

BRAINERD PLANNING COMMISSION WORKSHOP

Wednesday, June 12, 2013

Following regular meeting which begins at 6:00 p.m.

City Hall Council Chambers

Agenda

1. Residential Infill Design Guidelines
2. Small Lot/House Construction

Any individual needing special accommodations please call 218/828-2309

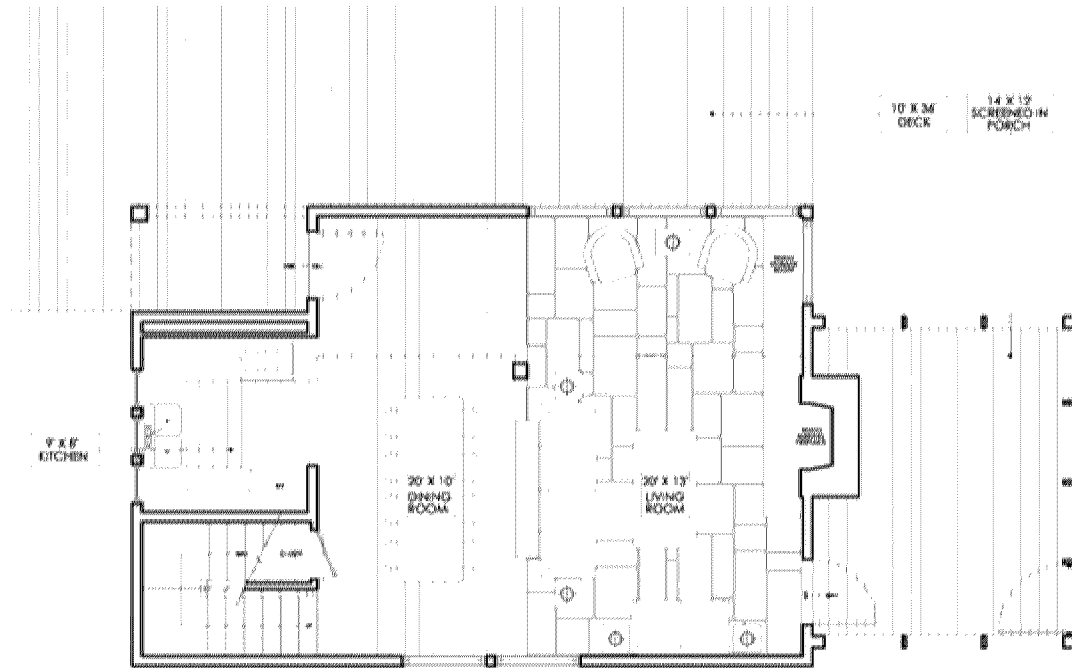
The Small House Movement: What's the Big Deal?
Oct 10th, 2012 @ 12:15 pm > Kent Griswold

Compared to the rest of the world, North America often seems to be the epitome of all things super-sized. We live in houses and apartments that would be considered gigantic in many parts of the world. We fill up our houses with stuff, then we fill up our garages (a true luxury for most in the world) with stuff, and often end up renting self-storage units to handle the overflow! A whole cottage industry has sprung up just around dealing with forgotten and abandoned storage units.



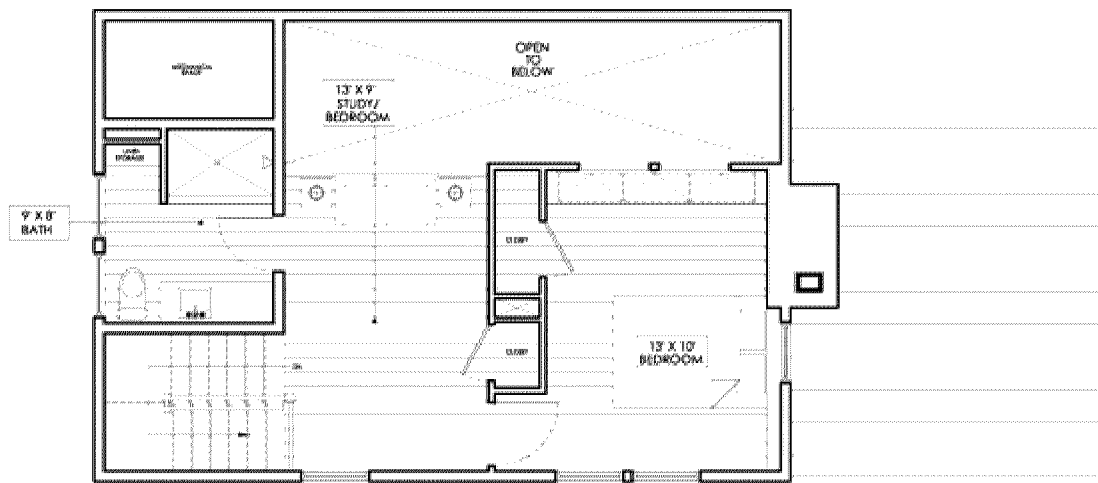
Lakeside Cottage

Yet there are those who have found that having all that stuff doesn't necessarily lead to greater happiness. In fact, dealing with all the possessions in our lives can itself become a significant source of stress. Now there's a new movement afoot that says enough is enough. It's the small house movement, but it makes a big impact in a number of important ways.



Lakeside Cottage First Floor

Going small in houses needn't be as drastic as Henry David Thoreau's cabin near Walden pond, a 150-square-foot structure he lived in during the mid-1840s. He did so in order to live more deliberately (as he put it). But his example raises a very clear point about building and living in a small house – it must be done very deliberately. Everything has its place and there must be a place for every thing in a small house. That's part of the design challenge laid out by small-house designers like Bill Randall of and Scott Sampson.



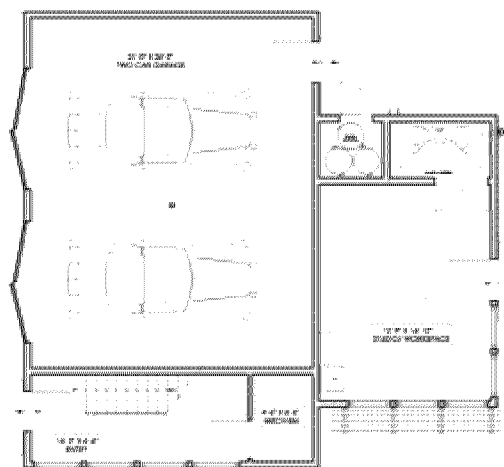
SECOND FLOOR PLAN

Lakeside Cottage Second Floor

Randall, who founded thesimpleHOUSE, has created several [small house plans](#) ranging between 1,024 to 1,056 square-foot designs. They're designed with two bedrooms and two baths, radiant floor and passive solar heating, and have the potential for ENERGY STAR, LEED, and Passivhaus certifications. On a personal level, Randall is in the process of moving from a 2,700-square-foot home to one that is only 1,600-square-feet, but he expects the small house to feel just as large as the bigger one. As he puts it, it's about making the best use of "shared space, multi-use space, openness, natural light and a connection to the outdoors...keeping bedrooms and baths smaller (they are rooms you don't spend as much waking time in) and putting that space into the living areas where you actually spend most of your time."

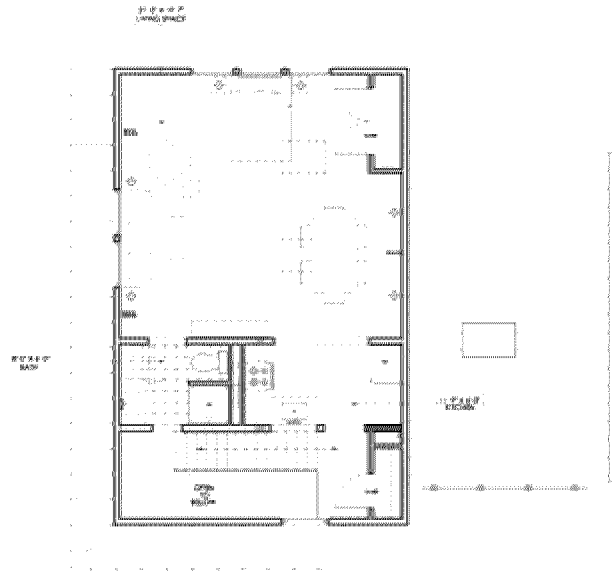


Garage Flexspace



GROUND FLOOR PLAN

Garage Flexspace First Floor



SECOND FLOOR PLAN

Garage Flexspace Second Floor

The Small House Movement



The Small House Movement.

A movement towards the architecturally small and simplified lifestyle.

In one word:

Downsizing.

Typically no more than 500 square ft, these delightfully compact dwellings offer **quality** rather than quantity.

While some people prefer to use them as extensions to their houses, business offices, or vacation cabins, many people are adopting them into a more cost-savvy lifestyle due to environmental concerns, financial hardships and seeking more time and freedom for themselves and family.

Tossing out all the superfluous clutter and materialistic muck and swapping it for a smarter living space, that even has the option of coming with wheels!--how can you beat this??

I happened upon this movement quite by accident but I am completely captivated by this kind of lifestyle.

Do we seriously need all the ~~junk~~ stuff around our house that we say "we need?" *Really??*



From what I have uncovered about this Movement, the biggest positive benefit is the huge reduction in energy/utility costs which equals more money in your wallet at the end of the day and how much time you'll save when it comes to upkeep and maintenance??

They range from 70 sq ft to around a 1000 or so...really it is up to you. You can build it from scraps and salvaged material for basically nothing-as I have read from some homeowner accounts, or buy the supplies yourself to build them for anywhere from \$18,000-\$60,000 (just rough estimates).

Tumbleweed Tiny Houses is one such supplier of these ready to build small homes or you can check out their blog [here](#) with models and floor plans.

I love the simplicity and freedom these homes offer. They are too adorable!! I had to post like a ton of photos because they are so darling.

I. *Want.* One.

