

Agenda
Heritage Preservation Commission
City Of Edina, Minnesota
Community Room, Edina City Hall

Tuesday, March 12, 2024
7:00 PM

- I. Call To Order
- II. Roll Call
- III. Approval Of Meeting Agenda
- IV. Approval Of Meeting Minutes
 - A. January 9, 2024 HPC Minutes
 - B. February 13, 2024 HPC Minutes
- V. Special Recognitions And Presentations
 - A. Consultant Led Training

VI. Community Comment

During "Community Comment," the Board/Commission will invite residents to share relevant issues or concerns. Individuals must limit their comments to three minutes. The Chair may limit the number of speakers on the same issue in the interest of time and topic. Generally speaking, items that are elsewhere on tonight's agenda may not be addressed during Community Comment. Individuals should not expect the Chair or Board/Commission Members to respond to their comments tonight. Instead, the Board/Commission might refer the matter to staff for consideration at a future meeting.

VII. Reports/Recommendations

- A. H-21-6: 4633 Arden Avenue-Changes to approved Garage Elevations

VIII. Chair And Member Comments

- A. Heritage Award

IX. Staff Comments

X. Adjournment

The City of Edina wants all residents to be comfortable being part of the public process. If you need assistance in the way of hearing amplification, an interpreter, large-print documents or something else, please call 952-927-8861

72 hours in advance of the meeting.



CITY OF EDINA

4801 West 50th Street

Edina, MN 55424

www.edinamn.gov

Date: March 12, 2024

Agenda Item #: IV.A.

To: Heritage Preservation Commission

Item Type:

Minutes

From: Emily Dalrymple, Assistant City Planner

Item Activity:

Subject: January 9, 2024 HPC Minutes

Action

ACTION REQUESTED:

Approve the January 9, 2024 HPC minutes.

INTRODUCTION:

ATTACHMENTS:

January 9, 2024, HPC Minutes



Minutes
City of Edina, Minnesota
Heritage Preservation Commission
Tuesday, January 9, 2023

I. Call to Order

Chair Lonnquist called the meeting to order at 7:00 p.m.

II. Roll Call

Answering roll call were Chair Lonnquist, Commissioners Cundy, Everson, Nickels, Hassenstab, Farrell-Straus, and student member Kiely. Absent were Commissioners Schilling and Jarvinen, and student member Varadhan.

Staff present: HPC Staff Liaison Emily Dalrymple and Consultants Rachel Peterson and Elizabeth Gales.

III. Approval of Meeting Agenda

Motion made by Nickels, seconded by Hassenstab, to approve the meeting agenda as submitted. All voted aye. The motion carried.

IV. Approval of Meeting Minutes

Motion made by Cundy, seconded Nickels, to approve the October 10, 2023, meeting minutes. All voted aye. The motion carried.

V. Community Comment:

Bob Moore, former Commissioner, stated that he read about the “100 Year Home Program” and asked where the Heritage Preservation Commission is getting the dates as some are inaccurate. It was noted the dates are derived from the assessor’s office. Moore presented the Commission with the 1930 ariel of the country club along with the 1930 directory.

VI. Reports/Recommendations

A. H-24-1; 4509 Wooddale Avenue-New Garage

Liaison Bodeker stated that the above referenced property is a two-story Garrison Revival home built in 1928. The homeowners are requesting a new, detached, three-car garage in the same general location as the existing garage. The proposed style and materials match the house. Staff recommends approval, conditioned upon the installation of an “as built” plaque on the exterior of the garage, and that any proposed changes would need to be submitted for review.

The commission discussed the request and asked questions of staff.

Motion made by Cundy, seconded by Hassenstab, to approve H-24-1: 4509 Wooddale Avenue-New Garage COA as submitted and conditioned upon an “as built” plaque installed on the exterior of the garage, and any proposed changes would need to be submitted for review. All voted aye.

VII. Chair and Member Comments:

Commissioner Everson commented on the windows in the previously approved COA and asked if it would be appropriate to give recommendations in the future. Liaison Dalrymple stated that recommendations are difficult with a COA, but that is better suited for the ordinance update.

Commissioner Farrell-Strauss asked why the date plaque is required. The answer is to note that the garage is not original.

VIII. Staff Comments:

A. 2024 Work Plan

Liaison Bodeker stated that she provided a link to the 2024 Work Plan, which was approved by City Council without any changes. The Century Home Program is live as of January 2, 2024.

The commission and staff reviewed next steps with community outreach to eligible homeowners via written letter. The commission discussed additional outlets including the *Edina Magazine*, a press release, real estate groups, the Rotary Club, Advantage Sign, and neighborhood organizations.

Additional discussion ensued regarding the assessor’s information for dating homes.

A suggestion was made to place a small sign in the front yard of newly recognized Century Homes to spark interest within the community. It was noted the commission is working on Code language changes to enhance preservation so there is optimism that will occur. The Preservation Award will be in May so perhaps an upcoming agenda could include an overview of past Preservation Award winners in order to inform potential future winners.

It was noted there are three vacant seats on the Heritage Preservation Commission and applications close on January 21, 2024.

IX. Adjournment

Motion made by Hassenstab, seconded by Cundy, to adjourn the meeting at 7:37 pm. All voted aye. The motion carried.

Respectfully submitted,
Emily Dalrymple



CITY OF EDINA

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Date: March 12, 2024

Agenda Item #: IV.B.

To: Heritage Preservation Commission

Item Type:

Minutes

From: Emily Dalrymple, Assistant City Planner

Item Activity:

Subject: February 13, 2024 HPC Minutes

Action

ACTION REQUESTED:

Approve the February 13, 2024 HPC minutes.

INTRODUCTION:

ATTACHMENTS:

February 13, 2024, HPC Minutes



Minutes
City of Edina, Minnesota
Heritage Preservation Commission
Tuesday, February 13, 2024

I. Call to Order

Chair Lonnquist called the meeting to order at 7:00 p.m.

II. Roll Call

Answering roll call were Chair Lonnquist, Commissioners Cundy, Nickels, Jarvinen, and Farrell-Straus. Absent were Commissioners Everson, Hassenstab, Schilling, and student members Kiely and Varadhan.

Staff present: HPC Staff Liaison Emily Dalrymple

Approval of Meeting Agenda

Motion made by Cundy, seconded by Farrell-Strauss, to approve the meeting agenda as submitted. All voted aye. The motion carried.

III. Approval of Meeting Minutes

There are no minutes to approve for this meeting, so both sets will be approved next month.

V. Community Comment: None

VI. Reports/Recommendations

A. Election of Officers

The Commissioners are being asked to elect a chair and vice chair.

Motion made by Cundy, seconded by Jarvinen, to elect Commissioner Lonnquist as Chair of the Heritage Preservation Commission. All voted aye.

Motion made by Farrell-Strauss, seconded by Cundy, to elect Commissioner Everson as Vice Chair of the Heritage Preservation Commission. All voted aye.

VII. Chair and Member Comments:

A. 2024 Edina Heritage Award

Past winners were included in the packet that is available on the website. It was suggested that the Commissioners take note of a website that is crowdsourced and functions similarly to ancestry.com, but the topic is houses rather than people.

Discussion ensued regarding properties that could be considered for the 2024 Edina Heritage Award.

Nominations will be open from March 1, 2024, through March 31, 2024. The nominations will be in front of the HPC on April 8, 2024. The award will be presented at a City Council Meeting in May of 2024.

The Commissioners looked at a presentation of potential award-winning structures. The uniqueness of the individual structures was discussed. There was consensus to steer clear of private residences.

B. Century Homes Program Update

There has been a lot of great publicity. *Edina Magazine* will feature the program in April, and Rios (a statewide preservation organization) is going to run an article about it too. There are already two applicants along with two more who are interested.

A presentation was given so the Commissioners can be educated ambassadors for the program. Feedback was given regarding the presentation.

There was discussion regarding the cost (\$300) of the bronze plaque that the applicant must purchase.

VIII. Staff Comments:

A. April Meeting Date

The April meeting date was moved to Monday, April 8, 2024, as requested by the City Clerk, due to a religious observance.

IX. Adjournment

Motion made by Jarvinen, seconded by Nickels, to adjourn the meeting at 8:00 pm. All voted aye. The motion carried.

Respectfully submitted,
Emily Dalrymple



CITY OF EDINA

4801 West 50th Street

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www.edinamn.gov

Date: March 12, 2024

Agenda Item #: V.A.

To: Heritage Preservation Commission

Item Type:

Other

From: Elizabeth Gales & Rachel Peterson, Hess, Roise & Company

Item Activity:

Subject: Consultant Led Training

Discussion

ACTION REQUESTED:

Preservation consultants, Elizabeth Gales and Rachel Peterson will lead another preservation training discussion.

INTRODUCTION:



CITY OF EDINA

4801 West 50th Street

Edina, MN 55424

www.edinamn.gov

Date: March 12, 2024

Agenda Item #: VII.A.

To: Heritage Preservation Commission

Item Type:

Report and Recommendation

From: Emily Dalrymple, Assistant City Planner

Item Activity:

Subject: H-21-6: 4633 Arden Avenue-Changes to approved
Garage Elevations

Action

ACTION REQUESTED:

The recommendation is to approve the proposed new detached garage with the condition that an architectural or decorative element be added to the east and south elevations.

INTRODUCTION:

The subject property, 4633 Arden Avenue, is located on the east side of Arden Avenue, just north of Country Club Road. The existing home on the lot is classified as an American Colonial Cottage style in the Country Club National Register nomination documents. The current application is for an amendment to the approved certificate of appropriateness, specifically for changes to the previously approved garage elevations.

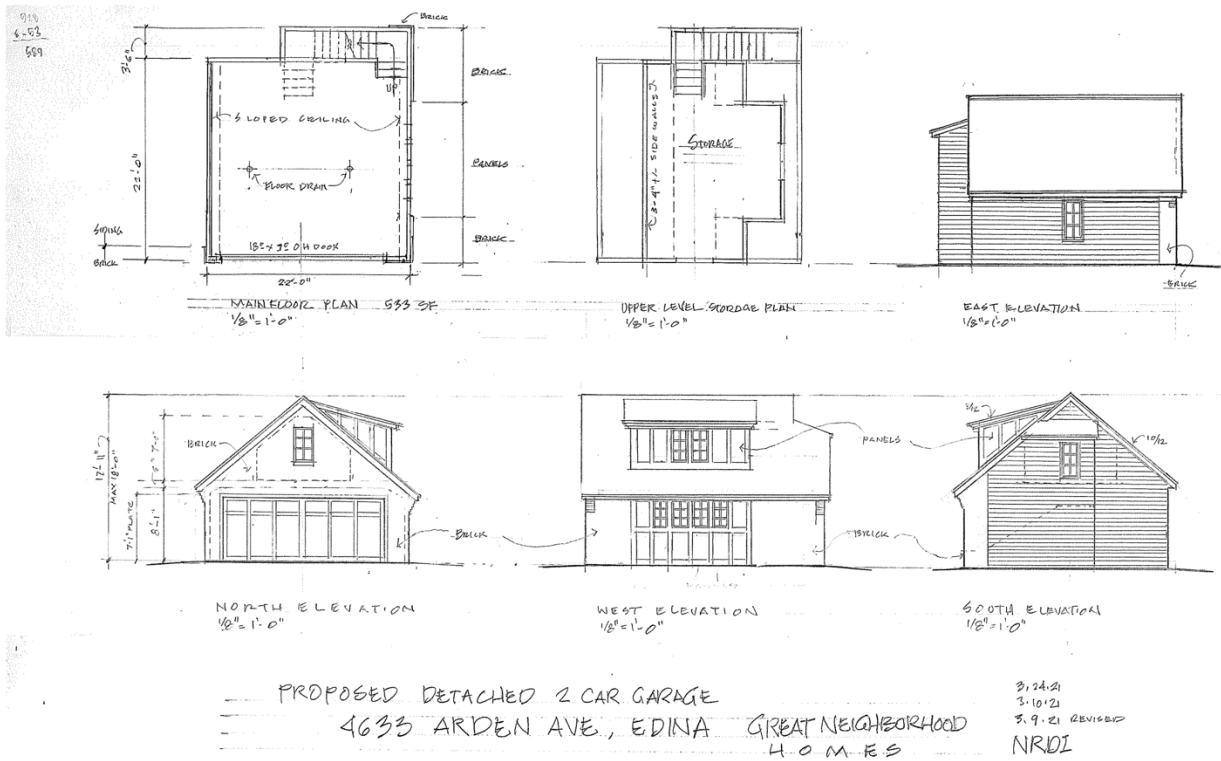
ATTACHMENTS:

Applicant Submittal

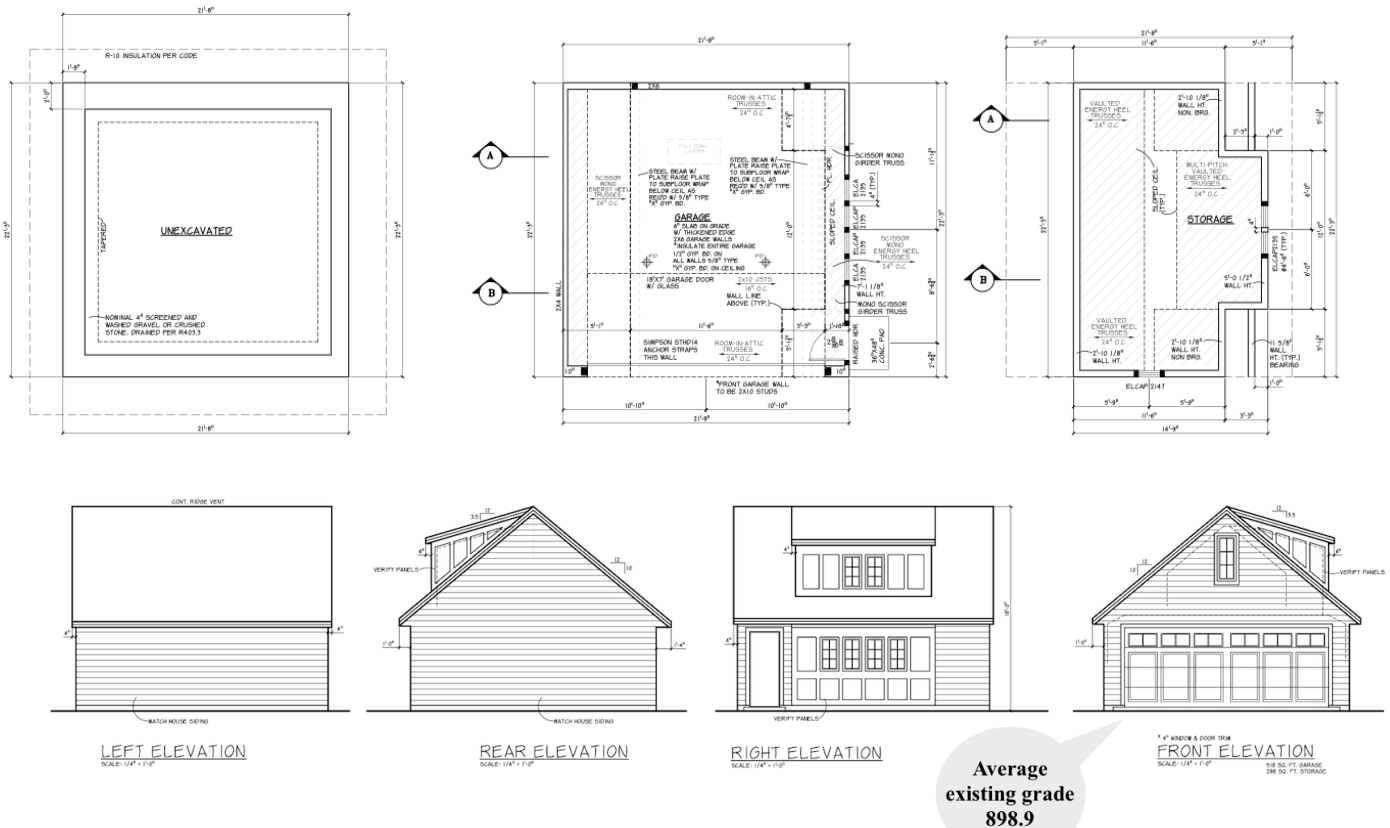
Staff Report

Consultant Memo

Original Approved Garage Elevation



Here are the changes being requested by the homeowners (Wayne and Kathy Volland):



Change #1: Eliminate stairway bump out and window on South/Rear elevation

Change #2: Eliminate window on East/Left elevation.

Change #3: Add windows to garage door on North/Front elevation.

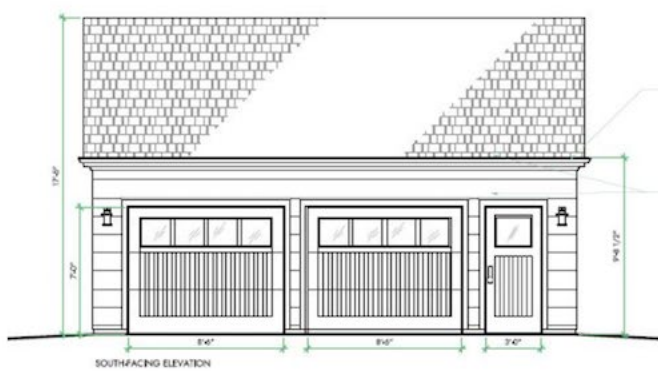
Change #4: Add service door to West/Right elevation/

Change #5: Change exterior cladding from brick to siding (match house) on North and South elevations (new garage will be all lap siding to match house).

The homeowner would like to make these changes due to goal of increasing security (eliminating East window and adding service door), and a preference for a cleaner look.

Fitting with the Plan of Treatment, the new work (detached garage) shall be differentiated from the old and will be compatible with the historic materials, features, size, scale and proportion, and massing to protect the integrity of the property and its environment. There was not originally a detached garage on the property. The new garage will be differentiated from the old, will be compatible with the property (same siding, window grids, proper scale, height limited to within 10% of adjacent detached garages (18'). Eliminating the south elevation bump out makes the garage more compatible with the neighborhood. Similar new garages were approved by the HPC at:

4506 Sunnyside:

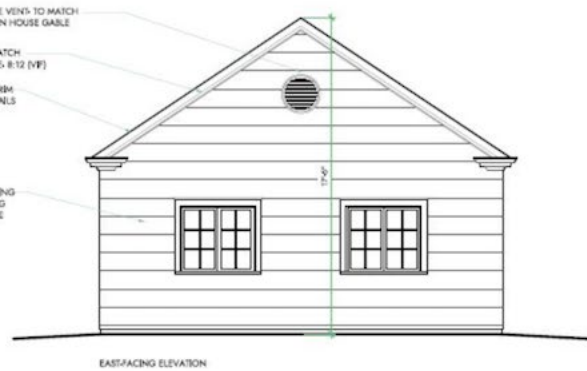


DECORATIVE GABLE VENTS TO MATCH ROUND WINDOW IN HOUSE GABLE

ROOF SLOPE TO MATCH EXISTING ROOFING 8:12 (V/R)

MATCH EXISTING TRIM PROFILES AND DETAILS ON HOME

SIDING AND ROOFING TO MATCH EXISTING PROFILES ON HOME



N
A

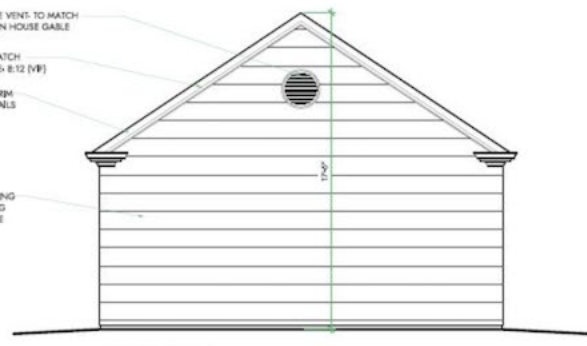


DECORATIVE GABLE VENTS TO MATCH ROUND WINDOW IN HOUSE GABLE

ROOF SLOPE TO MATCH EXISTING ROOFING 8:12 (V/R)

MATCH EXISTING TRIM PROFILES AND DETAILS ON HOME

SIDING AND ROOFING TO MATCH EXISTING PROFILES ON HOME



The Plan of Treatment states: "Undecorated exterior walls longer than 16 feet should be avoided on elevations visible from the street or adjacent properties." The new garage has windows/doors on the north/front, and

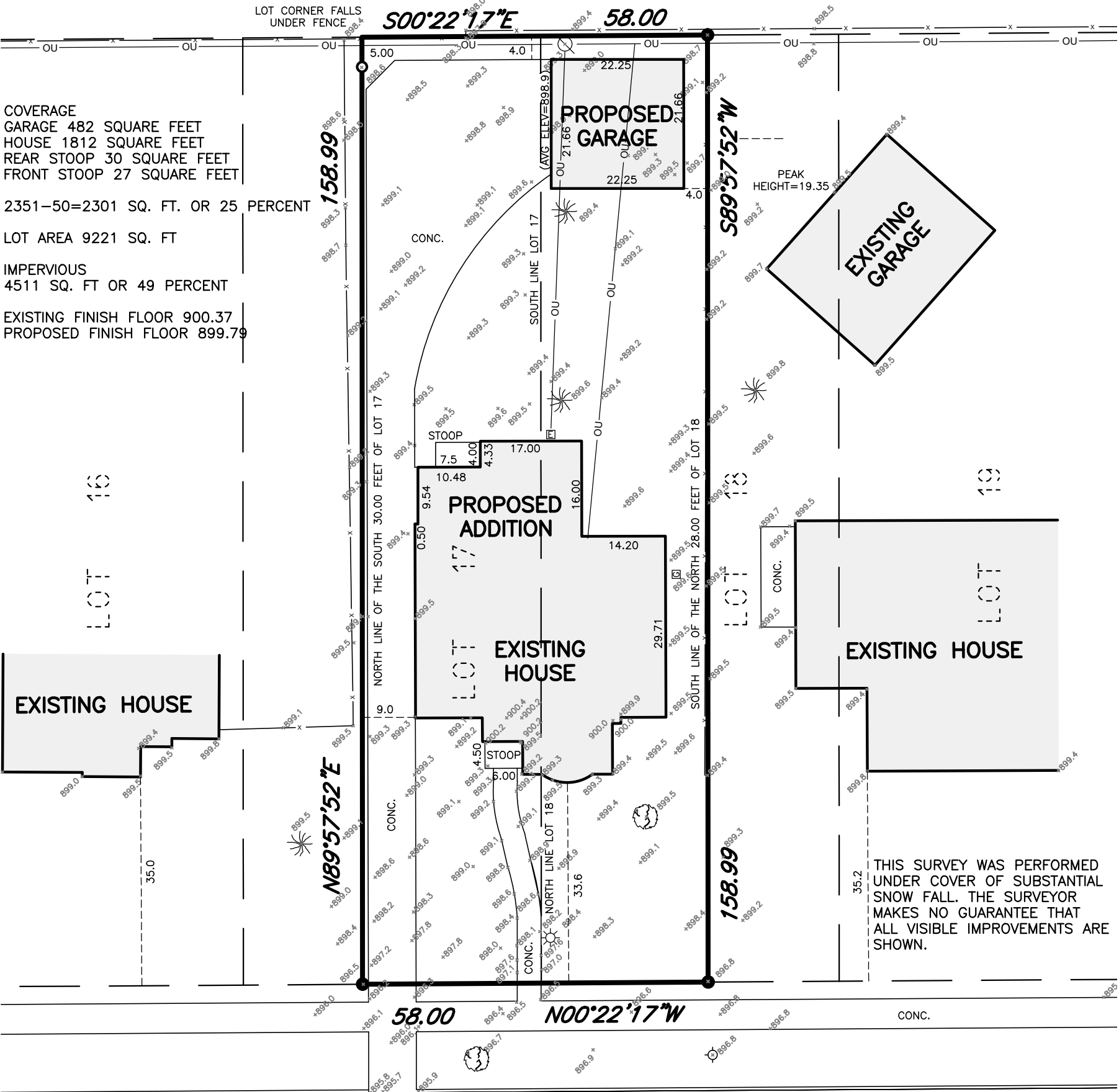
west/right elevations. The east/left elevation is not visible from the home the east (and there is a 6' fence). The south/rear elevation is blocked from view by the home to the south's detached garage as well as trees. Here is an overhead view of these conditions:

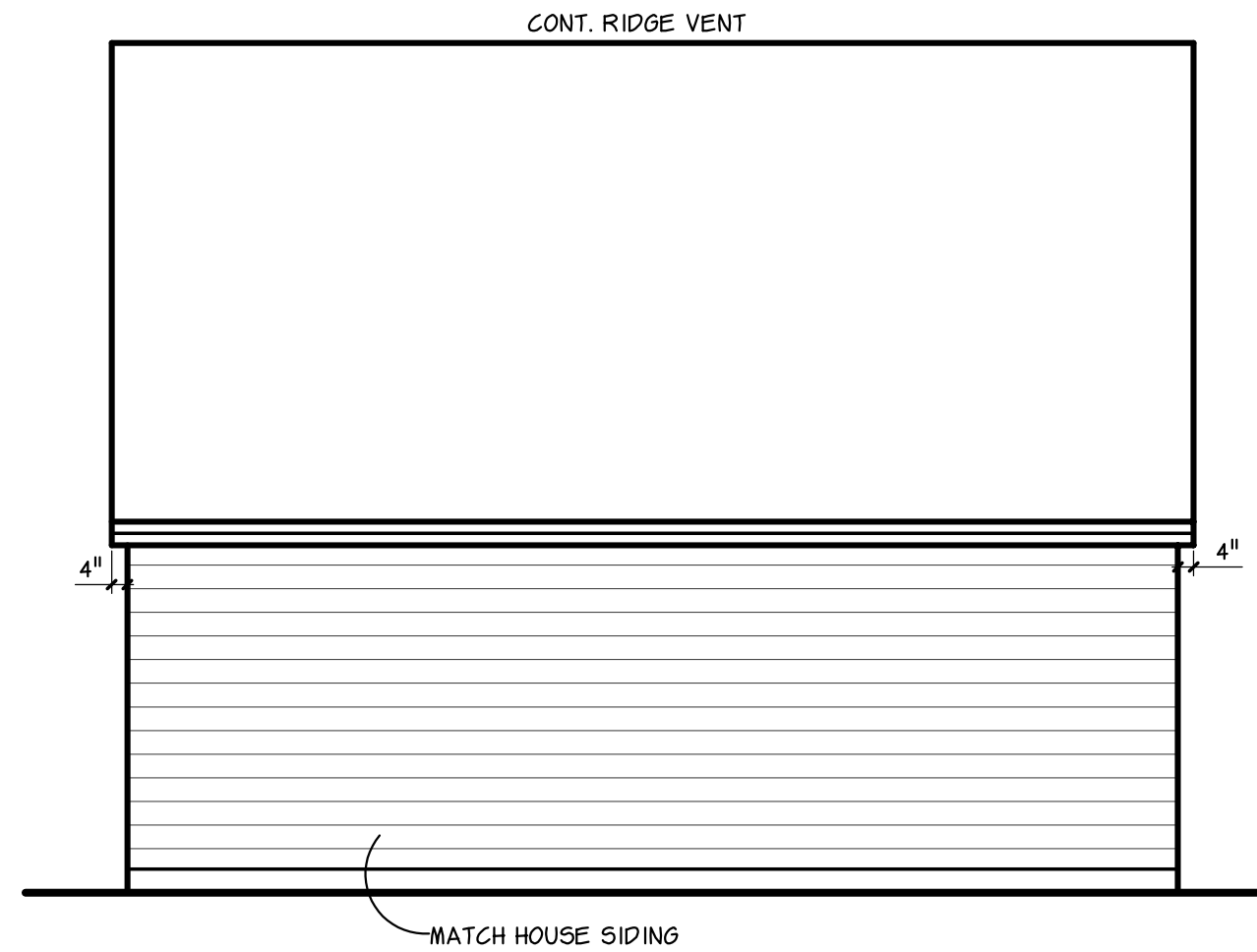


Please approve this COA amendment. Thank you for your consideration.

BOUNDARY SURVEY FOR:
GREAT NEIGHBORHOOD HOMES

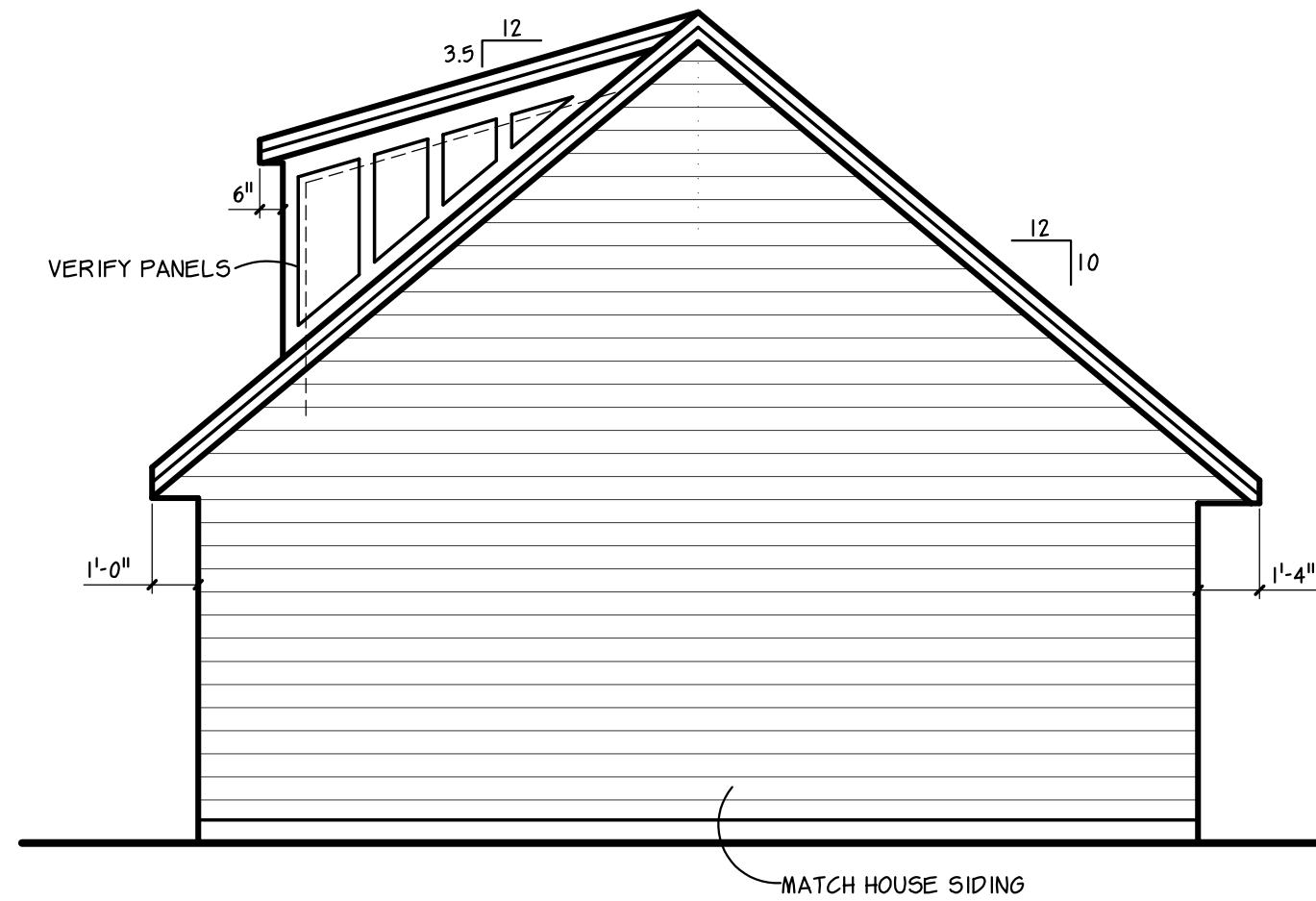
4633 ARDEN AVENUE, CITY OF EDINA, HENNEPIN COUNTY, MINNESOTA
(PROPOSED CONDITIONS)





LEFT ELEVATION

SCALE: 1/4" = 1'-0"



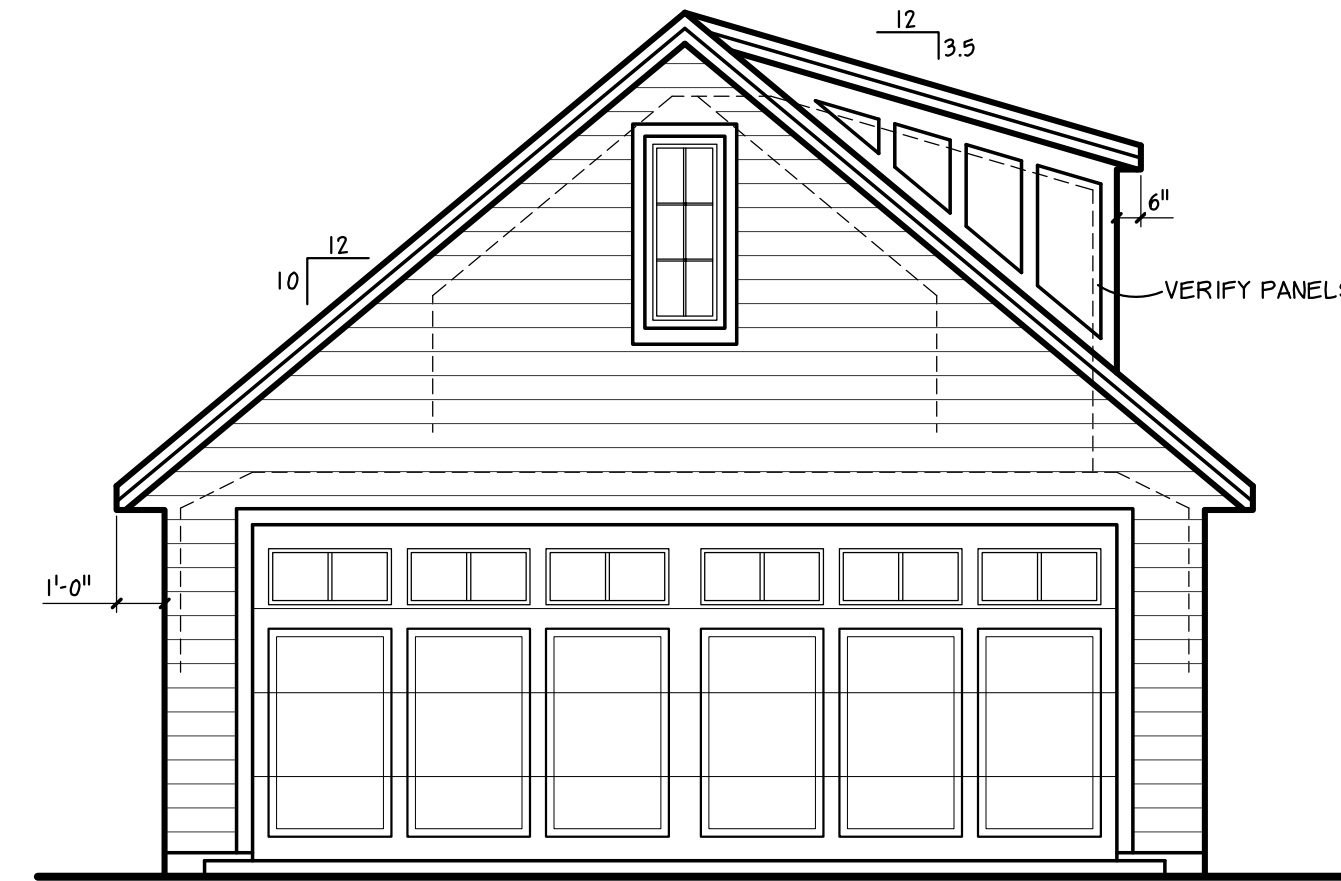
REAR ELEVATION

SCALE: 1/4" = 1'-0"



RIGHT ELEVATION

SCALE: 1/4" = 1'-0"

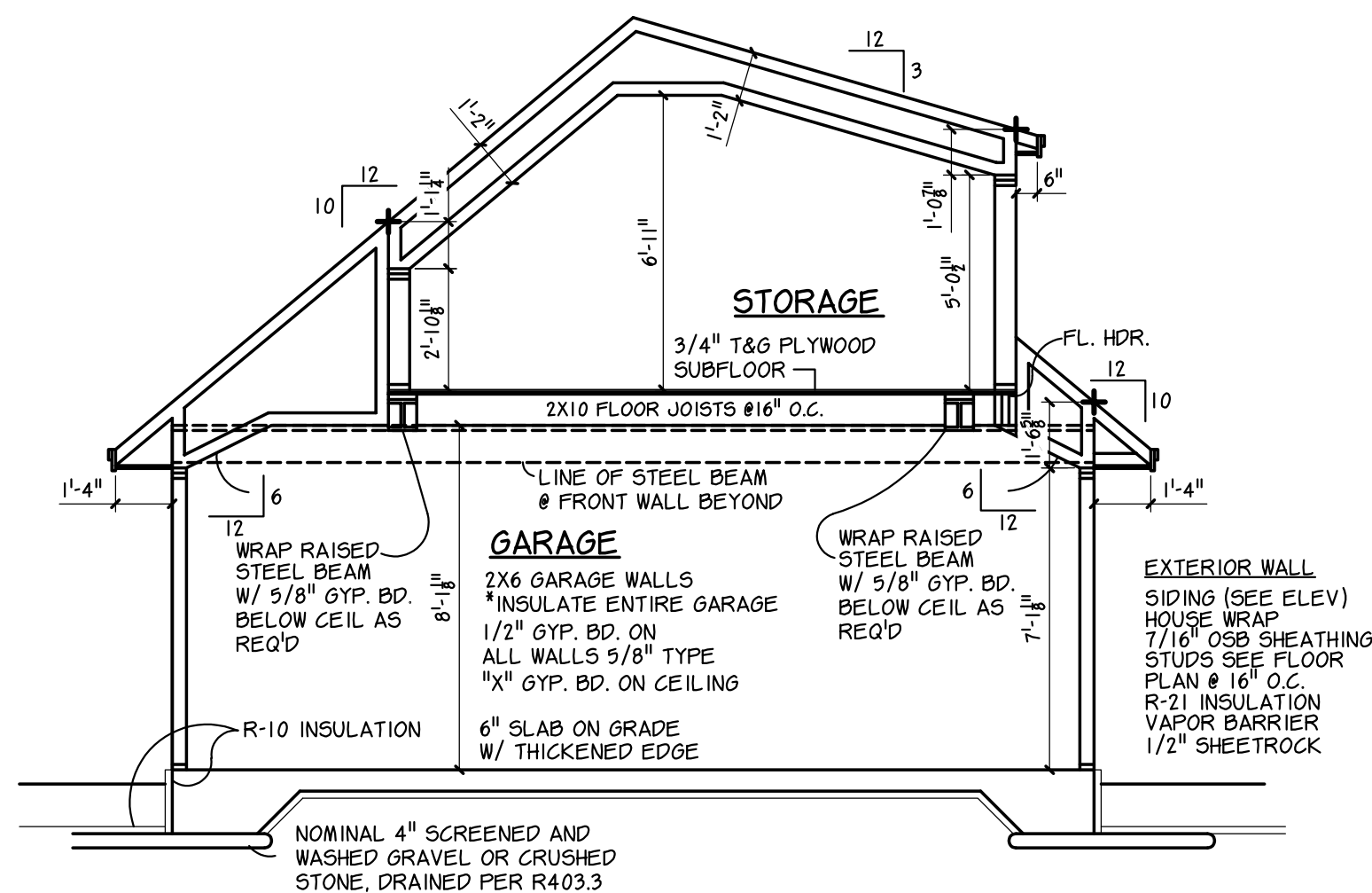


FRONT ELEVATION

SCALE: 1/4" = 1'-0"

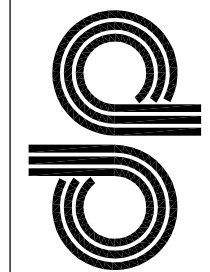
518 SQ. FT. GARAGE
298 SQ. FT. STORAGE

* 4" WINDOW & DOOR TRIM



CROSS SECTION "B"

SCALE: 1/4" = 1'-0"



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 U.S. COPYRIGHT ACT

GREAT NEIGHBORHOOD HOMES



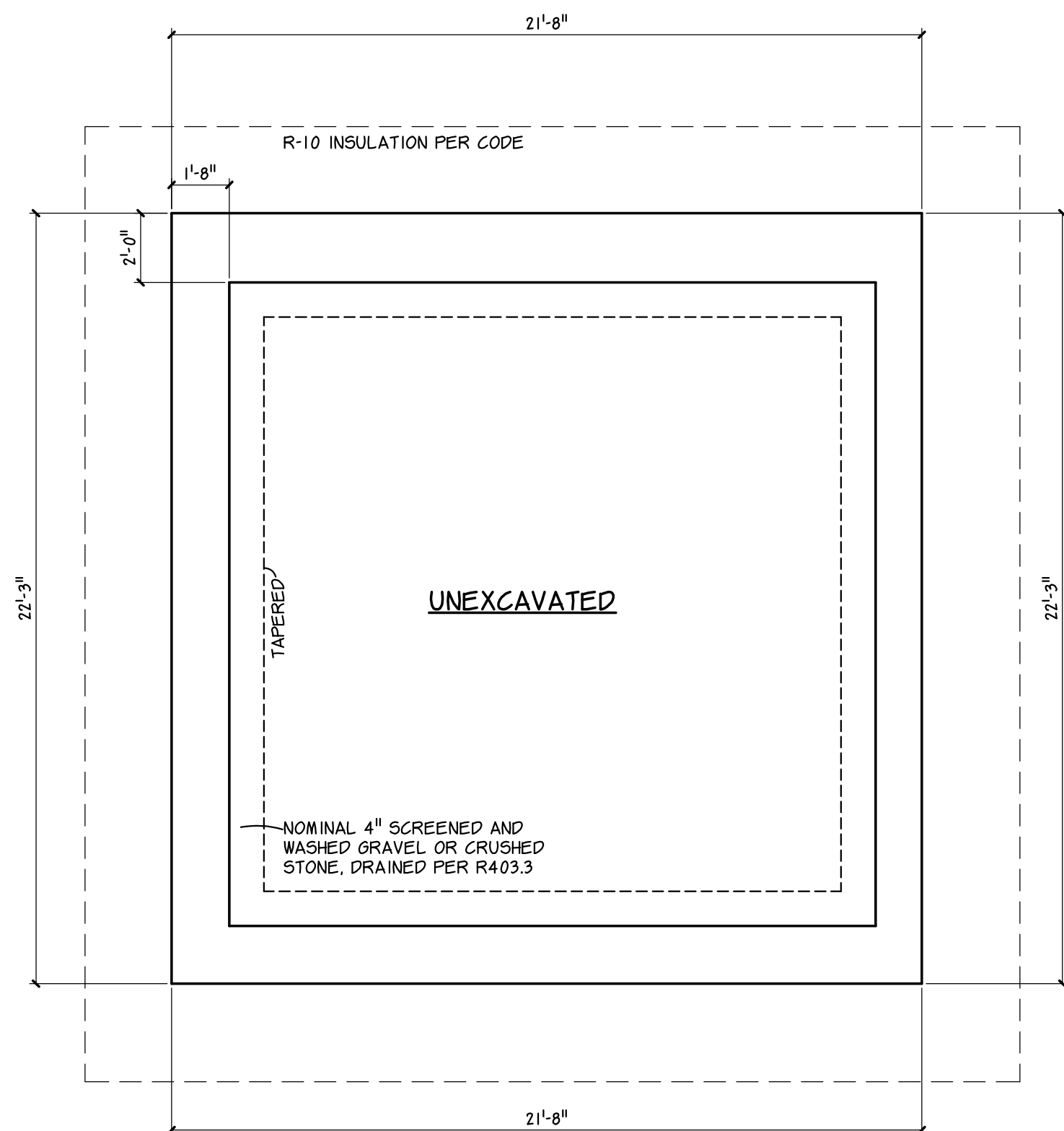
PRIVATE RESIDENCE
 4633 ARDEN AVE
 EDINA, MINNESOTA

DATE:
 3-4-23
 REVISIONS:
 3-13-23 CD
 3-22-23 CD
 4-9-23 CD
 4-14-23 CD
 5-17-23 CD
 8-10-23 CD
 8-31-23 CD
 9-14-23 CD
 9-20-23 CD
 10-3-23 CD
 2-8-24 CD
 DRAWN BY:
 CD

COMM. NO.
 223124

SHEET NO.

G2



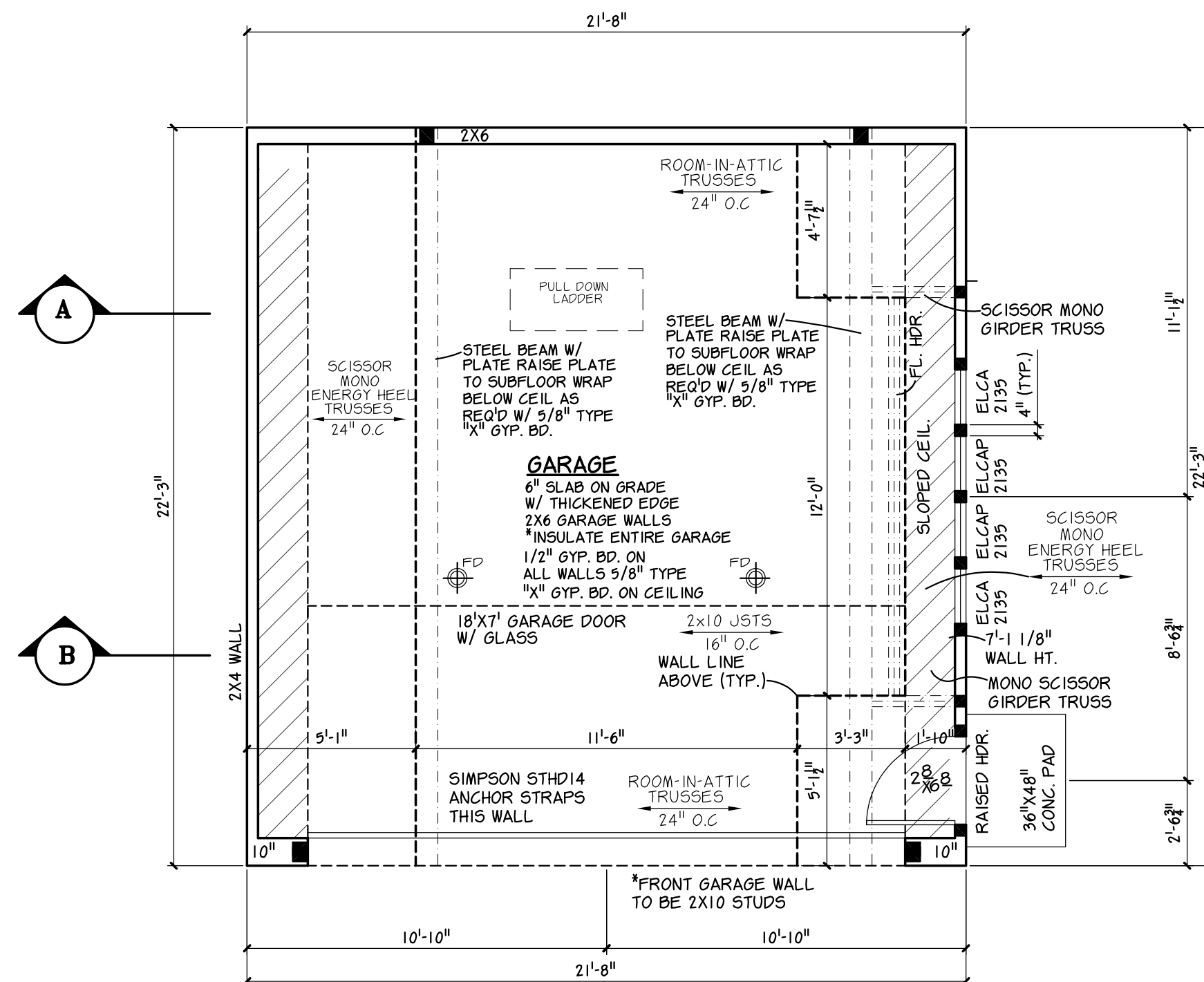
FOUNDATION PLAN

SCALE: 1/4"=1'-0"

EXTERIOR DIMENSIONS ARE FROM EXTERIOR OF SLAB

FOUNDATION WALL & FOUNDATION INSULATION NOTES

- THICKENED SLAB WITH FROST PROTECTED FOOTINGS
- ASSUMED SOIL BEARING CAPACITY 2,000 LBS
- MASONRY CONTRACTOR TO VERIFY WALL & FOOTING REQUIREMENTS WITH SITE CONDITIONS
- MASONRY CONTRACTOR TO VERIFY ALL WALL AND FOOTING REQUIREMENTS AT ALL UNBALANCED BACKFILL LOCATIONS



FIRST FLOOR PLAN

SCALE: 1/4"=1'-0"

EXTERIOR DIMENSIONS ARE SHEATHING TO SHEATHING

GARAGE 444 SQ. FT.

WINDOW & DOOR NOTES

- MARVIN ELEVATE WINDOWS
 - CODE MAX. U VALUE = 0.32 MAX. SHGC = 0.35
- ALL WINDOWS SET 6'-2" UNLESS NOTED OTHERWISE
- BUILDER TO PROVIDE WINDOW ORDER LIST WITH U FACTOR, SHGC, & STC RATING FOR EACH WINDOW & EXTERIOR DOOR
- BUILDER TO VERIFY ALL WINDOW, DOOR & OPENING HDR. HTS.
- FP = PROVIDE FALL PROTECTION & OPERATING WINDOWS

GUARDRAIL NOTES

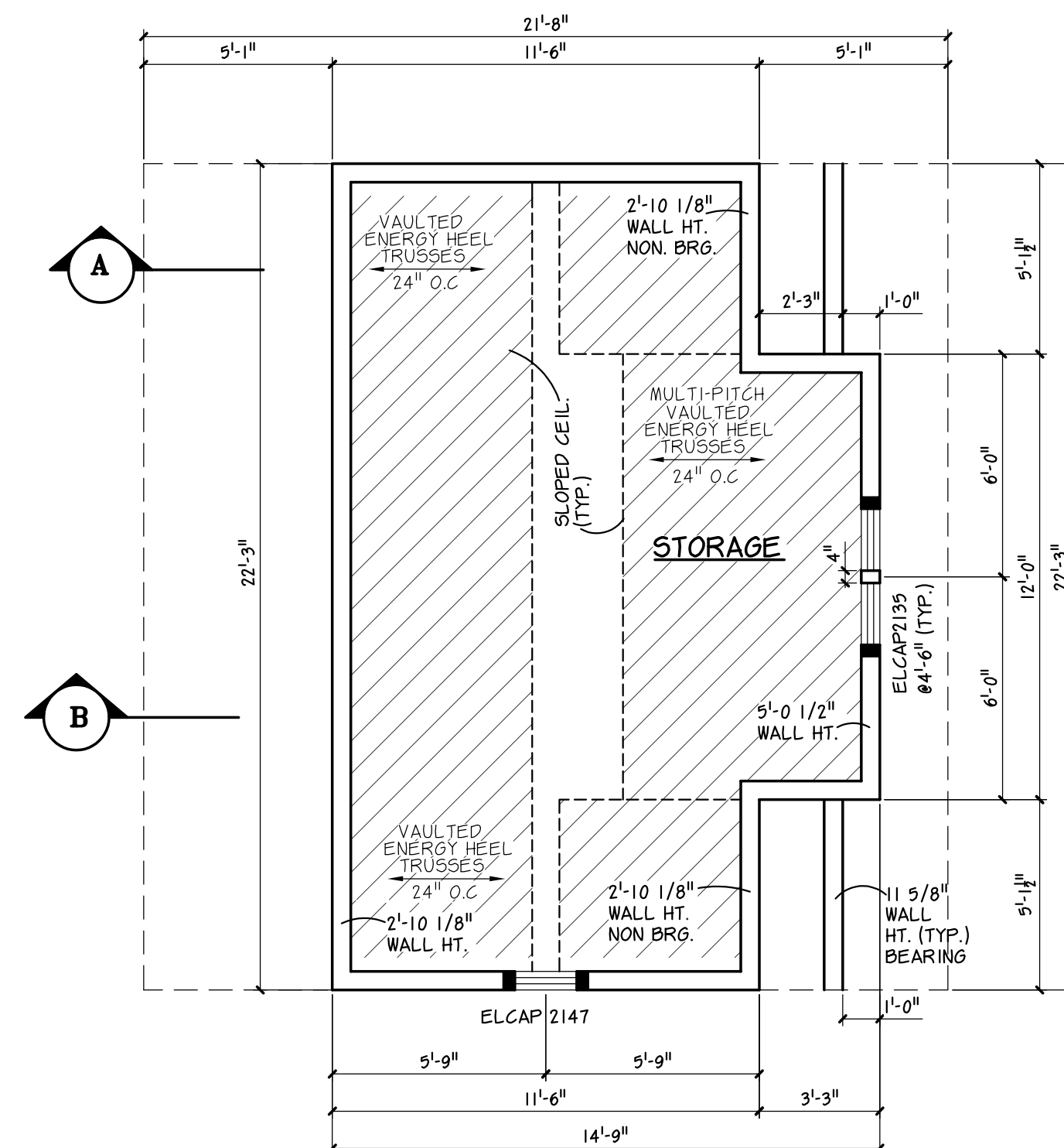
- GUARDRAIL REQUIRED ON OPEN SIDE OF ANY STAIR MORE THAN 30" ABOVE FLOOR
- ALL OPENINGS LESS THAN 4" AT ALL GUARDRAILS

FLOOR SYSTEM NOTES

- ALL FLOORS TO BE L/600
- FLOOR TRUSS MANUFACTURER TO VERIFY FRAMING BELOW GRANITE TOPS, TUBS & TILE AREAS ABOVE
- FLOOR TRUSS MANUFACTURER TO PROVIDE HEAT SUPPLY & RETURN CHASE IN TRUSSES
- BUILDER TO PROVIDE CITY WITH TRUSS LAYOUT PLANS

FRAMING NOTES

- 8'-1 1/8" PLATE HEIGHT UNLESS NOTED OTHERWISE
- 2X6 STUDS & POCKET DOOR WALLS UNLESS NOTED OTHERWISE
- DOUBLE STUDS AT ALL WINDOW & PATIO DOOR HEADERS UNLESS NOTED OTHERWISE
- PROVIDE LVL/LSL SOLID BLOCKING AT ALL POINT LOADS, SUPPORT BEAMS, MICROLAMS, AND GIRDER TRUSSES TO FOUNDATION
- PROVIDE FIREBLOCKING VERTICALLY @ CEILINGS & FLOORS & HORIZONTALLY @ INTERVALS NOT EXCEEDING 10'-0" (CONCEALED SPACES & SOFFITS, DROPPED CEILINGS, BETWEEN STAIR STRINGERS & BETWEEN STORIES)
- PROVIDE DRAFT STOPPING BETWEEN STORIES DIVIDED INTO APPROXIMATELY EQUAL SPACES NOT EXCEEDING 1,000 SQ. FT.
- ALL SPRAY FOAM INSULATION MUST BE COVERED BY MIN. 1/2" GYP. BD AT HABITABLE AREAS



SECOND FLOOR PLAN

SCALE: 1/4"=1'-0"

EXTERIOR DIMENSIONS ARE SHEATHING TO SHEATHING

SECOND FLOOR FINISHED 279 SQ. FT.

WINDOW & DOOR NOTES

- MARVIN ELEVATE WINDOWS
 - CODE MAX. U VALUE = 0.32 MAX. SHGC = 0.35
- ALL WINDOWS SET 6'-2" UNLESS NOTED OTHERWISE
- BUILDER TO PROVIDE WINDOW ORDER LIST WITH U FACTOR, SHGC, & STC RATING FOR EACH WINDOW & EXTERIOR DOOR
- BUILDER TO VERIFY ALL WINDOW, DOOR & OPENING HDR. HTS.
- FP = PROVIDE FALL PROTECTION & OPERATING WINDOWS

GUARDRAIL NOTES

- GUARDRAIL REQUIRED ON OPEN SIDE OF ANY STAIR MORE THAN 30" ABOVE FLOOR
- ALL OPENINGS LESS THAN 4" AT ALL GUARDRAILS

FRAMING NOTES

- 6'-11" PLATE HEIGHT UNLESS NOTED OTHERWISE
- 2X6 STUDS & POCKET DOOR WALLS UNLESS NOTED OTHERWISE
- DOUBLE STUDS AT ALL WINDOW & PATIO DOOR HEADERS UNLESS NOTED OTHERWISE
- PROVIDE LVL/LSL SOLID BLOCKING AT ALL POINT LOADS, SUPPORT BEAMS, MICROLAMS, AND GIRDER TRUSSES TO FOUNDATION
- PROVIDE FIREBLOCKING VERTICALLY @ CEILINGS & FLOORS & HORIZONTALLY @ INTERVALS NOT EXCEEDING 10'-0" (CONCEALED SPACES & SOFFITS, DROPPED CEILINGS, BETWEEN STAIR STRINGERS & BETWEEN STORIES)
- PROVIDE DRAFT STOPPING BETWEEN STORIES DIVIDED INTO APPROXIMATELY EQUAL SPACES NOT EXCEEDING 1,000 SQ. FT.
- ALL SPRAY FOAM INSULATION MUST BE COVERED BY MIN. 1/2" GYP. BD AT HABITABLE AREAS



Date: March 12, 2024

To: Heritage Preservation Commission

From: Emily Dalrymple, Assistant City Planner

Subject: Update to COA H-21-6, 4633 Arden Avenue- Changes to Approved Garage Elevations

Information / Background:

The subject property, 4633 Arden Avenue, is located on the east side of Arden Avenue, just north of Country Club Road. The existing home on the lot is classified as an American Colonial Cottage style in the Country Club National Register nomination documents. The current application is for an amendment to the approved certificate of appropriateness, specifically for changes to the previously approved garage elevations. The proposed changes are:

- Eliminate stairway bump out and window on south/rear elevation.
- Eliminate the window on east/left elevation.
- Add windows to the garage door on north/front elevation.
- Add service door to the west/right elevation.
- Change exterior material on garage from brick to siding (to match the house) on the north and south elevations. (The new garage will be all lap siding to match the siding used on secondary elevations of the house).

Consultant Memo:

See attached memo from Elizabeth Gales and Rachel Peterson, Hess, Roise and Company.

Recommendation & Findings:

The recommendation is to approve the proposed new detached garage with the condition that an architectural or decorative element be added to the east and south elevations. The recommendation for approval of the detached garage is based on the following:

- The design for the new garage continues to comply with the Country Club Plan of Treatment with the additional requirement of an architectural or decorative element requirement for the east and south elevations. The style of the garage matches the architectural style of the house.
- The proposed garage is subordinate to the house in size and is located in the rear of the lot and will have minimal visual and physical impact on the streetscape.

Conditions of approval:

- An as built date plaque should be installed on the exterior of the new garage.
- Any change to the approved elevations or materials will need to be submitted for review.
- A decorative or architectural feature is required on the east and south elevations.

MEMO

Date: 03/07/2024

To: Emily Dalrymple, City of Edina

From: Elizabeth Gales and Rachel Peterson, Hess, Roise and Company

Re: Certificate of Appropriateness Review for New Garage – 4633 Arden Avenue

Hess Roise has reviewed the Certificate of Appropriateness (COA) application for a new detached garage at 4633 Arden Avenue in the Country Club Historic District using “Edina’s Historic Country Club District Plan of Treatment.”

It is noted that the applicant submitted a COA in April 2021 that proposed a new garage. This memo addresses only the current COA application.

Garage

The proposed garage will be located at the southeast corner of the property parcel, which at the rear of the lot. The garage will be accessed by a concrete driveway extending from Arden Avenue along the northside of the house. A driveway has been located in this area previously. A new concrete apron at northeast corner of the lot will provide space for vehicles to access the proposed garage.

The COA includes the following information on the proposed garage:

- The garage will be a frame structure measuring 21'-8" by 22'-3" and will sit on a 6"-thick slab on grade with thickened edges. Gravel or crushed stone will be under the slab.
- The garage will be clad in lap siding, which will match the material cladding the secondary facades of the house.
- All windows will be from the Marvin Elevate Collection.
- The peak of the roof will be 18' above grade, and the proposed roofing material is not noted in the application.
- On the north facade (“front elevation”), a large paneled garage door will extend the full-width of the building, and a six-light window will be located in the peak of the gable.
- On the first-story of the west facade, a single person door will be at the north end next to a projecting bay holding four, six-light windows. The shed-roof dormer on the roof will also have two, six-light windows and will provide natural light for a storage area above the garage.
- The east (“left elevation”) and south (“rear elevation”) will not have any openings or decorative features.

For Garages, the **Plan of Treatment** states:

“Modernistic designs for new detached garages will be discouraged. New detached garages should match the architectural style of the house on the same lot as well as the historic character of the neighborhood. The following guidelines will be applied to design review of plans for new garages:

- The new garage should be subordinate to the house. The preferred placement is at the rear of the lot or set back from the front of the house to minimize the visual impact on adjacent homes and streetscapes. Front facing attached garages are discouraged. No new detached garage should be taller, longer, or wider than the house on the same lot. The roofline should have a maximum height within 10% of the average height of existing detached garages on adjacent lots, or the average of the block.
- Undecorated exterior walls longer than 16 feet should be avoided on elevations visible from the street or adjacent properties.
- New garages should be clearly identified as such by means of a plaque or inscription (to be placed on an exterior surface) bearing the year of construction.”

Recommendation

The design for the proposed garage complies with some of the guidance in the Plan of Treatment, but does not comply with two of the guidelines.

Compliant

The style of the garage is inspired by the architectural character of the house. The garage will be subordinate to the house in size, will be located at the rear of the lot, and will have minimal visual and physical impact on the streetscape.

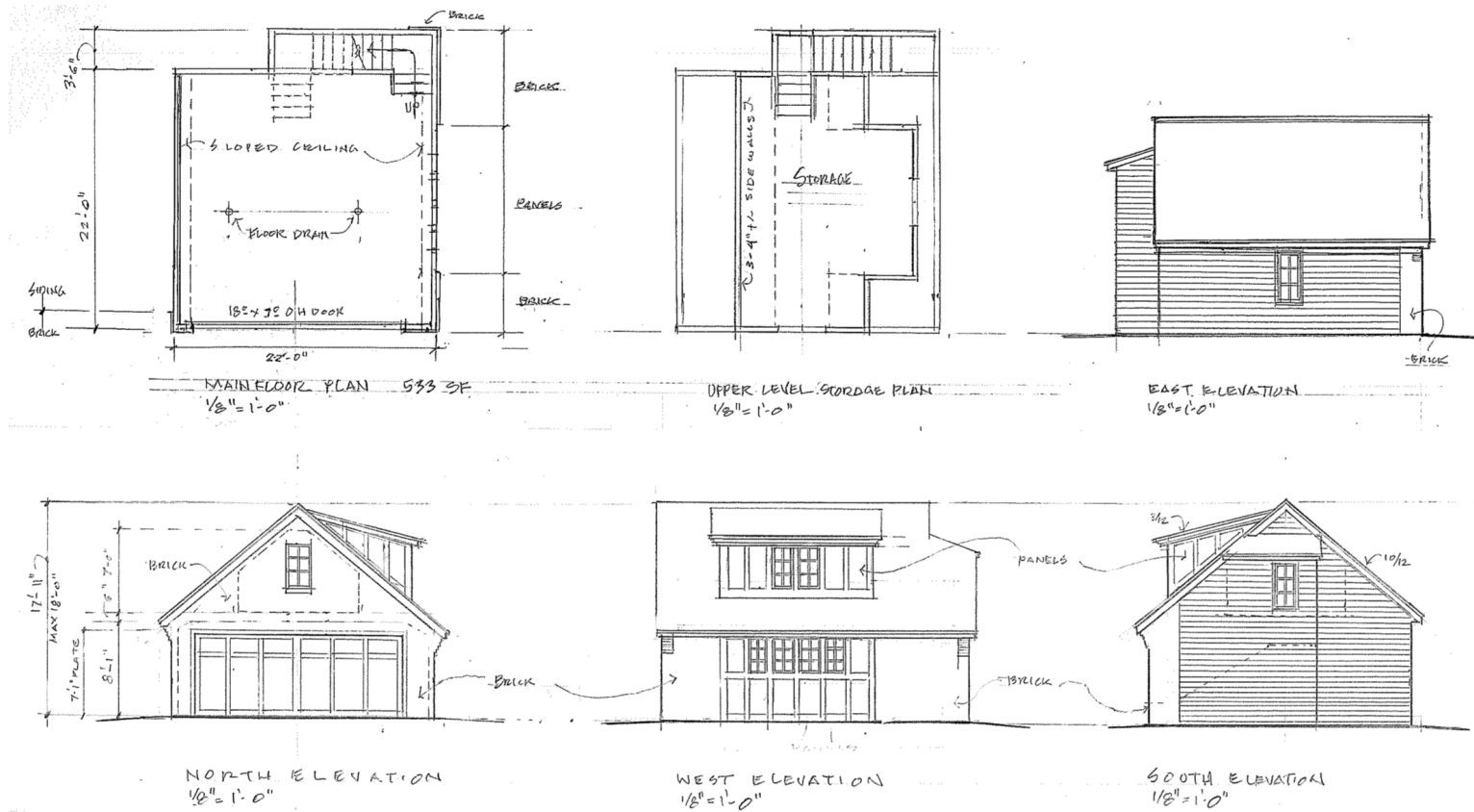
Not Compliant

Two of the facades that measure over 16' in length will lack decorative or architectural features. The applicant has noted that the east facade will overlook a 6' fence and the detached garage of property to the east (4900 Maple Road), which is outside the boundaries of the historic district. The south facade will have a large visible area that will overlook the yard and garage of the property to the south (4637 Arden Avenue). The peak of the roof is 18' and with 6'-tall fences, There is potential for the south facade to be visible to the adjacent property. Without a decorative or architectural feature, the south facade will not comply with the Plan of Treatment.

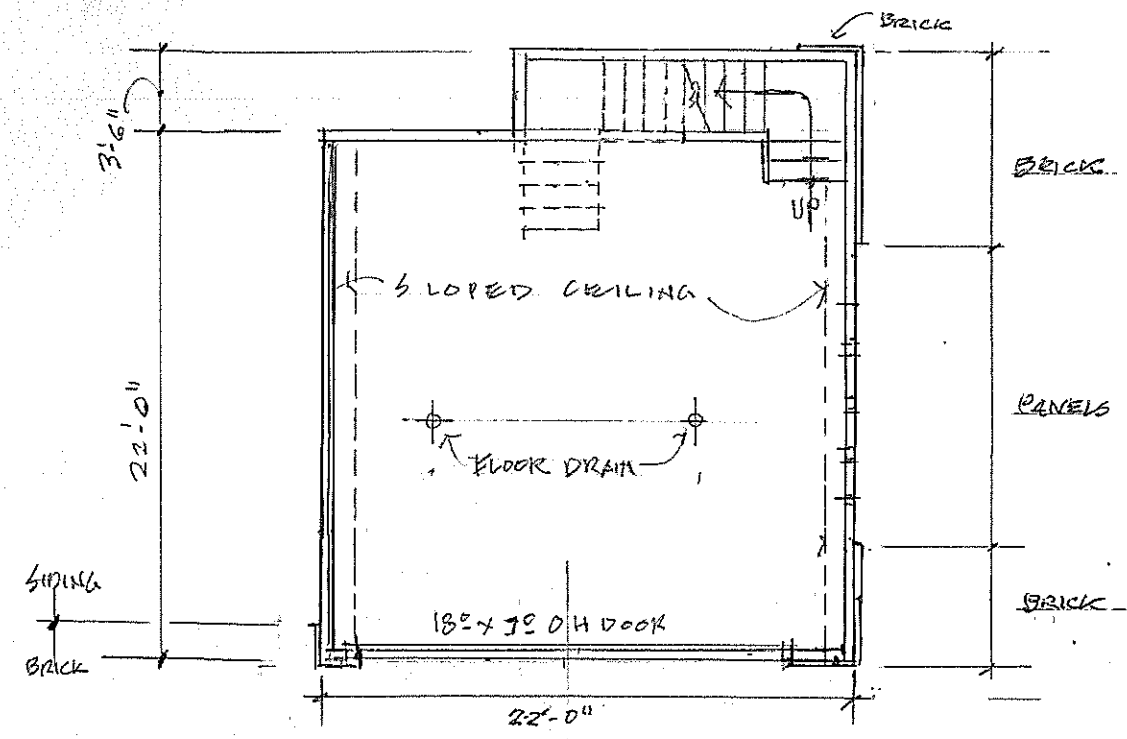
The plans for the garage do not note if a plaque or inscription will be placed on an exterior surface denoting the year of construction. This detail does not comply with the Plan of Treatment.

Hess Roise recommends the HPC approve the COA application for the new garage if modifications are made to the proposed design to bring it into compliance with the Plan of Treatment.

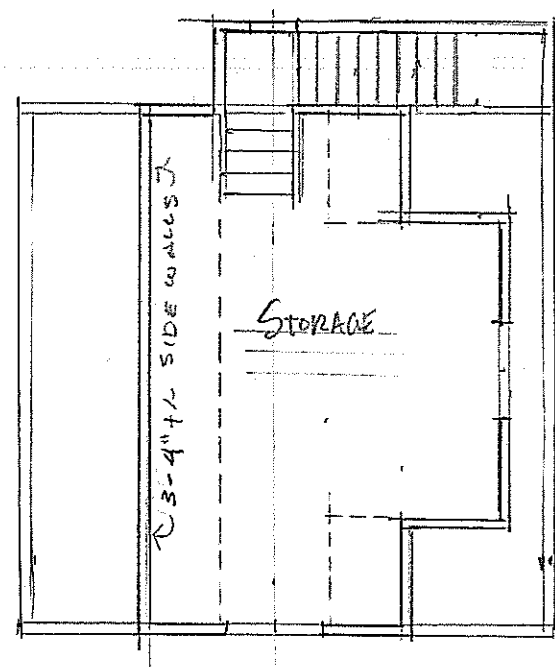
The new detached garage will be 18' high measured from average existing grade.



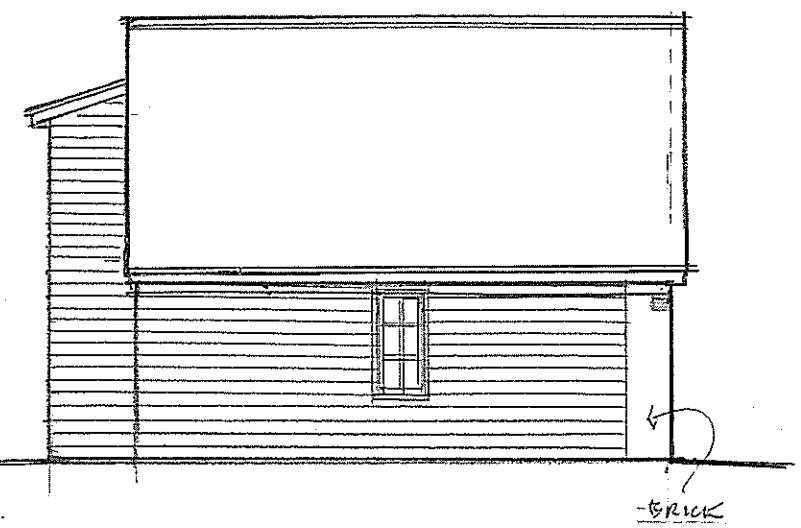
918
6-53
589



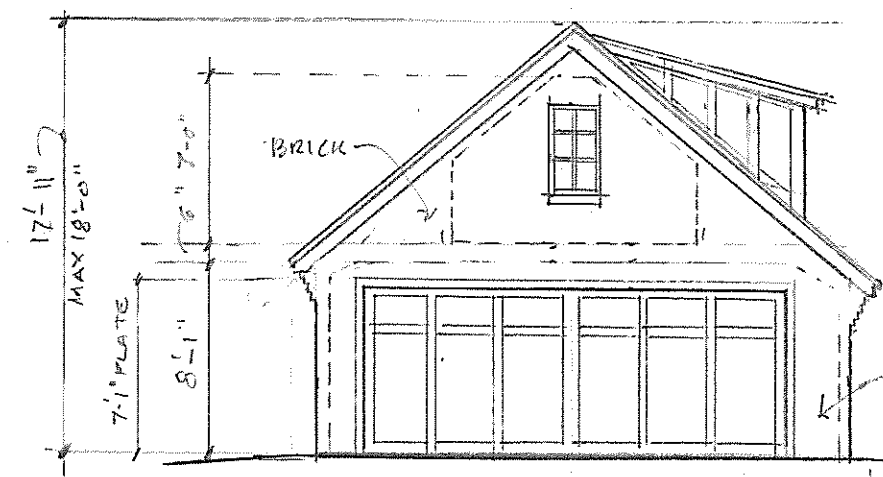
MAIN FLOOR PLAN 533 SF
1/8" = 1'-0"



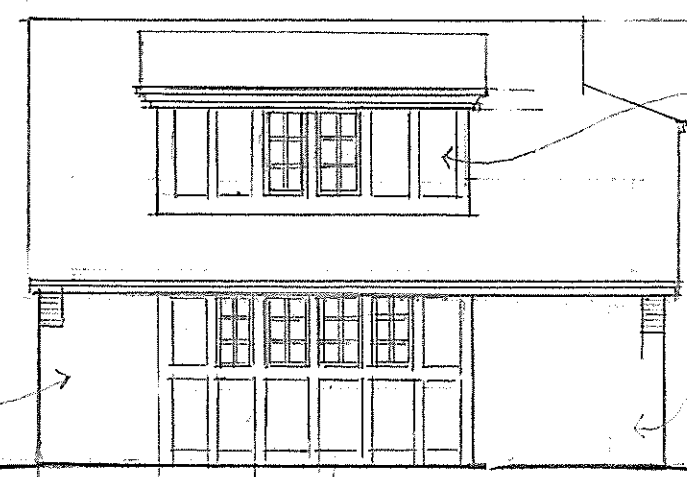
UPPER LEVEL STORAGE PLAN
1/8" = 1'-0"



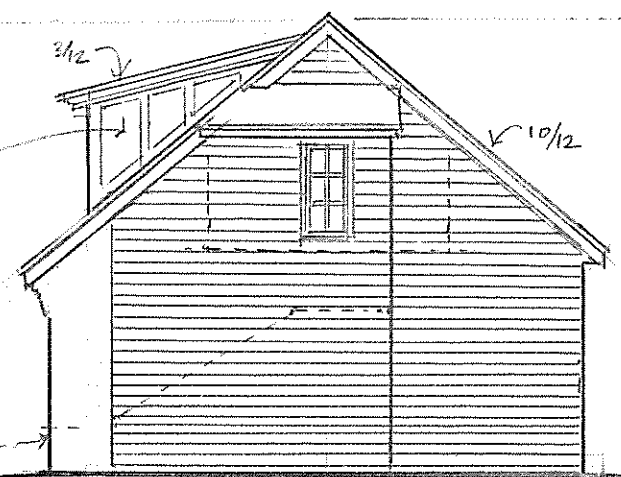
EAST ELEVATION
1/8" = 1'-0"



NORTH ELEVATION
1/8" = 1'-0"



WEST ELEVATION
1/8" = 1'-0"



SOUTH ELEVATION
1/8" = 1'-0"

PROPOSED DETACHED 2 CAR GARAGE

4633 ARDEN AVE, EDINA GREAT NEIGHBORHOOD
HOMES

3.24.21
3.10.21
3.9.21 REVISED
NRDI



CITY OF EDINA

4801 West 50th Street

Edina, MN 55424

www.edinamn.gov

Date: March 12, 2024

Agenda Item #: VIII.A.

To: Heritage Preservation Commission

Item Type:

Other

From: Emily Dalrymple, Assistant City Planner

Item Activity:

Subject: Heritage Award

Discussion

ACTION REQUESTED:

Heritage Award Nominations are open until the end of the month. So far, one nomination for House Novel, has been received.

INTRODUCTION: