

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

The Bexley Planning Commission will hold a Special Public Meeting on the following application on **Monday, August 26th, 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: 13-0011
APPLICANT: Daniel Morgan – Behal Sampson Dietz
OWNER: Daniel DaMuth
LOCATION: 5 Lyonsgate

REQUEST: The applicant is seeking Environmental Review and approval to allow a screen porch enclosure on an existing patio, located on the north side of Unite No. 5 in the Lyonsgate Development.

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 by: 8.19.13

CITY OF BEXLEY



Review Application for: PLANNING COMMISSION CITY COUNCIL TREE & PUBLIC GARDEN COMMISSION 2013

20130011 PC

APPLICATION TO APPEAR BEFORE:

 CITY COUNCIL X PLANNING COMMISSION Date: August 7th, 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 _____

2. APPLICATION SUBMITTED FOR PROPERTY LOCATED: 5 LYONSGATE
NAME OF BUSINESS: _____

3. NAME OF APPLICANT: DANIEL MORGAN (BEHAL SAMPSON DIETZ)
Address 990 W. THIRD AVENUE
Telephone Number 614-464-1933 E-mail: dmorgan@bsdarchitects.com

4. NAME OF OWNER: DANIEL DEMUTH
Address 5 LYONSGATE
Telephone Number 614-404-8639 E-mail:

5. Narrative description of project / request. (Attach additional sheets, if necessary).
ENCLOSE EXISTING PAVER PATIO WITH A SCREENED
IN ENCLOSURE

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

7. Anticipated project schedule (please specify): start date A.S.A.P.

P.A.I.D.
\$ 300

****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 5 LYONSGATE Zoning District PUR

Lot Width 52 ft Depth 94 ft Total Area 4540 sq ft

Existing Residence (foot print) 2302 sq ft Garage N/A sq ft

Existing Building Height _____ one-story two-story

Proposed Addition (foot print) 133 sq ft 13'-4" Height one-story _____ two-story

Proposed Garage N/A sq.ft. N/A Height _____ one-story _____ two-story

Permitted Lot Coverage 45 % = 2043 sq ft

Lot to be covered 53 % = 2438 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 DANIEL MORGAN (BEHAL SAMPSON DIETZ)

Contractor/Builder BEHAL SAMPSON DIETZ

Preliminary Review _____ Final Review

• DESCRIPTION OF CHANGES PROPOSED ENCLOSE AN EXISTING PAVER PATIO WITH A SCREENED-IN ENCLOSURE.

• 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: ASPHALT SHINGLES, TO MATCH EXISTING

• **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: N/A

4. New Window Style, Material & Color: N/A

• **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 _____ /Style _____ Color _____

• **EXTERIOR WALL FINISHES**

TYPE		Manufacture, Style, Color
Existing	Proposed	
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Natural Stone _____
<input type="checkbox"/>	<input type="checkbox"/>	Cultured Stone _____
<input type="checkbox"/>	<input type="checkbox"/>	Brick _____
<input type="checkbox"/>	<input type="checkbox"/>	Mortar _____
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Stucco _____
<input type="checkbox"/>	<input type="checkbox"/>	Wood Shingle _____
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Wood Siding <u>PAULOWNIA, PAINTED TO MATCH EXISTING</u>
<input type="checkbox"/>	<input type="checkbox"/>	Vinyl Siding _____
<input type="checkbox"/>	<input type="checkbox"/>	Aluminum Siding _____
<input type="checkbox"/>	<input type="checkbox"/>	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: PAULOWNIA

4. Proposed NEW Window Trim: PAULOWNIA

5. Trim: Color(s): PAINTED TO MATCH EXISTING

** Do the proposed changes affect the overhangs? YES

• **DECKS** N/A

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: _____

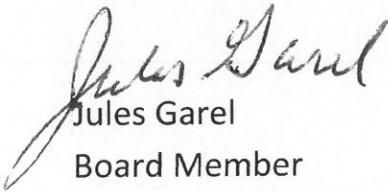
Conditions / Stipulations: _____

August 12, 2013

Kathy Rose
Bexley City Hall
Bexley, OH 43209

Dear Kathy:

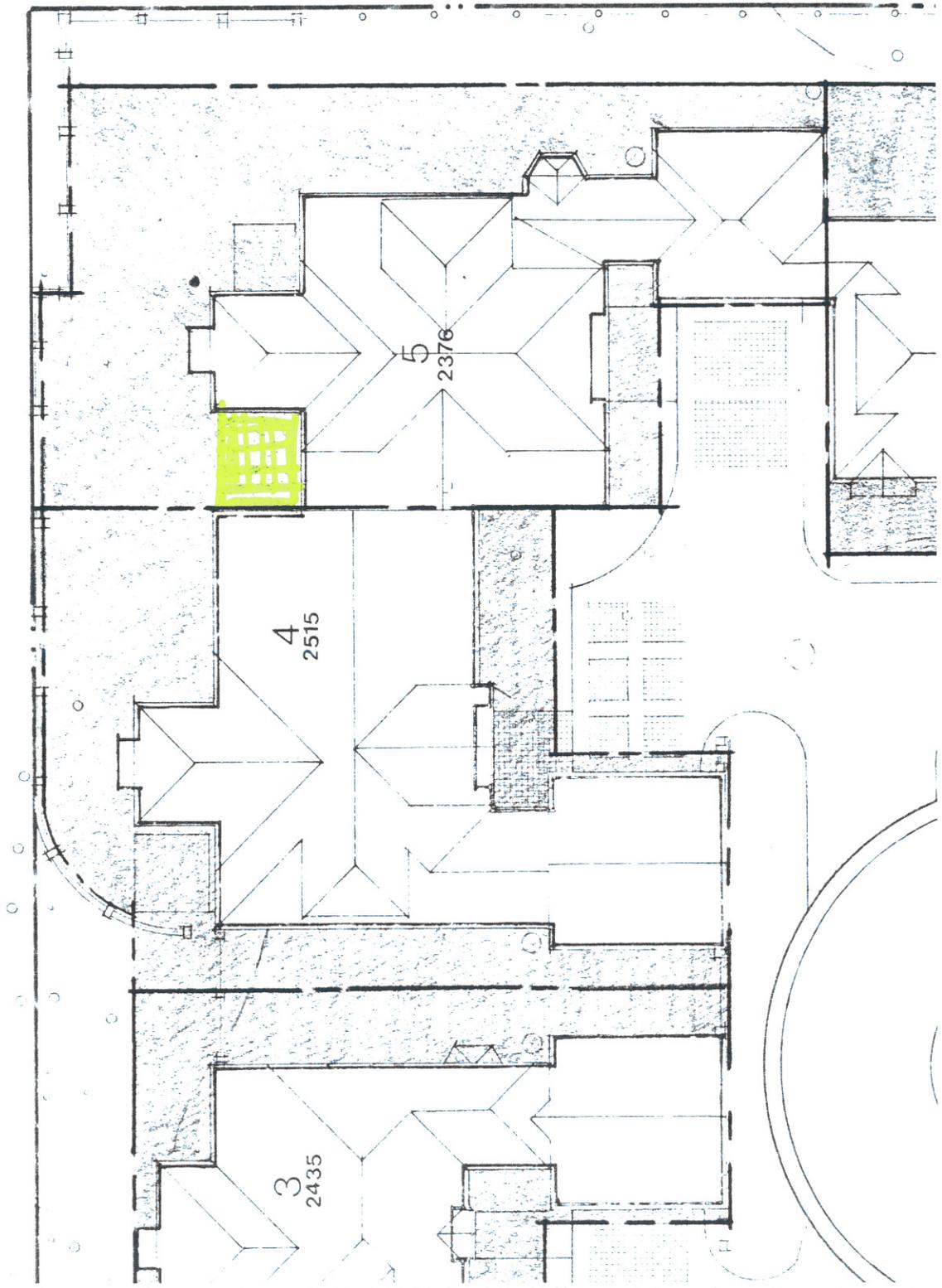
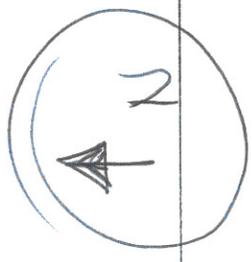
This letter is to confirm the approval by the Lyonsgate HOA Board of the patio enclosure project proposed at #5 Lyonsgate. Behal, Simpson and Dietz drawings have been reviewed by the Lyonsgate Board as well as review and approval by the adjacent neighbors and approval has been confirmed. Please call with questions or comments.



Jules Garel
Board Member
Lyonsgate HOA Board

780

Clifton Ave.

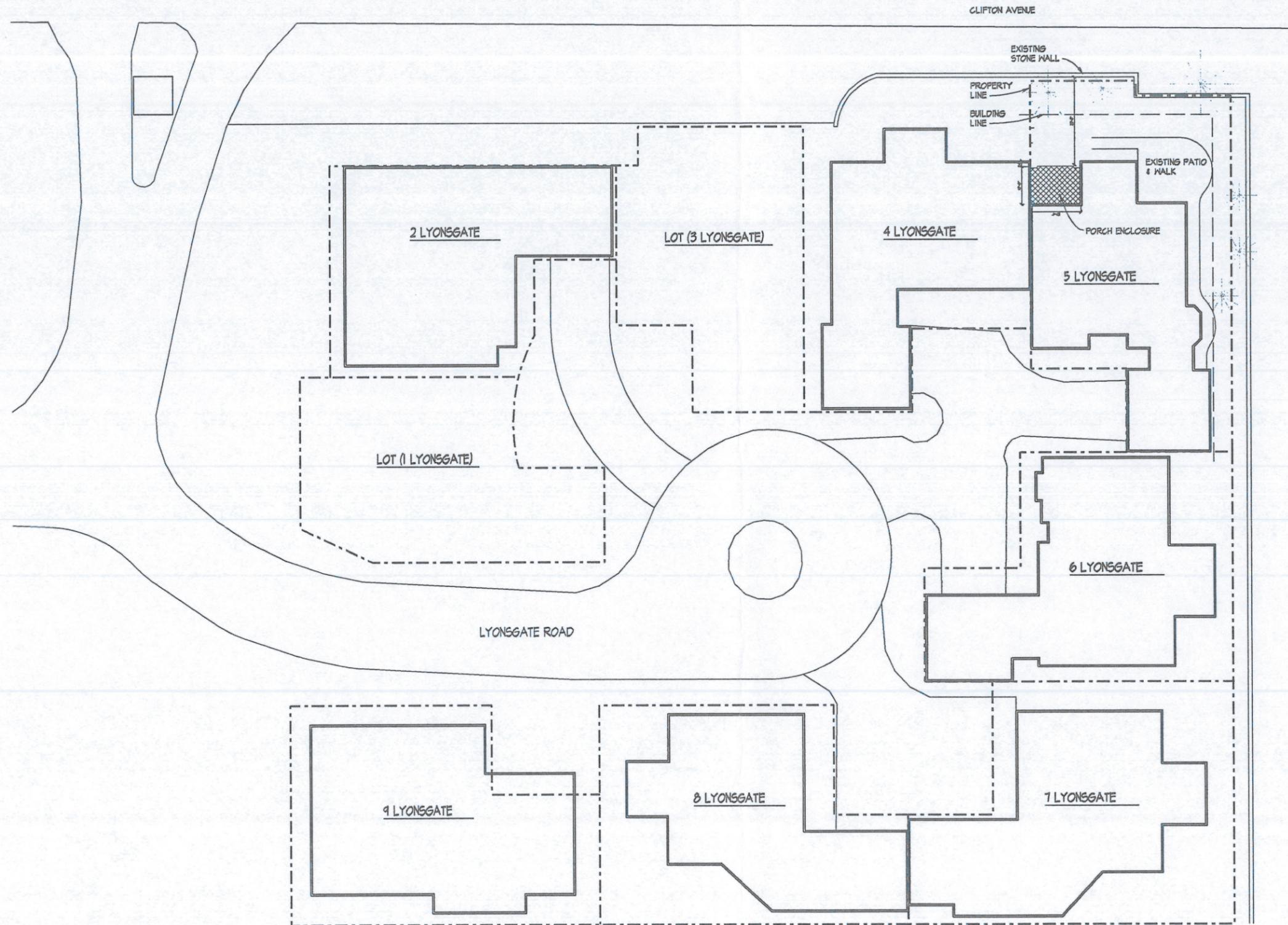




#1







BEXLEY ARCHITECTURAL REVIEW



5 LYONSGATE
VICINITY MAP

SCALE: 1" = 30'-0"

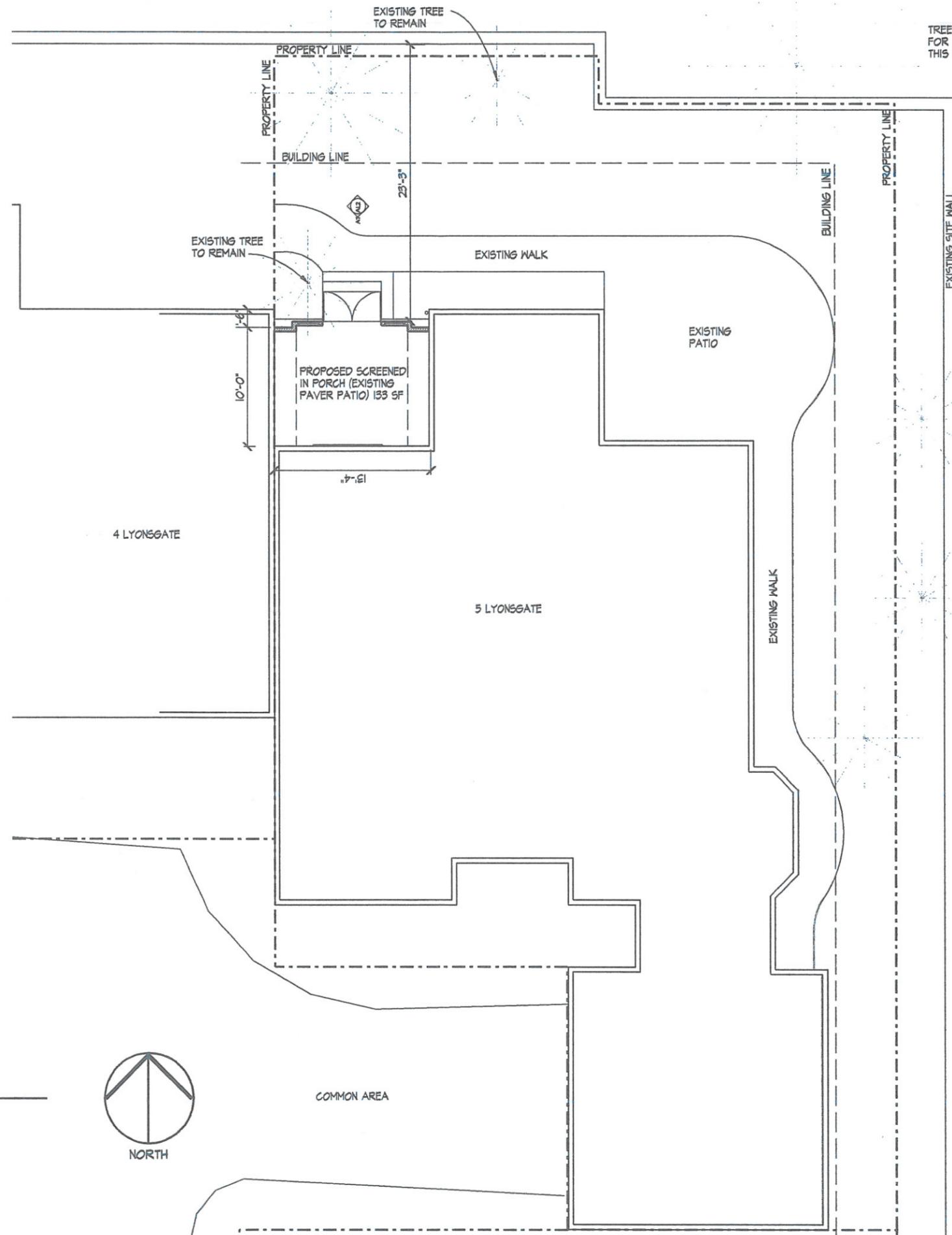
DeMUTH RESIDENCE

5 LYONSGATE
BEXLEY, OHIO

AUGUST 7TH, 2013



TREES SHOWN FOR REFERENCE ONLY
THIS IS NOT A TREE SURVEY



SCREENED-IN PORCH SITE PLAN

SCALE: 1" = 10'-0"



PROJECT DESCRIPTION

THIS PROJECT IS LOCATED AT AN EXISTING TWO-STORY SINGLE FAMILY RESIDENCE AND CONSISTS OF ENCLOSING AN EXISTING PAVER PATIO WITH A SCREENED-IN ENCLOSURE. NO CHANGE OF USE IS PROPOSED. TOTAL SQUARE FOOTAGE OF THE PROPOSED PROJECT IS 133 SQ. FT.

BEXLEY ARCHITECTURAL REVIEW

DeMUTH RESIDENCE

5 LYONSGATE
BEXLEY, OHIO

AUGUST 7TH, 2013



A PARTIAL REAR YARD ELEVATION
SCALE: 1/4" = 1'-0"

BEXLEY ARCHITECTURAL REVIEW

DeMUTH RESIDENCE

5 LYONSGATE
BEXLEY, OHIO

AUGUST 7TH, 2013