

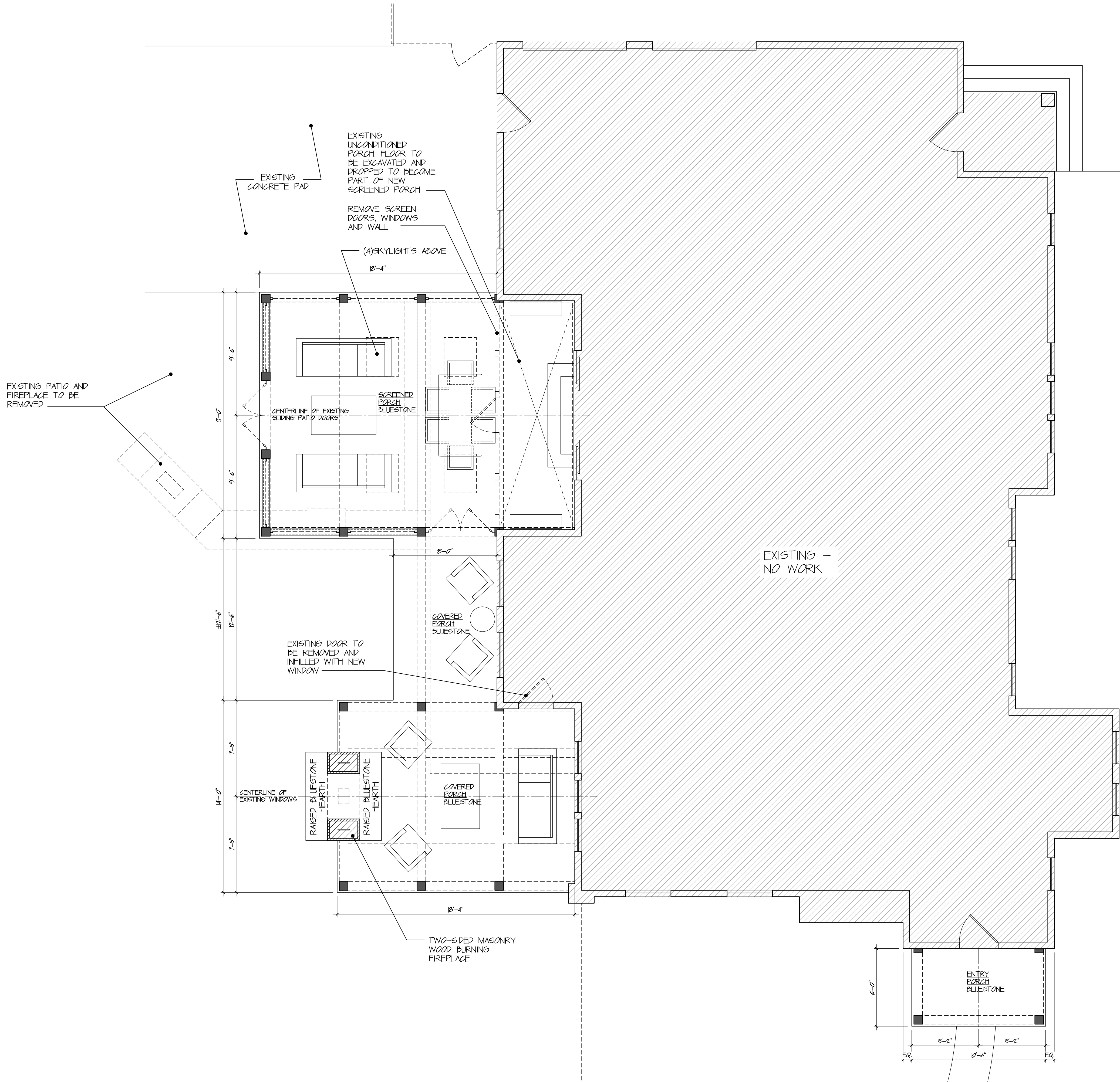
FOR REVIEW ONLY

MARZICH
ARCHITECTURE
2465 SENECA PARK PLACE - BEXLEY, OHIO 43209
614.514.0260

BUILDING INFORMATION			
GOVERNING CODE: 2019 RESIDENTIAL CODE OF OHIO			
ZONING:	R-6 (HIGH DENSITY)		
SITE AREA:	6,115 SF. (27 ACRES)		
HOUSE COVERAGE (HOUSE, GARAGE, PORCHES):	EXISTING 2,786 SF.	PROPOSED 794 SF.	TOTAL 3,580 SF.
BUILDING COVERAGE (50% MAX.):	2,786 SF. (17.3%)		3,580 SF. (22.2%)
HARDSCAPE:	2,409 SF.	-549	1,860 SF.
TOTAL COVERAGE (60% MAX.):	5,191 SF. (22.2%)		5,416 SF. (22.6%)

SQUARE FOOTAGE		AVERAGE FRONT YARD SETBACK	
FIRST FLOOR:	2,246 SF.	ADDRESS	SETBACK
SECOND FLOOR:	1,095 SF.	2590	44.5
THIRD FLOOR:	421 SF.	2602	46.67
TOTAL:	4,862	2618	46.0
		2630	43.5
		2640	49.0
		2650	43.5
		AVE.	44.95

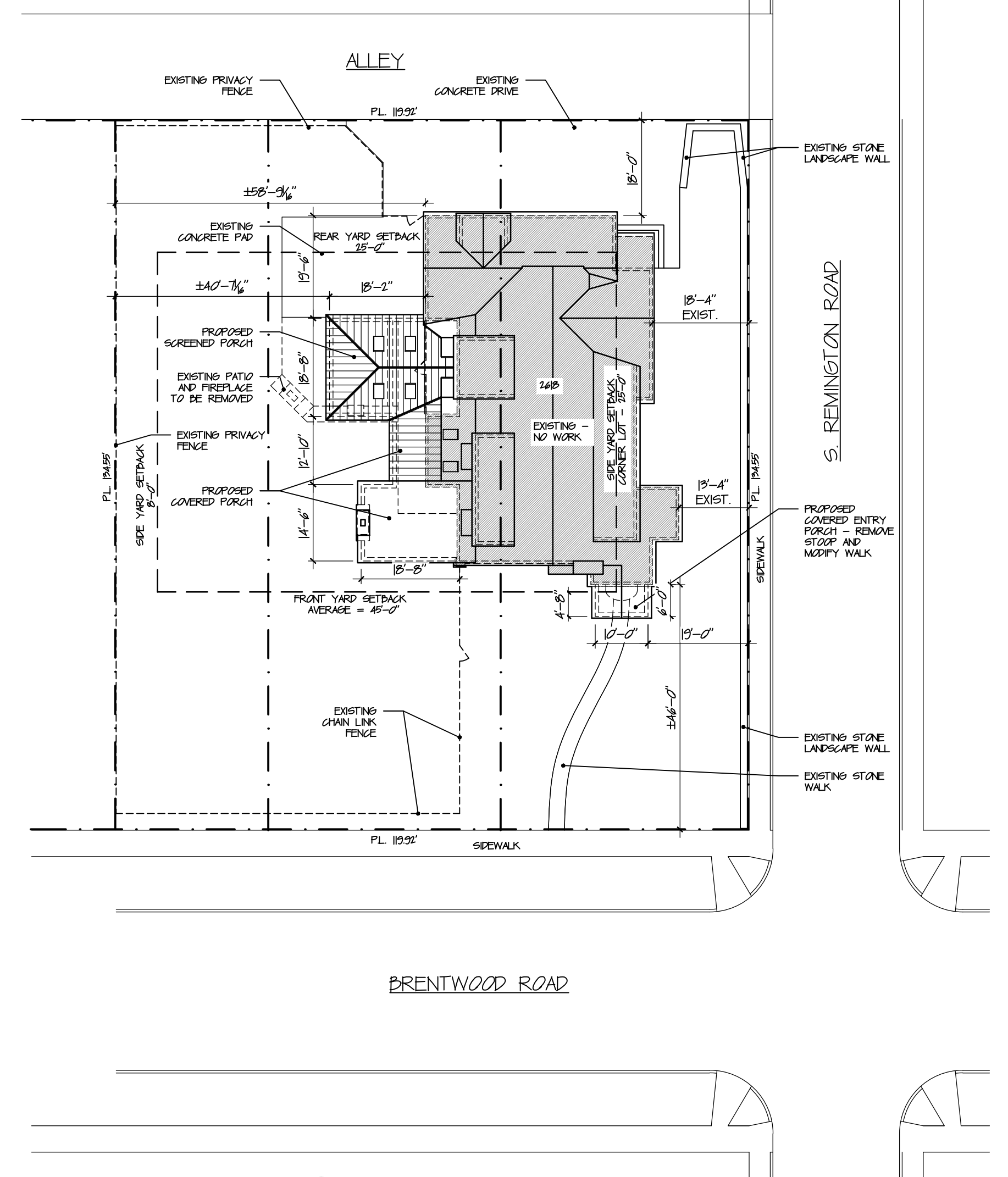
SHEET INDEX	
A11 SITE PLAN AND FLOOR PLAN	
A21 ELEVATIONS AND PHOTOS	
A22 ELEVATIONS AND PHOTOS	



2
FIRST FLOOR PLAN
1/4"=1'-0"



3
AVERAGE SETBACK
NO SCALE



1
SITE PLAN
1"20'-0"

BROWN RESIDENCE
ENTRY AND SIDE PORCH ADDITION
2618 BRENTWOOD ROAD, BEXLEY, OHIO 43209

Date: December 20, 2019

Scale: VARIES

Sheet:

A1.1