

Schroeder House & Marina

City Council
October 4, 2022

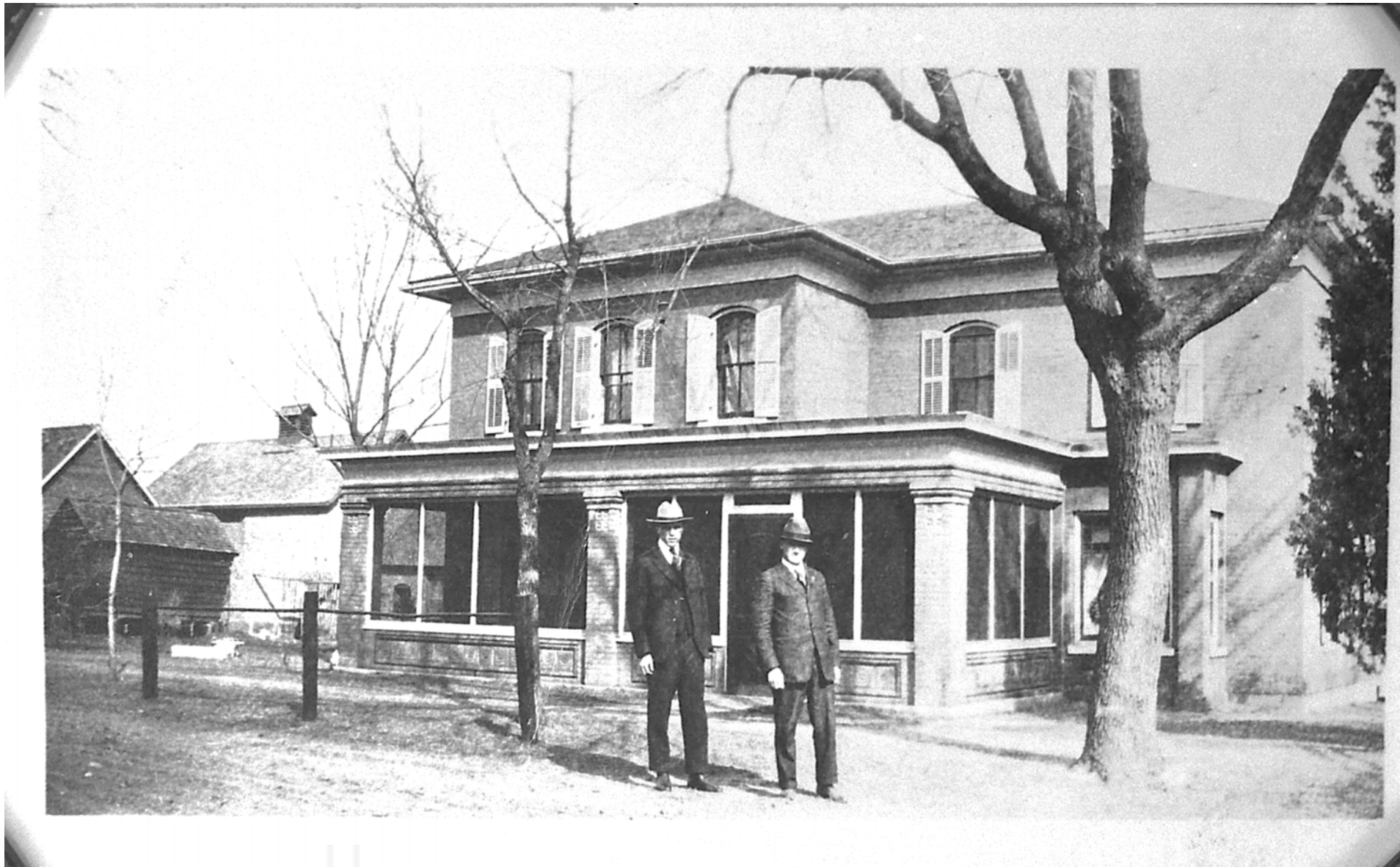


INNOVATING. ENTERTAINING. THRIVING.
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952-233-9300 | www.ShakopeeMN.gov

and



RESIDENCE OF HERMAN SCHROEDER.



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St. John's

805 Bluff Ave

Lime Kiln





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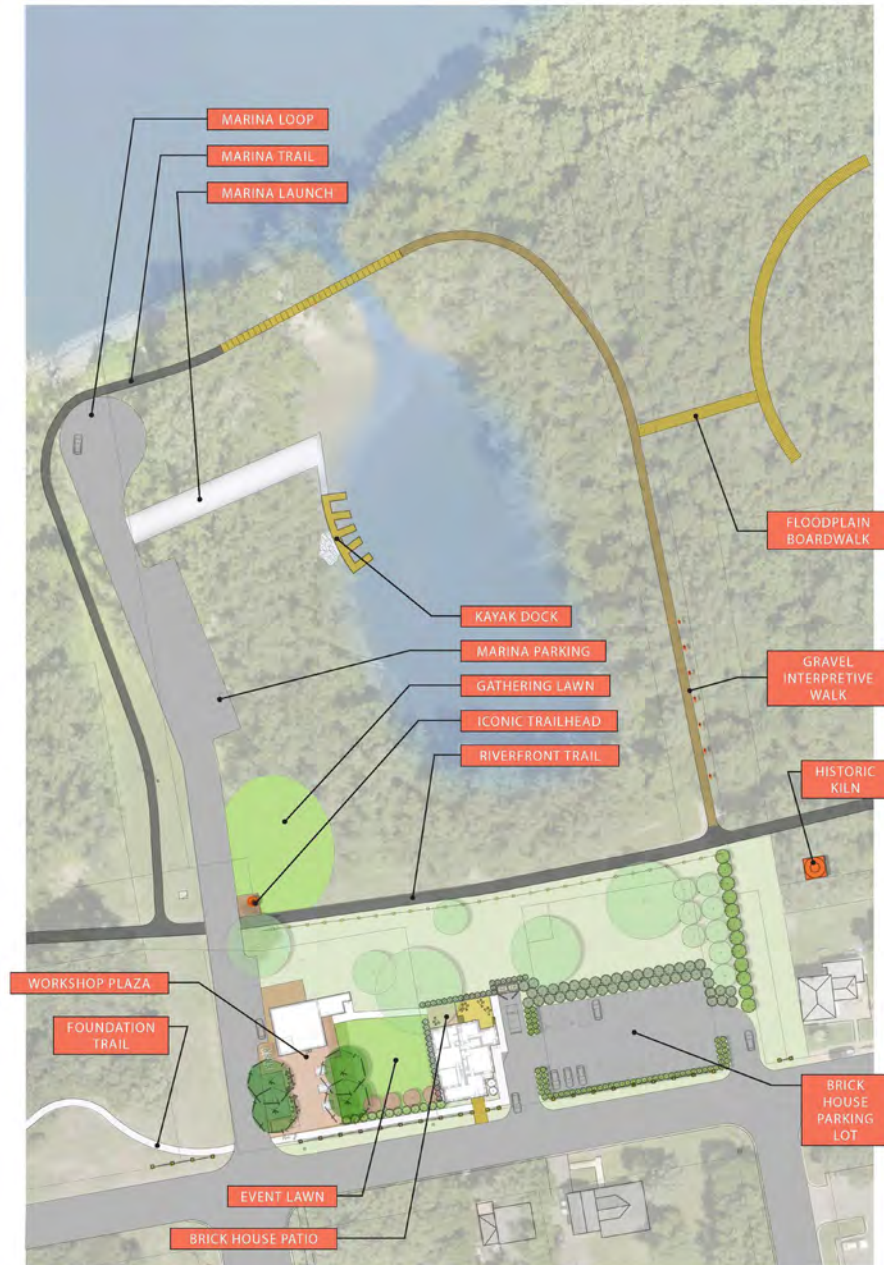
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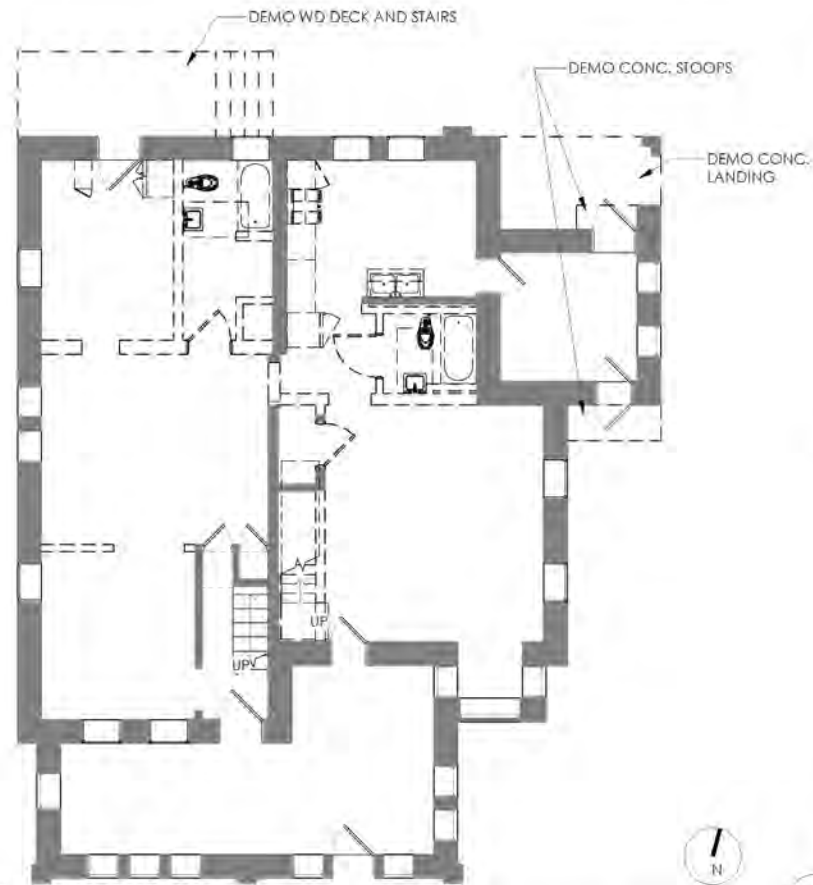
Schroeder Brick House & Riverfront Marina Preliminary Concept Plan

Shakopee, MN

CONFLUENCE

May 27, 2021

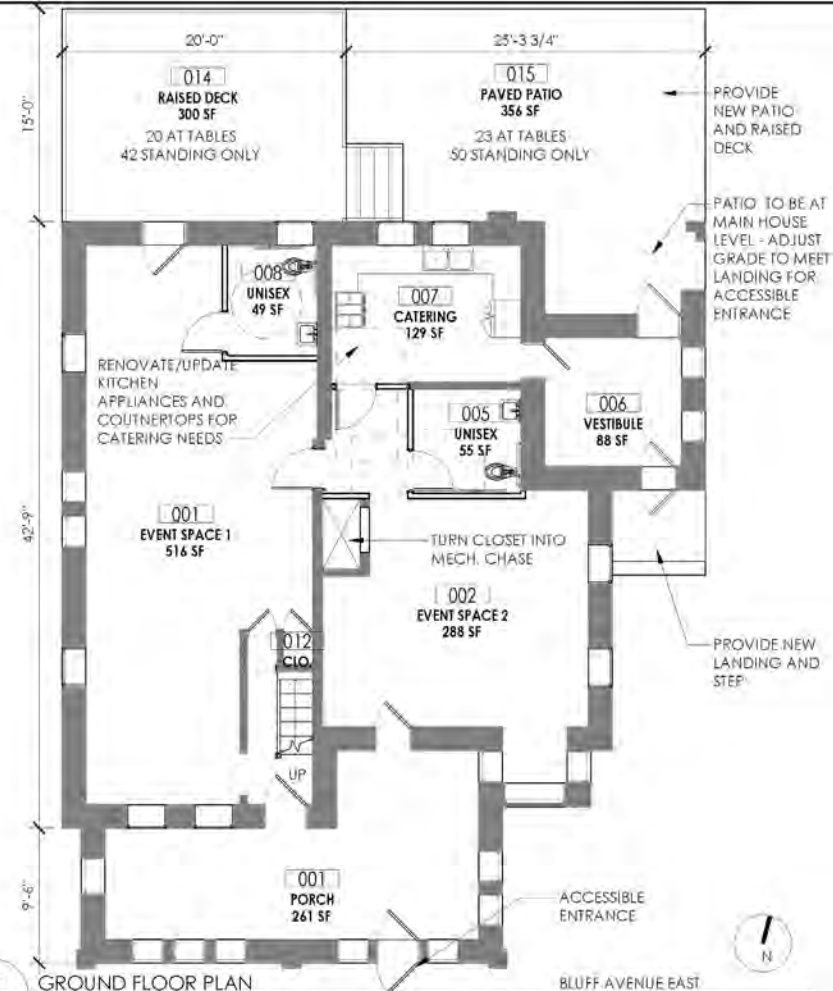




1
P101
GROUND FLOOR DEMO PLAN
1/8" = 1'-0"

SCHROEDER HOUSE RESTORATION

Enter Client Name
Enter Client Proj No

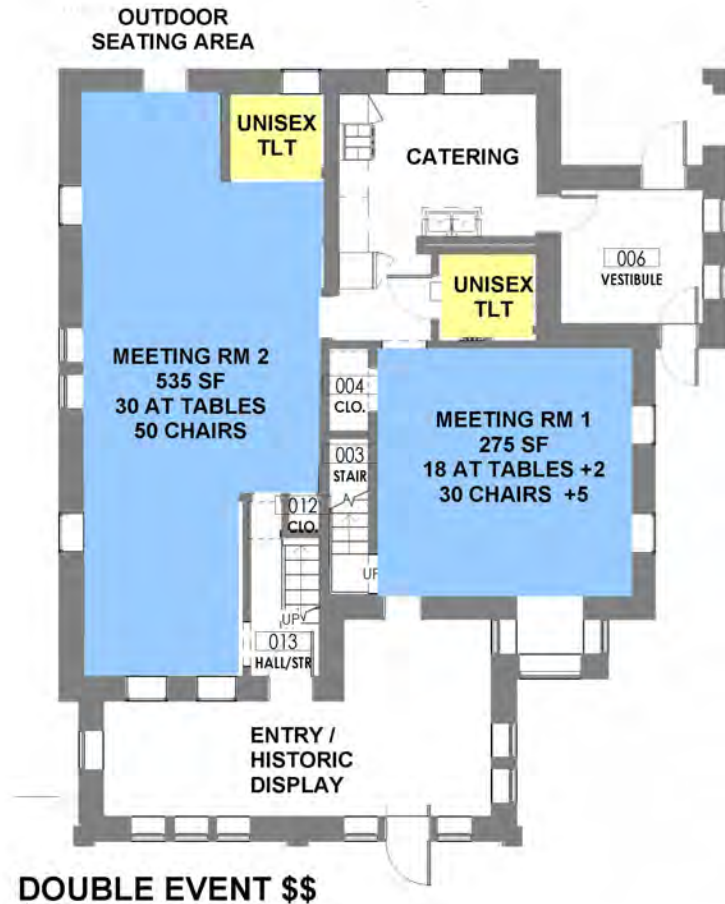


2
P101
GROUND FLOOR PLAN
1/8" = 1'-0"

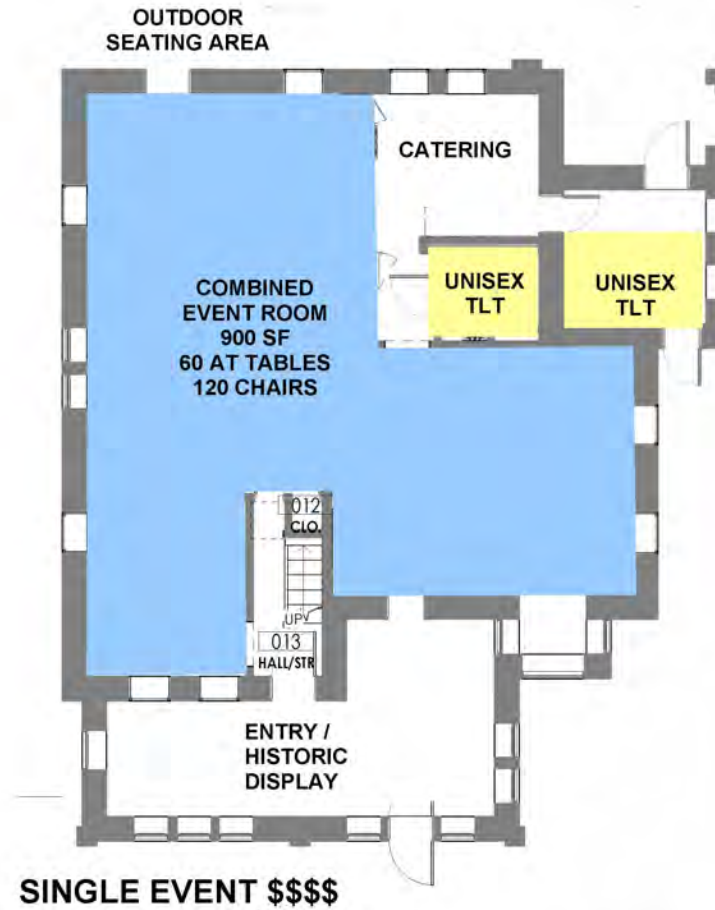
SHEET P101 Miller Dunwiddie

FLOOR PLAN LEVEL 1 HOUSE
05/11/21

Miller Dunwiddie.com
1301 Westinghouse Drive, Suite 800
Minneapolis, Minnesota 55411 612.333.1000



SCHROEDER HOUSE RESTORATION



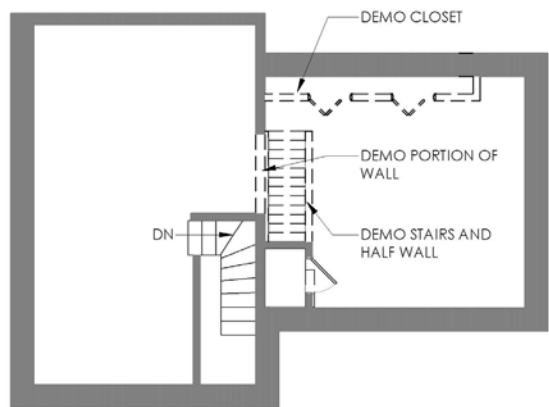
SHEET

P101

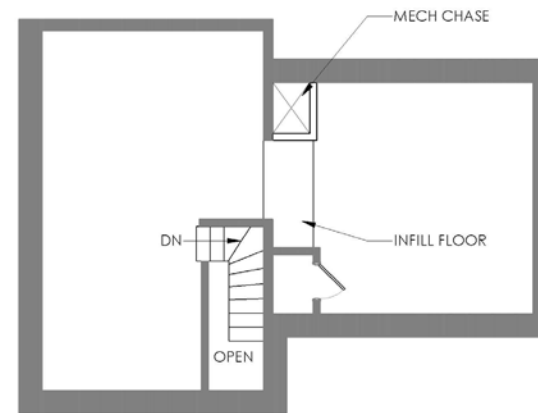
Miller
Dunwiddie

FLOOR PLAN LEVEL 1 HOUSE
04/20/21

millerdunwiddie.com
200 West Washington Ave South, Suite 500
Minneapolis, Minnesota 55401 | 612.337.0000



1
P102 LEVEL 2 DEMO PLAN
1/8" = 1'-0"



2
P102 LEVEL 2 FLOOR PLAN
1/8" = 1'-0"

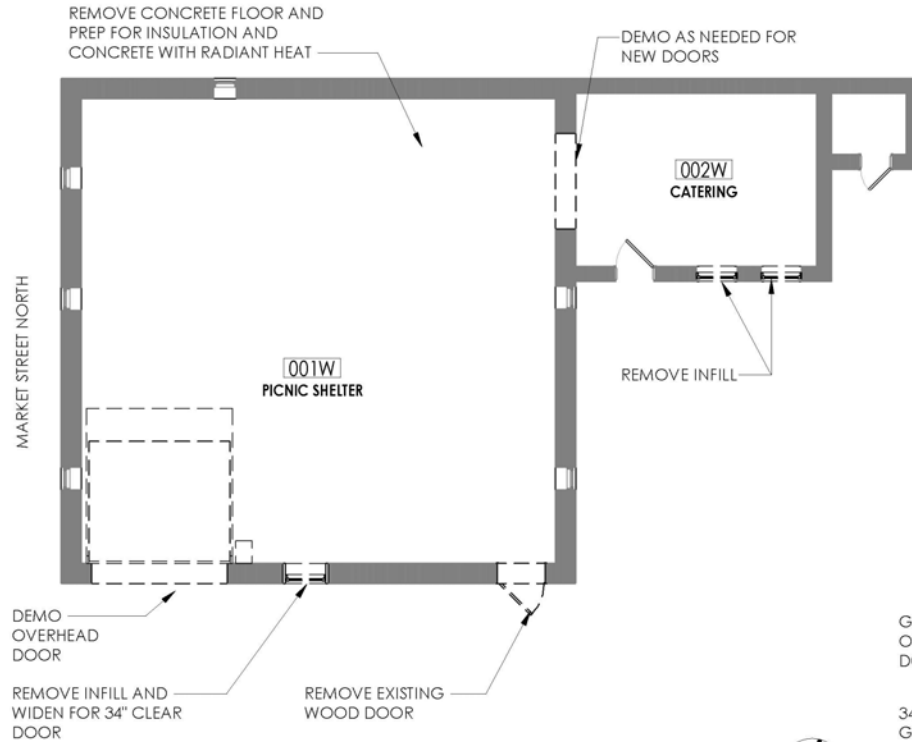
SCHROEDER HOUSE RESTORATION

Enter Client Name
Enter Client Proj No

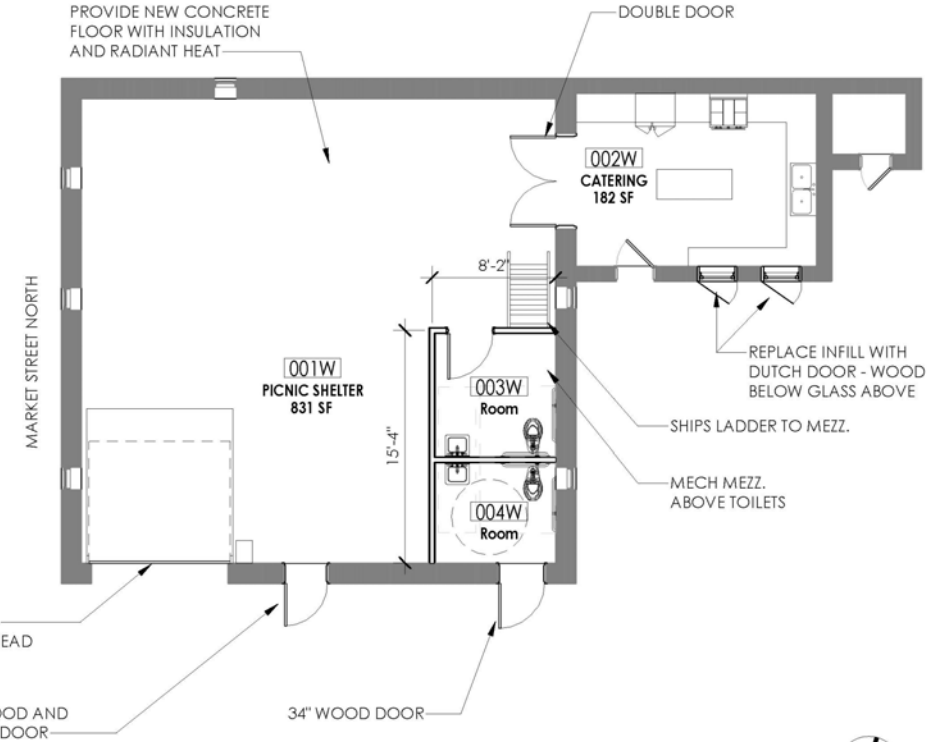
SHEET **P102** Miller
Dunwiddie
FLOOR PLAN LEVEL 2 HOUSE
04/20/21

millerdunwiddie.com
100 Washington Ave South, Suite 500
Minneapolis, Minnesota 55401 | 612.337.0000

*SEE ELEVATIONS FOR SCOPE OF
WORK AT WINDOW OPENINGS



1 WORKSHOP DEMO PLAN
P111 1/8" = 1'-0"



2 WORK SHOP GROUND LEVEL PLAN
P111 1/8" = 1'-0"

SCHROEDER HOUSE RESTORATION

Enter Client Name
Enter Client Proj No

SHEET **P111** Miller
Dunwiddie
FLOOR PLAN LEVEL 1 WORKSHOP
05/11/21

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100 Washington Ave South, Suite 500
Minneapolis, Minnesota 55401 | 612 337 0000



BRICK MASONRY
AND MORTAR JOINTS
HAVE BEEN STAINED.
CLEAN STAINING
FROM MASONRY
WITH WARM WATER
ONLY. REPOINT
DETERIORATED
MORTAR AND BRICK
MASONRY.

REPLACE
DETERIORATED
FASCIA

REPOINT MASONRY
BASE TO WINDOW
SILL

REPAINT WINDOW
TRIM

FLASHING
CORRECTIONS

REPAINT FASCIA

REPOINT MASONRY
TO WINDOW SILL

ACCESSIBLE
ENTRANCE

CREATE
ACCESSIBLE WALK
FROM STREET

SCHROEDER HOUSE RESTORATION

SHEET

EXTERIOR ELEVATION SOUTH HOUSE

P201

Miller
Dunwiddie

04/20/21

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REPAINT FASCIA -
TYPICAL



REPLACE DETERIORATED
FASCIA

REMOVE AND REPLACE
CRACKED MASONRY

REPOINT MASONRY
BELOW WINDOWS

SCHROEDER HOUSE RESTORATION

SHEET
EXTERIOR ELEVATION EAST HOUSE

P204 Miller
Dunwiddie

04/20/21

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REVIEW GUTTER CONDITION -
REPAINT/REPLACE FASCIA AS
REQUIRED



CORRECT GRADING.
POTENTIAL FOR AT
GRADE SEATING AREA

REPLACE
CONCRETE SLAB

REPOINT/REPLACE
BRICK

REMOVE STAIR - POTENTIAL TO
REBUILD WITH OUTDOOR SEATING
AREA

SCHROEDER HOUSE RESTORATION

SHEET

EXTERIOR ELEVATION NORTH HOUSE
04/20/21

P202 Miller
Dunwiddie

millerdunwiddie.com
100 Washington Ave South, Suite 400
Minneapolis, Minnesota 55401 | 612.337.0000

REPAINT FASCIA



REPOINT MASONRY
BELOW WINDOW

SCHROEDER HOUSE RESTORATION

SHEET **P203** Miller
Dunwiddie

EXTERIOR ELEVATION WEST HOUSE
04/20/21

millerdunwiddie.com
1200 Washington Ave South, Suite 505
Minneapolis, Minnesota 55401 | 612.937.0000

REPLACE ROOF WITH STANDING SEAM
TO REPLICATE STANDING SEAM LEAD



REPLACE CRACKED
BRICK

REPLACE DOOR.
PROVIDE EXTERIOR
DOOR TO UNISEX
TOILET ROOM

REPOINT MASONRY AT
BASE OF BUILDING

REMOVE WINDOW AND BRICK
INFILL TO RESTOR DOOR

SCHROEDER HOUSE RESTORATION

SHEET
EXTERIOR ELEVATION SOUTH WORKSHOP

P211 Miller
Dunwiddie

04/20/21
millerdunwiddie.com
100 Washington Ave South, Suite 500
Minneapolis, Minnesota 55401 | 612.337.0000



REPOINT CHIMNEY

REPOINT
DECORATIVE
MASONRY

REMOVE MASONRY AND
RESTORE WINDOW
OPENINGS - COULD BE
USED FOR TRANSACTION
WINDOW

REPOINT MASONRY
BASE

SCHROEDER HOUSE RESTORATION

SHEET
EXTERIOR ELEVATION SOUTH WORKSHOP ADDITION

P212 Miller
Dunwiddie

04/21/21

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REPLACE WINDOW

REPLACE CRACKED
BRICK

PROVIDE CONTROL
JOINT

REMOVE AND REPLACE
DETRIORATED BRICK AND
MORTAR

SCHROEDER HOUSE RESTORATION

SHEET

P214

Miller
Dunwiddie

EXTERIOR ELEVATION WEST WORKSHOP
04/20/21

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REMOVE AND REPLACE
DETERIORATED MASONRY

REPOINT MASONRY

REMOVE AND REPLACE
CRACKED BRICK

SCHROEDER HOUSE RESTORATION

SHEET
EXTERIOR ELEVATION NORTH WORKSHOP

P213

Miller
Dunwiddie

04/20/21

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Next Steps

- Feedback on Designs
- National Register approval later in 2022/early 2023
- Hire a Construction Manager as Agent for the city
- Complete necessary working drawings
- Bid project out
- Bring back to Council

