

**PUBLIC NOTICE  
CITY OF BEXLEY ARCHITECTURAL REVIEW BOARD  
BOARD OF ZONING APPEALS**

The Bexley Architectural Review Board will hold a Public Meeting on the following case on Thursday, May 9th, 2013, at 7:00 P. M., in City Council Chambers, Bexley City Hall, 2242 East Main Street, Bexley, Ohio.

The Board of Zoning Appeals hears requests for Special Permits and Appeals for Variances to the requirements of the Zoning Code, Ordinance No.8-72.

**SPECIAL NOTE TO THE APPLICANT:** It is important that you or your representative be present at the Public Hearing. It is a rule of the Board to withdraw an application when a representative is not present.

Application No.: 13-0017  
Applicant: Jon Onan  
Owner: Jon Onan  
Location: 124 Ashbourne Rd.

**REQUEST:** The applicant is seeking Architectural Review and approval to allow a 1-story addition and patio at the rear (east side) of the principal structure.

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.

Please contact the City of Bexley at 559-4240 at least 48 hours before the scheduled meeting if you need any accommodation or assistance in order to participate at the meeting.

Mailed by 05-02-2013



# CITY OF BEXLEY

## BOARD OF ZONING APPEALS and ARCHITECTURAL REVIEW APPLICATION

Application Number 13-0017

1. Architectural Review for:

Addition       Alteration       New Structure ( \_\_\_\_\_ )  
 Demolition of a Principal Structure       Demolition of Garage

2. Variance For:

Principal Structure     Garage     Fence     Other

3. Variance To:

Front Yard Setback     Side Yard Setback     Rear Yard Setback     lot coverage

4. Conditional Use For: \_\_\_\_\_ Home Occupation    \_\_\_\_\_ sq.' / height of structure

5. LOCATION 124 ASHBOURNE RD

Zoning District R-3

6. OWNER JON ONAN

Phone # 614-403-2040 or Cell # \_\_\_\_\_

\* If Applicant is NOT owner, a letter must be submitted giving applicant permission to represent the owner's review request.

7. Applicant JON ONAN E-mail JONONAN@MSN.COM Phone # 614-403-2040 or Cell# \_\_\_\_\_

Address 124 ASHBOURNE City, State, Zip BEXLEY, OH

8. Brief Description of Request and/or Variance ARCHITECTURAL REVIEW OF 1 STORY FAMILY ROOM ADDITION.

9. Valuation of Project \$ 100,000

• APPLICATION REVIEW FEES, (based on valuation of the project):  
\$90.00 – up to the first \$10,000 valuation. And \$5.00 for each additional \$10,000 valuation w/\$600 cap.  
(Re-submittal fee \$50.00)

• VARIANCE REVIEW FEES:  
Single Family \$100.00; Fences or Special Permit \$65.00; All others \$90.00

• SIGNATURE Jon Onan DATE 4-18-13

Fee: based on valuation \$ \_\_\_\_\_  
Fee: based on variance \$ \_\_\_\_\_  
Other \$ \_\_\_\_\_  
TOTAL FEE DUE \$ 135.00

\*\*Be advised, if the Board or Staff decides it needs the services of an independent expert (example: architect, landscape architect; planner; civil, environmental or traffic engineer; legal counsel, etc.) to assist it, it shall designate the person to be consulted and the cost of consultation thereof shall be paid by the Applicant in addition to the review filing fees. (Ord. 54-11)

• LOT INFORMATION

Address 124 ASHBOURNE RD Zoning District R-3

Lot Width 90 ft Depth 165.2 ft Total Area 14,868 sq ft

Existing Residence (foot print) 2436 sq ft Garage \_\_\_\_\_ sq ft

Existing Building Height \_\_\_\_\_ one-story  two-story

Proposed Addition (foot print) 703 sq ft Height  one-story \_\_\_\_\_ two-story

Proposed Garage \_\_\_\_\_ sq.ft. \_\_\_\_\_ Height \_\_\_\_\_ one-story \_\_\_\_\_ two-story

Permitted Lot Coverage 25 % = 3717 sq ft

Lot to be covered 21 % = 3139 sq ft

Please submit a **SITE PLAN**, which gives the setback from all existing structures to front, side and rear property lines. Indicate proposed addition or proposed structure and indicate how far it is setback from the front, side and rear property lines. Also include the distance between the principal structure and detached garage.

• ARCHITECTURAL INFORMATION

Architect and/or Residential Designer H DESIGN/BUILD - PHIL HECKMAN

Contractor/Builder H DESIGN/BUILD - PHIL HECKMAN

Preliminary Review  Final Review \_\_\_\_\_

• DESCRIPTION OF CHANGES PROPOSED ONE STORY FAMILY ROOM  
ADDITION UTILIZING MATERIALS/FEATURES OF EXIST. HOUSE-  
MATERIALS - STONE, STUCCO, PAINTED WOOD  
FEATURES - HIP ROOF, FRENCH DOORS, PORCH ELEMENTS

• DESCRIPTION OF ANY EXTENUATING CIRCUMSTANCES TO BE CONSIDERED

Please indicate: the existing materials and the proposed changes of exterior materials to be used in the completion of your design project. Check all that apply in each category below:

• **ROOFING**  House Only /  Garage Only /  House & Garage

1. Existing Roof Type:  
 Slate \_\_\_\_\_ Clay Tile \_\_\_\_\_ Wood Shake \_\_\_\_\_ Standard 3-Tab Asphalt Shingle  
\_\_\_\_\_ Architectural Dimensional Shingles \_\_\_\_\_ EPDM (rubber) Roofing \_\_\_\_\_ Metal

2. New Shingle Manufacturer: \_\_\_\_\_

3. New Roofing Type, Style & Color: STANDING SEAM METAL EXIST.  
COLOR - GREY (SIMILAR TO SLATE)

• **WINDOWS**

1. Existing Window Style:

Casement    \_\_\_ Double Hung    \_\_\_ Horizontal Sliding    \_\_\_ Awning  
 \_\_\_ Fixed    \_\_\_ Exterior Storm    \_\_\_ Other: \_\_\_\_\_

2. Existing Window Materials:

Wood    \_\_\_ Vinyl    \_\_\_ Vinyl Clad Wood    \_\_\_ Aluminum Clad Wood  
 \_\_\_ Aluminum    \_\_\_ Metal    \_\_\_ Other: \_\_\_\_\_

3. New Window Manufacturer: MARVIN

4. New Window Style, Material & Color: FIXED / CASEMENT  
WOOD - COLOR TO MATCH EXIST.

• **DOORS**

Existing Exterior Doors (Accurately indicate door style on exterior elevations of drawings)

1. Entrance Door Type     Wood    \_\_\_ Insulated Metal    \_\_\_ Fiberglass  
 \_\_\_ Sidelights    \_\_\_ Transom Window

2. Garage Door Type    \_\_\_ Wood    \_\_\_ Insulated Metal    \_\_\_ Fiberglass

3. Door Finish    \_\_\_ Stained     Painted

Proposed Door Type FRENCH / Style \_\_\_\_\_ Color MATCH EXIST.  
PATIO DOORS

• **EXTERIOR WALL FINISHES**

TYPE

Existing    Proposed

Manufacture, Style, Color

( <input checked="" type="checkbox"/> )	( <input checked="" type="checkbox"/> )	Natural Stone	_____
( )	( )	Cultured Stone	_____
( )	( )	Brick	_____
( )	( )	Mortar	_____
( <input checked="" type="checkbox"/> )	( <input checked="" type="checkbox"/> )	Stucco	_____
( )	( )	Wood Shingle	_____
( <input checked="" type="checkbox"/> )	( <input checked="" type="checkbox"/> )	Wood Siding	_____
( )	( )	Vinyl Siding	_____
( )	( )	Aluminum Siding	_____
( )	( )	Other _____	_____

• **EXTERIOR TRIM**

1. Existing Door Trim:

\_\_\_ Cedar    \_\_\_ Redwood     Pine    \_\_\_ Vinyl  
 \_\_\_ Wood composite    \_\_\_ Aluminum Clad    \_\_\_ Molding  
 \_\_\_ Standard lumber Profile    \_\_\_ Other: \_\_\_\_\_

2. Existing Window Trim:

\_\_\_ Cedar    \_\_\_ Redwood     Pine    \_\_\_ Vinyl  
 \_\_\_ Wood composite    \_\_\_ Aluminum Clad    \_\_\_ Molding  
 \_\_\_ Standard lumber Profile    \_\_\_ Other: \_\_\_\_\_

3. Proposed NEW Door Trim: CEDAR

4. Proposed NEW Window Trim: CEDR

5. Trim: Color(s): MATCH EXISTING

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

• **DECKS**

EXISTING:

1. Existing Decking Materials  
\_\_\_ Cedar \_\_\_ Pressure-treated wood \_\_\_ Wood/Plastic Composite  
\_\_\_ Other \_\_\_\_\_

2. Existing Railing Materials  
\_\_\_ Cedar \_\_\_ Pressure-treated wood \_\_\_ Wood/Plastic Composite  
\_\_\_ Other \_\_\_\_\_

PROPOSED:

3. Proposed Decking Materials  
\_\_\_ Cedar \_\_\_ Pressure-treated wood \_\_\_ Wood/Plastic Composite  
\_\_\_ Other \_\_\_\_\_

4. Proposed Railing Materials  
5. Existing Railing Materials  
\_\_\_ Cedar \_\_\_ Pressure-treated wood \_\_\_ Wood/Plastic Composite  
\_\_\_ Other \_\_\_\_\_

----- TO BE COMPLETED BY RESIDENTIAL DESIGN CONSULTANT -----

Date of Review \_\_\_\_\_ Approved By \_\_\_\_\_

To be reviewed by the BZA on: \_\_\_\_\_

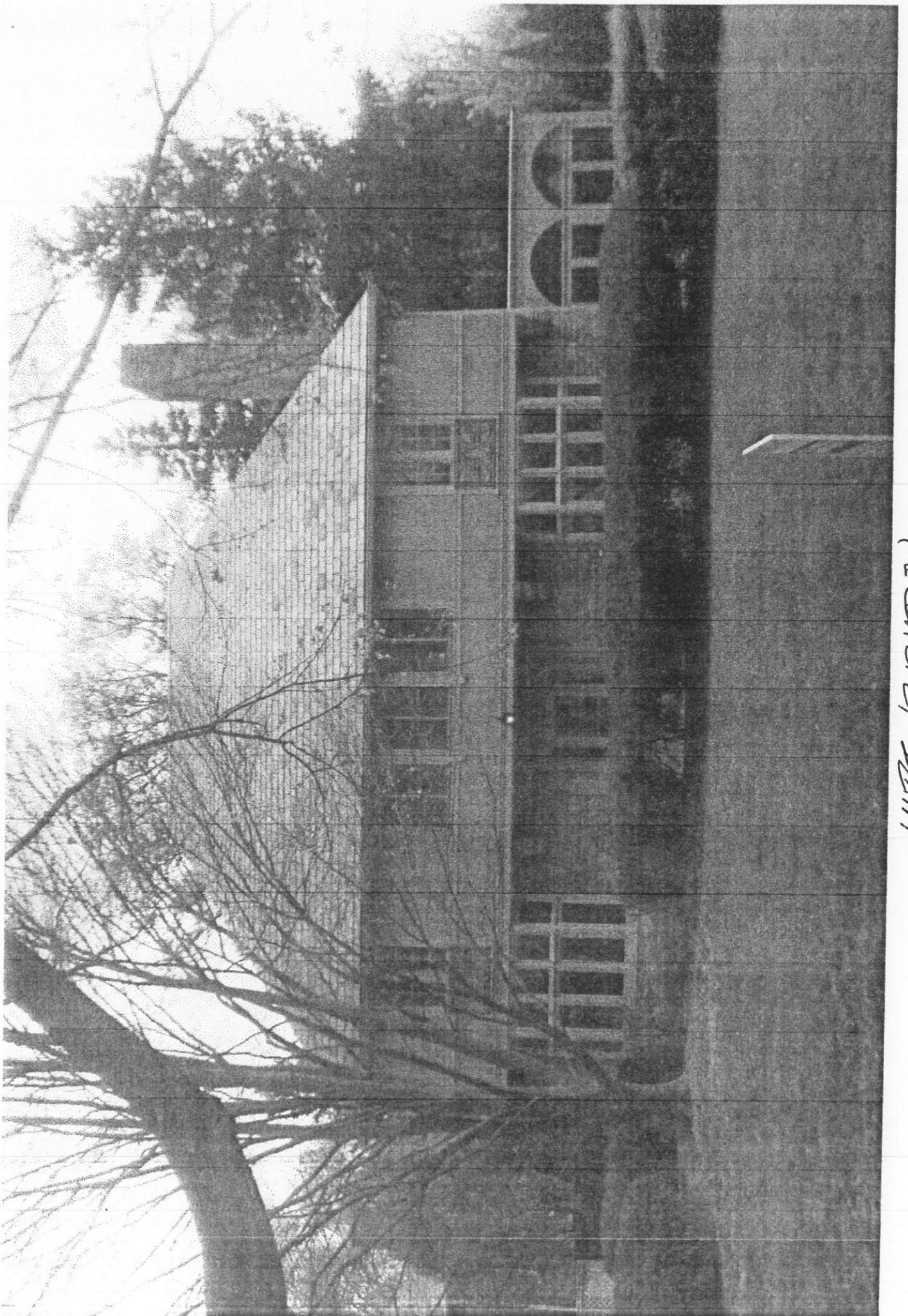
Conditions / Stipulations: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_



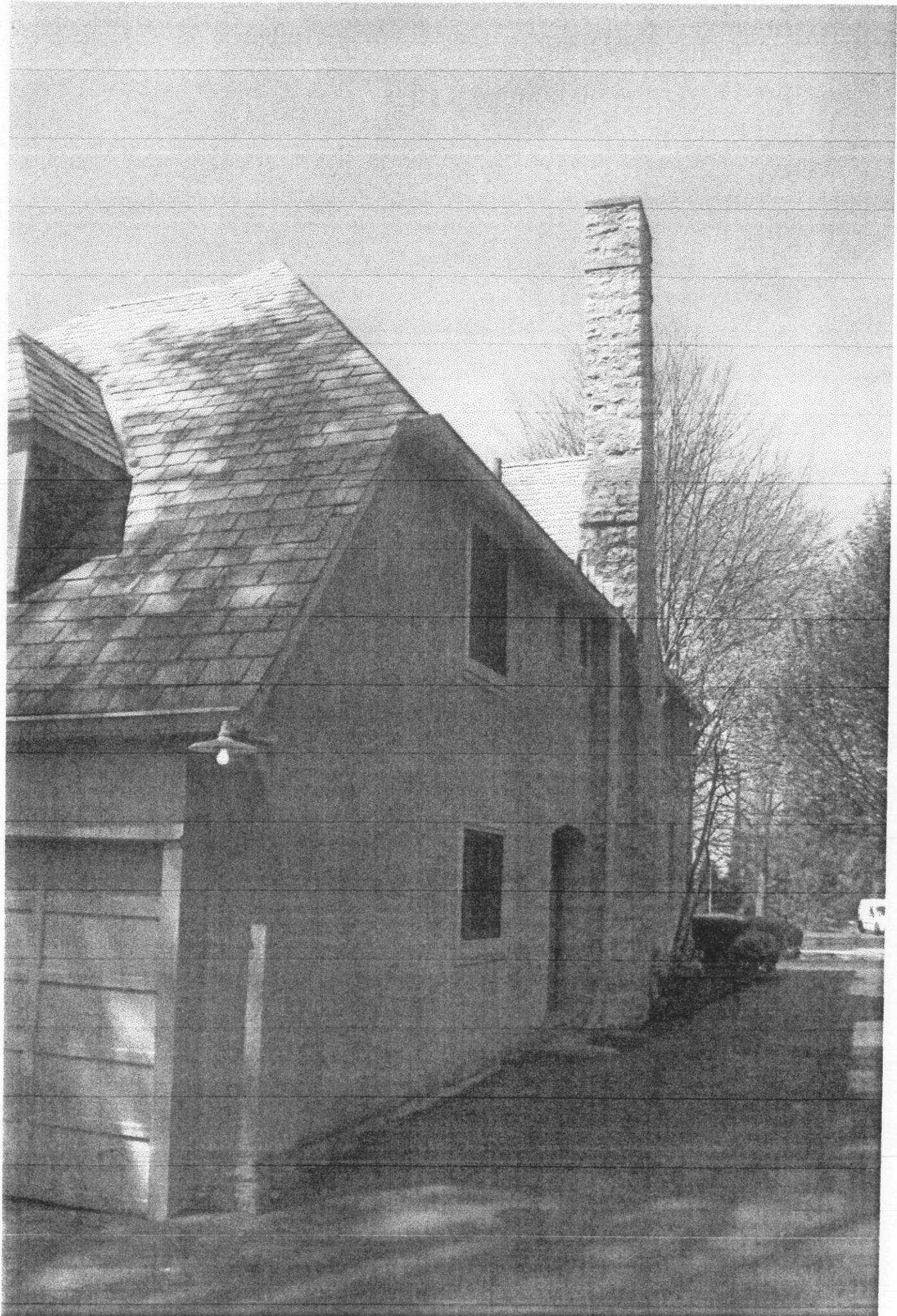
WEST ELEVATION

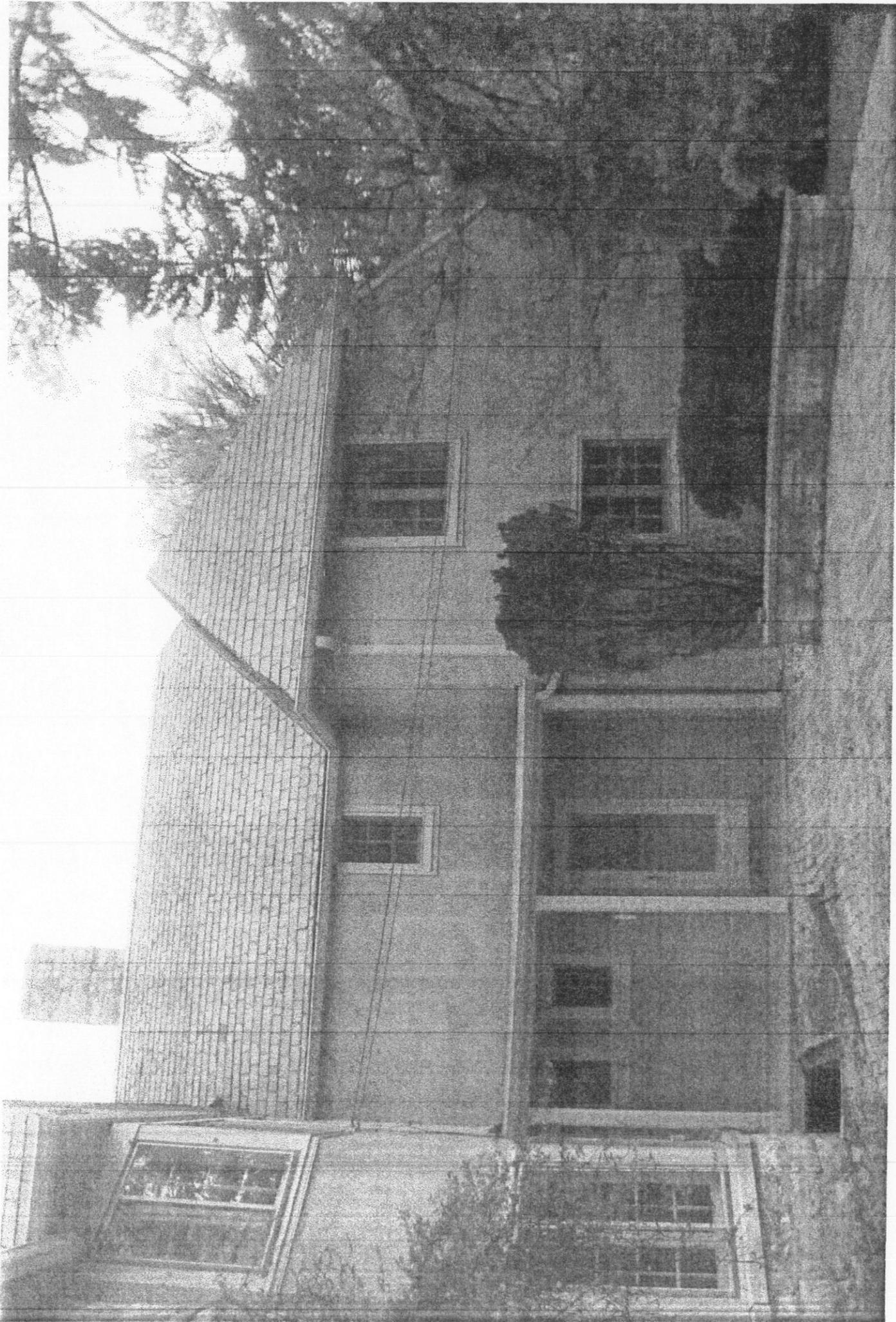


EAST ELEVATION



EAST ELEVATION

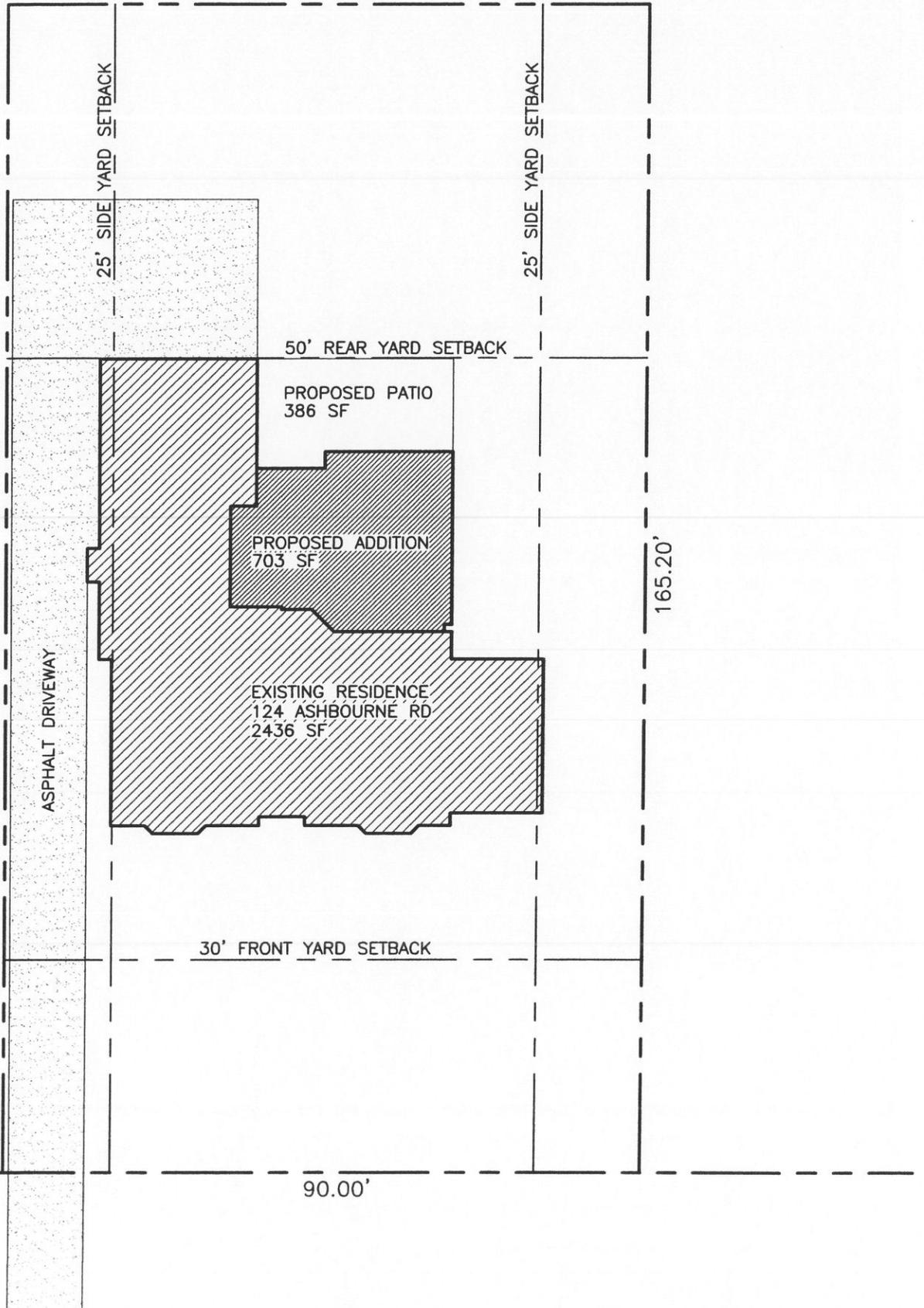




15 WILSON AVENUE







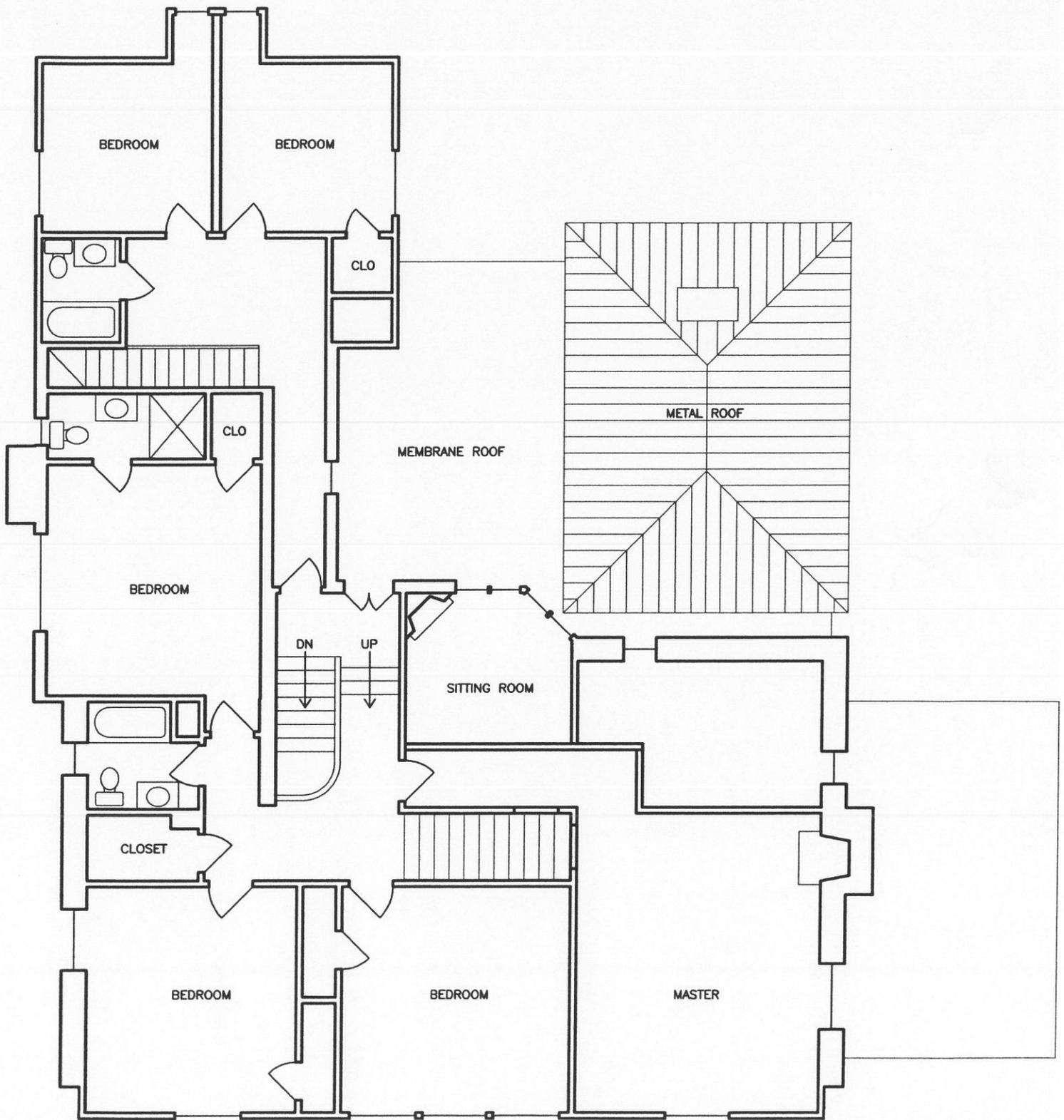
SITE PLAN

1"=20'-0"

04-18-13

RENOVATION FOR:  
**THE O'NAN RESIDENCE**  
 124 ASHBOURNE RD  
 BEXLEY, OHIO 43209



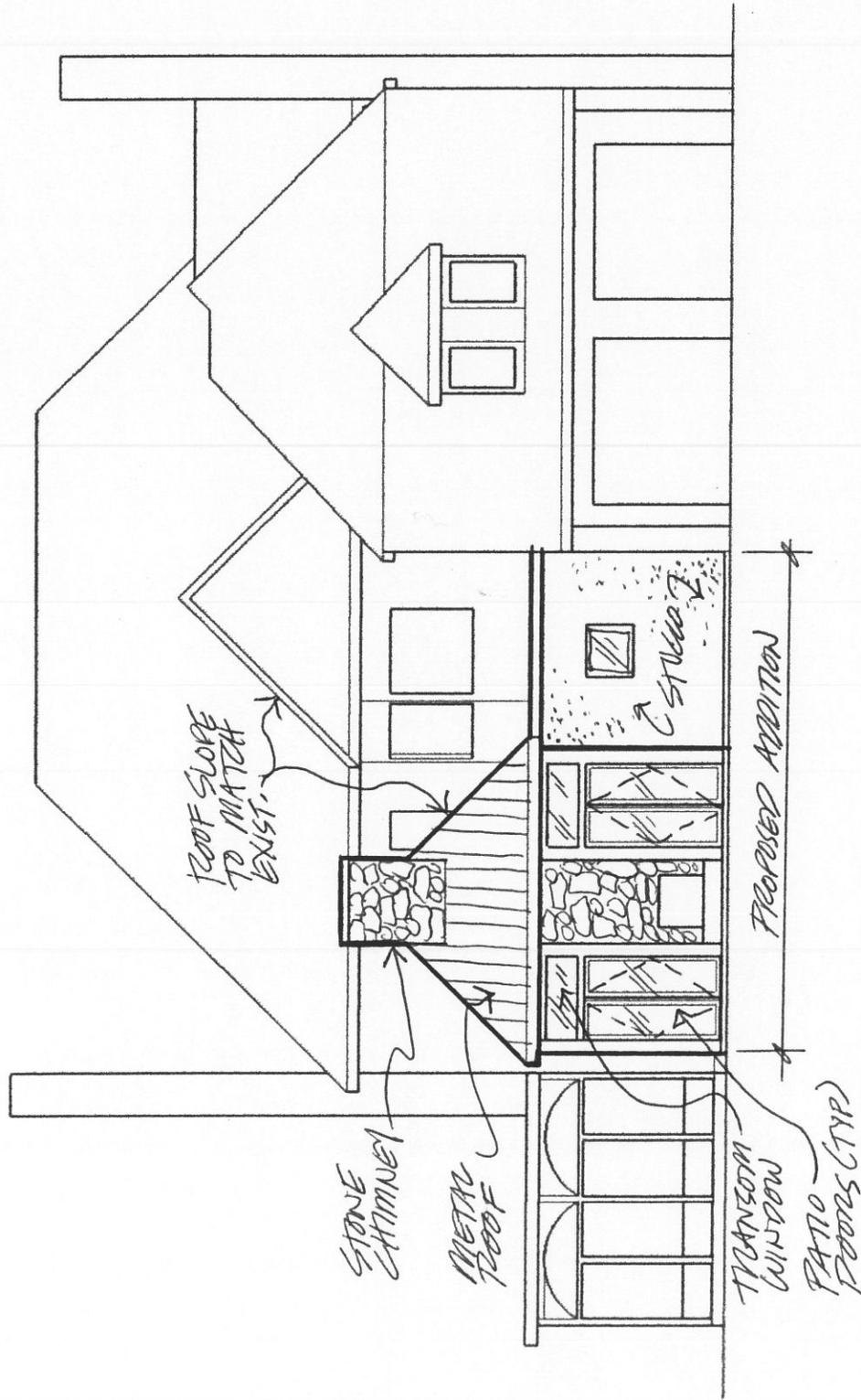


SECOND FLOOR PLAN

1/8"=1'-0"

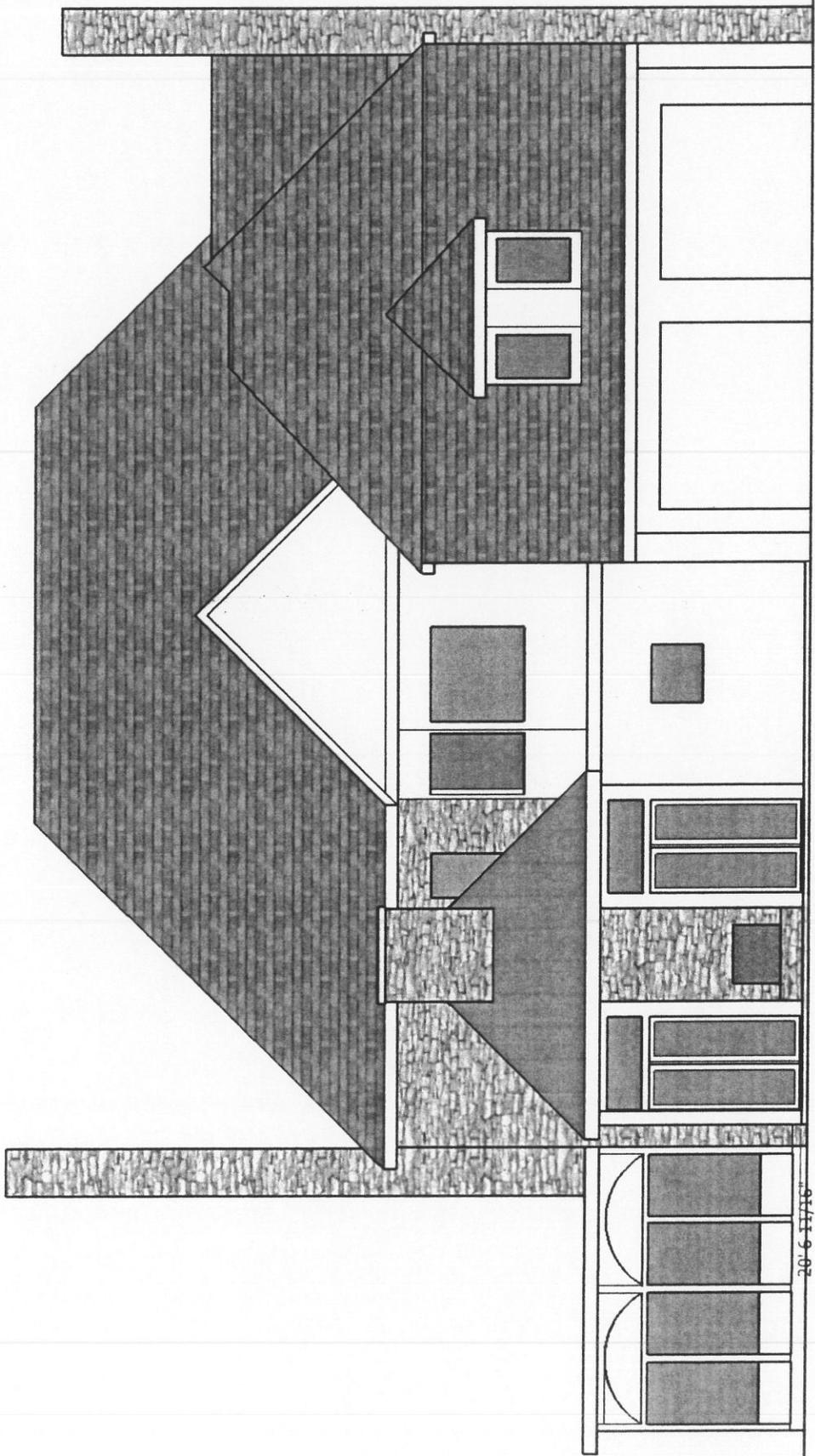
4-18-13

RENOVATION FOR:  
 THE O'NAN RESIDENCE  
 124 ASHBOURNE RD  
 BEXLEY, OHIO 43209



EAST ELEVATION  
 1/8" = 1'-0"

ONAN RESIDENCE  
 124 ASHBOURNE RD



Sheet 9-02



SOUTH ELEVATION  
1/8" = 1'-0"

ONAN RESIDENCE  
124 ASHBOURNE RD

