

October 15, 2020

BexMain, LLC
2807 Delmar Drive
Suite A
Bexley, OH 43209

RE: 2469 East Main Street and 2483 East Main Street Properties Architectural Assessment

We were asked to evaluate the properties listed above in Bexley, Ohio, 43209. Both properties were originally built as residential homes along Main Street. Over the years, as the commercial district grew along Main Street, the structures we converted to commercial properties, where the interiors and some of the exteriors we modified significantly to address the needs of the commercial businesses.

The existing properties are vacant and have not been well maintained over the years. The existing building's structural components have had major modifications made over the years and are deteriorating and/or failing in parts of the building.

It is my position that the structures do not provide architectural significance to the Main Street Commercial District nor do they align with the long-term planning and zoning goals for the City of Bexley. The demolition of these properties will be a great step forward in improving the existing properties and provide greater opportunity for development along Main Street.

Sincerely,



Christopher Meyers, AIA, LEED AP
Principal Architect
Meyers + Associates Architecture, LLC

