

## **Bobbie's Shoppe**

2527 E MAIN STREET LLC  
2527 East Main Street, Bexley, OH 43209

**GREG DUTTON**  
STUDIO

51 W LONG STREET  
COLUMBUS, OH 43215  
T. 614.706.7947

LIZ DUTTON *interiors*



**ADDRESS:** 2527-2529 E MAIN STREET  
COLUMBUS, OHIO 43209  
**OWNER:** 2527E MAIN STREET LLC

**PARCEL #:** 020-004629-00  
**ZONING:** MAIN STREET OVERLAY  
MIXED USE COMMERCIAL

**LOT SF:** .08 ACRES

**PROJECT DESCRIPTION:**

INTERIOR RENOVATION OF TENANT SPACE 1  
EXTERIOR IMPROVEMENTS INCLUDE;

- NEW EXTERIOR DOOR LOCATED ON MAIN STREET FOR TENANT SPACE 1 TO MATCH TENANT 2 DOOR. NEW DOOR OPENING IN EXISTING WINDOW OPENING.
- EXISTING STOREFRONT WINDOW FRAMES AND WOOD TRIM PAINTED; SEE PROPOSED ELEVATIONS
- PORTIONS OF EXISTING BRICK TO BE PAINTED; SEE PROPOSED ELEVATIONS
- NEW SIGNAGE AND LANDSCAPING ALONG SIDE OF BUILDING TO BE PROVIDED

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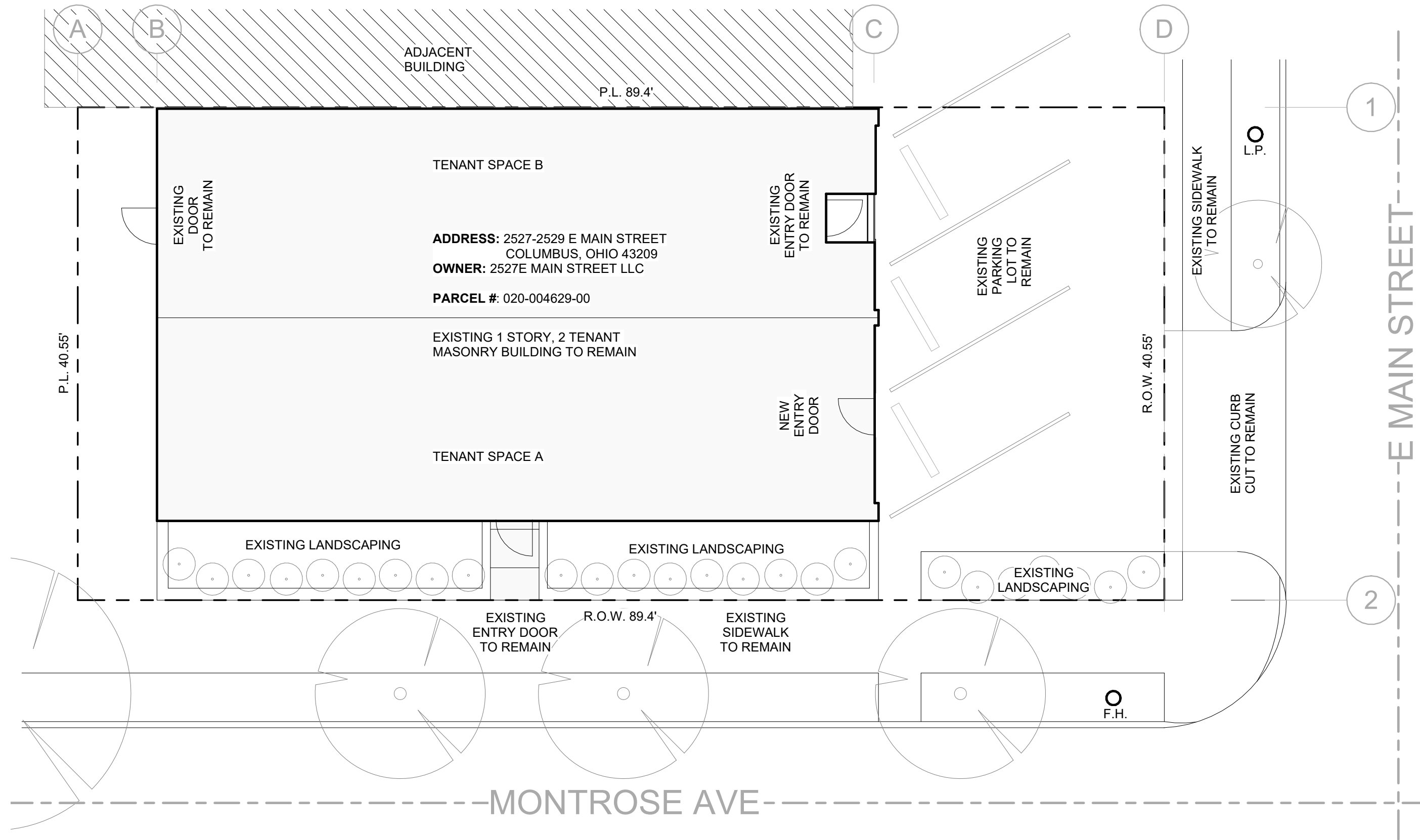
51 W LONG STREET  
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## ARB-1

SITE - INFO

SCALE:  
DATE: 01.16.25



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# ARB-2

SITE PLAN

SCALE: 1/8" = 1'-0"  
DATE: 01.14.25





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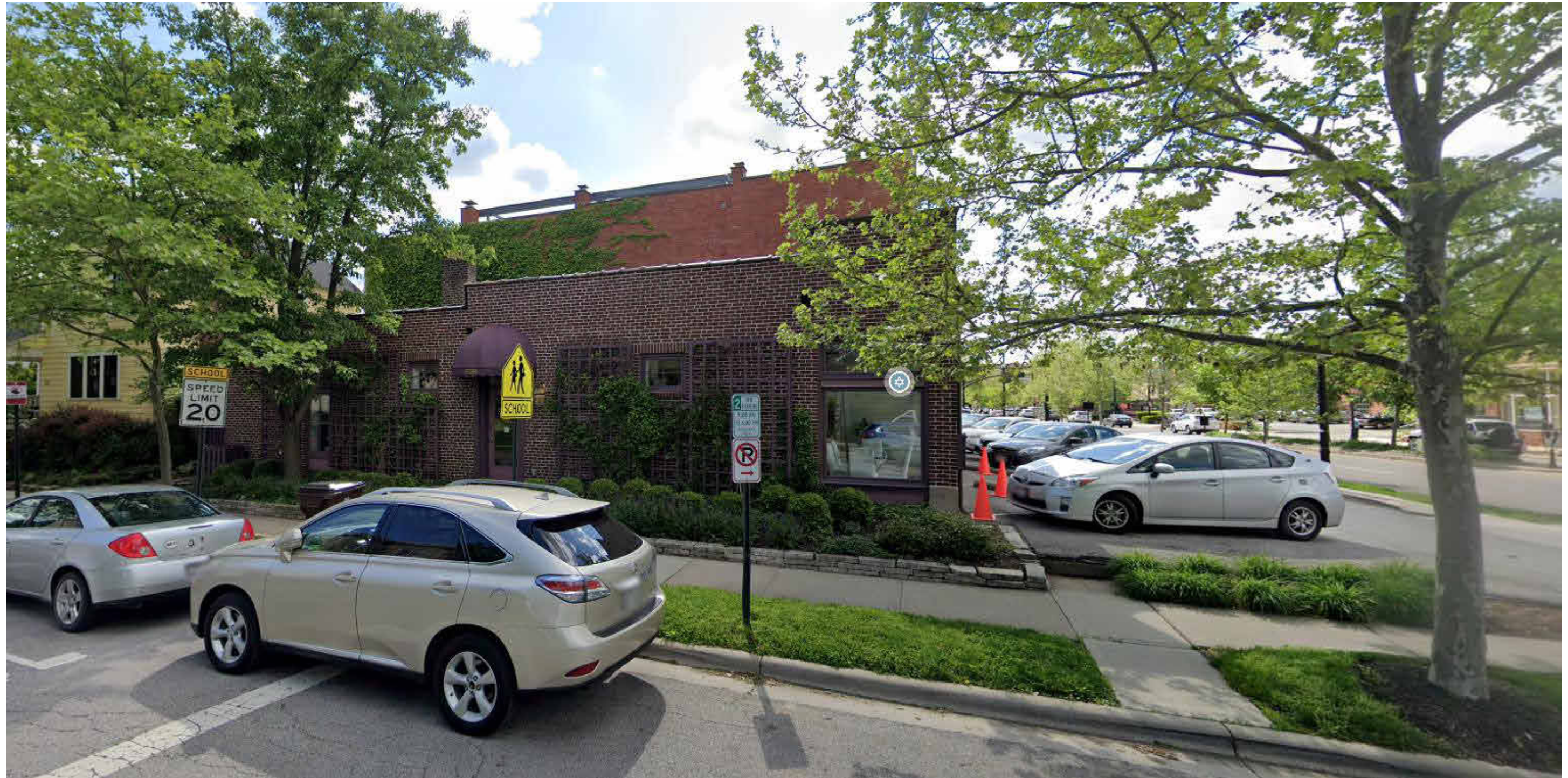
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## ARB-3A

EXISTING EXTERIOR PHOTOS

SCALE:  
DATE: 01.14.25





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## ARB-3B

EXISTING EXTERIOR PHOTOS

SCALE:  
DATE: 01.14.25





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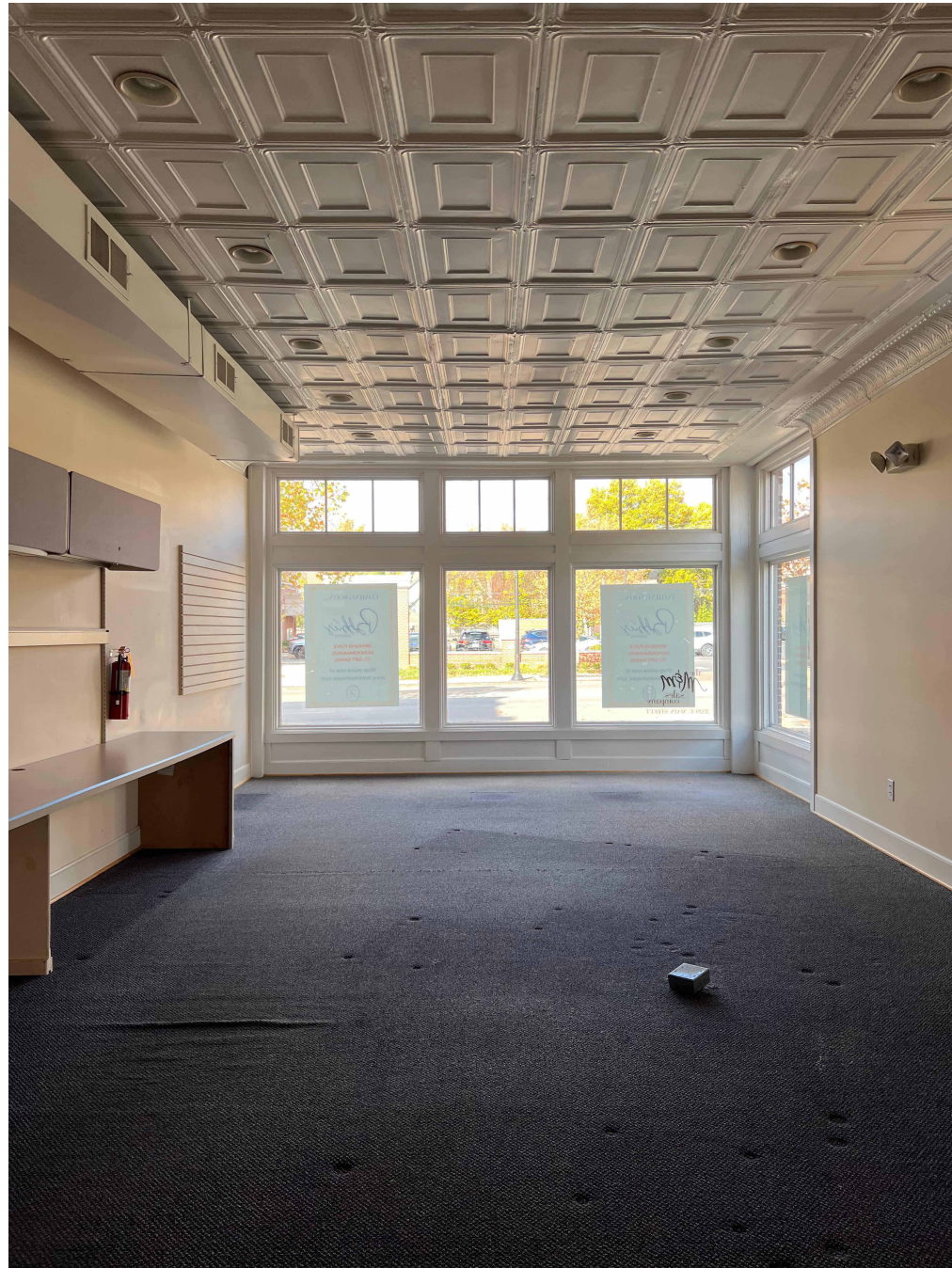
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**ARB-3C**

EXISTING EXTERIOR PHOTOS

SCALE:  
 DATE: 01.14.25





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## ARB-4

EXISTING INTERIOR PHOTOS

SCALE:  
DATE: 01.14.25





**1 NORTH ELEVATION - EXISTING**  
 SCALE: 3/16" = 1'-0"

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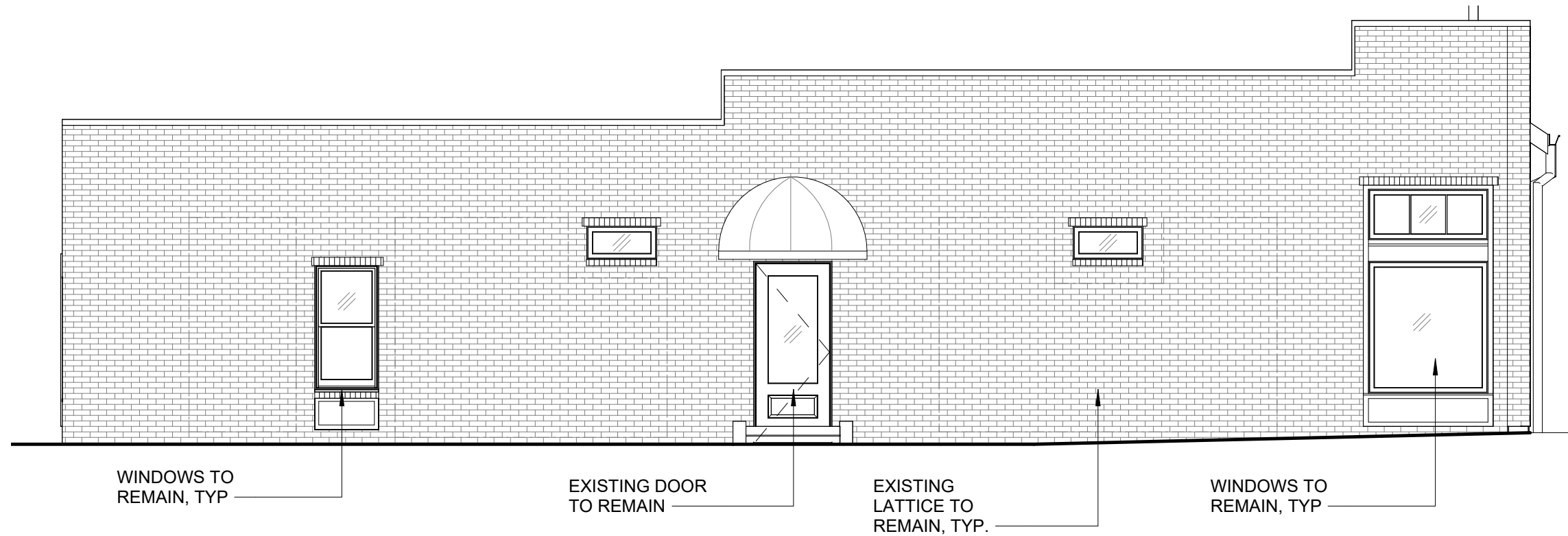
51 W LONG STREET  
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**ARB-5**

EXISTING ELEVATION

SCALE: 3/16" = 1'-0"  
 DATE: 01.14.25



**1 EAST ELEVATION - EXISTING**

SCALE: 3/16" = 1'-0"

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**ARB-6**

EXISTING ELEVATION

SCALE: 3/16" = 1'-0"  
DATE: 01.14.25

CONSTRUCTION NOTES	
NO.	NOTE
1.1	EXISTING BRICK TO REMAIN; PAINTED FARROW AND BALL 'ALL WHITE'
1.2	EXISTING WINDOW TO REMAIN; TYPICAL UNLESS OTHERWISE NOTED
1.3	NEW WOOD STOREFRONT DOOR TO MATCH ADJACENT TENANT DOOR; PAINTED
1.4	EXISTING WOOD TRIM TO REMAIN WITH NEW PAINT; SEE COLORED ELEVATION
1.5	EXISTING GUTTERS AND DOWNSPOUTS TO REMAIN WITH NEW PAINT; SEE COLORED ELEVATION
1.6	EXISTING FASCIA TO REMAIN WITH NEW PAINT; SEE COLORED ELEVATION
1.7	EXISTING ROOF TO REMAIN
1.8	EXISTING STOREFRONT DOOR TO REMAIN; PAINTED
1.9	NEW AWNING IN EXISTING LOCATION



**1 NORTH ELEVATION - PROPOSED**  
SCALE: 1/4" = 1'-0"

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**ARB-7**

PROPOSED ELEVATION

SCALE: 1/4" = 1'-0"  
DATE: 01.14.25

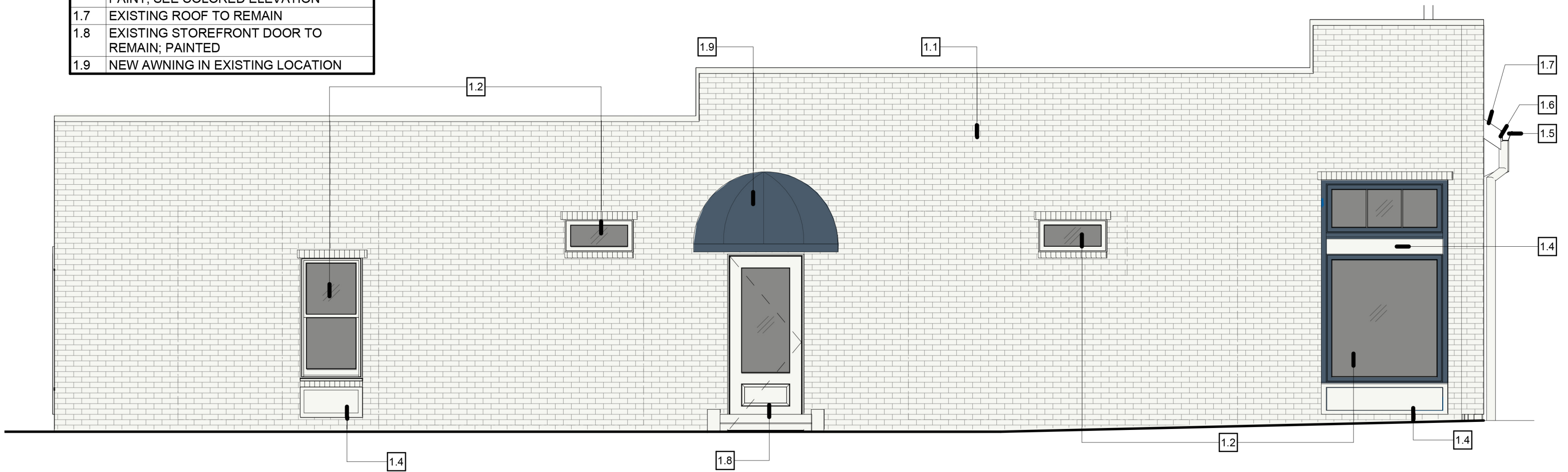
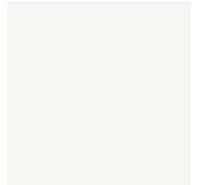


CONSTRUCTION NOTES	
NO.	NOTE
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1.2	EXISTING WINDOW TO REMAIN; TYPICAL UNLESS OTHERWISE NOTED
1.3	NEW WOOD STOREFRONT DOOR TO MATCH ADJACENT TENANT DOOR; PAINTED
1.4	EXISTING WOOD TRIM TO REMAIN WITH NEW PAINT; SEE COLORED ELEVATION
1.5	EXISTING GUTTERS AND DOWNSPOUTS TO REMAIN WITH NEW PAINT; SEE COLORED ELEVATION
1.6	EXISTING FASCIA TO REMAIN WITH NEW PAINT; SEE COLORED ELEVATION
1.7	EXISTING ROOF TO REMAIN
1.8	EXISTING STOREFRONT DOOR TO REMAIN; PAINTED
1.9	NEW AWNING IN EXISTING LOCATION

FARROW AND BALL  
STIFFKEY  
OR SIMILAR



FARROW AND BALL  
ALL WHITE  
OR SIMILAR



1

**EAST ELEVATION - PROPOSED**

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

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**ARB-8**

PROPOSED ELEVATION

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

DATE: 01.14.25