



PUBLIC NOTICE  
CITY OF BEXLEY  
BOARD OF ZONING AND PLANNING

The Board of Zoning and Planning (BZAP) will hold a Public Hearing on the following case on **Thursday, April 25th, 2019 at 6:00 PM**, in City Council Chambers, Bexley City Hall, 2242 East Main Street, at which the applicant will request a Special Permit, Conditional Use, or Variance from the requirements of the Bexley Zoning Code.

The APPLICANT or REPRESENTATIVE must be present at the Public Hearing. It is a rule of the Board to withdraw an application when a representative is not present.

- a. Application No.: 19 -002 CC  
Applicant: Leo's Land, LLC  
Owner: Leo's Land, LLC  
Location: parcel No. 020-000072 located directly north of 305, 307 and 309 N. Parkview Avenue

**BZAP Request:** The applicant is seeking approval of a lot split of parcel no. 020-000072, to allow a half acre portion of the east end of parcel 020-000072 to be split and combined with parcel no. 020-004681 309 N. Parkview, and the remaining 2 +/- acres western portion of the parcel no. 020-000072 to remain a separate parcel.

A copy of this application is available for review in the Building Department office during the hours of 8:00 A.M. until 4:00 P.M. If you have any questions, please call the Bexley Building Department at 559-4240.

Mailed by: 04-11-2019

## Application Cover Sheet: Basic Project Information & Certification

### Purpose of Application (check all that apply):

- Architectural Review    Conditional Use    Demolition    Planned Unit Dev.    Rezoning    Landscape Review    Special Permit

### Property & Project Information:

Property Address:

Brief Project Description:

### Applicant Information:

Applicant Name:

Applicant Address:  ,  ,

Applicant Email & Phone:

### Property Owner Information:

Owner Name:

Owner Address:  ,  ,

Owner Email & Phone:

### Attorney/Agent Information:

Agent Name:

Agent Address:  ,  ,

Agent Email & Phone:

- Completed Worksheets:**    Project Worksheet (Sheet A)    Architectural Review (Sheet B)    Tree Commission (Sheet D)

### Signatures:

The attached application package is complete and accurate to the best of my knowledge. I understand that the City staff review of this application is dependent upon the accuracy of the information provided and that any inaccurate or inadequate information provided by me/my firm/etc. may delay review.

Applicant Signature:    Date:

Owner Signature:    Date:

Agent Signature:    Date:

**Internal Use:**

Application #:    Board Referrals:    ARB    BZAP    City Council    Tree Commission

Staff Signature:    Date:

**PAID**

## Application Cover Sheet: Review Fee Worksheet

Estimated Valuation of Project: \$

### Minor Architectural Review (Ex. Roof, window, siding)

Based upon the valuation of the project: - \$50.00 for 1st \$10,000 valuation \$   
 - \$5.00 for each additional \$10,000 valuation. \$

### Major Architectural Review (Ex. New Construction, Additions, Garages, Decks, Pergola)

Based upon the valuation of the project: - \$90.00 for the 1st \$10,000 valuation \$   
 - \$5.00 for each additional \$10,000 valuation \$   
 - \$600.00 cap \$   
 - \$50.00 resubmittal fee \$

### Variance Review

Single Family: \$100.00 \$   
 Commercial Property: \$100.00 \$   
 Fences or Special Permits: \$65.00 \$   
 All others: \$90.00 \$

### Zoning Fees

Rezoning: - \$250.00 up to 1 acre site \$   
 - \$60.00 for each additional acre (or part thereof) \$   
 Requests for amendment to PUD Plans: \$300.00 \$   
 Split of lot or existing parcel: \$250.00 \$   
 Replatting or new plat: \$250.00 \$

### Sign Review and Architectural Review for Commercial Properties

Project Value	Fee	
\$0 to \$5,000	\$100.00	\$ <input type="text"/>
\$5,001 to \$25,000	\$200.00	\$ <input type="text"/>
\$25,001 to \$75,000	\$250.00	\$ <input type="text"/>
\$75,001 to \$200,000	\$600.00	\$ <input type="text"/>
\$200,001 to \$750,000	\$1,000.00	\$ <input type="text"/>
Over \$750,000	\$350.00	\$ <input type="text"/>
Fences and walls:	\$65.00	\$ <input type="text"/>
Special Permit, Conditional Uses and All others:	\$90.00	\$ <input type="text"/>
Re-submittal Fee:	\$50.00	\$ <input type="text"/>

### Appeals

Appeal of ARB decision to BZAP: \$50.00 \$   
 Appeal of BZAP decision to City Council: \$250.00 \$

**Fee Total:** \$



## Project Worksheet

Residential       Commercial

Property Address:

Zoning District:

- R-1 (25% Building & 40% Overall)       R-6 (35% Building & 60% Overall)
- R-2 (25% Building & 50% Overall)       R-12 (35% Building & 70% Overall)
- R-3 (25% Building & 50% Overall)       Other:

*\* Overall coverage includes hardscape*

Lot Info:      Width (ft.):       Depth (ft.):       Total Area (SF):

**Primary Structure Info:**

Existing Footprint (SF):

Proposed Addition (SF):

Removing (SF):       (Type of Structure:)

Proposed new primary structure or residence (SF):

Total Square Footage:

**Garage and/or Accessory Structure Info (Incl. Decks, Pergolas, etc):**

Existing Footprint (SF):       New Structure Type:

Proposed Addition (SF):       Ridge Height:

Proposed New Structure (SF):       Is there a 2nd floor?     Yes     No

Total of all garage and accessory structures (SF):       2nd Floor SF:

Total building lot coverage (SF):       =  % of lot

Is this replacing an existing garage and/or accessory structure?     Yes     No

**Hardscape:**

Existing Driveway (SF):       Existing Patio (SF):       Existing Private Sidewalk (SF):

Proposed Additional Hardscape (SF):

Total Hardscape (SF):

**Totals:**      Total overall lot coverage (SF):  =  % of lot

Applicant Initial:

**Internal Use:**      Staff Review Date:        Meets Zoning     ARB Only     Variance or Modifications Needed

Staff Comments:

Staff Initial: