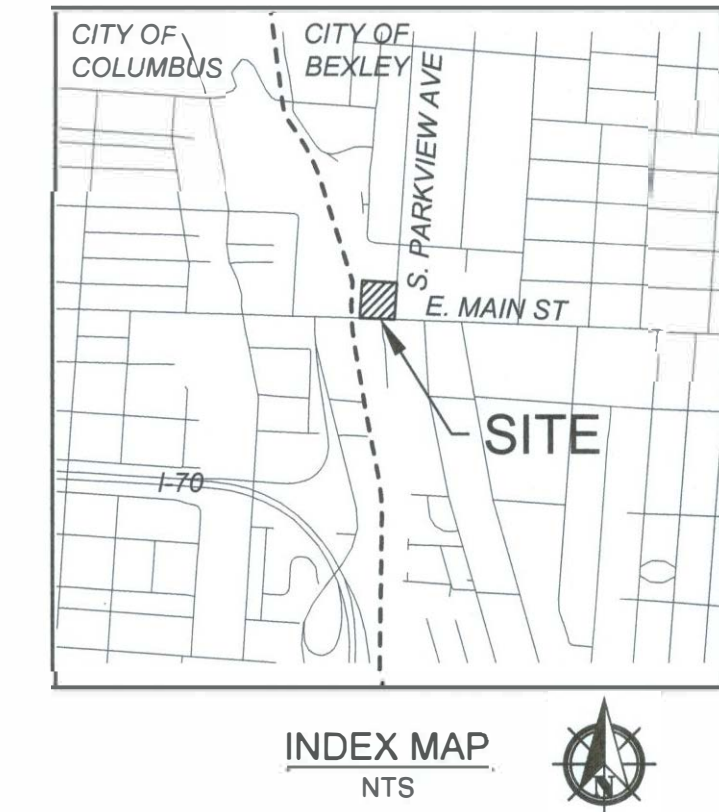


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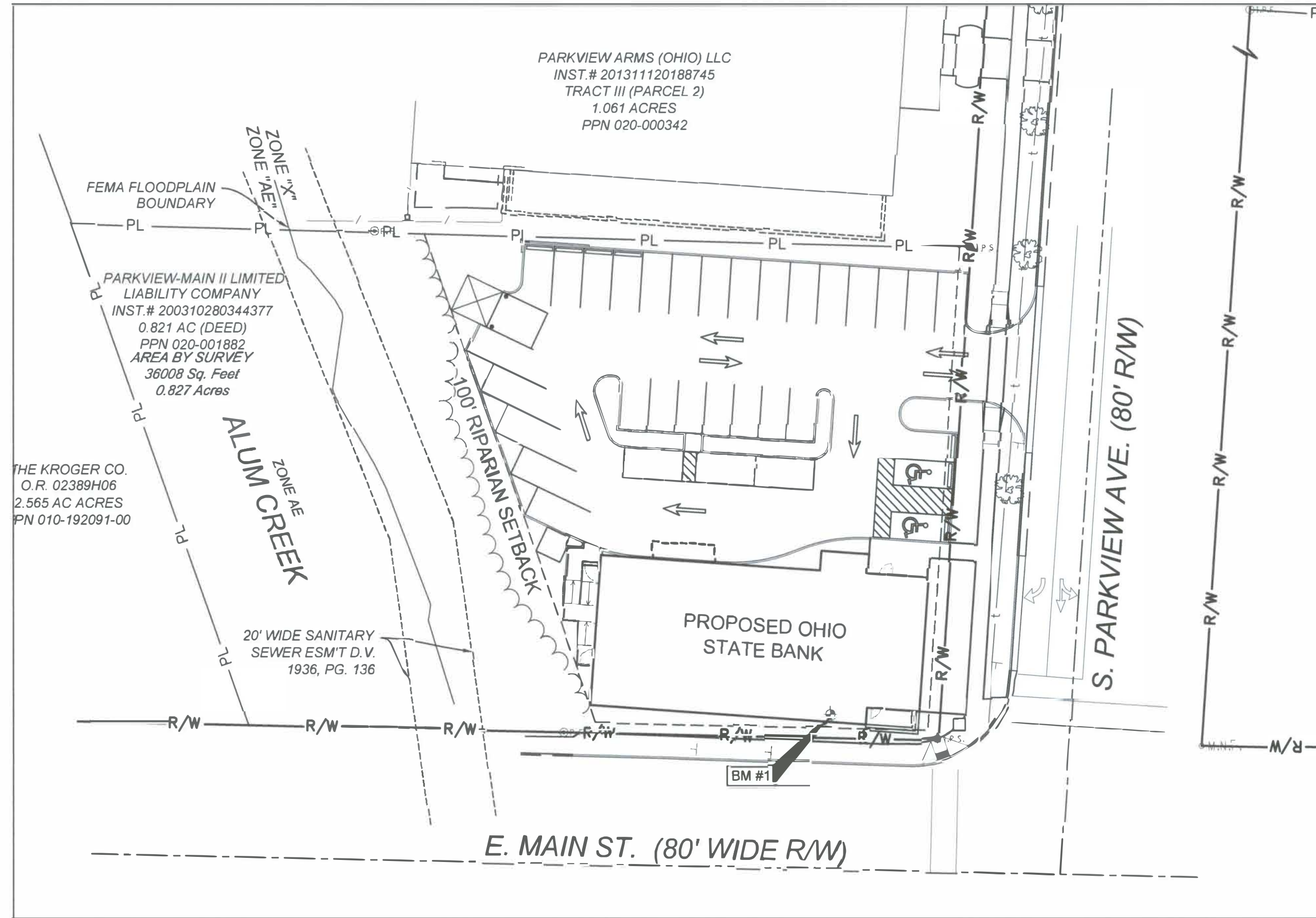
CONSTRUCTION DOUCMENTS FOR

OHIO STATE BANK

2106 EAST MAIN STREET
CITY OF BEXLEY, FRANKLIN COUNTY, OHIO



SITE DATA	
ZONING:	
PROPERTY OWNER:	PARKVIEW-MAIN II LLC
PARCEL ID:	200310280344377
PROPOSED USE:	OHIO STATE BANK
SITE ACREAGE:	0.827 AC
EXISTING ZONING:	CC COMMUNITY COMMERCIAL
PROPOSED ZONING:	CC COMMUNITY COMMERCIAL
FEMA FLOODPLAIN:	ZONE "X" & ZONE "AE" (SEE PLANS)
SITE LAYOUT DATA:	
MINIMUM DRIVE ISLE WIDTH:	13'
STANDARD PARKING STALL:	9' X 18'
ADA PARKING STALL:	8' X 18'
COMPACT PARKING STALL:	8.5' X 16'
BUILDING SETBACK/BUFFER:	3'
RIPARIAN SETBACK BUFFER:	100'
BUILDING DATA:	
BUILDING FOOTPRINT:	-4,500 SF
BUILDING HEIGHT:	38'
STORIES:	3
PARKING DATA:	
STD PARKING PROVIDED:	24
ADA PARKING PROVIDED:	2
COMPACT PARKING PROVIDED:	7
TOTAL PROVIDED:	33
LANDSCAPE DATA:	
EXISTING IMPERVIOUS AREA:	0.056 AC
PROPOSED IMPERVIOUS AREA:	0.452 AC
LOT COVERAGE:	54.66%



LOCATION MAP
1" = 30'

SURVEY NOTES
ALL SURVEY DATA WAS PROVIDED BY J & J SURVEYING SERVICES, INC. AMERICAN STRUCTUREPOINT, INC. TAKES NO RESPONSIBILITY FOR THE ACCURACY OF THE SURVEYED INFORMATION WITHIN THIS PLAN

BENCHMARK INFORMATION

SITE BENCHMARK #1: MAG NAIL SET IN THE NORTH SIDE OF GUY POLE LOCATED ALONG THE NORTH LINE OF MAIN ST.
ELEV = 762.07

UTILITY CONTACTS

CITY OF COLUMBUS
DIVISION OF WATER
910 DUBLIN ROAD
COLUMBUS, OH 43215
PHONE: (614) 645-7788

CITY OF COLUMBUS
DIVISION OF POWER
3500 INDIANOLA AVE
COLUMBUS, OHIO 43214
PHONE: (614) 645-7627

CITY OF COLUMBUS
DIVISION OF SEWERAGE & DRAINAGE
1250 FAIRWOOD AVE
COLUMBUS, OHIO 43206
PHONE: (614) 645-7102

CHARTER COMMUNICATIONS
ATTN: SAM LUTZ
3760 INTERCHANGE ROAD
COLUMBUS, OHIO 43204
OFFICE: (614) 481-5047
CELL (614) 348-2966

AMERICAN ELECTRIC POWER
ATTN: ROD SLONEKER
700 MORRISON ROAD
GAHANNA, OHIO 43230
OFFICE: (614) 883-6817
CELL: (614) 301-4977
FAX: (614) 883-6868
AEP SOLUTION CENTER: (800) 277-2177

AT&T (fka SBC)
ATTN: CHARLES JOHNSON
2932 S. 6TH STREET
IRONTON, OHIO 45638
OFFICE: 1 (740) 532-9943
CELL: (614) 477-8073
AT&T REPAIR SERVICE: (888) 611-4466

CITY OF COLUMBUS
SUPPORT SERVICES DIVISION - COMMUNICATIONS
4211 GROVES ROAD
COLUMBUS, OHIO 43232
TELEPHONE: (614) 724-7047
RADIO ROOM: (614) 724-4006

COLUMBIA GAS OF OHIO
ATTN: ROB CALDWELL
3350 JOHNNY APPLESEED CT.
COLUMBUS, OHIO 43231
OFFICE: (614) 818-2104
CELL: (614) 989-1327
CUSTOMER SERVICE: (800) 344-4077
DAMAGE PREVENTION: (866) 632-6243

WOW! INTERNET CABLE & PHONE
ATTN: STEVEN CALLAHAN
3675 CORPORATE DRIVE
COLUMBUS, OHIO 43231
OFFICE: (614) 948-4636
CELL: (614) 749-2225

CITY OF COLUMBUS
DEPARTMENT OF TECHNOLOGY
1355 MCKINLEY AVENUE
BUILDING C
COLUMBUS, OHIO 43222
CONTRACTOR LINE: (614) 645-7756

OWNER/DEVELOPER
2106 BEXLEY LLC
501 MORRISON RD, STE 100
GAHANNA, OHIO 43230
CONTACT: STEVE RICE
PHONE: (614) 935-6592
EMAIL: RBI.CMSERVICES@GMAIL.COM

ENGINEER
AMERICAN STRUCTUREPOINT
2550 CORPORATE EXCHANGE DRIVE, SUITE 300
COLUMBUS, OHIO 43231
CONTACT: OLLIE DAMSCHRODER
PHONE: 614-901-2235
EMAIL: ODAMSCHRODER@STRUCTUREPOINT.COM

ARCHITECT
JONATHAN BARNES
ARCHITECTURE AND DESIGN
243 N 5TH STREET, SUITE 200
COLUMBUS, OH 43215
CONTACT: DOUG MILLER
PHONE: (614) 228-7311
EMAIL: DMILLER@JBADUSA.COM

① USE BEXLEY STD DWGS FOR SIDEWALK, ROAD REPAIR, CURB, DRIVES ETC

STANDARD DRAWINGS

CITY OF COLUMBUS
THE STANDARD CONSTRUCTION DRAWINGS LISTED ON THESE PLANS SHALL BE CONSIDERED A PART THEREOF.

1441 (12/01/14)	AA-S102 (12/06/13)
2000 (03/30/18)	AA-S121 (07/09/12)
2010 (03/30/18)	AA-S142 (12-06-13)
2203 (04/30/18)	AA-S160 (03/11/16)
2300 (04/30/18)	AA-S161 (12-06-13)
2319 (03/30/18)	MIS-200 (01/01/18)
1500 (09/15/15)	MIS-503 (01/01/18)
1510 (09/15/15)	

② NEED EASEMENT TO MAINTAIN STORM SEWER

③ UTILITY CONTACTS
CITY OF BEXLEY - WATER, SEWER, STORM, ST LIGHTING
NOT COLUMBUS

REVISIONS	DATE	SHEET NO	DESCRIPTION	APPROVED	DATE

REGISTERED ENGINEER
SHAWN L. GOODWIN, E-72732, P.E.

DATE



CONSTRUCTION DOCUMENTS
FOR
OHIO STATE BANK
CITY OF BEXLEY, FRANKLIN COUNTY, OHIO
TITLE SHEET

*Bexley Dept
Review 1-25-19
K. Rose*

DATE:	1/25/2019
DRAWN BY:	JRP
CHECKED BY:	OSD
JOB NUMBER:	2018.00600

C001

