



City of Bexley, OH

02/04/2021

## ARB-21-1

\*(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:** Jan 09, 2021

### Applicant

Brenda Parker  
brenda.parker@cbusarch.com  
930 Northwest Blvd  
Columbus, Ohio 43212  
614-586-5514

### Location

160 S MERKLE RD  
Bexley, OH

### Owner:

Demetri & Lindsey Michaelides  
160 S Merkle, null, Bexley, Ohio 43209

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

### Brief Project Description :

New front porch

### Architecture Review



### Demolition



### Planned Unit Dev



### Rezoning



## A.1: Attorney / Agent Information

### Agent Name

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### Agent Address

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### Agent Email

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### Agent Phone

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### Property Owner Name

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### 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**

15000

**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)**

60

**Depth (ft)**

181.47

**Total Area (SF)**

10888

**B: Project Worksheet: Primary Structure Info**

**Existing Footprint (SF)**

1490

**Proposed Addition (SF)**

56

**Removing (SF)**

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**Type of Structure**

Front Porch

**Proposed New Primary Structure or Residence (SF)**

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**Total Square Footage**

212

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

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**Proposed Addition (SF)**

156

**New Structure Type**

Pergola

**Ridge Height**

10'-2"

**Proposed New Structure (SF)**

156

**Is there a 2nd Floor**

No

**Total of all garage and accessory structures (SF)**

556

**Total building lot coverage (SF)**

1946

**Total building lot coverage (% of lot)**

18

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

No

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

1764

**Existing Patio (SF)**

0

**Existing Private Sidewalk (SF)**

168

**Proposed Additional Hardscape (SF)**

156

**Total Hardscape (SF)**

2045

### B: Project Worksheet: Total Coverage

**Total overall lot coverage (SF)**

3991

**Total overall lot coverage (% of lot)**

37

### C.1 Architectural Review Worksheet: Roofing

**Roofing**



**Existing Roof Type**

Std. 3-tab Asphalt Shingle

**New Single Manufacturer**

GAF

**Structure**

House or Principal Structure

**New Roof Type**

Arch. Dimensional Shingles

**New Roof Style and Color**

Timberline Weathered Wood

### C.1 Architectural Review Worksheet: Windows

**Windows**



**Existing Window Type**

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**New Window Manufacturer**

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**Structure**

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**Existing Window Materials**

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**New Window Style/Mat./Color**

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### C.1 Architectural Review Worksheet: Doors

**Doors**



**Existing Entrance Door Type**

Wood

**Door Finish**

Painted

**Proposed Door Style**

3/4 light

**Structure**

House or Principal Structure

**Existing Garage Door Type**

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**Proposed Door Type**

Wood

**Proposed Door Color**

Painted

### C.1 Architectural Review Worksheet: Exterior Trim

**Exterior Trim**

**Existing Door Trim**

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**Proposed New Door Trim**

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**Existing Window Trim**

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**Proposed New Window Trim**

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**Trim Color(s)**

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**Do the proposed changes affect the overhangs?**

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### C.2 Architectural Review Worksheet: Exterior Wall Finishes

**Exterior Wall Finishes**

**Existing Finishes**

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**Existing Finishes Manufacturer, Style, Color**

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**Proposed Finishes**

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**Proposed Finishes Manufacturer, Style, Color**

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**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

- pdf 2020.1222 160 S Merkle Front Porch\_11x17.pdf  
 Uploaded by Brenda Parker on Jan 09, 2021 4:28 PM
- pdf 160 S Merkle Photographs.pdf  
 Uploaded by Brenda Parker on Jan 09, 2021 4:31 PM
- pdf A4.0.pdf  
 Uploaded by Brenda Parker on Jan 09, 2021 4:31 PM
- pdf 160 S Merkle Letter of Representation-signed.pdf  
 Uploaded by Brenda Parker on Jan 11, 2021 9:54 AM

## History

Date	Activity
Jan 09 2021 9:11 pm	Brenda Parker started a draft of Record ARB-21-1
Jan 09 2021 9:36 pm	Brenda Parker submitted Record ARB-21-1
Jan 09 2021 9:36 pm	approval step Zoning Officer was assigned to Kathy Rose on Record ARB-21-1
Jan 09 2021 9:38 pm	completed payment step Payment on Record ARB-21-1
Feb 03 2021 7:24 pm	Karen Bokor assigned approval step Design Planning Consultant to Karen Bokor on Record ARB-21-1
Feb 04 2021 8:02 pm	Kathy Rose approved approval step Zoning Officer on Record ARB-21-1