

**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 8, 2014, 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.

- a. Application No.: 14-011
- Applicant: Pete Foster
- Owner: Larry Long
- Location: 968 S. Remington Rd.
- Request: The applicant is seeking architectural review and approval to allow exterior changes to the principal structure. The changes include: modifications to the front porch, extended roof line, new stairs and patio at the rear of the principal structure, and new siding on the house and garage.

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 05-01-2014



# CITY OF BEXLEY

## BOARD OF ZONING APPEALS and ARCHITECTURAL REVIEW APPLICATION

Application Number 204011V

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 968 S. REMINGTON RD      Zoning District \_\_\_\_\_

6. OWNER LARRY & JENNIE LUNG      Phone # 231-4161 or Cell # 560-0562  
*\* If Applicant is NOT owner, a letter must be submitted giving applicant permission to represent the owner's review request.*

7. Applicant Larry + Jennie Lung E-mail larrylungop@gmail.com Phone # 231-4161 or Cell# 560-0562  
Address 968 S Remington Rd (City, State, Zip) Bexley, OH 43209

8. Brief Description of Request and/or Variance Modifications to front porch front roofline, Rear entry + Steps, Rear Roofline, and Siding on House and Garage + install rear ground level patio.

9. Valuation of Project \$ 45-50,000

- 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 Larry Lung /DATE \_\_\_\_\_

Fee: based on valuation	\$	<u>110.00</u>
Fee: based on variance	\$	<u>0</u>
Other	\$	<u>0</u>
<b>TOTAL FEE DUE</b>	<b>\$</b>	<b><u>\$110.00</u></b>

\*\*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 968 S Remington Rd Zoning District R.6

Lot Width 50 ft Depth 135 ft Total Area 6750 sq ft

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

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

Proposed Addition (foot print) \_\_\_\_\_ sq ft \_\_\_\_\_ Height \_\_\_\_\_ one-story \_\_\_\_\_ two-story NO CHANGE

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

Permitted Lot Coverage 35 % = 2362.5 sq ft

Lot to be covered \_\_\_\_\_ % = \_\_\_\_\_ sq ft NO CHANGE

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 Pete Fuster

Contractor/Bullder UNDETERMINED

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

• DESCRIPTION OF CHANGES PROPOSED New Vinyl Siding on House + Garage; Rework of current front porch; replace rear stairs/stair extend roof line; install ground level patio in back.

• 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

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

2. New Shingle Manufacturer: Match existing asphalt shingles on slight modification to roof line front & back

3. New Roofing Type, Style & Color: \_\_\_\_\_

• **WINDOWS**

- Existing Window Style:
  - Casement  Double Hung  Horizontal Sliding  Awning
  - Fixed  Exterior Storm  Other: \_\_\_\_\_
- Existing Window Materials:
  - Wood  Vinyl  Vinyl Clad Wood  Aluminum Clad Wood
  - Aluminum  Metal  Other: \_\_\_\_\_
- New Window Manufacturer: No New Windows on House
- New Window Style, Material & Color: New Windows on S Side of Garage

• **DOORS**

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

- Entrance Door Type  Wood  Insulated Metal  Fiberglass  
 Sidelights  Transom Window
  - Garage Door Type  Wood  Insulated Metal  Fiberglass
  - Door Finish  Stained  Painted
- Proposed Door Type New Storm Door Front Style \_\_\_\_\_ Color \_\_\_\_\_  
New Entry Door Back

• **EXTERIOR WALL FINISHES**

TYPE		Manufacture, Style, Color
Existing	Proposed	
( )	( )	Natural Stone _____
( )	( )	Cultured Stone _____
( )	( )	Brick _____
( )	( )	Mortar _____
( )	( )	Stucco _____
( )	( )	Wood Shingle _____
(X)	( )	Wood Siding _____
( )	(X)	Vinyl Siding _____
(X)	( )	Aluminum Siding _____
( )	( )	Other _____

• **EXTERIOR TRIM**

- Existing Door Trim:
  - Cedar  Redwood  Pine  Vinyl
  - Wood composite  Aluminum Clad  Molding
  - Standard lumber Profile  Other: \_\_\_\_\_
- Existing Window Trim:
  - Cedar  Redwood  Pine  Vinyl
  - Wood composite  Aluminum Clad  Molding
  - Standard lumber Profile  Other: \_\_\_\_\_
- Proposed NEW Door Trim: ~~XXXXXXXXXXXXXXXXXXXX~~ N/A

4. Proposed NEW Window Trim: Aluminum

5. Trim: Color(s): White

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

• **DECKS**

EXISTING:

- Front Porch
1. Existing Decking Materials  
 Cedar  Pressure-treated wood  Wood/Plastic Composite  
 Other Pine + Screens
2. Existing Railing Materials  
 Cedar  Pressure-treated wood  Wood/Plastic Composite  
 Other \_\_\_\_\_

PROPOSED:

- Front Porch
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 Pine Screens to be replaced with composite railing + posts

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

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

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

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

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**Property Report**

Generated on 04/25/14 at 11:24:19 AM

Parcel ID <b>020-003949-00</b>	Map Routing No <b>020-N111 -017-00</b>	Card No <b>1</b>	Location <b>968 REMINGTON RD</b>
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GIS



**Disclaimer**  
 This drawing is prepared for the real property inventory within this county. It is compiled from recorded deeds, survey plats, and other public records and data. Users of this drawing are notified that the public primary information source should be consulted for verification of the information contained on this drawing. The county and the mapping companies assume no legal responsibilities for the information contained on this drawing. Please notify the Franklin County GIS Division of any discrepancies.

The information on this web site is prepared for the real property inventory within this county. Users of this data are notified that the public primary information source should be consulted for verification of the information contained on this site. The county and vendors assume no legal responsibilities for the information contained on this site. Please notify the Franklin County Auditor's Real Estate Division of any discrepancies.

968 S. Remington

### Proximity Report Results

8790892/5967711

The selection distance was **75 feet**.

The selected parcel was **020-003949**.

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

 [Get Report](#)

 [Print Window](#)

 [Back to Proximity Report](#)

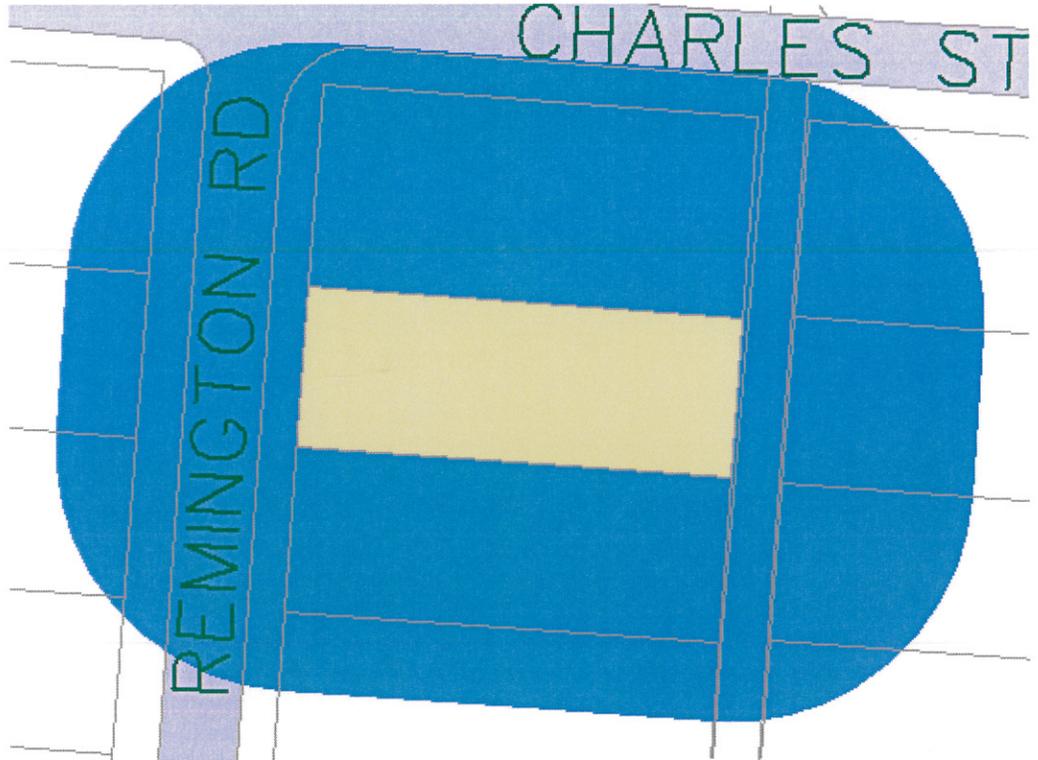


Image Date: Fri Apr 25 11:22:57 2014

### 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
020-003948	BERGSTROM LEAH	974 REMINGTON RD
020-003962	CHAPMAN LAURIE B	971 REMINGTON RD
020-003961	DAVIS REBECCA M	977 REMINGTON RD
020-003964	FINLEY CHUCK E	957 REMINGTON RD
020-003929	GUDMUNDSON MARY K	985 VERNON RD
020-003927	GUZOWSKI NANCY A	969 VERNON RD
020-003947	JAMES DALE H & MARY L CO-TRS	982 REMINGTON RD
020-003963	LEHMAN MARJORIE A & SHEILA D	967 REMINGTON RD
020-003949	LONG LARRY L LONG GENEVIEVE I	968 REMINGTON RD
020-003930	MILLER SHELLEY J B MILLER DENNIS L	989 VERNON RD
020-003928	STEWART MARK A & DEBRA S	979 VERNON RD
020-003950	SULLIVAN CHRISTOPHER SULLIVAN MICHE	962 REMINGTON RD

