

ARB-22-72

*(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.

Status: Active

Date Created: Dec 19, 2022

Applicant

Amy Lauerhass
amy@lauerhassarchitecture.com
753 Francis Ave.
Bexley, Ohio 43209
614-371-3523

Primary Location

2670 SHERWOOD RD
Bexley, OH 43209

Owner:

Heather Baas
2670 Sherwood Rd. Bexley, OH 43209

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

Brief Project Description :

Minor window/door changes; Addition of a small bracketed roof overhang; addition of a front porch; expansion of an existing shed dormer

Architecture Review



Demolition



Planned Unit Dev



Rezoning



A.1: Applicant / Agent Information

Applicant Name

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Applicant Address

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Applicant Email

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Applicant Phone

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Property Owner Name

--

Property Owner phone

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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

75,000

Major Architectural Review**Variance Review - Fill out a BZAP Application instead.****Zoning****Zoning Review Type**

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

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Appeal of ARB decision to BZAP**Appeal of BZAP decision to City Council**

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

Residential

Zoning District

R-6

Use Classification

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

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

78.75

Depth (ft)

140.5

Total Area (SF)

11,497

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

2,917

Proposed Addition (SF)

35

Removing (SF)

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Type of Structure

--

Proposed New Primary Structure or Residence (SF)

--

Total Square Footage

2,952

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

Existing Footprint (SF)

--

Proposed Addition (SF)

--

New Structure Type

--

Ridge Height

--

Proposed New Structure (SF)

--

Is there a 2nd Floor

--

Total of all garage and accessory structures (SF)

--

Total building lot coverage (SF)

2,952

Total building lot coverage (% of lot)

25.6

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

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

947

Existing Patio (SF)

526

Existing Private Sidewalk (SF)

168

Proposed Additional Hardscape (SF)

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Total Hardscape (SF)

1,641

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

4,592

Total overall lot coverage (% of lot)

39.9

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

House or Principal Structure

Existing Roof Type (Please Note: slate, clay tile or wood shake require supporting information for Board Review)

Arch. Dimensional Shingles

New Roof Type

Arch. Dimensional Shingles

New Single Manufacturer

TBD

New Roof Style and Color

TBD

C.1 Architectural Review Worksheet: Windows

Windows**Existing Window Type**

Double Hung

New Window Manufacturer

Pella

Structure

House or Principal Structure

Existing Window Materials

Aluminum Clad Wood

New Window Style/Mat./Color

Casement & Double Hung/ Clad wood

C.1 Architectural Review Worksheet: Doors**Doors****Existing Entrance Door Type**

Wood

Door Finish

Painted

Proposed Door Style

Contemporary

Structure

House or Principal Structure

Existing Garage Door Type

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Proposed Door Type

Entry

Proposed Door Color

To Match Existing Trim

C.1 Architectural Review Worksheet: Exterior Trim**Exterior Trim****Proposed New Door Trim**

Brickmould to match existing

Proposed New Window Trim

Brickmould to match existing

Do the proposed changes affect the overhangs?

No

Existing Door Trim

Std. Lumber Profile

Existing Window Trim

Std. Lumber Profile

Trim Color(s)

Match Existing

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

Brick & Stucco

Existing Finishes Manufacturer, Style, Color

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Proposed Finishes

Stucco

Existing Finishes

Other

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.



D: (Staff Only) Tree & Public Gardens Commission Worksheet

Design plan with elevations (electronic copy as specified in instructions plus 1 hard copy)







Design Specifications as required in item 3 in "Review Guidelines and List of Criteria" above



Applicant has been advised that Landscape Designer/Architect must be present at meeting



Attachments





-  2670 Sherwood PLANS ELEV.pdf
Uploaded by Amy Lauerhass on Dec 19, 2022 at 3:50 pm
-  2670 Sherwood PHOTO.pdf
Uploaded by Amy Lauerhass on Dec 19, 2022 at 3:50 pm
-  2670 Sherwood SITE.pdf
Uploaded by Amy Lauerhass on Dec 19, 2022 at 3:50 pm
-  2670 Sherwood OWN PERM.pdf
Uploaded by Amy Lauerhass on Dec 19, 2022 at 3:51 pm

History

Date	Activity
Dec 19, 2022 at 3:40 pm	Amy Lauerhass started a draft of Record ARB-22-72
Dec 19, 2022 at 3:41 pm	Amy Lauerhass altered Record ARB-22-72, changed ownerCity from "" to "Bexley"
Dec 19, 2022 at 3:41 pm	Amy Lauerhass altered Record ARB-22-72, changed ownerEmail from "" to "hwbaas44@yahoo.com"
Dec 19, 2022 at 3:41 pm	Amy Lauerhass altered Record ARB-22-72, changed ownerName from "" to "Heather Baas"
Dec 19, 2022 at 3:41 pm	Amy Lauerhass altered Record ARB-22-72, changed ownerPhoneNo from "" to "614-404-9335"
Dec 19, 2022 at 3:41 pm	Amy Lauerhass altered Record ARB-22-72, changed ownerPostalCode from "" to "43209"
Dec 19, 2022 at 3:41 pm	Amy Lauerhass altered Record ARB-22-72, changed ownerState from "" to "OH"
Dec 19, 2022 at 3:41 pm	Amy Lauerhass altered Record ARB-22-72, changed ownerStreetName from "" to "Sherwood Rd."
Dec 19, 2022 at 3:41 pm	Amy Lauerhass altered Record ARB-22-72, changed ownerStreetNo from "" to "2670"
Dec 19, 2022 at 3:41 pm	Amy Lauerhass altered Record ARB-22-72, changed ownerUnit from "" to ""
Dec 19, 2022 at 3:51 pm	Amy Lauerhass submitted Record ARB-22-72
Dec 19, 2022 at 3:51 pm	approval step Zoning Officerwas assigned to Kathy Rose on Record ARB-22-72

Date	Activity
Dec 19, 2022 at 3:51 pm	completed payment step Payment on Record ARB-22-72
Dec 19, 2022 at 4:16 pm	Kathy Rose approved approval step Zoning Officer on Record ARB-22-72

Timeline

Label	Status	Activated	Completed	Assignee	Due Date
 Payment	Paid	Dec 19, 2022 at 3:51 pm	Dec 19, 2022 at 3:51 pm	-	-
 Zoning Officer	Complete	Dec 19, 2022 at 3:51 pm	Dec 19, 2022 at 4:16 pm	Kathy Rose	-
 Design Planning Consultant	Active	Dec 19, 2022 at 4:16 pm	-	-	-
 Architectural Review Board	Active	Dec 19, 2022 at 4:16 pm	-	-	-