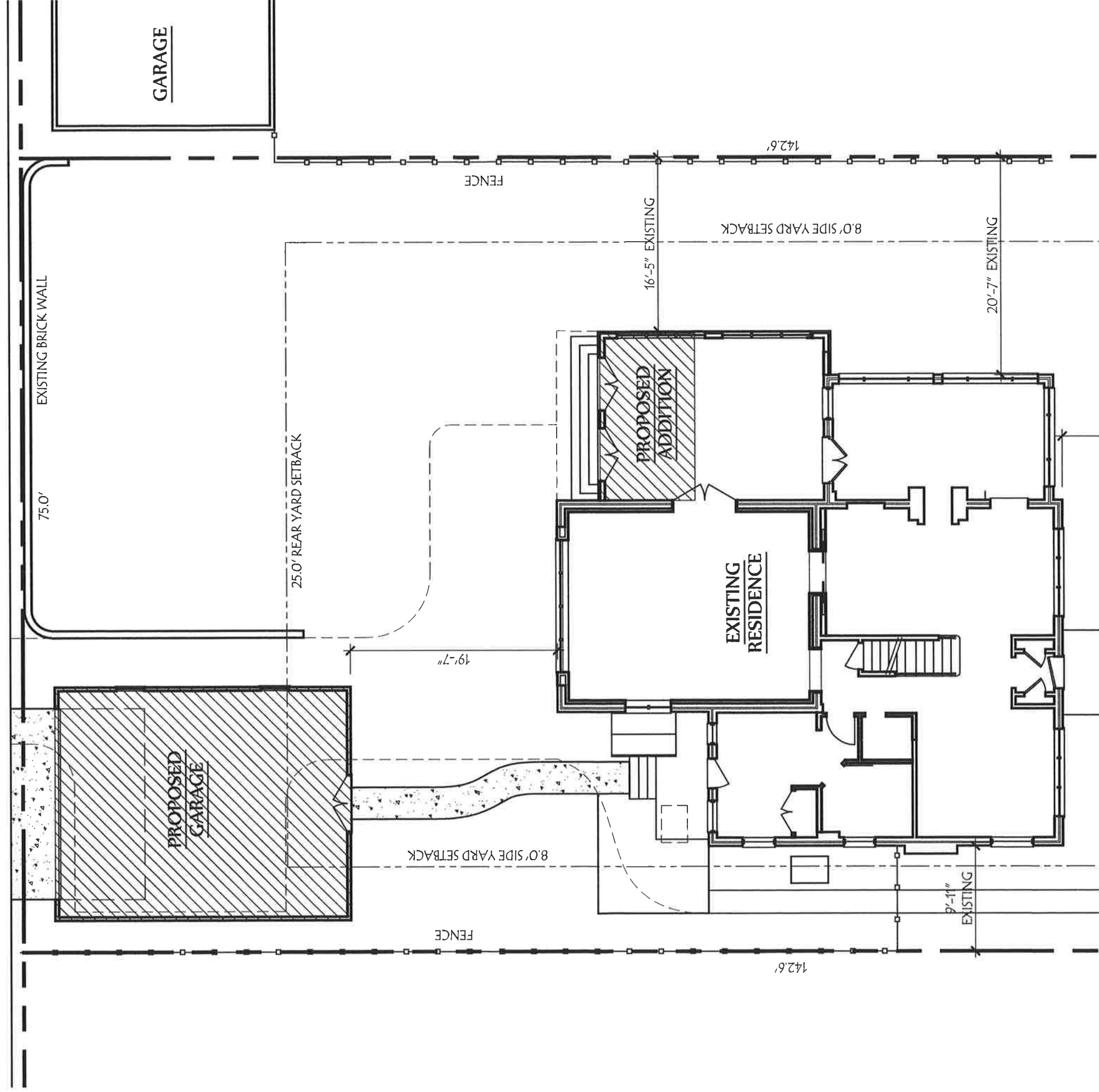


ADDITION & RENOVATION FOR:  
**Monica Welt & Babak Djourabchi**  
 2336 BRYDEN ROAD  
 BEXLEY, OHIO 43209

ALLEY  
 (15' R.O.W.)



**Site Plan**

SCALE: 1/10" = 1'-0"

**SQUARE FOOTAGE**

EXISTING FIRST FLOOR	= 1363 SF
EXISTING SECOND FLOOR	= 1381 SF
<b>TOTAL:</b>	<b>= 2744 SF</b>
PROPOSED FIRST FLOOR (GARAGE)	= 431 SF
PROPOSED SECOND FLOOR	= 516 SF
<b>TOTAL PROPOSED ADDITION</b>	<b>= 947 SF</b>
<b>TOTAL FINISHED RESIDENCE</b>	<b>= 3691 SF</b>



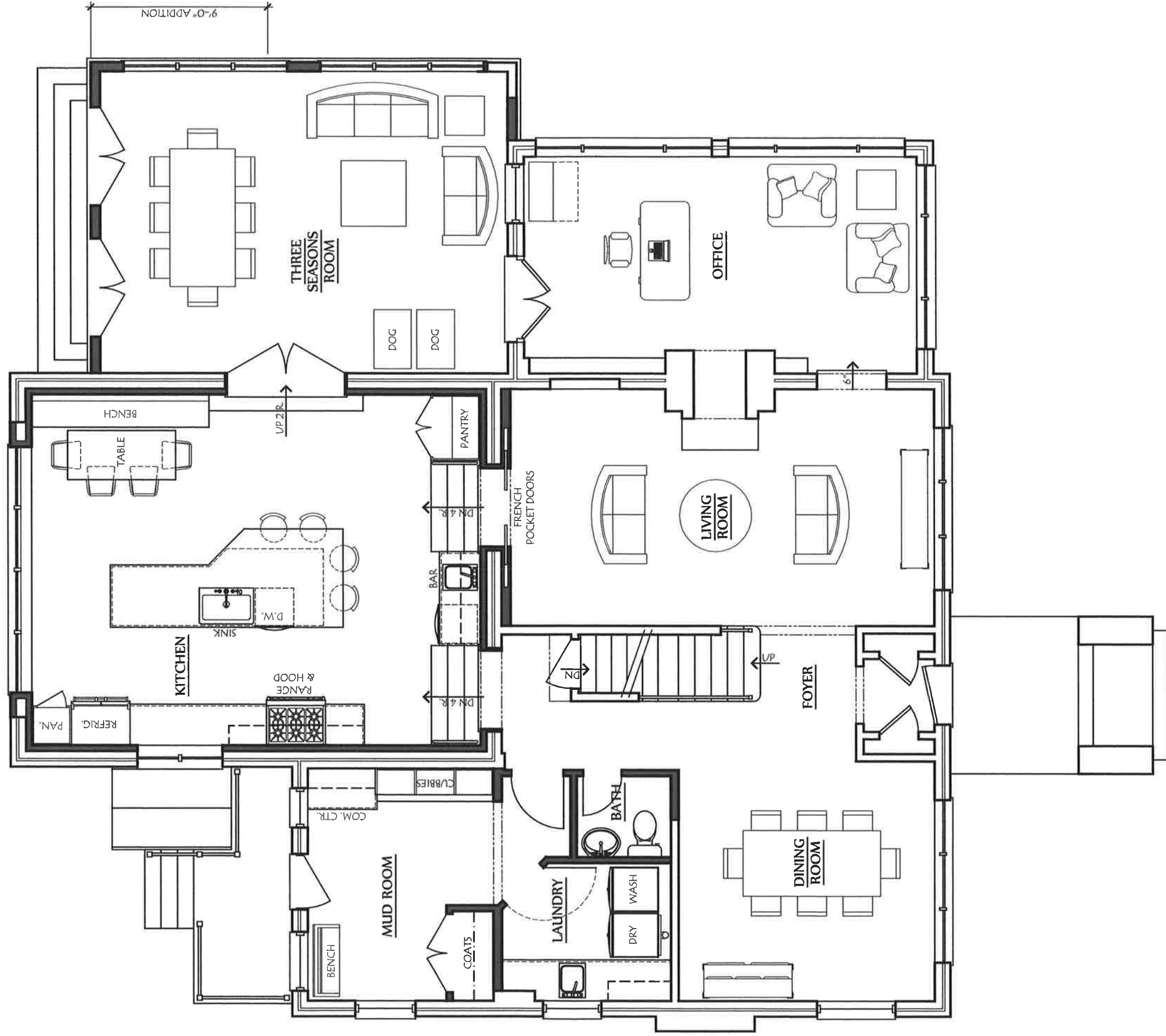
**Lauerhass Architecture**

RENOVATION - ADDITION - NEW HOME

753 Francis Ave. Bexley, OH 43209 614-371-3523

**DEVELOPMENT INFORMATION**

ZONING DESIGNATION	= R-6
TOTAL LAND AREA	= 10,695 SF
MAXIMUM BUILDING COVER	35 % = 3743 SF
PROPOSED LOT COVER:	
EXISTING HOUSE/GARAGE	= 1830 SF
PROPOSED ADDITION	= 142 SF
PROPOSED GARAGE	24 % = 616 SF
<b>TOTAL BUILDING COVER</b>	<b>= 2588 SF</b>
MAXIMUM DEVELOP. COVER	60 % = 6417 SF
PROPOSED DEVELOP. COVER:	
BUILDING COVER	= 2588 SF
SIDEWALKS	= 667 SF
DRIVEWAY	= 54 SF
PATIO	= 507 SF
<b>TOTAL</b>	<b>36 % = 3816 SF</b>



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Date: **11 June 2019**

Drawing Title: **First Floor Plan**

Scale: **3/16" = 1'-0"**

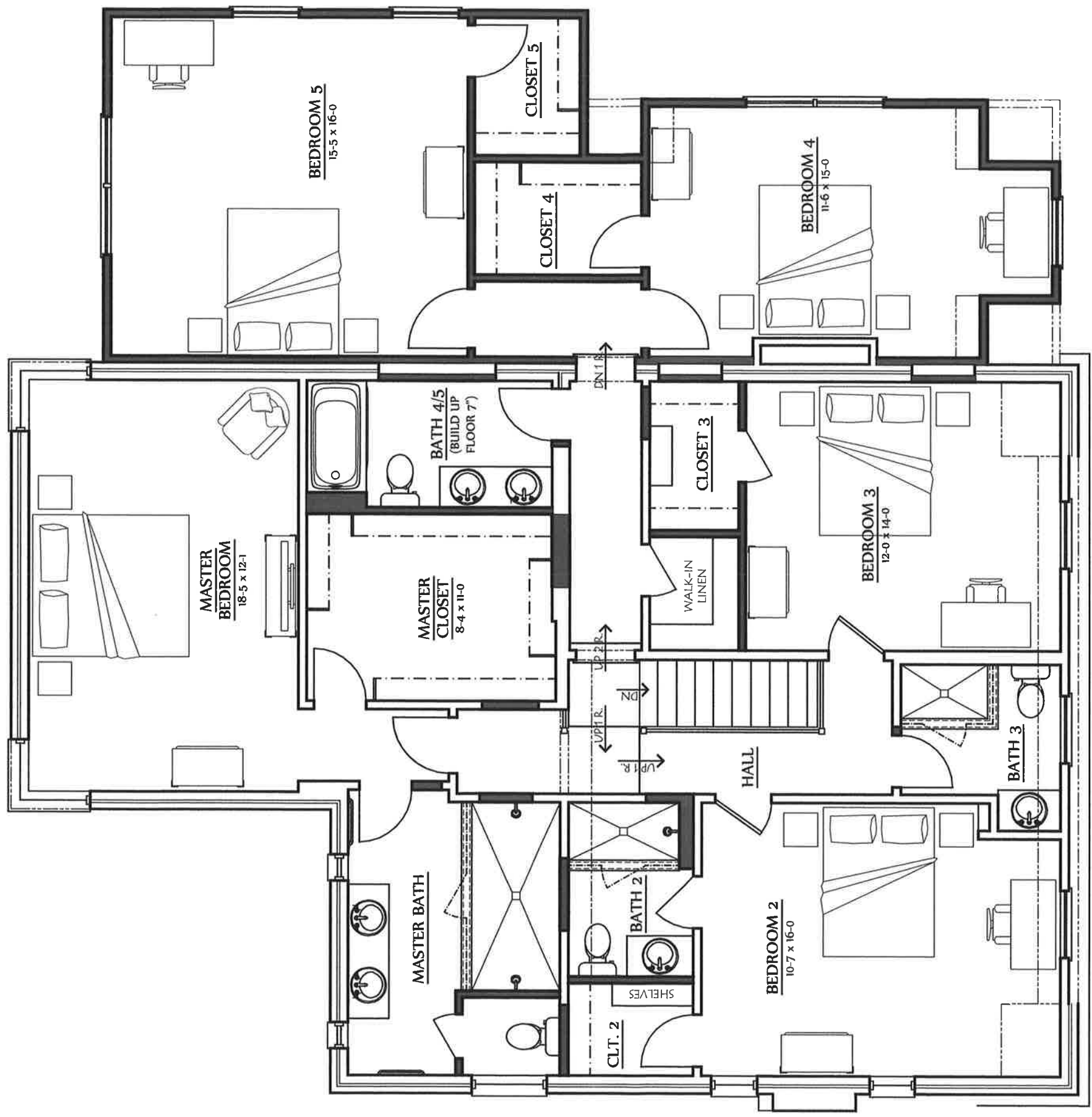
Project Number: **18-045**

Project Name: **2336 Bryden Road**

Sheet Number: **A-1**



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RENOVATION - ADDITION - NEW HOME



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Date: **11 June 2019**

Drawing Title: **Second Floor Plan**

Scale: **3/16" = 1'-0"**

Project Number: **18-045**

Project Name: **2336 Bryden Road**

Sheet Number: **A-2**



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Date:  
11 June 2019

Project Number:  
18-045

Drawing Title:  
**Front Elevation**

Project Name:  
2336 Bryden Road

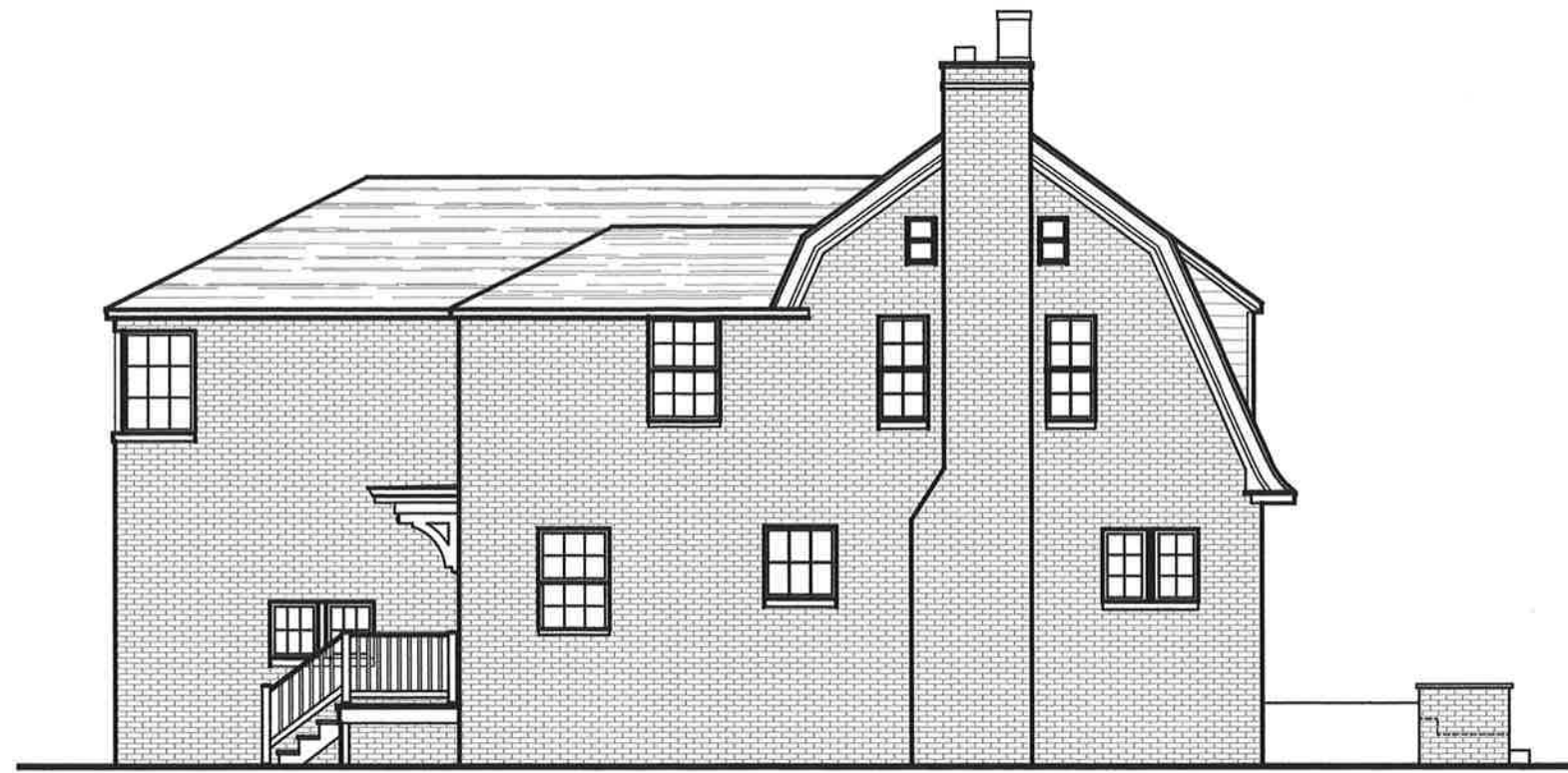
Scale:  
3/16" = 1'-0"

Sheet Number:  
A-3



**Lauerhass Architecture**  
RENOVATION - ADDITION - NEW HOME





WEST ELEVATION



NORTH ELEVATION



EAST ELEVATION

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Date:  
11 June 2019

Project Number:  
18-045

Drawing Title:  
**Elevations**

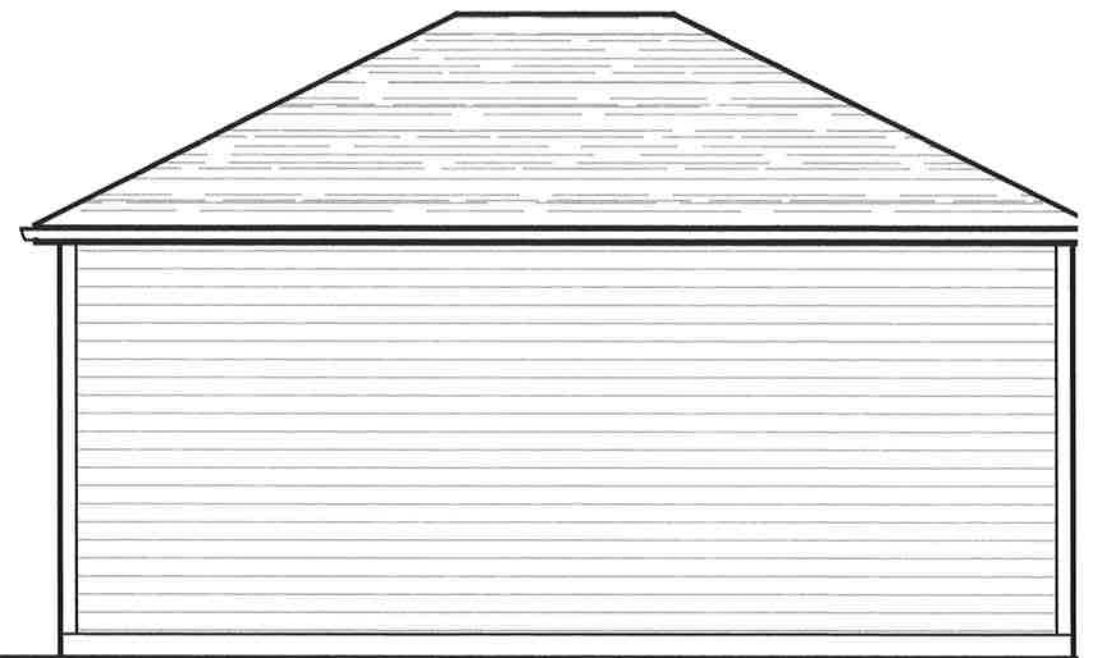
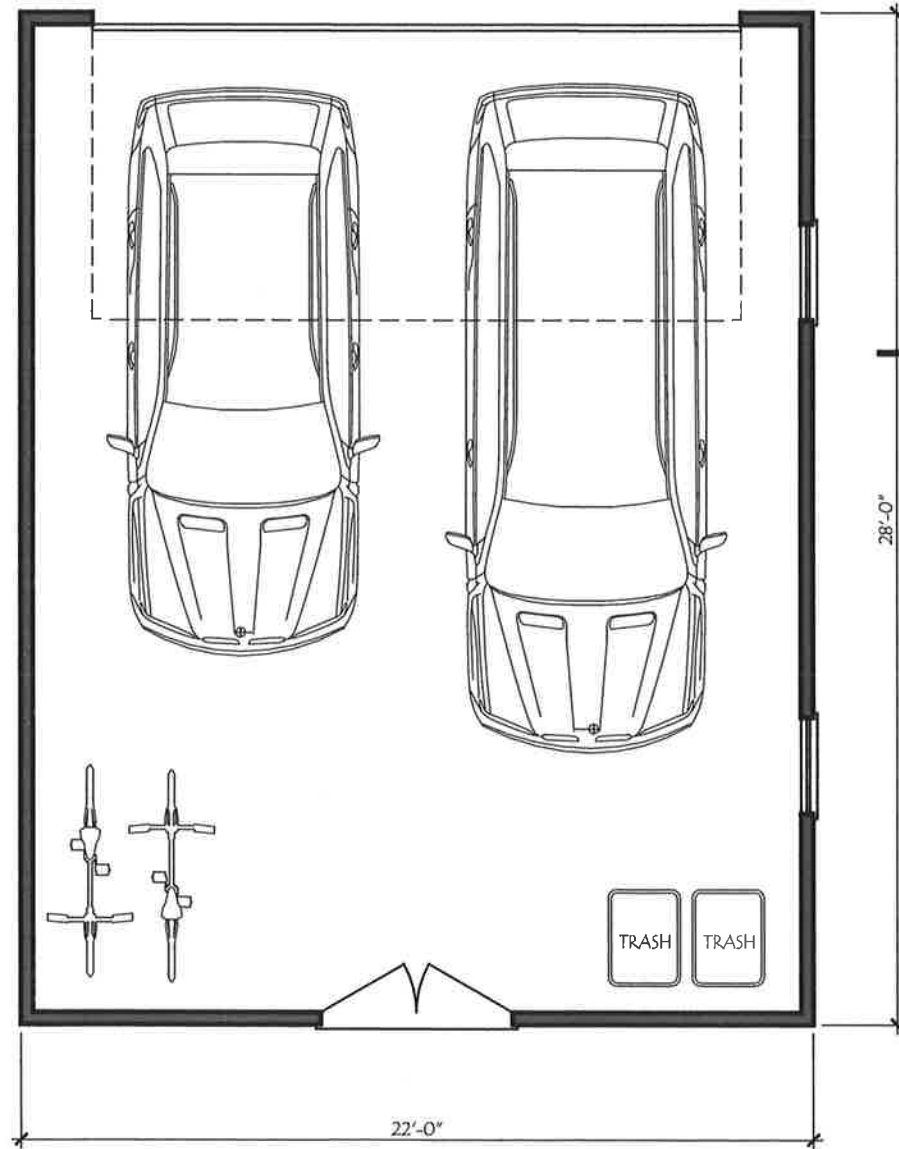
Project Name:  
2336 Bryden Road

Scale:  
1/8" = 1'-0"

Sheet Number:  
A-4



**Lauerhass Architecture**  
RENOVATION - ADDITION - NEW HOME



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<u>Date:</u> 11 June 2019	<u>Drawing Title:</u> <b>Garage Plan/Elev.</b>	<u>Scale:</u> 3/16" = 1'-0"
<u>Project Number:</u> 18-045	<u>Project Name:</u> 2336 Bryden Road	<u>Sheet Number:</u> A-5







EAST ELEVATION



WEST ELEVATION



NORTH ELEVATION



SOUTH ELEVATION

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<b>Date:</b> 11 June 2019	<b>Drawing Title:</b> <b>Existing Photos</b>	<b>Scale:</b> n/a
<b>Project Number:</b> 18-045	<b>Project Name:</b> 2336 Bryden Road	<b>Sheet Number:</b> A-6

