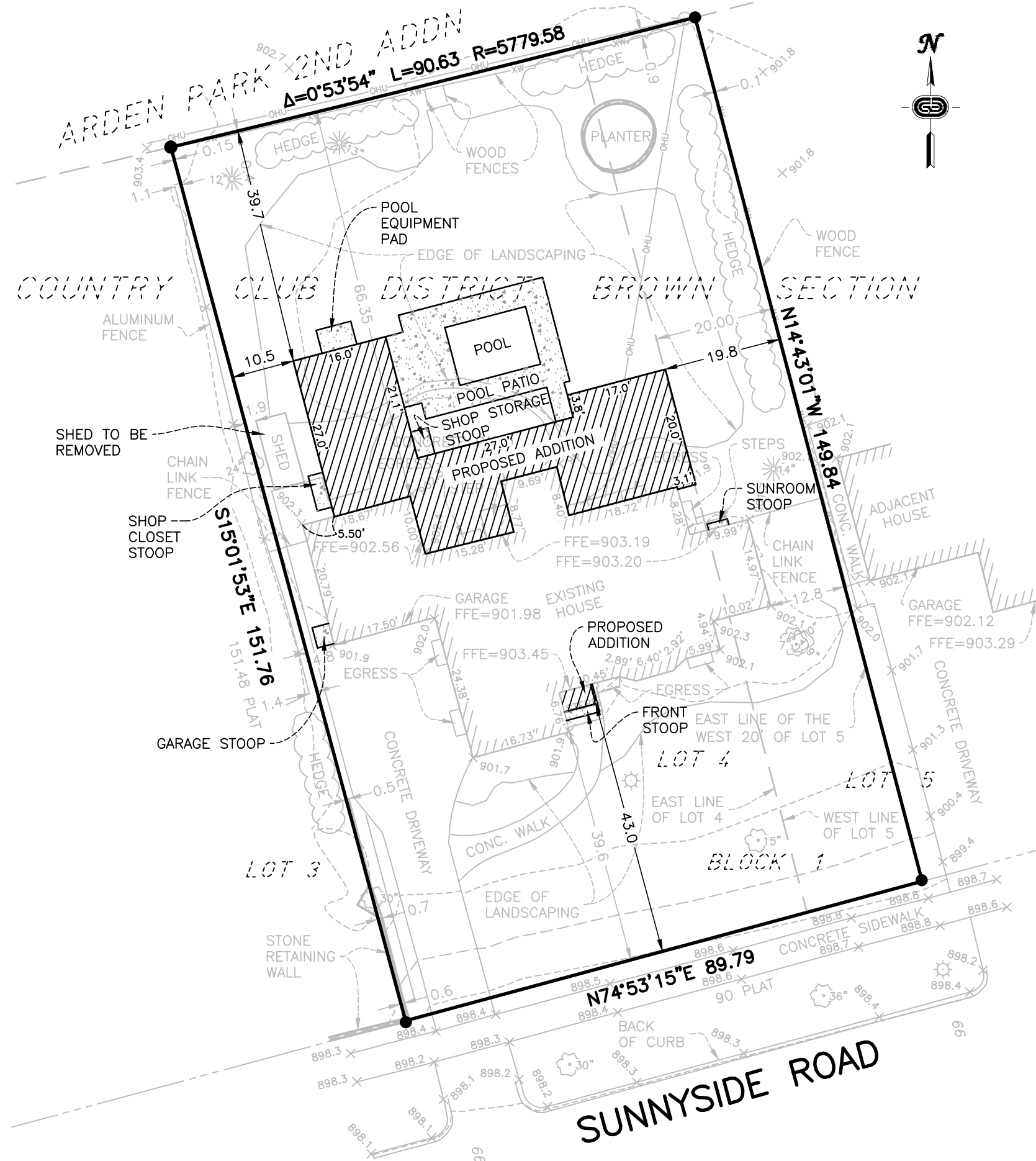
LOT AREA SQUARE FOOTAGE:
13,592 SQUARE FEET

SET BACK REQUIREMENTS:

10' SIDE YARD SETBACK
25' REAR YARD SETBACK
** FRONT YARD SETBACK BASED ON
AVERAGE OF ADJACENT HOUSES

SURVEYOR:

Stonebrooke Engineering, Inc.
12279 Nicollet Ave. S.
Burnsville, MN 55337
Phone: 952-402-9202
Fax: 952-403-6803
www.stonebrookeengineering.com



Oct 01, 2020 - 10:50am - S:\PROJECTS\SURVEY\McNamara_Mary\S0930 (Lot 4 & the Wly 20ft of Lot 5, Block 1, COUNTRY CLUB DIST BROWN, City of Edina)\Cadd_Files\S0930HCP02.dwg

REV. NO.	DATE	BY	CHK	DESCRIPTION
1	10/1/2020	TRH		REVISED PER CITY COMMENT



I HEREBY CERTIFY THAT THIS SURVEY, PLAN, OR REPORT WAS PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND THAT I AM A DULY LICENSED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF MINNESOTA.

Aaron J. Magee
NAME: Aaron J. Magee LIC. NO.: 45507 DATE: 10-01-2020

DESIGNED
DRAWN
TRH
CHECKED
AJM



Stonebrooke
Engineering Responsible Solutions

CERTIFICATE OF SURVEY

LOT 4 & THE WESTERLY 20' OF LOT 5, BLOCK 1,
COUNTRY CLUB DISTRICT BROWN SECTION, HENNEPIN CO., MN

SHEET
1
OF
1