

## **B.L.E.N.D. AWARD 2013**

### **A NEW FACE IN TANGLETOWN**

The owners of a 1920's home in the Tangletown neighborhood of Minneapolis needed a complete facelift and addition to their home. They requested a new, more formal Entry with better visual connections between the entry and the Living Room/Kitchen/Dining Room spaces. Additionally, they required a new Master Bath addition and new swimming pool with a paved terrace. Another challenge was inserting a new garage with an attached mudroom, requiring the garage to be carefully "tucked-under" all three stories of the existing structure.

### **STRUCTURAL**

To expand the garage and lower level, large bearing walls were removed, leaving the upper three levels temporarily-supported by steel shoring. While this wing of the house floated in space, excavation, footings, and new structure could take place without disturbing the existing structure above. By concealing the much-needed storage, mudroom, and expanded garage spaces all underground, the new addition is sensitive to the scale of homes in the neighborhood while preserving the visible scale and massing of the home, as well as attractive sightlines down the street.

### **SITE & ORIENTATION**

The home is sited on a large corner lot at a triangular intersection of Elmwood Place and Gladstone Avenue. It is addressed to Elmwood, while the original entry and broadest face of the home looks to Gladstone. The existing small nondescript front vestibule was replaced with a timber framed porch and curved entry space that graciously opens the home to Gladstone while maintaining a presence on Elmwood. The new entry sequence was designed to be more welcoming from all approaches, including the oblique pedestrian approach from across the triangular intersection.

### **SITE INTEGRATION**

This 1920's home is part of a 100-year old neighborhood. Mature trees line the streets and suggest a permanence that only comes with age. Throughout the project, nearly all of the mature trees on the site were preserved to protect the character of the neighborhood.

Furthermore, the material palette of the exterior is sensitive to the precedents established throughout the neighborhood. Stucco, cut stone, bead board paneling, and traditional detailing are carried through from the original design and represent a collective palette found throughout the neighborhood. New materials such as the bluestone paving and timber beams are tied to the existing with a soft, complementary color scheme. These quality materials suggest permanence and enrich the neighborhood by adding texture and depth.

### **INTERIOR**

Floors step-up as one moves inside, revealing views to a completely remodeled kitchen and staircase. South-facing glass brings natural light deep into the kitchen and dining room. New banquette seating in the kitchen overlooks the pool and landscaped terrace additions. Upstairs, a new spacious master bathroom with built-in cabinetry completes the master suite.