



OHIO STATE BANK

PHASE: SCHEMATIC DESIGN

PREPARED FOR:

ARCHITECTURAL REVIEW BOARD

PROJECT NO: 2018108

ISSUE DATE: 09.27.18



PREPARED BY:

JONATHAN BARNES
ARCHITECTURE AND DESIGN

243 N. 5TH STREET, STE 200
COLUMBUS, OH 43215
614.228.7311

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PROJECT SUMMARY

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Project Description

The project consists of a 3 story, 11,500 square foot building on a .87 acre site. Vehicular egress is provided by a 2-way access from Parkview Avenue. There are approximately 34 surface parking spaces located to the north of the building. Where the building does not screen the parking lot, plantings will be provided. The one-lane drive-thru is located on the north of the building and accommodates a teller window, ATM and night deposit box. Pedestrians may enter the building from the sidewalk from East Main Street or from the north entrance adjacent to the parking area.

The architecture is simple and modern with brick and glass. The exterior façade includes of an all-glass first floor with a clear charcoal gray anodized aluminum storefront system. At the second and third floors, a rhythmic pattern of white brick panels and aluminum storefront panels wraps the west, south and east elevations. The same brick veneer on the north façade conceals the secure counting room and teller area while accommodating the night drop off, and ATM and limiting the view of the drive thru lane from inside the bank. The three-story bank lobby to the east is defined by a clear anodized curtainwall system with projecting architectural fins elevated above the first floor. Ipe wood panels mark both the south and north entries.

Project Program

First Floor

- Entry from Main Street and Parking Lot
- Entry vestibule
- Open office area for loan officers and credit team
- 2 enclosed offices
- 1 small conference room
- Space for 3 tellers to serve inside and drive-thru customers
- Service desk
- Secure counting room
- Restroom
- 2 stairs
- Elevator

Second Floor

- Rentable tenant space based on program of future tenant

Third Floor

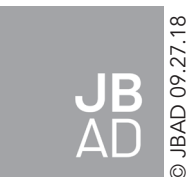
- Rentable tenant space based on program of future tenant

Project Summary

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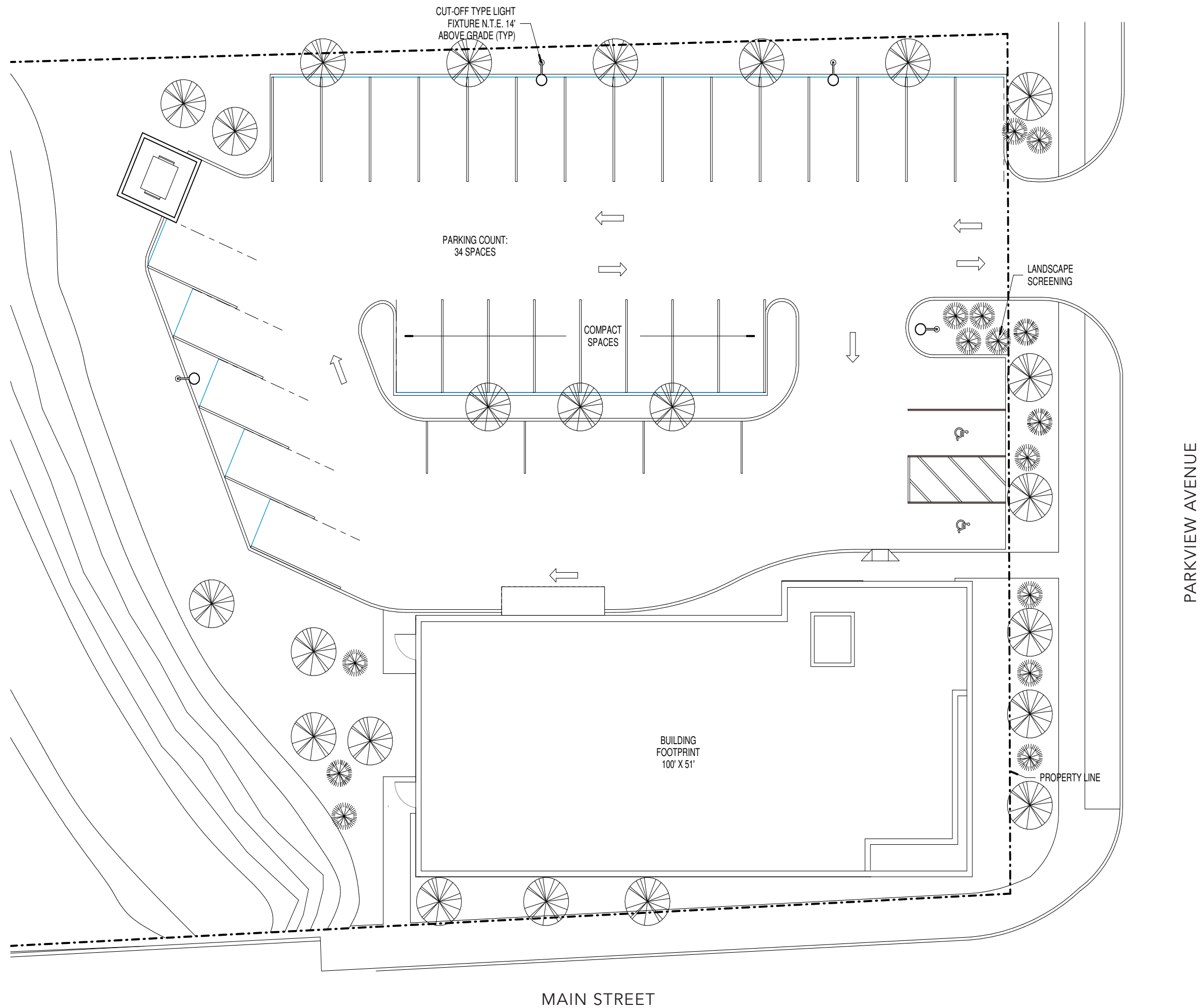
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FLOOR PLANS

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Site Plan

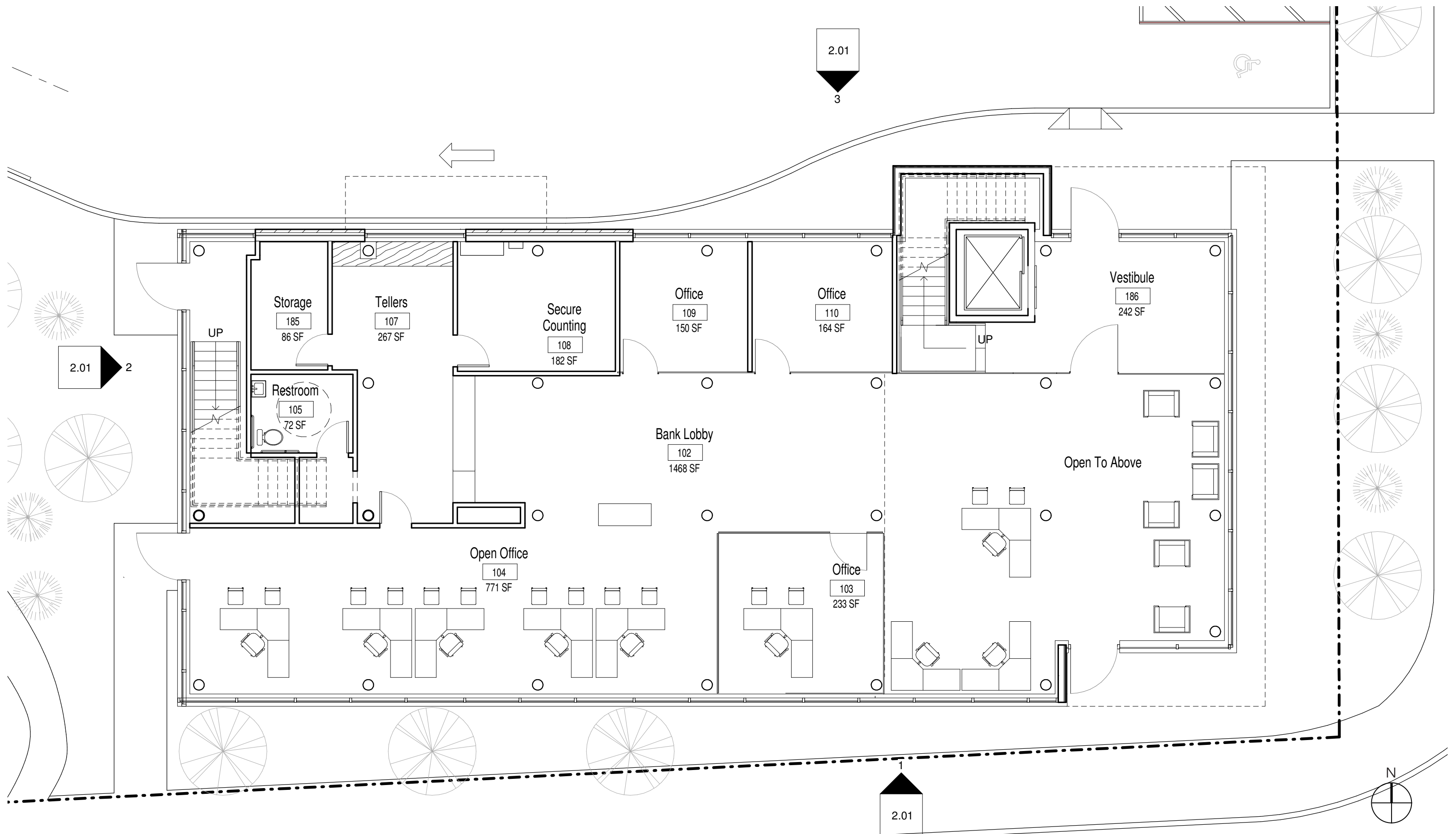
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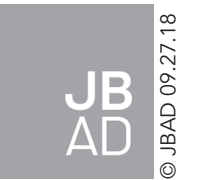


Level 1 Floor Plan

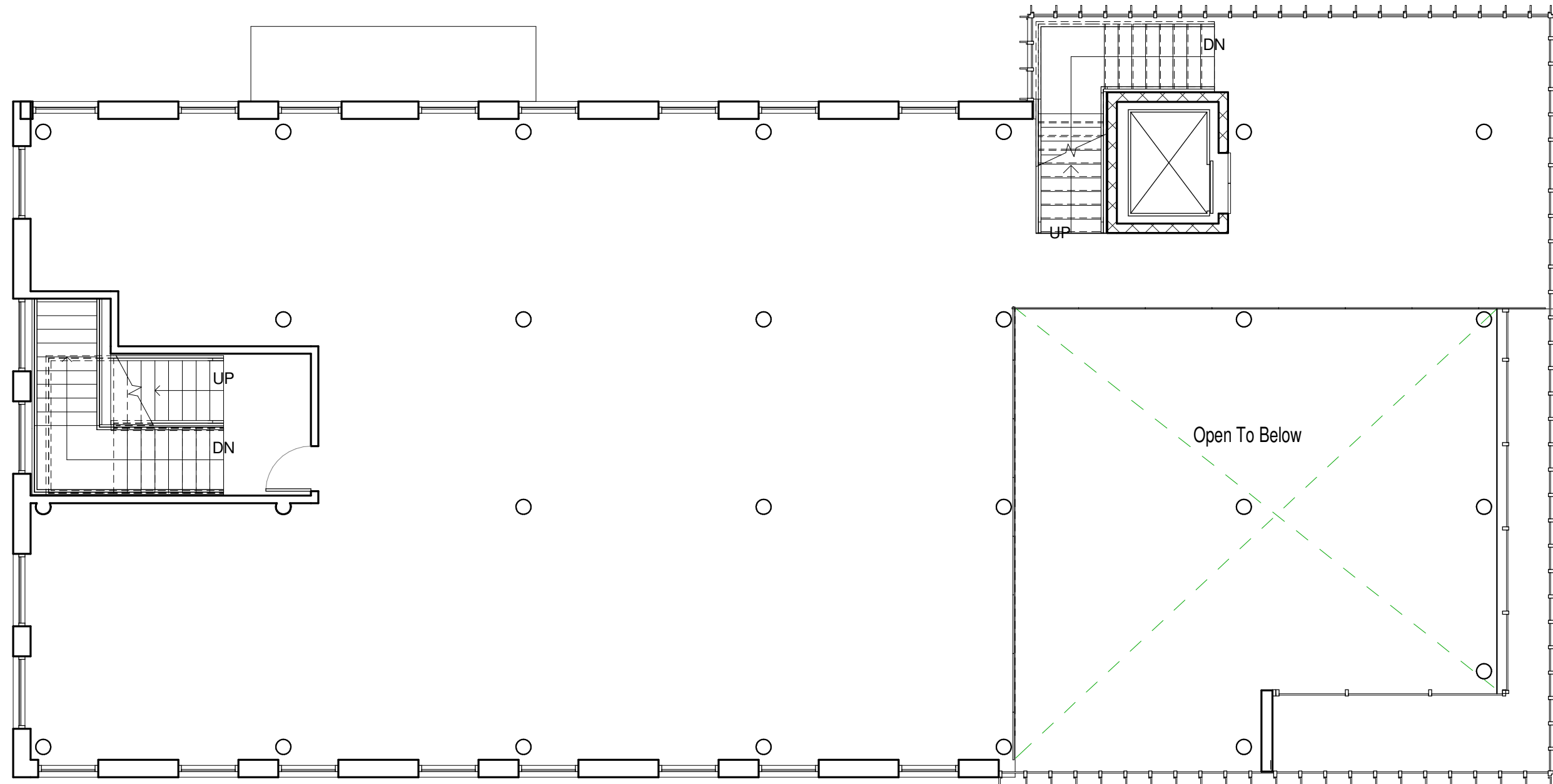
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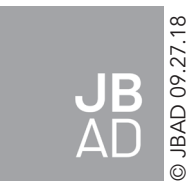
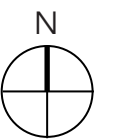


Level 2 Floor Plan

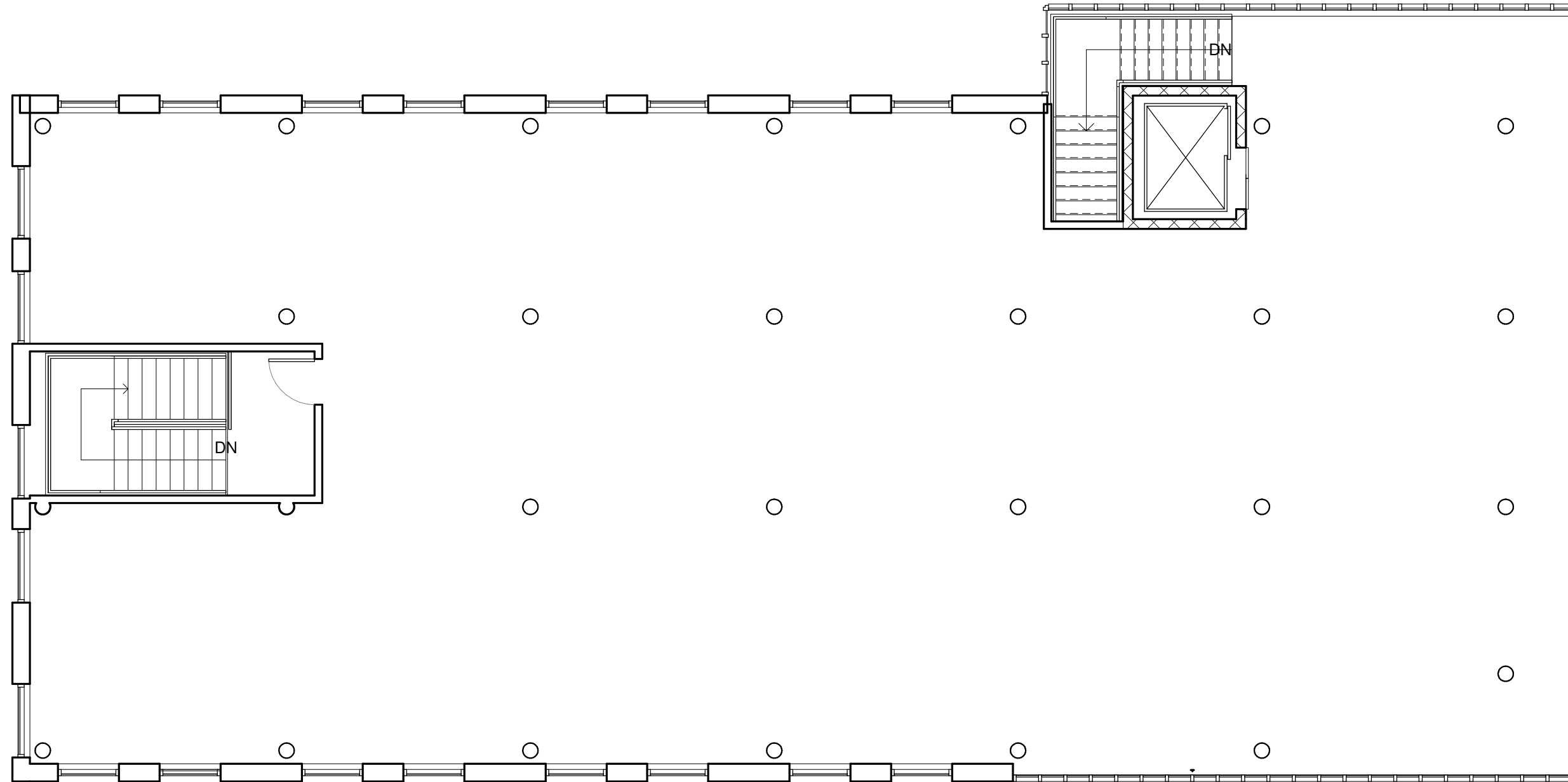
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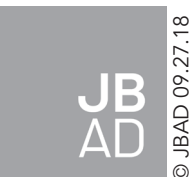
Level 3 Floor Plan

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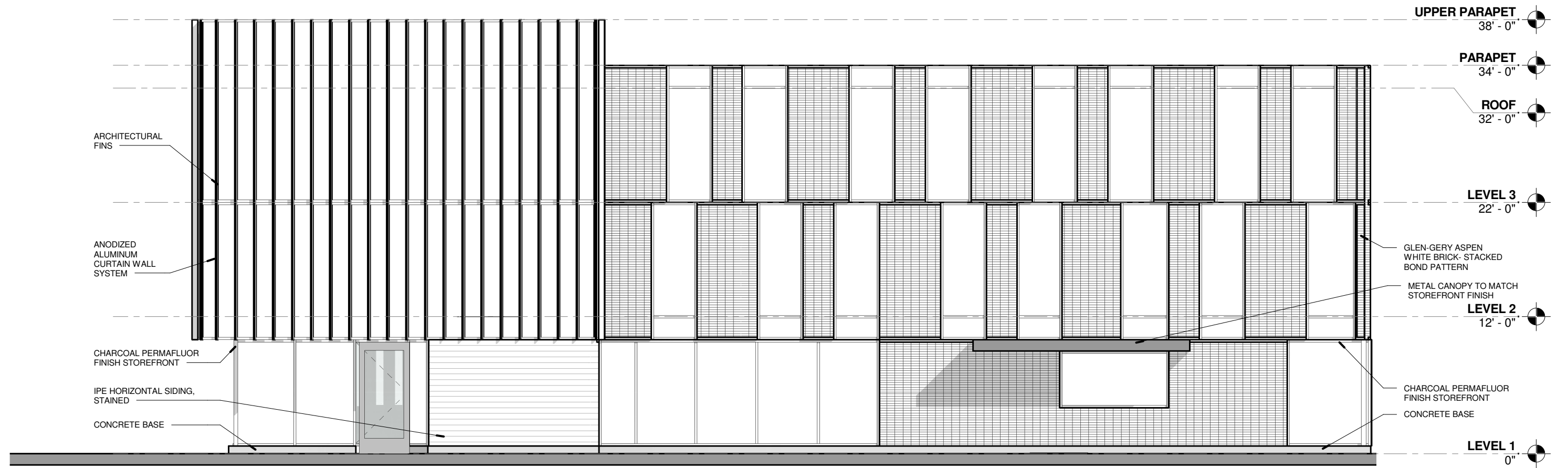
ELEVATIONS

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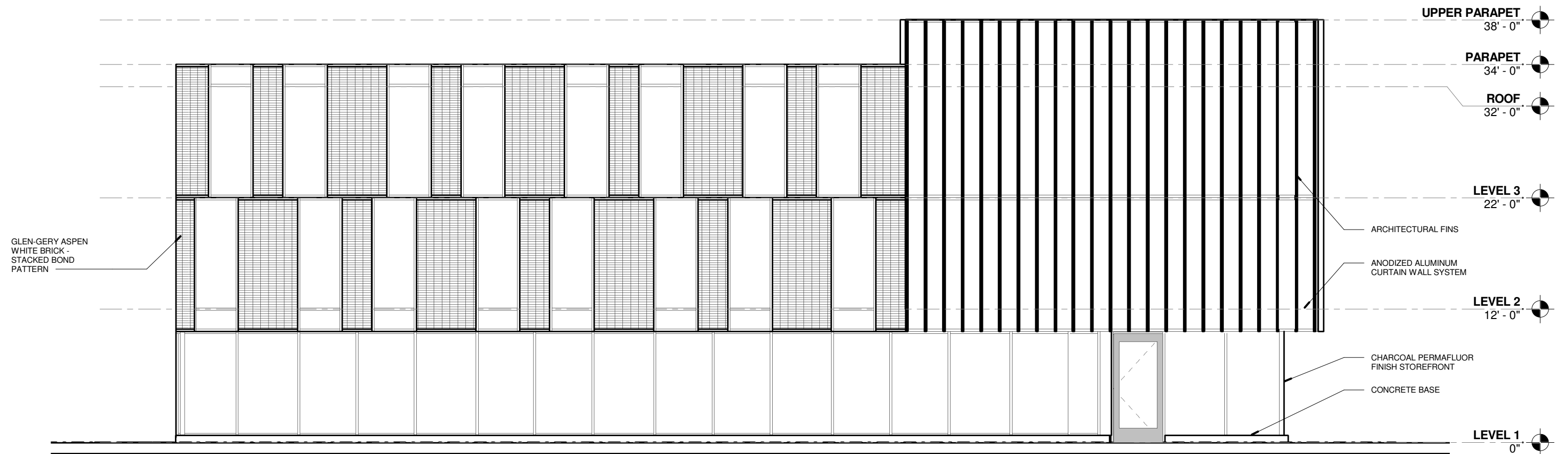
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North Elevation



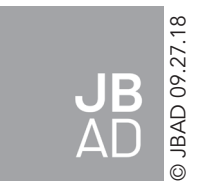
South Elevation

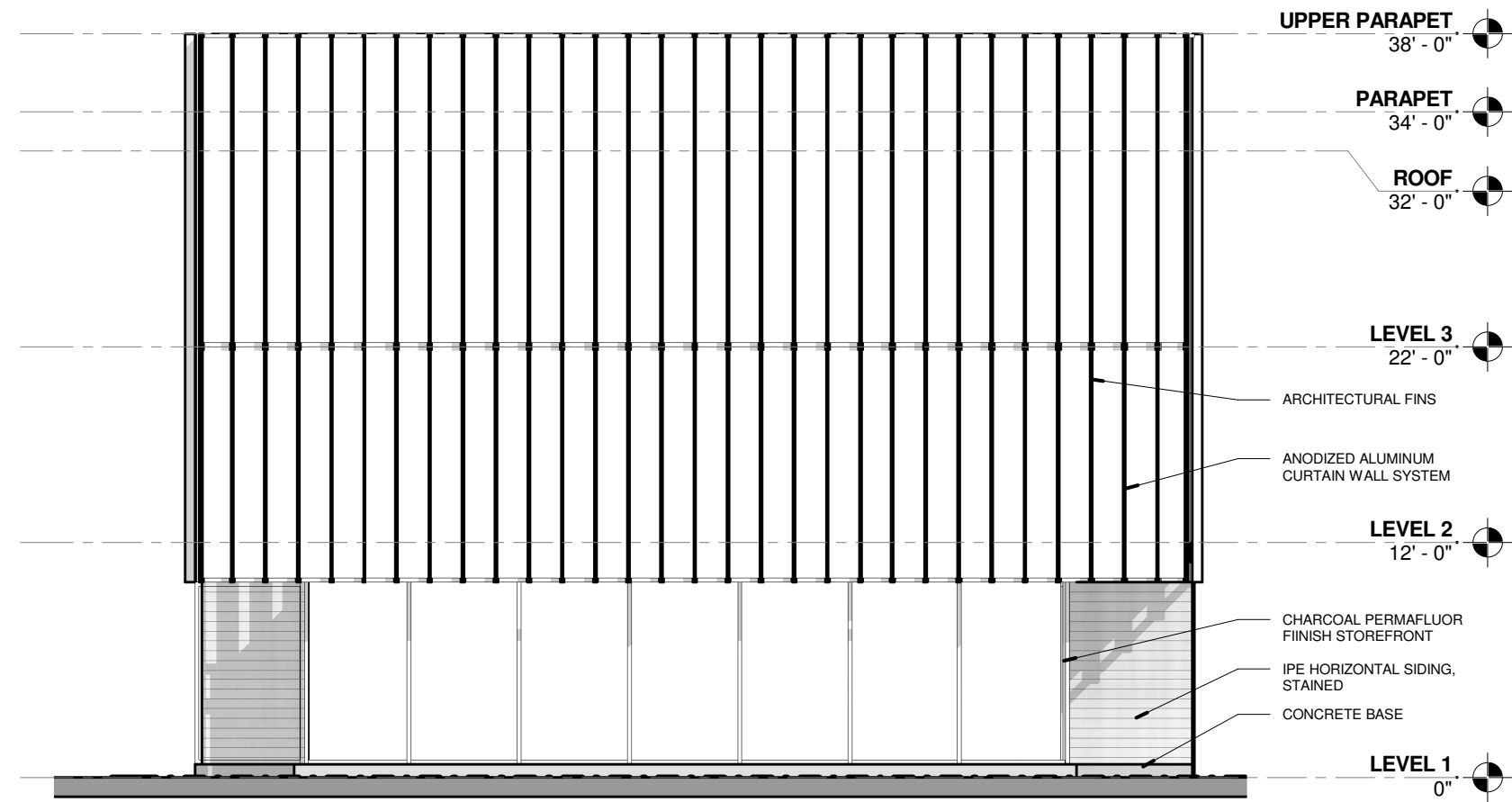
North & South Elevation

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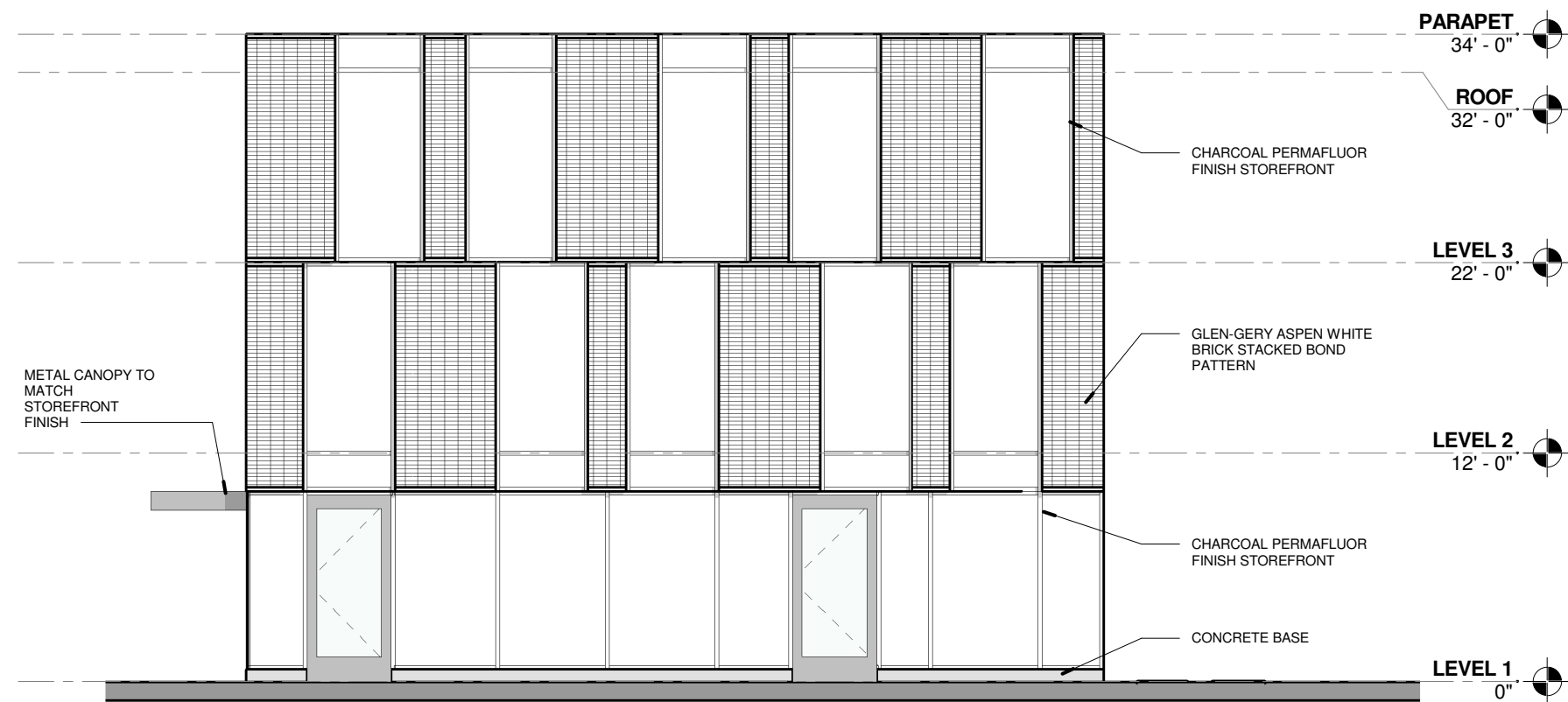
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East Elevation



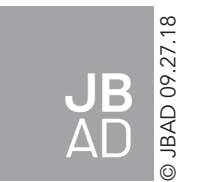
West Elevation

East & West Elevations

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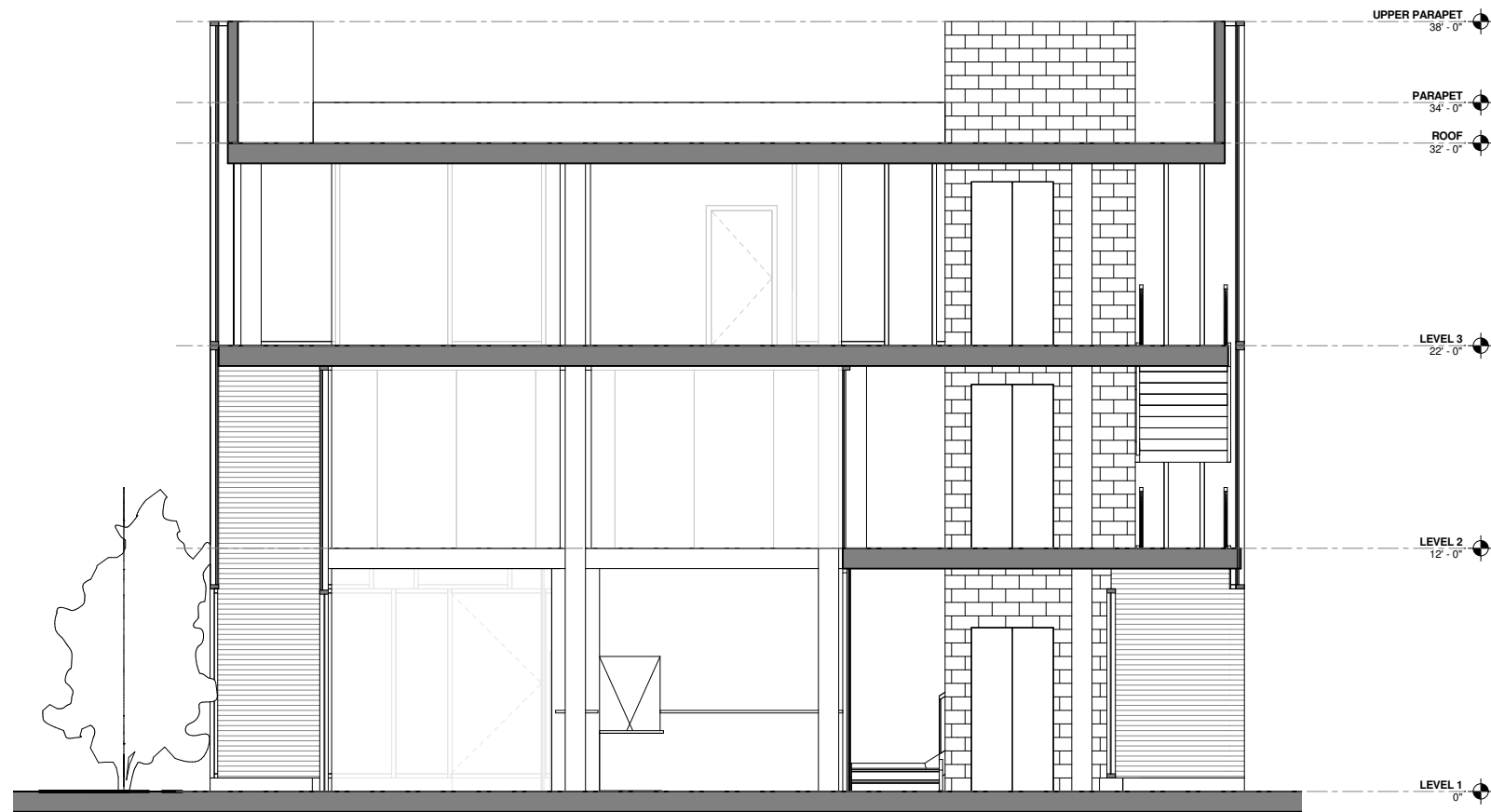


BUILDING SECTIONS

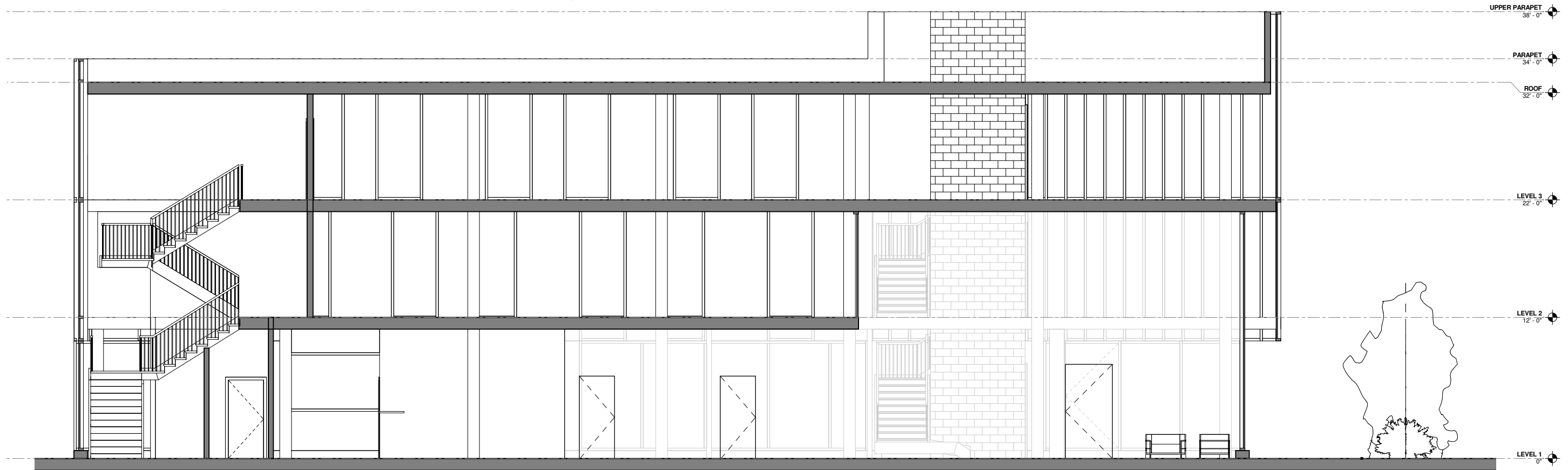
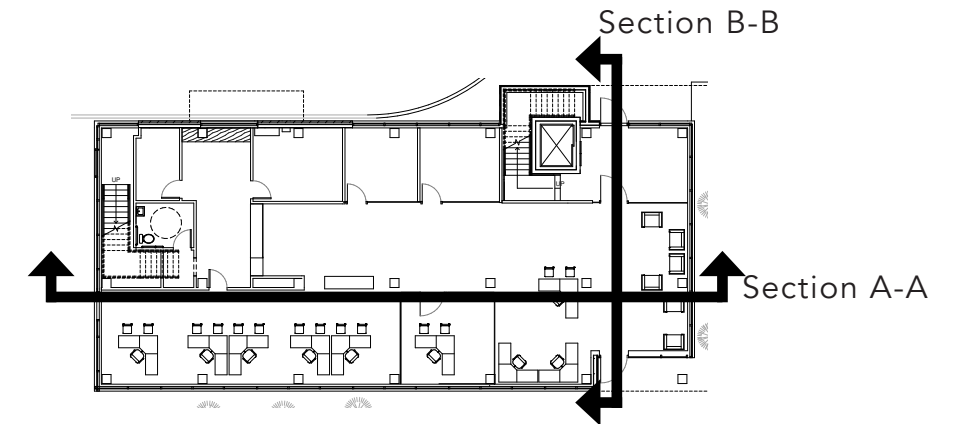
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Section B-B



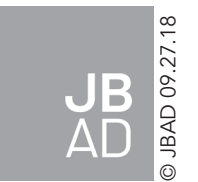
Section A-A

Longitudinal & Transverse Sections

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MATERIAL REFERENCE

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Modern Storefront Fins

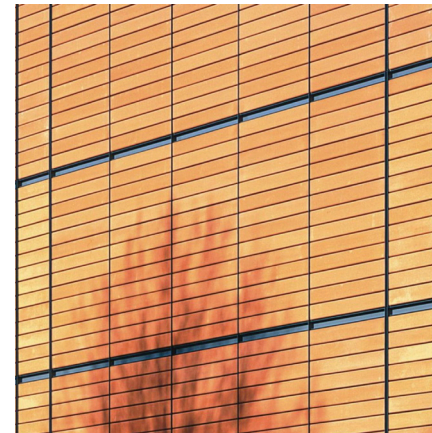
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Brick Paneling System

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Modern Wood Siding

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RENDERINGS

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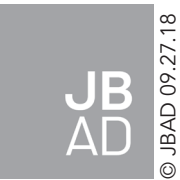


Main Street Perspective

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Main Street & S. Parkview Avenue Perspective

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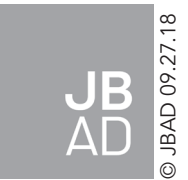


South Parkview Avenue Perspective

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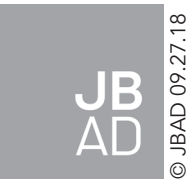


Main Street Perspective - No Tree

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