

**NOTICE OF PUBLIC MEETING
CITY OF BEXLEY
PLANNING COMMISSION**

The Bexley Planning Commission will hold a Public Meeting on the following application on **Monday, July 22nd, 2013 at 6:00 p.m.**, in the City Council Chambers, Bexley Municipal Building, 2242 East Main Street.

SPECIAL NOTE TO THE APPLICANT: Number 6 of the Rules and Regulations of the Planning Commission reads: The applicant or an authorized representative shall attend the meeting. The Commission may dismiss, without hearing, an application if the applicant or authorized representative is not in attendance.

APPLICATION No: 13-0008
APPLICANT: Anna Krupovylanskaya
OWNER: Anna Krupovylanskaya
LOCATION: 2525 E. Main Street

REQUEST: The applicant is seeking Environmental Review and approval of proposed elevation and material changes to the building at this location. The changes include a new front façade and roof-top patio.

A copy of the application is available for review in the Building Department office during the hours of 8:00 a.m. to 4:00 p.m. Monday thru Friday. If you have any questions, please call the Bexley Building Department at 559-4240.

If you need any accommodation or assistance in order to attend the meeting, please contact the City of Bexley at 559-4240 at least 48 hours before the scheduled meeting.

Mailed 07.15.2013

(13-0008)
#20130008 PC

CITY OF BEXLEY



Review Application for:

✓ **PLANNING COMMISSION**
CITY COUNCIL
TREE & PUBLIC GARDEN COMMISSION
2013

APPLICATION TO APPEAR BEFORE:

____ CITY COUNCIL ✓ PLANNING COMMISSION Date: 7/9/2013
____ TREE & PUBLIC GARDEN COMMISSION (Recommendation)

1. This application is submitted for: (please check)

A. Rezoning Lot Split Plat Approval Special Permit
 Variance Conditional Use Other _____

B. Exterior Design Review to include: Building Plans Site Development
 Signage Fence Other Bldg Elevations & Materials changes

2. APPLICATION SUBMITTED FOR PROPERTY LOCATED: 3553 Refugee Rd., Columbus, OH 43232
NAME OF BUSINESS: (Anna Krupovlanskaya) Bexley Premier

3. NAME OF APPLICANT: Anna Krupovylanskaya
Address _____
Telephone Number 614-483-2441 E-mail: ihave@mail.com

4. NAME OF OWNER: Anna Krupovylanskaya
Address 30 North Drexel St.
Telephone Number 614-483-2441 E-mail: ihave@mail.com

5. Narrative description of project / request. (Attach additional sheets, if necessary).
Purposed elevation

PAID

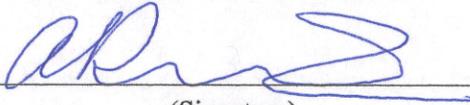
6. If this application involves a Variance, please explain why the Variance is necessary. (Attach additional sheets, if necessary).
NIA

7. Anticipated project schedule (please specify): start date Sept 1 2013

8. what is the linear width of your tenant space? 38 ft
 9. What is the valuation on the project? \$500,000

In order to properly complete the application, the Commission requires that (12 copies) of all supporting material be submitted at the time the application is filed. Failure to comply with this provision will result in having your application withheld from the agenda and returned to the applicant. This is a rule of the Commission and no exceptions will be made.

Be advised, if the Commission decides it needs the services of an independent expert (e.g., 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 thereof shall be paid by the Applicant in addition to the above filing fees.

APPLICANT: 
 (Signature)

DATE: 7/9/2013

FEES: Payment of applicable fees:

- Requests for amendment to previously approved PUR or PUC plans \$300.00
 - Split of lot or existing parcel. \$250.00
 - Replatting or new plat. \$250.00
 - Rezoning: 1 acre (or part thereof) **\$250.00** each additional acre (or part thereof) additional **\$60.00** total = \$ _____
 - Sign Review and Environmental Review are based on the value of project:
- | Valuation of Project | Fee |
|---|---------------------|
| <input type="checkbox"/> \$0 - \$5,000 | \$100.00 |
| <input type="checkbox"/> \$5,001 - \$25,000 | \$200.00 |
| <input type="checkbox"/> \$25,001 - \$75,000 | \$250.00 |
| <input checked="" type="checkbox"/> \$75,001 - \$200,000 | \$350.00 |
| <input type="checkbox"/> \$200,001 - \$750,000 | \$600.00 |
| <input type="checkbox"/> Over \$750,001 | \$1,000.00 |
| <input type="checkbox"/> Variance, | |
| <input type="checkbox"/> Fences and walls: | \$65.00 |
| <input type="checkbox"/> Special Permit, Conditional Uses and All others: | \$90.00 |

(Re-submittal fee \$50)

Fee: Due: \$ ~~_____~~ \$50

\$495.00

Artistic improvements such as sculpture, murals and mobiles shall be exempt from an application fee. However, prior to installation of artistic improvements, an application shall be filed for review and approval by the Commission.

Appeals Procedures

Bexley Code Section 1222.04(c) provides for appeal of the decisions of the Planning Commission to Bexley City Council. Appeals must be in writing and filed with the Clerk of Council within (14) fourteen days after the decision of the Commission is rendered. The decision of City Council is final.

***NOTE :** The appeals procedure is applicable to Environmental Review only, and not to statutory decisions such as platting, lot splits or zoning resolutions.



MEMORANDUM

PROJECT: Renovation of 2525 Main Street, Bexley	DATE: July 9, 2013
RE: Building Elevations/Materials	JOB NO.: JMAC
FROM: John McKay	COPIES:
TO: Kathy Rose	CC:

Kathy: The following are the proposed finishes for the Main Street Building:

First Floor Street Level: Windows: Dark Bronze Finish Storefront:

Walls: Faux Granite:

Canopy: Standing Seam Metal. Green/Bronze Patina.

Glass: Tinted.

Second Floor:

Windows: Pella Wood Clad or Equal

Walls: Smooth Finish Stucco/Dryvit System. Color TBD

Mansard Roof:

Standing Seam Metal. Green/Bronze Patina.

Gutters/Downspouts:

Round. Color to match Mansard/Canopy.

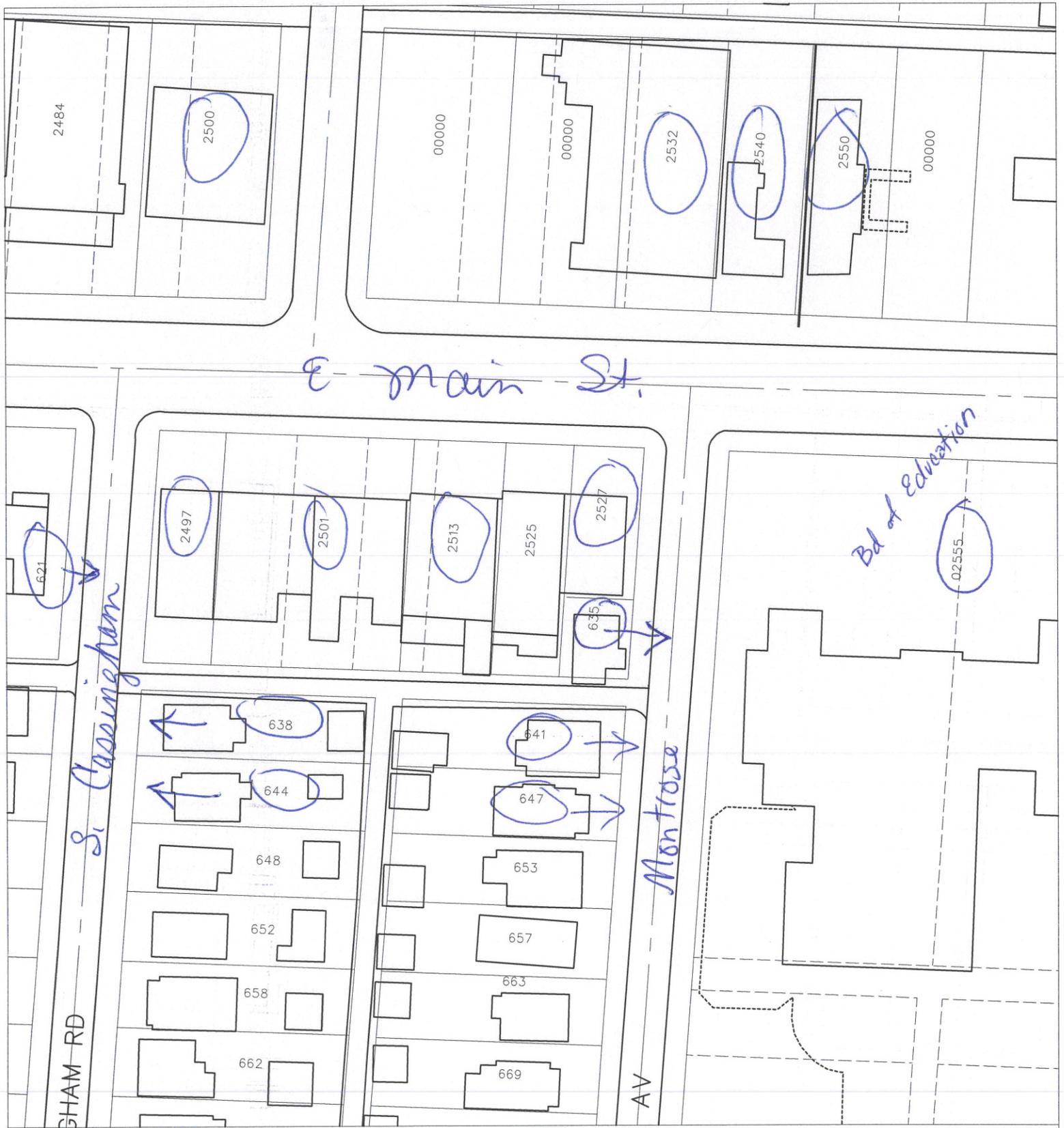
We intend to wash the front of the building with low level lighting from the canopy up. Signage will be on the wall adjacent to the front door. We will submit for approval at a later date.

John McKay AIA
JMAC Architects LLC

SOLUTIONS BY DESIGN

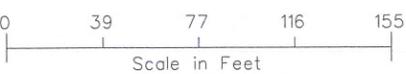
AKNA's

2525 E main



Maps and databases were supplied by the Franklin Co. Auditor's Office. MetaMAP, Inc. is in no way responsible or liable for the maps or databases. Any inquiries should be directed to the Franklin Co. Auditor's Office (614) 462-7272.

MapVUE



JUL 12, 2013 9:57

Proximity Report Results

7855834/7262572

The selection distance was **100 feet**.
The selected parcel was **020-002208**.

To view a table showing the **12 parcels**
within the displayed proximity, scroll down.

 [Get Report](#)

 [Print Window](#)

 [Back to Proximity Report](#)

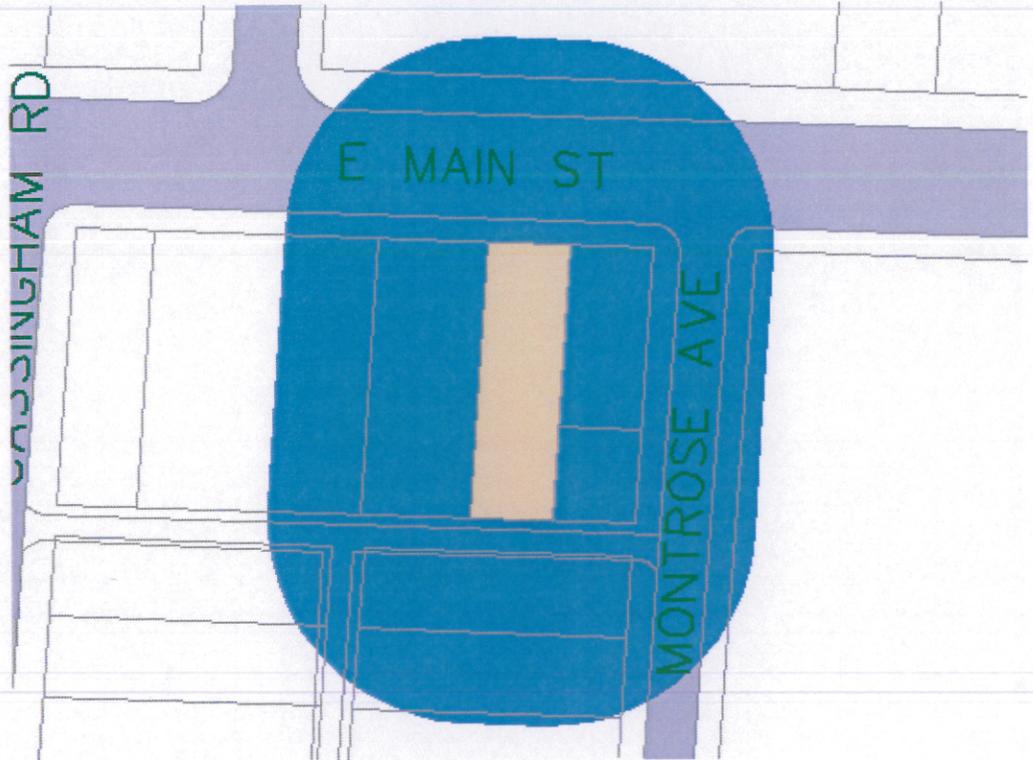


Image Date: Fri Jul 12 09:54:30 2013

Proximity Parcels

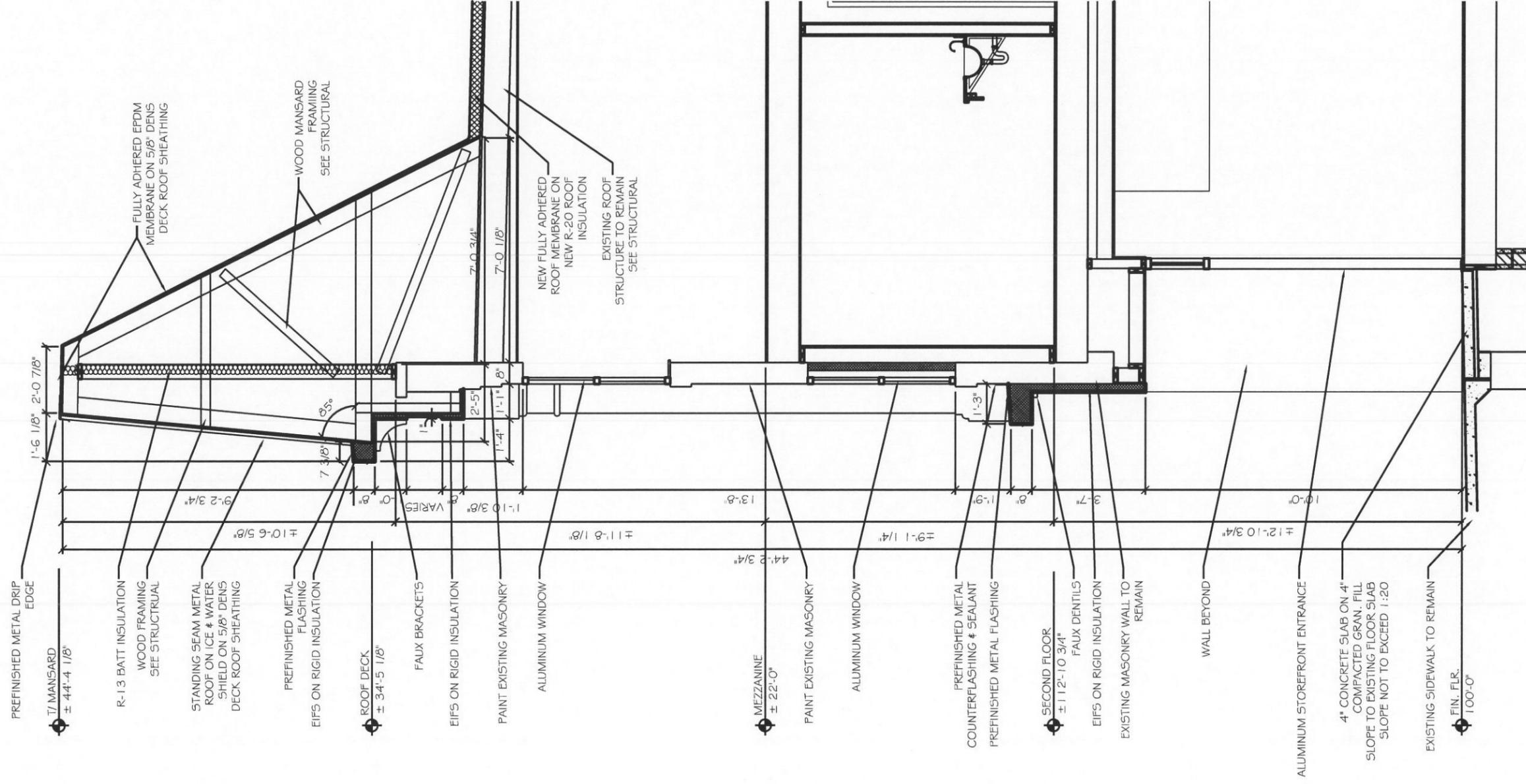
Hint: To copy this report to another program:

1. Hold down the left mouse button over the top-left corner of the area you want to get.
2. Drag the mouse to the bottom-left corner of the desired area.
3. Let go of the mouse button.
4. Select Edit Copy from the menu bar.

You can then Paste the report into another application.

Parcel	Owner Name	Address
020-000607	2513 EAST MAIN LLC	
020-001520	49-50 BEXLEY LLC ET AL	
020-004629	523 SOUTH FOURTH STREET LTD	
020-002446	BOARD OF EDUCATION OF BEXLEY S D	
020-000564	BURFIELD LARRY R BURFIELD SHARON K	
020-004257	CASELL THOMAS R & JANINE A	
020-000604	CRV-XVI MAIN CASSINGHAM LIMITED	
020-002208	EMPIRE SQUARE LLC	
020-000681	GARY RONALD T	
020-001859	LUCAS GEORGE F III LUCAS PEGGY K	
020-002846	SCHLESINGER JUDITH	
020-001981	ZVONEK STEVEN J A	





3

WALL SECTION

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