

*(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. · Add to a project

Expiration Date

Active

ARB-20-26



Details

Submitted on Apr 13, 2020 4:45 PM



Attachments

20 files



Activity Feed

Latest activity on Apr 14, 2020



Applicant

Joe Chay



Location

2730 BROAD ST, Unit , Bexley, OH 43209

Timeline

Add New ▾

Zoning Officer

Completed Apr 15, 2020 at 1:36pm



Payment

Paid May 13, 2020 at 3:31pm



Design Planning Consultant

In Progress



Architectural Review Board

In Progress



Board of Zoning and Planning

In Progress



City Council



In Progress

Tree Commission

In Progress



Arborist

In Progress



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

Brief Project Description :

NEW HOUSE BUILD - Proposed Address: 2730 East Broad Street



Architecture Review



Demolition



Planned Unit Dev



Rezoning



A.1: Attorney / Agent Information

Agent Name

Zenios Zenios

Agent Address

Agent Email

zenios@3pillar.com

Agent Phone

614-374-1162

Property Owner Name

Joe Chay

Property Owner phone

614-327-0700

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

Permission Granted. Owner will likely also be present.

A.2: Fee Worksheet

Estimated Valuation of Project

450,000

Major Architectural Review



Variance Review - Fill out a BZAP Application instead.



Zoning



Zoning Review Type

Sign Review and Architectural Review for Commercial Projects



Review Type

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

North Bexley

Use Classification 

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

B: Project Worksheet: Lot Info

Width (ft)

50.1

Depth (ft)

199.95

Total Area (SF)

10,017

B: Project Worksheet: Primary Structure Info

Existing Footprint (SF)

0

Proposed Addition (SF)

0

Removing (SF)

0

Type of Structure
SINGLE FAMILY HOME

Proposed New Primary Structure or Residence (SF)
1,910

Total Square Footage
3,618

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

Existing Footprint (SF)
792

Proposed Addition (SF)

New Structure Type
GARAGE

Ridge Height

Proposed New Structure (SF)
792

Is there a 2nd Floor
No

Total of all garage and accessory structures (SF)
792

Total building lot coverage (SF)
2,702

Total building lot coverage (% of lot)
26.9

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

B: Project Worksheet: Hardscape

Existing Driveway (SF)

0

Existing Patio (SF)

0

Existing Private Sidewalk (SF)

0

Proposed Additional Hardscape (SF)

1,142

Total Hardscape (SF)

1,142

B: Project Worksheet: Total Coverage

Total overall lot coverage (SF)

3,844

Total overall lot coverage (% of lot)

38.4

C.1 Architectural Review Worksheet: Roofing

Roofing



Structure

House & Garage

Existing Roof Type

Arch. Dimensional Shingles

New Roof Type

Arch. Dimensional Shingles

New Single Manufacturer

TBD

New Roof Style and Color

GREY

C.1 Architectural Review Worksheet: Windows

Windows



Structure

House & Garage

Existing Window Type

Existing Window Materials

New Window Manufacturer

TBD

New Window Style/Mat./Color

WHITE VINYL

C.1 Architectural Review Worksheet: Doors

Doors



Structure

House & Garage

Existing Entrance Door Type

Fiberglass

Existing Garage Door Type

Door Finish

Painted

Proposed Door Type

FIBERGLASS

Proposed Door Style

FULL LIGHT

Proposed Door Color

White

C.1 Architectural Review Worksheet: Exterior Trim

Exterior Trim



Existing Door Trim

Proposed New Door Trim

WOOD COMPOSITE

Existing Window Trim

Proposed New Window Trim

WOOD COMPOSITE

Trim Color(s)

White

Do the proposed changes affect the overhangs?

C.2 Architectural Review Worksheet: Exterior Wall Finishes

Exterior Wall Finishes



Existing Finishes

Vinyl Siding


Existing Finishes Manufacturer, Style, Color

Proposed Finishes

Vinyl Siding

Proposed Finishes Manufacturer, Style, Color

VINYL SIDING / STUCCO / STONE - WHITE / BLUE

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

Landscape plans are required for all New Principal structures and modifications on commercial sites. In order to add review of your project to the agenda, staff must verify that the following items have been submitted along with the application.

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