

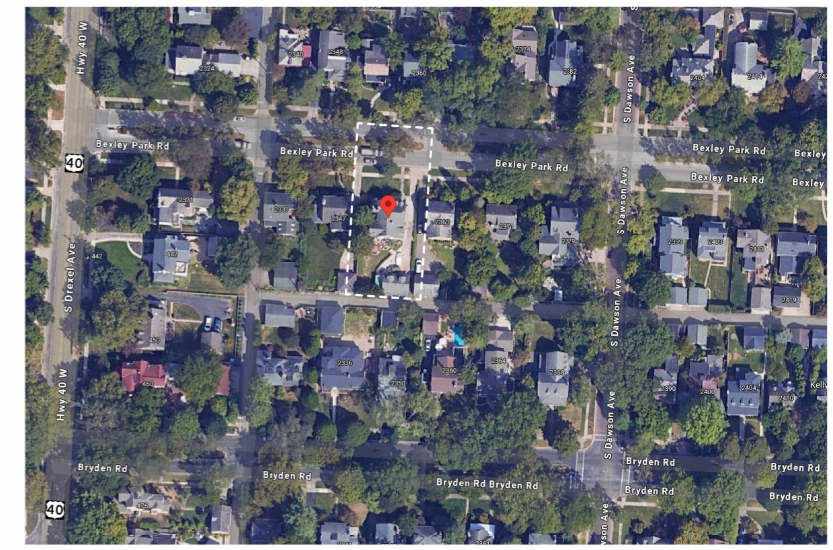
BEXLEY PARK ROAD (~80')

BEXLEY PARK ROAD (~80')

***BOUNDARY SURVEY NO.-1-02/22/2024
BY MYERS SURVEYING FORTHCOMING**

1 SITE PLAN LAYOUT
1/16" = 1'-0"

SITE PARAMETERS	
ZONING DESIGNATION	R-6
TOTAL LAND AREA, A _T	9,581 SF
MAX BUILDING COVERAGE = 0.35 A _T	3,354 SF
MAX DEVELOPMENT COVERAGE = 0.60A _T	5749 SF
PROPOSED BUILDING COVERAGE	
EXISTING FOOTPRINT	1800 SF
FRONT PORCH	75 SF
PROPOSED REPLACEMENT GARAGE / ADDITION	995 SF
COVERED PATIO	400 SF
AWNING	50 SF
PROPOSED NEW PRIMARY STRUCTURE	3,320 SF ≤ 0.35 A _T = 3354 SF
REMOVING	
DETACHED GARAGE	600 SF
PROPOSED DEVELOPMENT COVERAGE	
BUILDING COVERAGE	3320 SF
EXISTING FRONT SIDEWALK & STEPS	140 SF
DRIVE WAY APRON	2265 SF
	5725 SF ≤ 0.60A _T = 5749 SF



2 VICINITY MAP



1 REAR ELEVATION
1/8" = 1'-0"

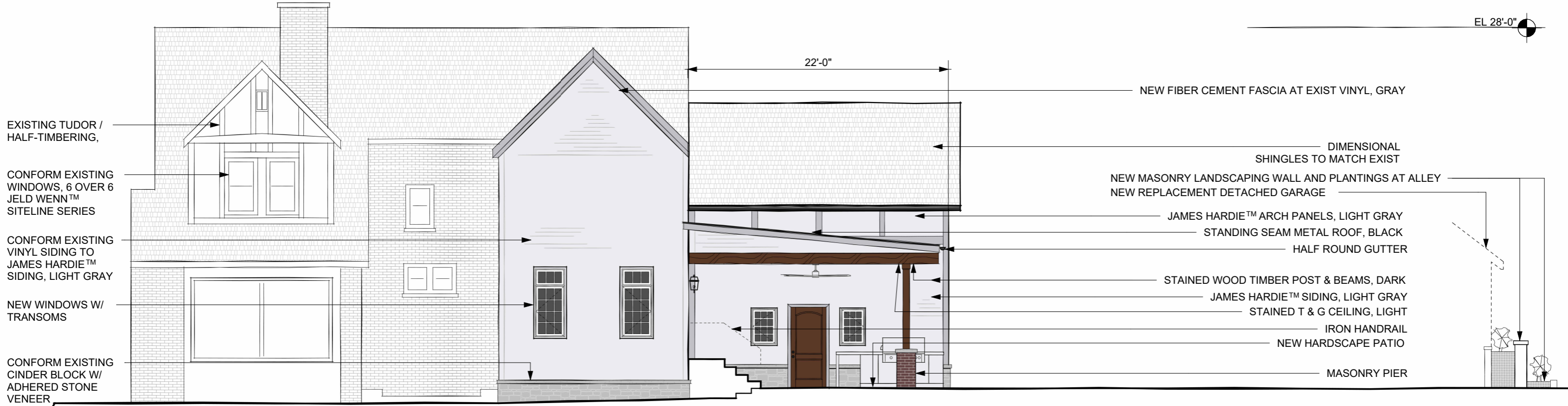


1 EAST ELEVATION
 1/8" = 1'-0"



1 FRONT ELEVATION
1/8" = 1'-0"





1 WEST ELEVATION





1 **EXISTING FRONT ELEVATION (NORTH)**



2 **EXISTING GARAGE TO BE DEMOLISHED**



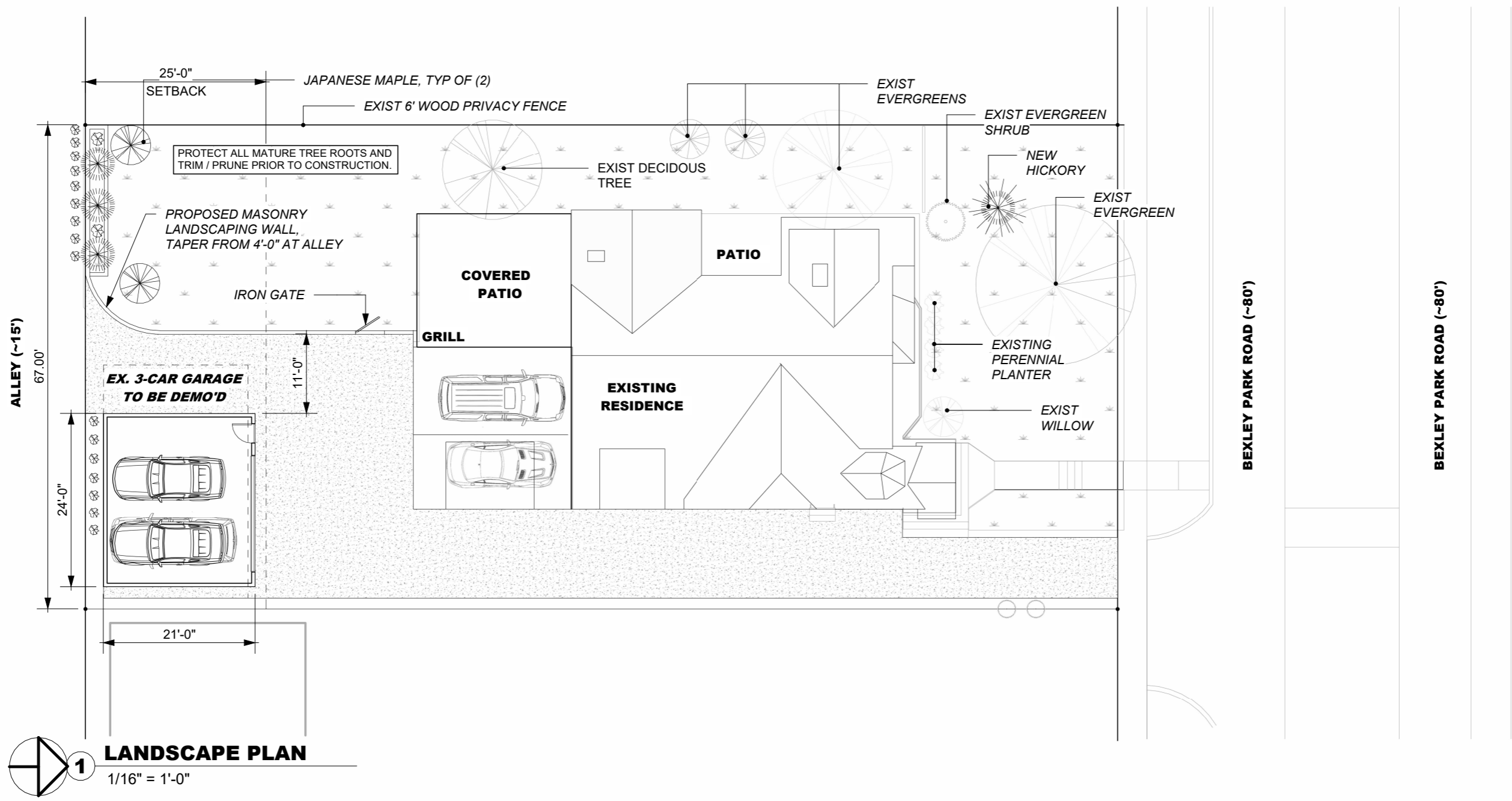
3 **EXISTING REAR ELEVATION (SOUTH)**

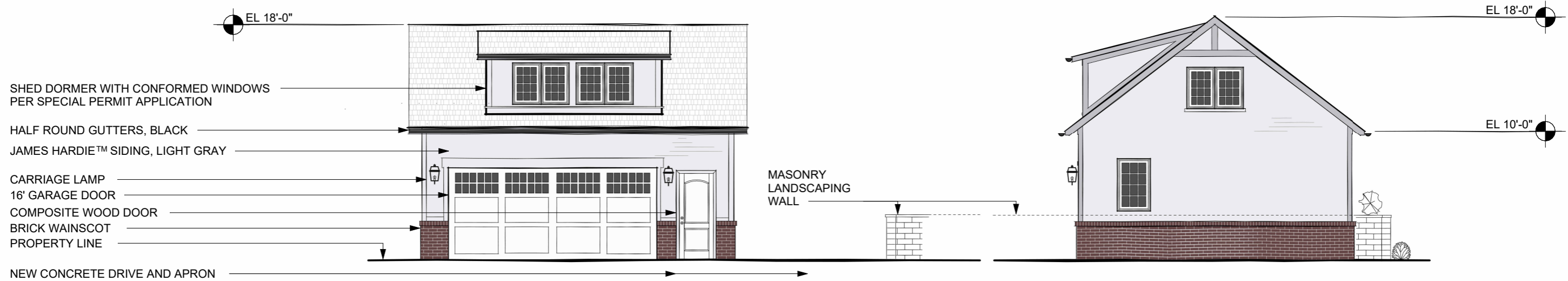


4 **EXISTING WEST ELEVATION**



5 **EXISTING EAST ELEVATION**

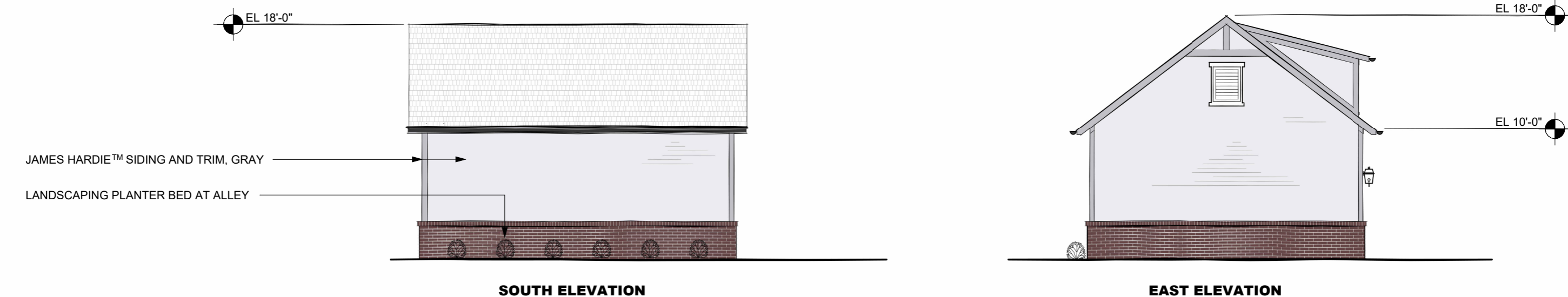




- SHED DORMER WITH CONFORMED WINDOWS PER SPECIAL PERMIT APPLICATION
- HALF ROUND GUTTERS, BLACK
- JAMES HARDIE™ SIDING, LIGHT GRAY
- CARRIAGE LAMP
- 16' GARAGE DOOR
- COMPOSITE WOOD DOOR
- BRICK WAINSCOT
- PROPERTY LINE
- NEW CONCRETE DRIVE AND APRON

NORTH ELEVATION (FRONT)

WEST ELEVATION



- JAMES HARDIE™ SIDING AND TRIM, GRAY
- LANDSCAPING PLANTER BED AT ALLEY

SOUTH ELEVATION

EAST ELEVATION

1 DETACHED GARAGE ELEVATIONS
1/8" = 1'-0"