




**\*(ARB) Architectural Review Board Application - Major Review (for Additions to Principal structures (including porches) , Additions to Accessory structures, and New Principal Structures that DO NOT REQUIRE A VARIANCE. ( You must proceed to the BZAP application if you wish to request a variance from the Zoning Code) ARB meets on the 2nd Thursday of the month (except December) applications are due 4 weeks prior.**

**Applicant**

 Heidi Bolyard, Simplified Living Architecture + Design  
 614-774-2490 ext. \_\_\_\_\_  
 kara@simplifiedarchitecture.com

**Location**

142 N ARDMORE RD  
 Bexley, OH 43209

**ARB-20-68**

Submitted On: Oct 14, 2020

**A.1: Project Information - Also provide 2 hard copies of your plans to the Building Department****Brief Project Description :**

Remove existing unconditioned sunroom down to the foundation. Replace and expand the existing space with a conditioned sunroom and pantry.

**Architecture Review**

true

**Demolition**

true

**Planned Unit Dev**

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**Rezoning**

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**A.1: Attorney / Agent Information****Agent Name**

Heidi Bolyard, Simplified Living Architecture

**Agent Address**

6065 Frantz Road, Suite 205, Dublin, Ohio 43017

**Agent Email**

heidi@simplifiedarchitecture.com

**Agent Phone**

614.774.2490

**Property Owner Name**

George + Pam Janco

**Property Owner phone**

614.735.4950

**If owner will not be present for review meeting, you must submit a permission to represent signed by the current owner.**

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**A.2: Fee Worksheet****Estimated Valuation of Project**

50000

**Major Architectural Review**

true

**Variance Review - Fill out a BZAP Application instead.**

false

**Zoning**

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**Zoning Review Type**

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**Sign Review and Architectural Review for Commercial Projects**

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**Review Type**

Appeal of ARB decision to BZAP

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**Appeal of BZAP decision to City Council**

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**B: Project Worksheet: Property Information****Occupancy Type Residential or Commercial**

Residential

**Zoning District**

High Density

**Use Classification**

R-6 (35% Building and 60% Overall)

**B: Project Worksheet: Lot Info****Width (ft)**

50

**Depth (ft)**

142

**Total Area (SF)**

7100

**B: Project Worksheet: Primary Structure Info****Existing Footprint (SF)**

824

**Proposed Addition (SF)**

268.9

**Removing (SF)**

120

**Type of Structure**

Two-story residence

**Proposed New Primary Structure or Residence (SF)**

0

**Total Square Footage**

972.9

**B: Project Worksheet: Garage and/or Accessory Structure Info (Incl. Decks, Pergolas, Etc)****Existing Footprint (SF)**

483

**Proposed Addition (SF)**

0

**New Structure Type**

0

**Ridge Height**

0

**Proposed New Structure (SF)**

0

**Is there a 2nd Floor**

No

**Total of all garage and accessory structures (SF)**

483

**Total building lot coverage (SF)**

1455.9

**Total building lot coverage (% of lot)**

20.5

**Is this replacing an existing garage and/or accessory structure?**

No

**B: Project Worksheet: Hardscape****Existing Driveway (SF)**

1415

**Existing Patio (SF)**

0

**Existing Private Sidewalk (SF)**

130

**Proposed Additional Hardscape (SF)**

29.4

**Total Hardscape (SF)**

1574.4

**B: Project Worksheet: Total Coverage****Total overall lot coverage (SF)**

3030.3

**Total overall lot coverage (% of lot)**

42.7

**C.1 Architectural Review Worksheet: Roofing****Roofing**

true

**Structure**

House or Principal Structure

**Existing Roof Type**

Arch. Dimensional Shingles

**New Roof Type**

Arch. Dimensional Shingles

**New Single Manufacturer**

To Match Existing

**New Roof Style and Color**

To Match Existing

**C.1 Architectural Review Worksheet: Windows****Windows**

true

**Structure**

House or Principal Structure

**Existing Window Type**

Double Hung

**Existing Window Materials**

Wood

**New Window Manufacturer**

To Match Existing

**New Window Style/Mat./Color**

To Match Existing

**C.1 Architectural Review Worksheet: Doors****Doors**

true

**Structure**

House or Principal Structure

**Existing Entrance Door Type**

Wood

**Existing Garage Door Type**

Wood

**Door Finish**

Painted

**Proposed Door Type**

To Match Existing

**Proposed Door Style**

To Match Existing

**Proposed Door Color**

To Match Existing

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**C.1 Architectural Review Worksheet: Exterior Trim**

**Exterior Trim**

true

**Existing Door Trim**

Cedar

**Proposed New Door Trim**

To Match Existing

**Existing Window Trim**

Wood

**Proposed New Window Trim**

To Match Existing

**Trim Color(s)**

White

**Do the proposed changes affect the overhangs?**

No

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**C.2 Architectural Review Worksheet: Exterior Wall Finishes**

**Exterior Wall Finishes**

true

**Existing Finishes**

Vinyl Siding

**Existing Finishes Manufacturer, Style, Color**

White vinyl siding, 4.5" reveal

**Proposed Finishes**

Vinyl Siding

**Proposed Finishes Manufacturer, Style, Color**

To Match Existing

**By checking the following box I agree (as the applicant of record) to monitor this application and respond to any additional information requested by the Zoning Officer, Design Consultant and Bldg. Dept. Staff, through the email in this application, in order to allow a notice to be written and sent out 2 weeks prior the next scheduled meeting and to be placed on the Agenda. I understand that incomplete applications may be withheld from the Agenda or only offered informal review.**

true