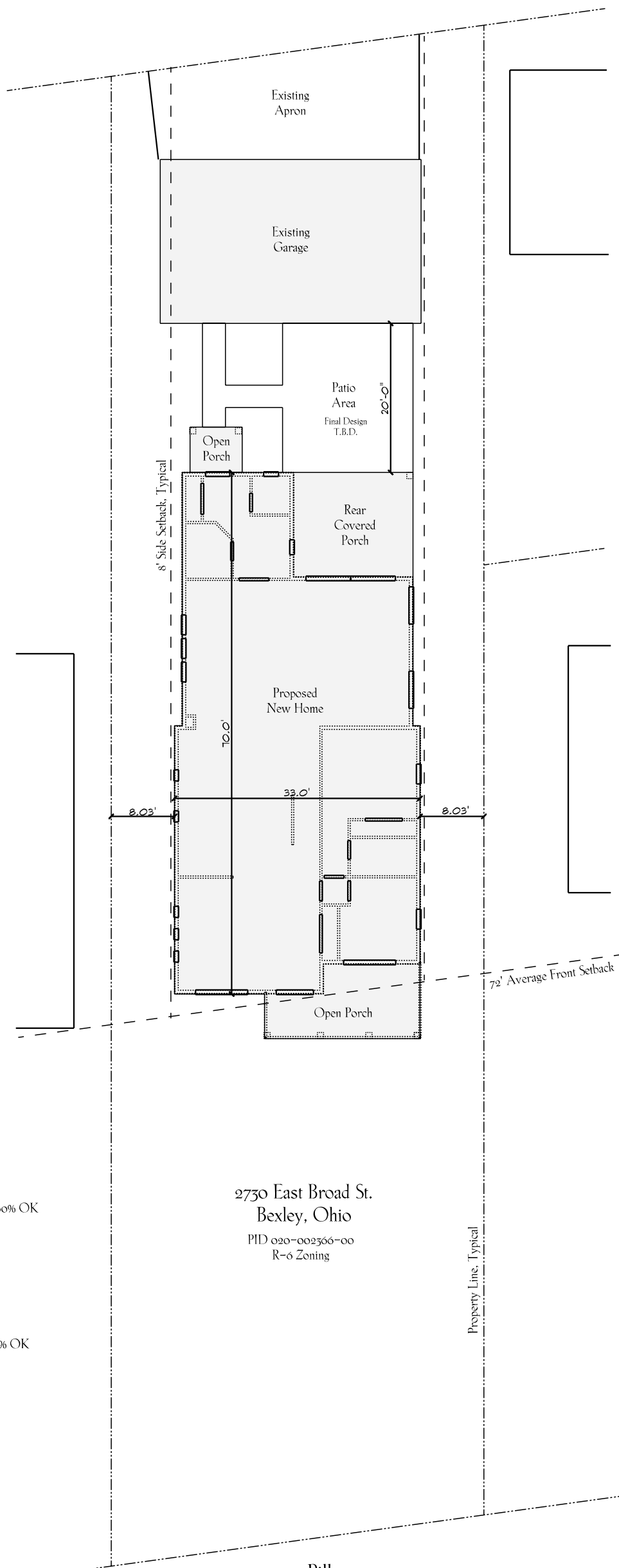




The Chay Residence



Lot Coverages

Main House:	1,965 sq. ft.
Exg. Garage:	792 sq. ft.
Porches:	400 sq. ft.
Patio & Walks:	670 sq. ft.
Drive Apron:	455 sq. ft.
	<hr/>
	4,282 sq. ft.
Lot Area:	10,017 sq. ft.
	42.747% Coverage < 60% OK

Building Coverages

Main House:	1,965 sq. ft.
Exg. Garage:	792 sq. ft.
Porches:	400 sq. ft.
	<hr/>
	3,157 sq. ft.
	31.516% Coverage < 35% OK

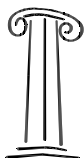
2730 East Broad St.
Bexley, Ohio
PID 020-002366-00
R-6 Zoning



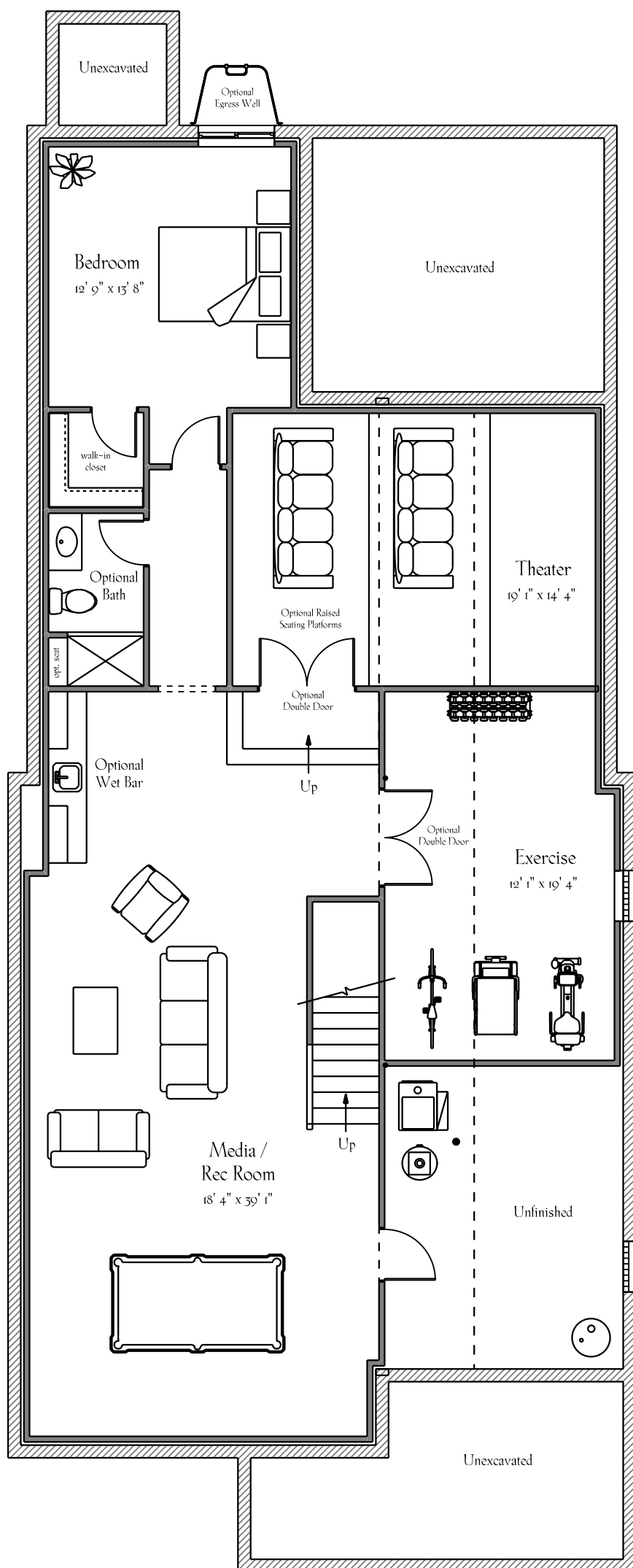
www.3Pillar.com
5/3/2020

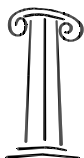


Architectural
Site Study

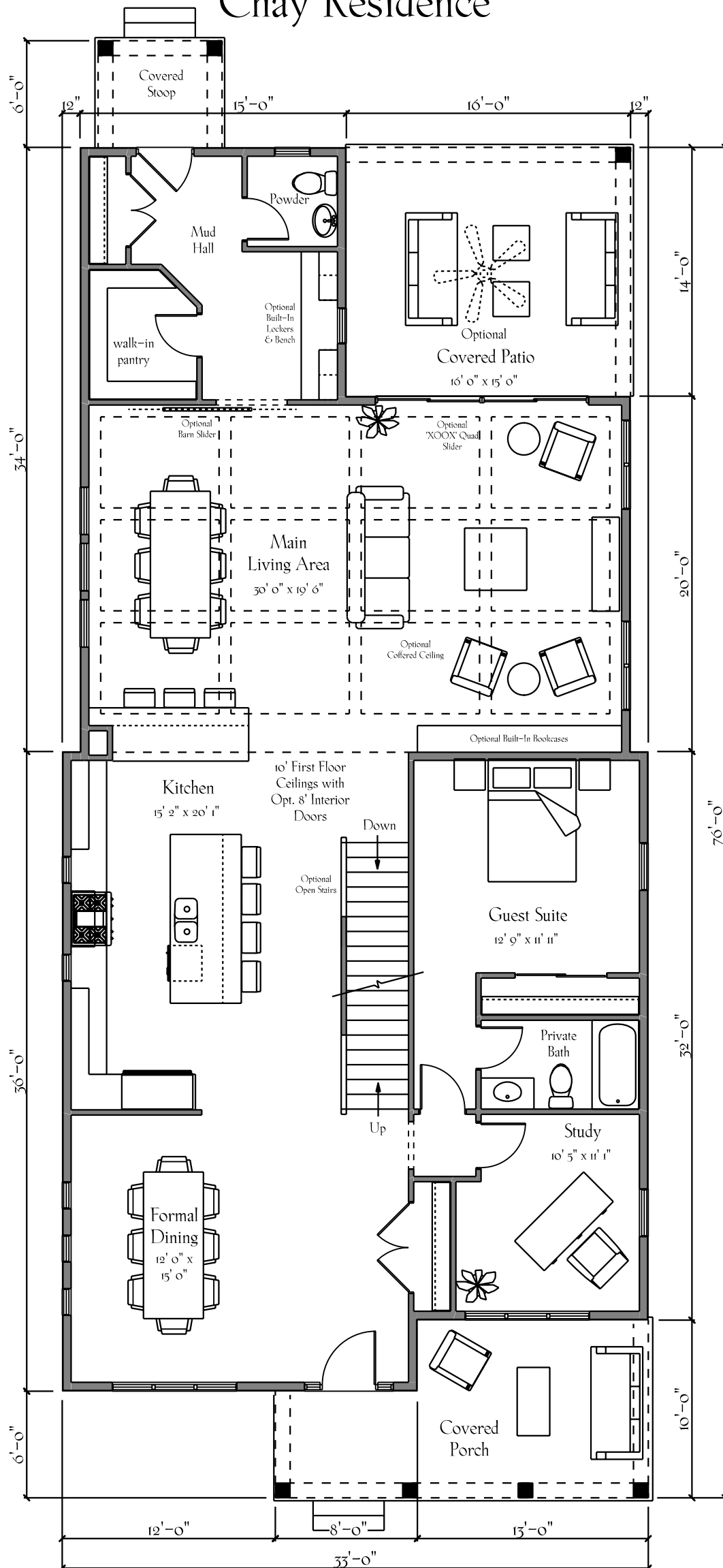


The Chay Residence



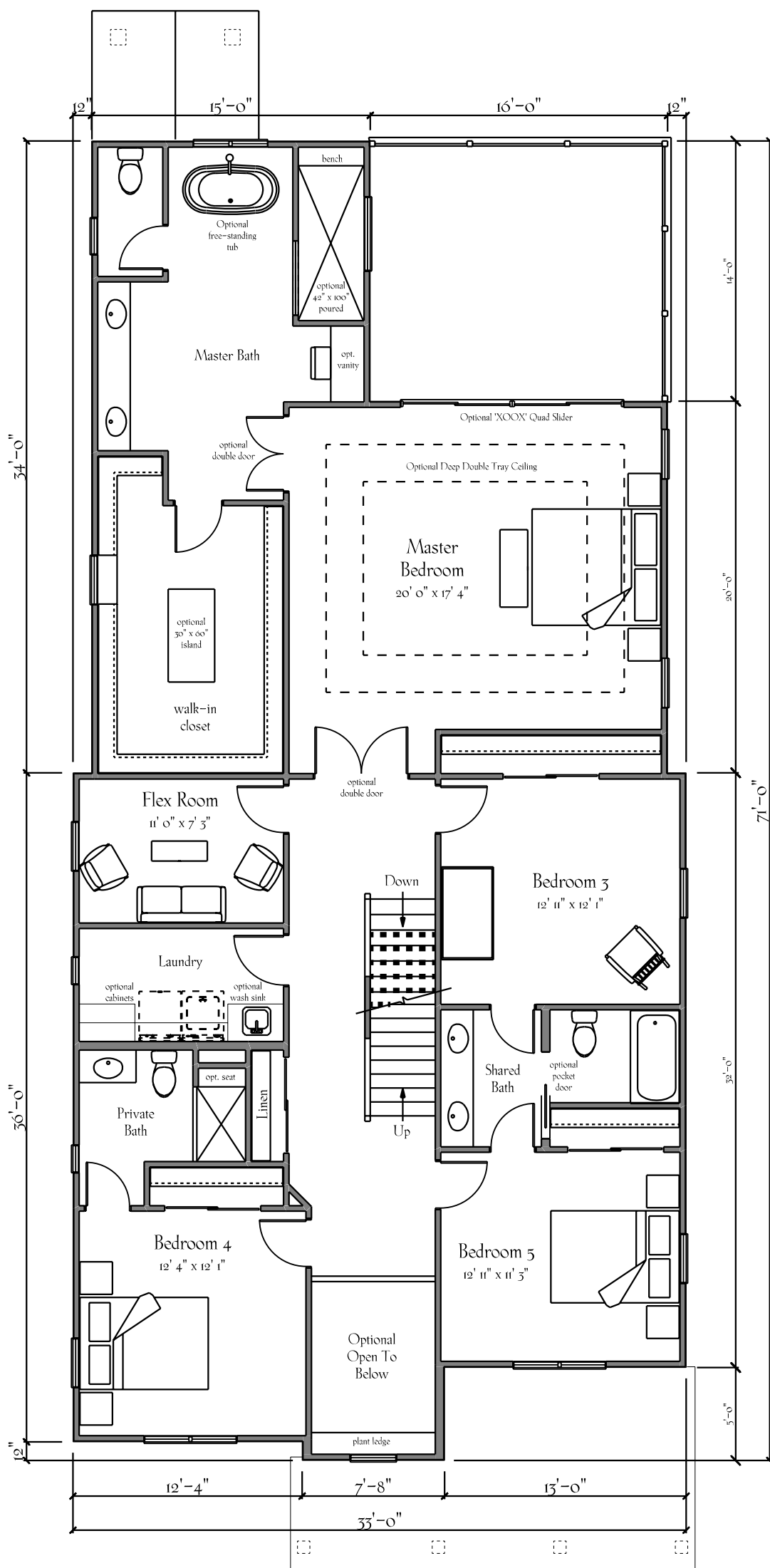


The Chay Residence



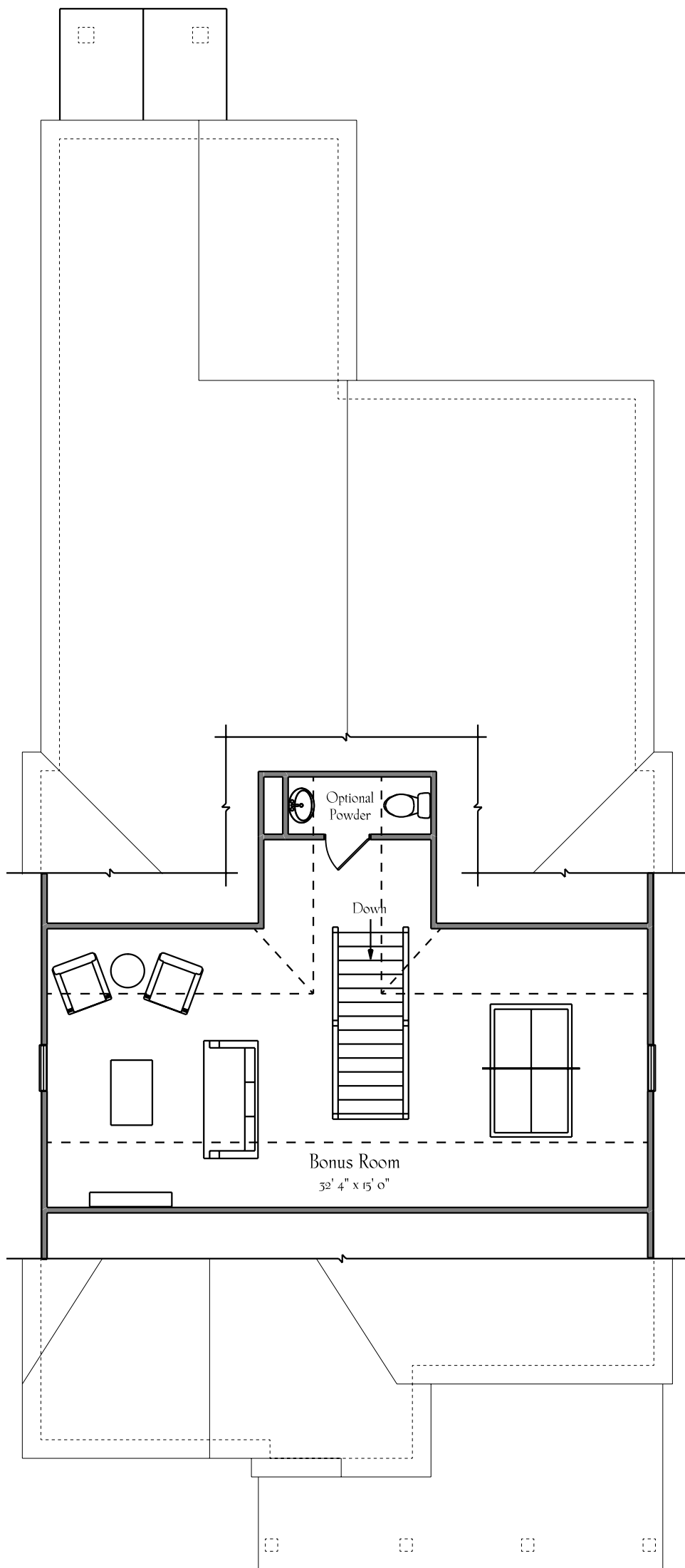


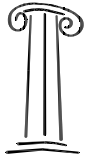
The Chay Residence





The Chay Residence





The Chay Residence



9' Second Floor

7' 4" Window Head

10' First Floor

8' 0" Window Head

Finish Floor

Grade

House Height
33' 8 1/2" a.f.f.

Certainteed / Tamko Heritage
30+ Year Dimensional Shingles
or Equivalent Roof Shingles

Aluminum Gutter &
Downspouts

9' Second Floor

7' 4" Window Head

Jeld-Wen Vinyl Single Hung
Windows or Equivalent

LP Smartside / Hardie Siding
or Equivalent Exterior Sidings
& Trimwork

10' First Floor

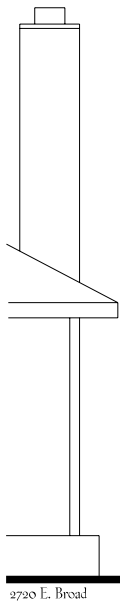
8' 0" Window Head

Thermatru Steel or Fiberglass
Entry Door or Equivalent

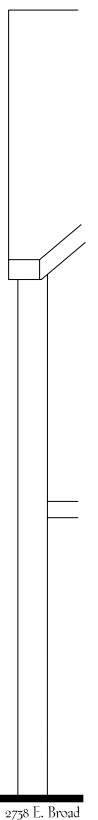
Dutch Quality / Prestige Stone
Veneer or Equivalent

Finish Floor

Grade



2720 E. Broad



2738 E. Broad



www.3Pillar.com
5/3/2020

Front & Rear Elevations



The Chay Residence

