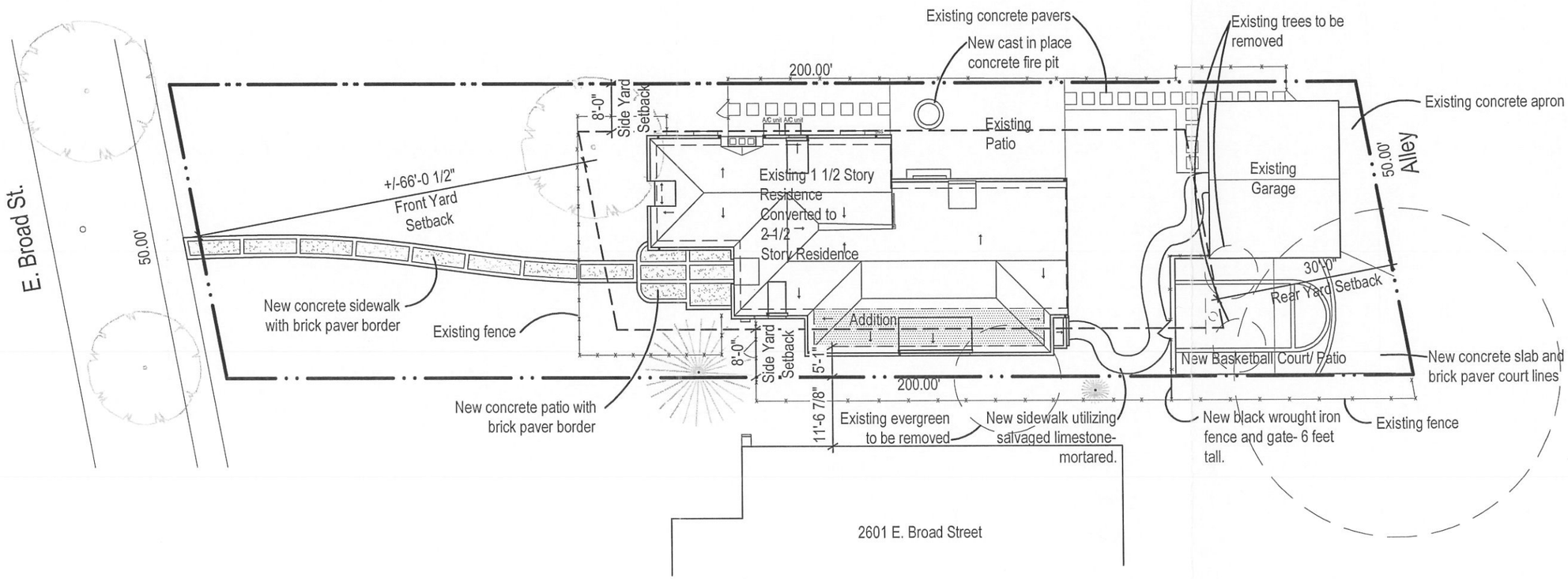

Proposed Site Plan

SCALE: 1" = 20'-0"

NORTH

LOT COVERAGE FOR R6 ZONING DISTRICT		
REQUIRED LOT SIZE: 6,000 sq. ft. minimum		
ACTUAL LOT SIZE: 9,829 sq. ft.		
	SQ. FOOTAGE	% OF LOT
MAXIMUM LOT COVERAGE PERMITTED	3,440.15 sq. ft.	35.00%
EXISTING LOT COVERAGE	2,064.80 sq. ft.	21.00%
PROPOSED NEW 2 1/2 STORY ADDITION	+243 sq. ft.	+2.47%
PROPOSED TOTAL NEW LOT COVERAGE	2307.80 sq. ft.	23.48%

VARIANCES REQUESTED	
1252.03 (d) -	Requesting variance to side yard setback requirement of 8'-0" for new 2 1/2 story addition to encroach the west side setback line by 2'-11" +/-.

*All information shown on this site plan is approximate, and must be verified with a detailed survey prepared by a State of Ohio Licensed Surveyor. The site plan is comprised of information owner provided survey prepared by Albert J. Myers dated 12.03.07.
The site plan is conceptual in nature and shall only be used for general purposes. Rogers Krajnak Architects, Inc. shall maintain no liability for the information contained on this site plan.

The Agriesti Residence

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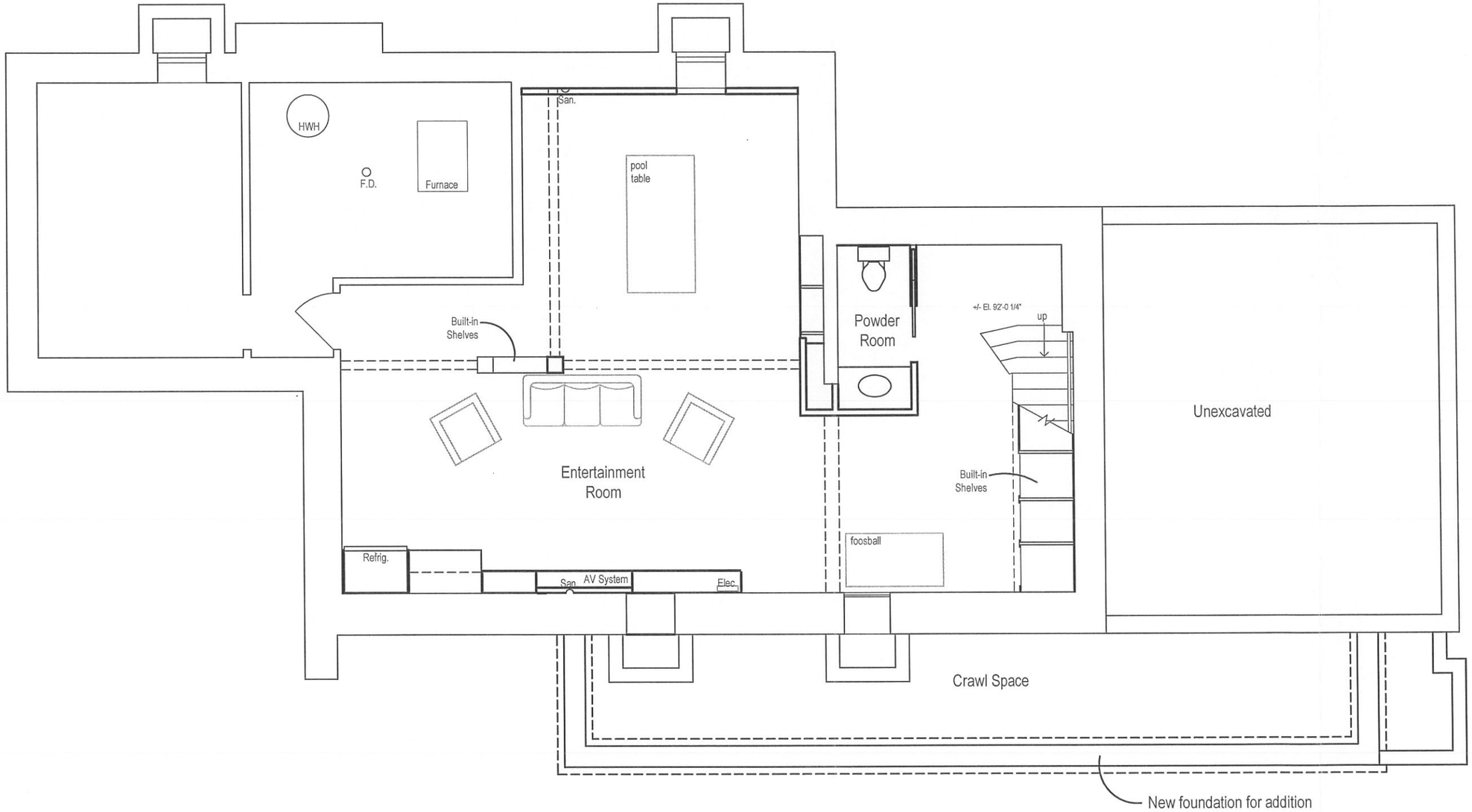

Basement Plan

3/16"=1'-0"

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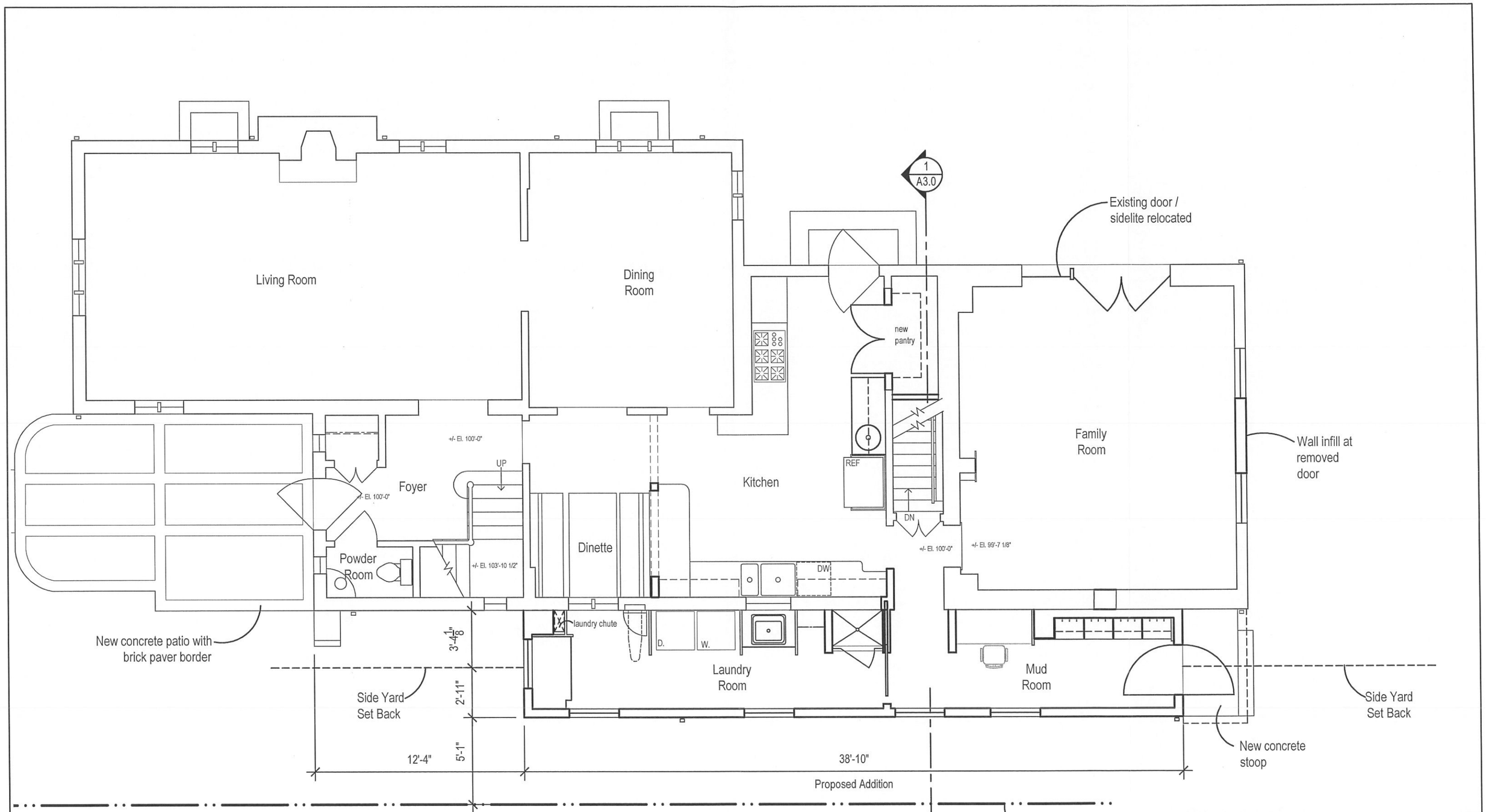

First Floor Plan

3/16"=1'-0"

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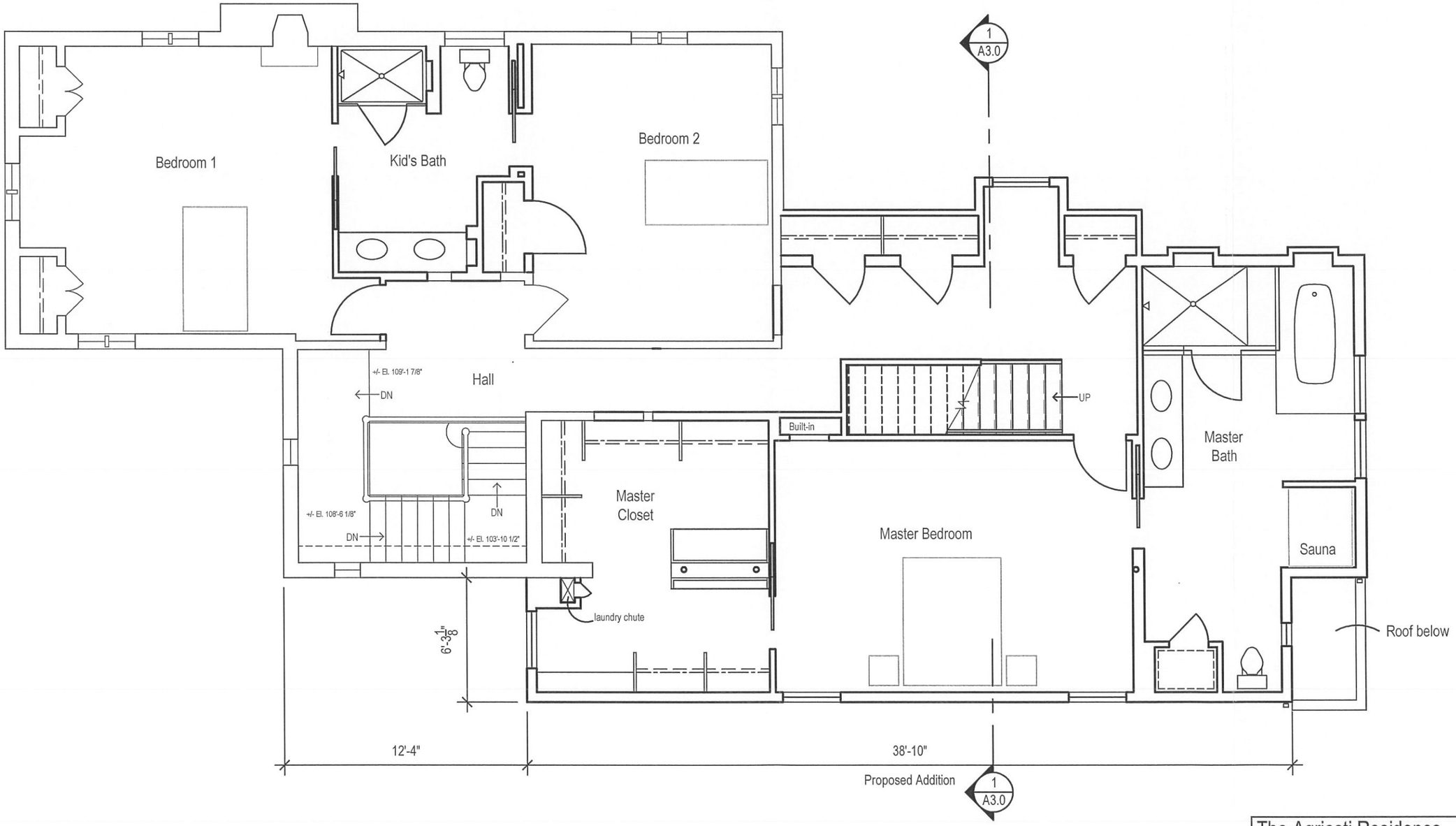

Second Floor Plan

3/16"=1'-0"

NORTH

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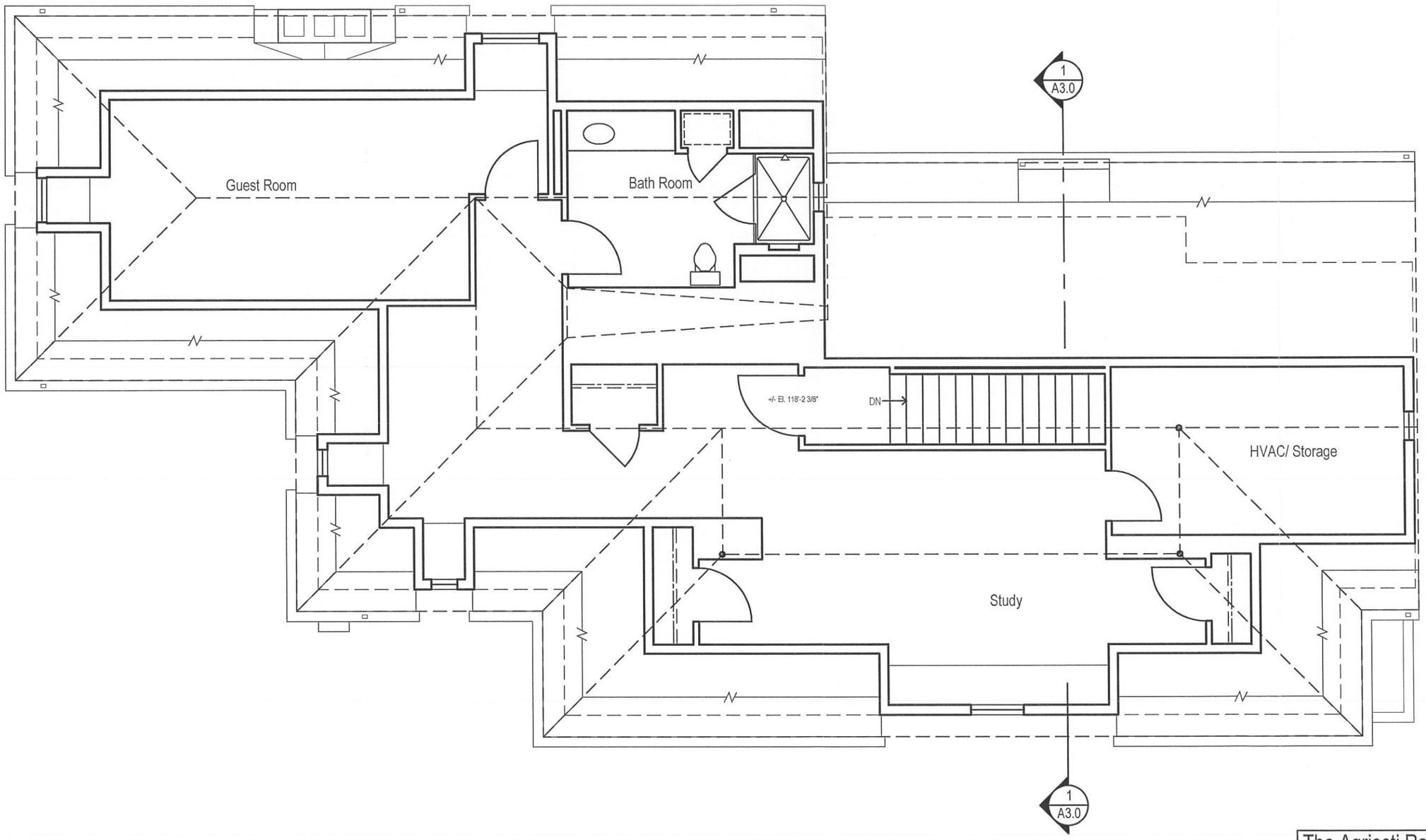

Attic Floor Plan

3/16"=1'-0"

NORTH

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12.05.14
Final
Schematic Design

A1.3

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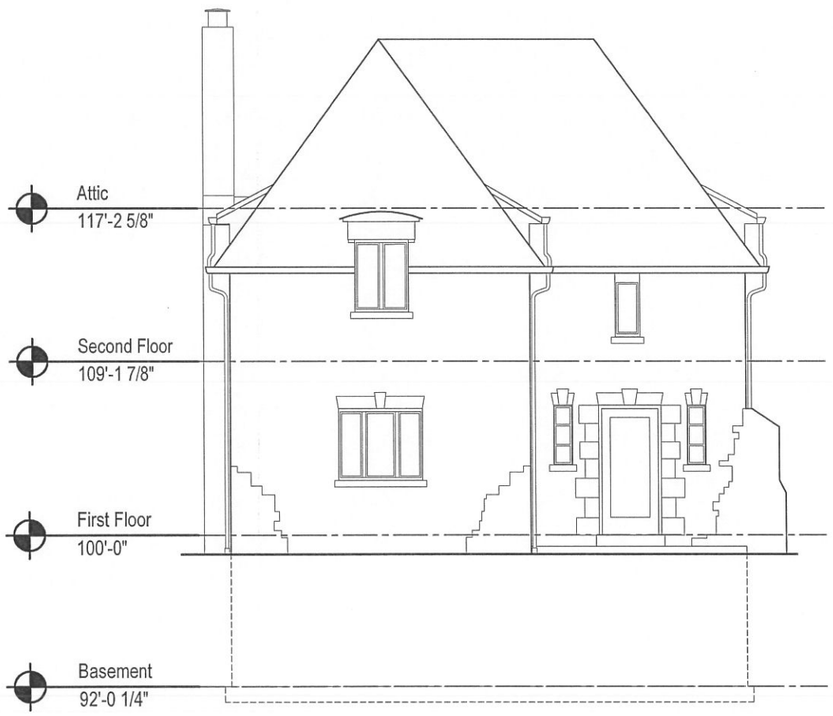
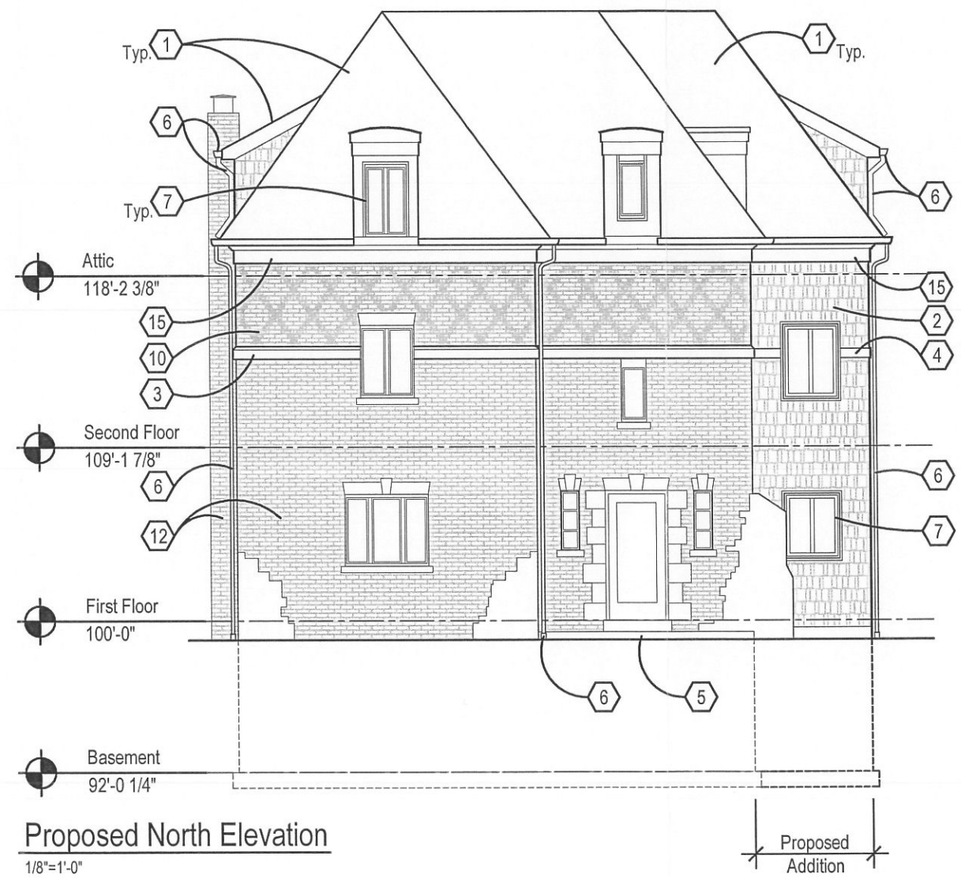


Existing North Elevation

1/8"=1'-0"



Proposed North Elevation

1/8"=1'-0"

CODED NOTES:

1. New charcoal gray dimensional 30 year shingles.
2. New wood shake siding to match existing, painted gray.
3. New limestone trim with sloped top.
4. New wood trim, painted gray.
5. New concrete porch slab with brick paver border. Slope minimum 1/8" per foot.
6. New gray aluminum gutters and downspouts.
7. New wood casement windows with vertical muntin to match existing.
8. Dashed line indicates location of matching wall infill at removed brick locations.
9. New concrete porch and steps.
10. New brick with diagonal pattern utilizing dark gray brick color from existing blend below and running bond brick to match existing brick.
11. New half lite storm door with dog door.
12. Existing brick to remain.
13. Existing door, relocated and painted gray.
14. New brick step.
15. New wood frieze trim, painted gray.

Note: Existing window frames and trim to be painted gray - typ. The existing garage will also be painted.

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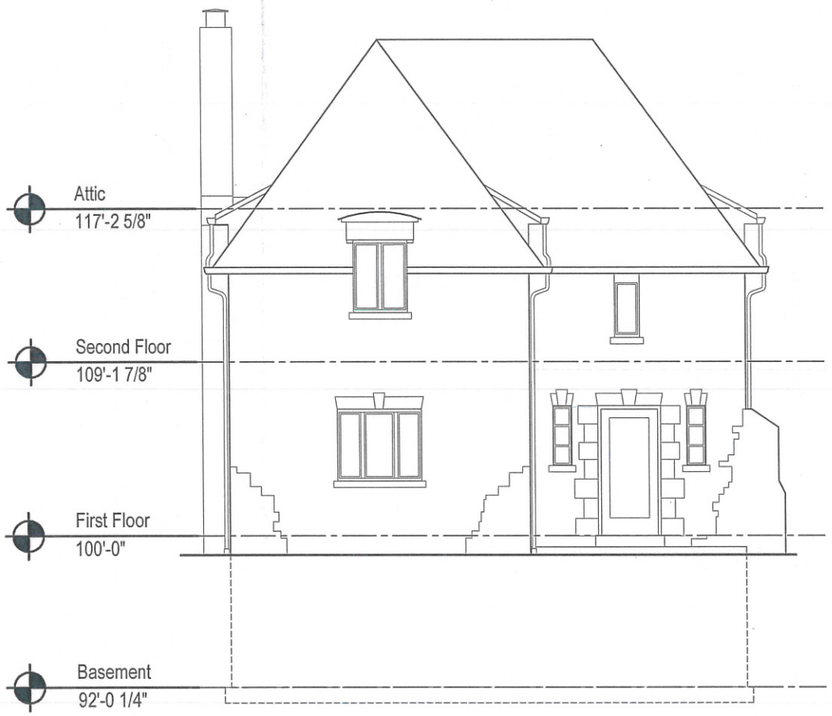
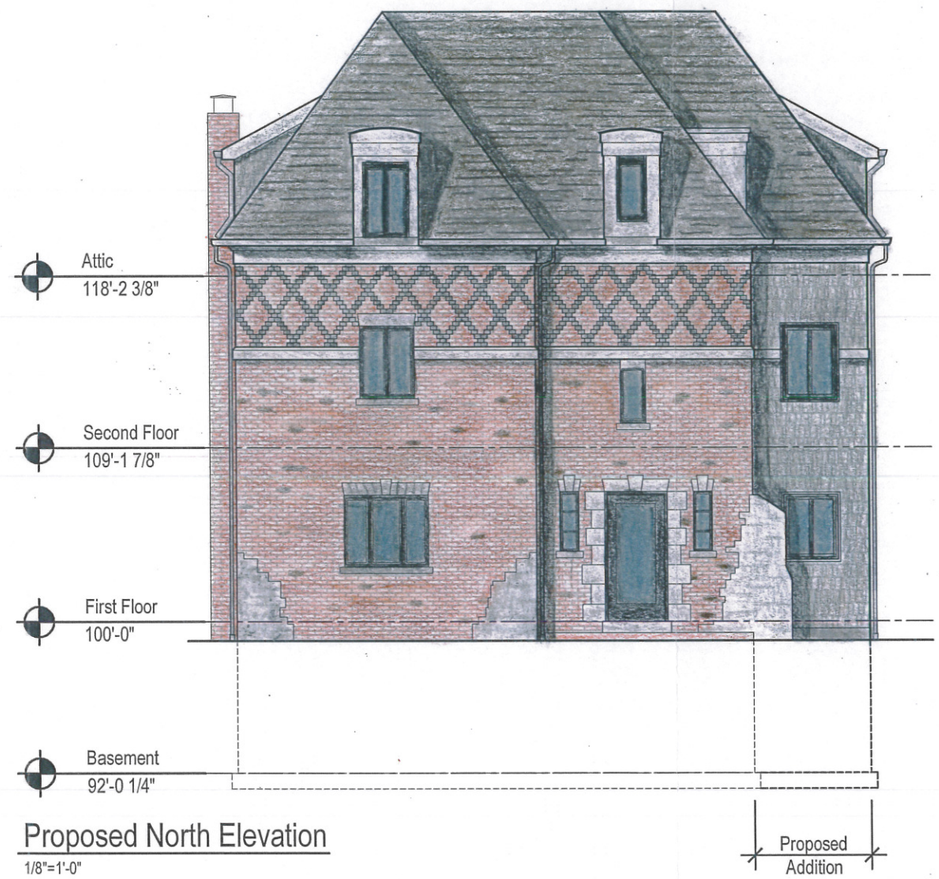


Existing North Elevation

1/8"=1'-0"



Proposed North Elevation

1/8"=1'-0"

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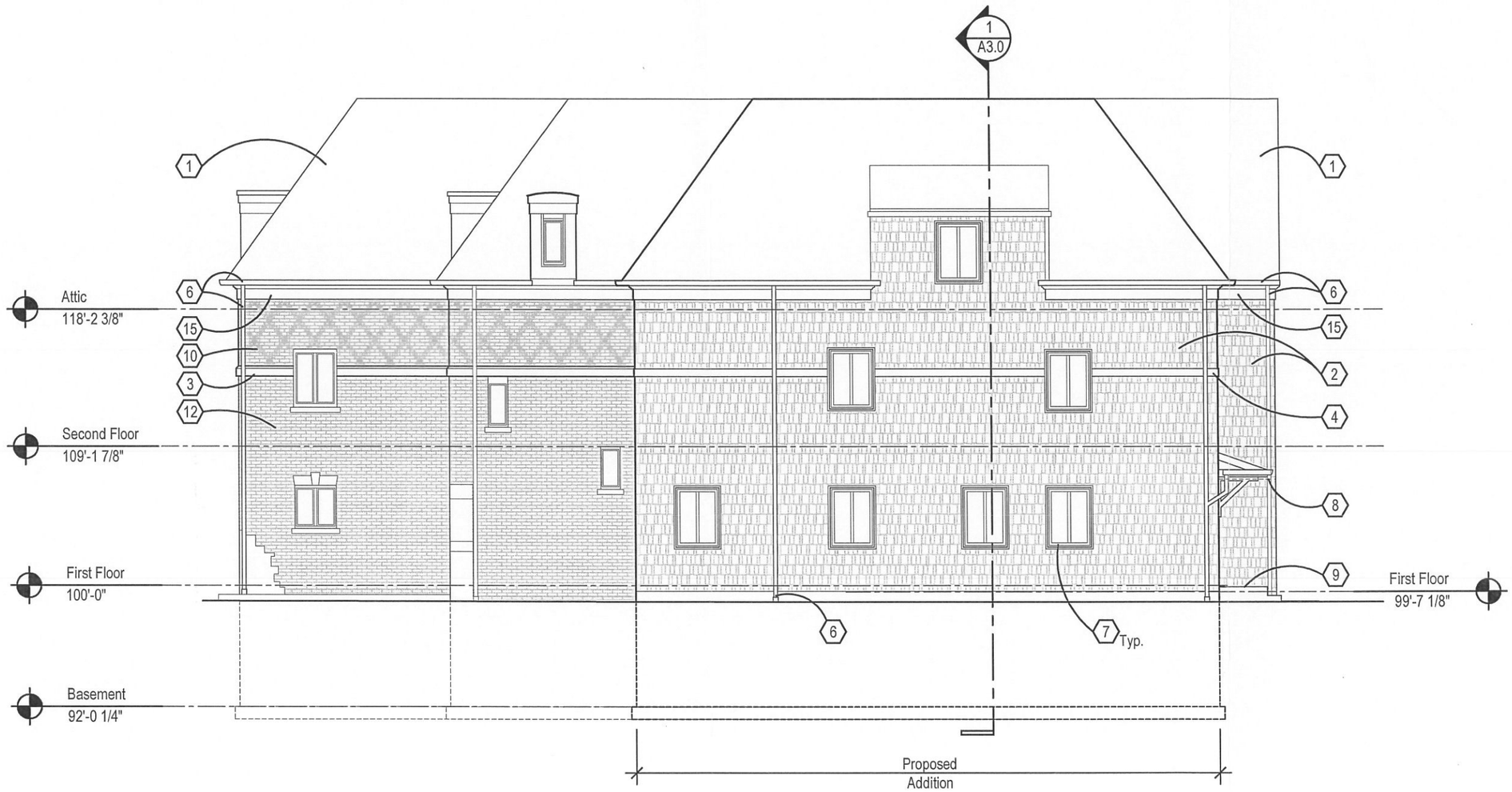

Proposed West Elevation

1/8"=1'-0"

CODED NOTES:

1. New charcoal gray dimensional 30 year shingles.
2. New wood shake siding to match existing, painted gray.
3. New limestone trim with sloped top.
4. New wood trim, painted gray.
5. New concrete porch slab with brick paver border. Slope minimum 1/8" per foot.
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7. New wood casement windows with vertical muntin to match existing.
8. Dashed line indicates location of matching wall infill at removed brick locations.
9. New concrete porch and steps.
10. New brick with diagonal pattern utilizing dark gray brick color from existing blend below and running bond brick to match existing brick.
11. New half lite storm door with dog door.
12. Existing brick to remain.
13. Existing door, relocated and painted gray.
14. New brick step.
15. New wood frieze trim, painted gray.

Note: Existing window frames and trim to be painted gray - typ. The existing garage will also be painted.

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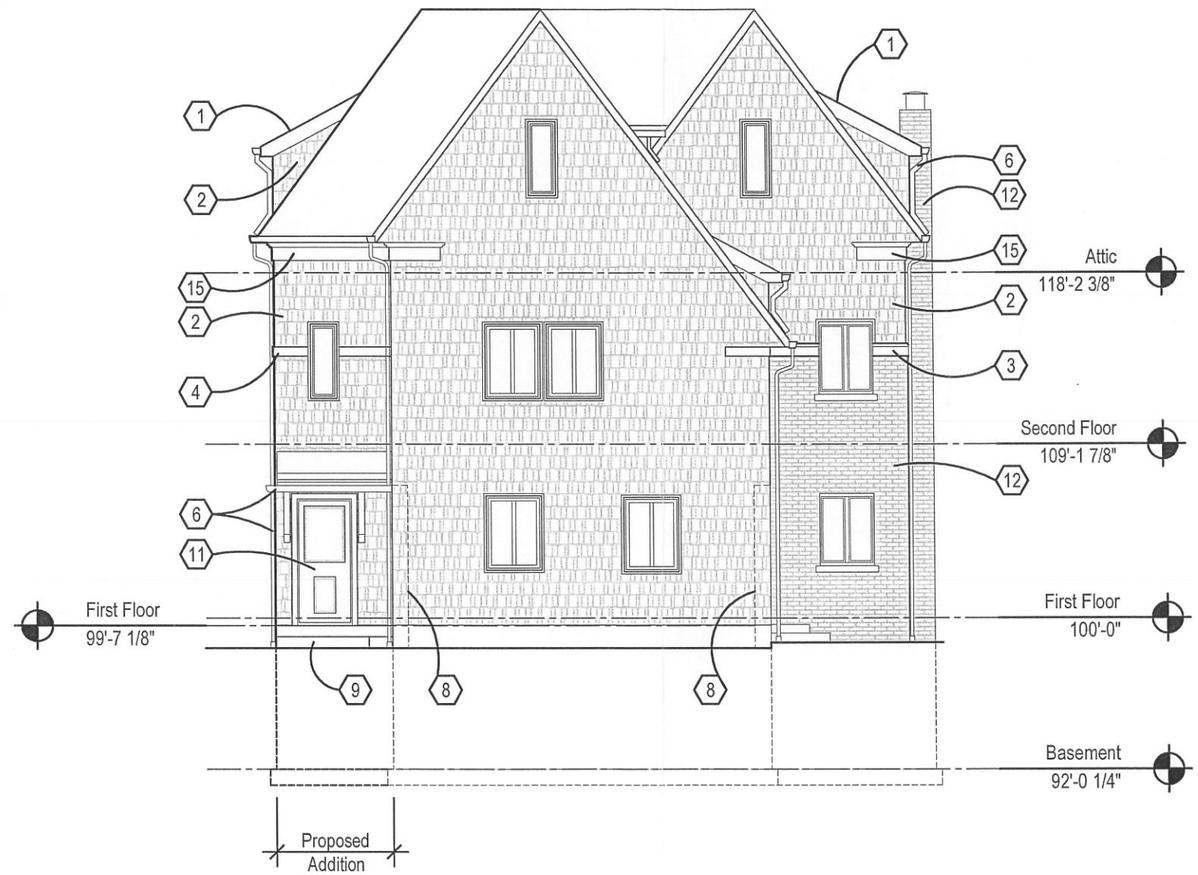
Existing South Elevation

1/8"=1'-0"



Proposed South Elevation

1/8"=1'-0"

CODED NOTES:

1. New charcoal gray dimensional 30 year shingles.
2. New wood shake siding to match existing, painted gray.
3. New limestone trim with sloped top.
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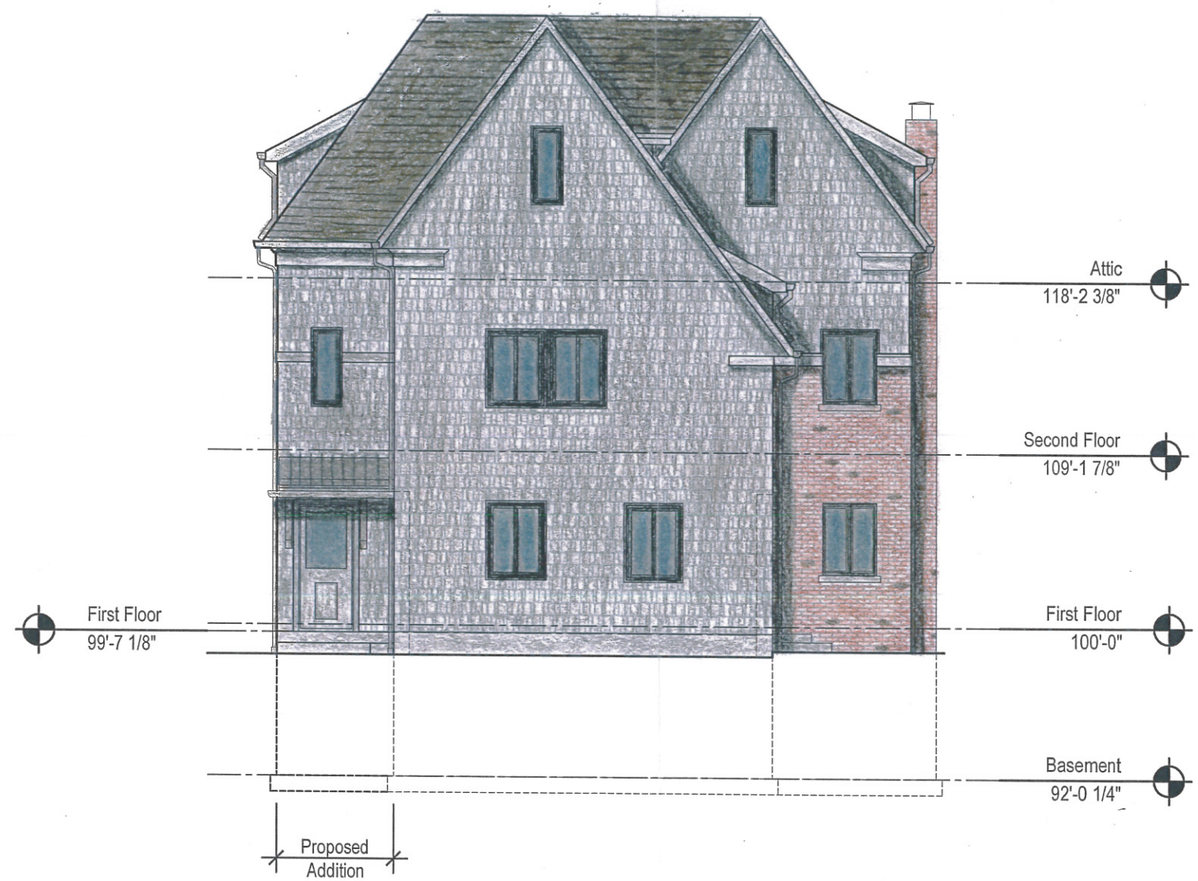
Existing South Elevation

1/8"=1'-0"



Proposed South Elevation

1/8"=1'-0"

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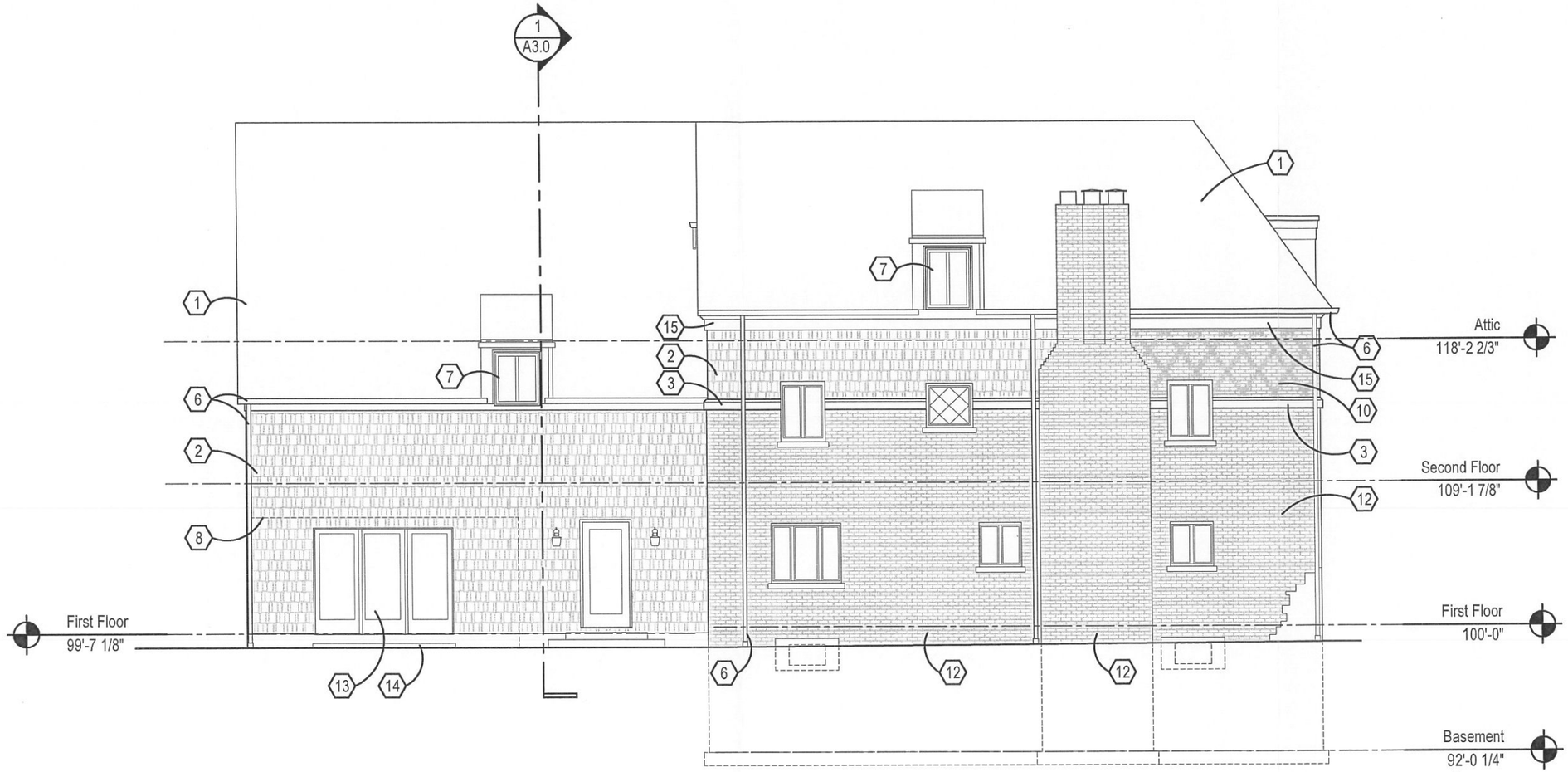

Proposed East Elevation

1/8"=1'-0"

CODED NOTES:

1. New charcoal gray dimensional 30 year shingles.
2. New wood shake siding to match existing, painted gray.
3. New limestone trim with sloped top.
4. New wood trim, painted gray.
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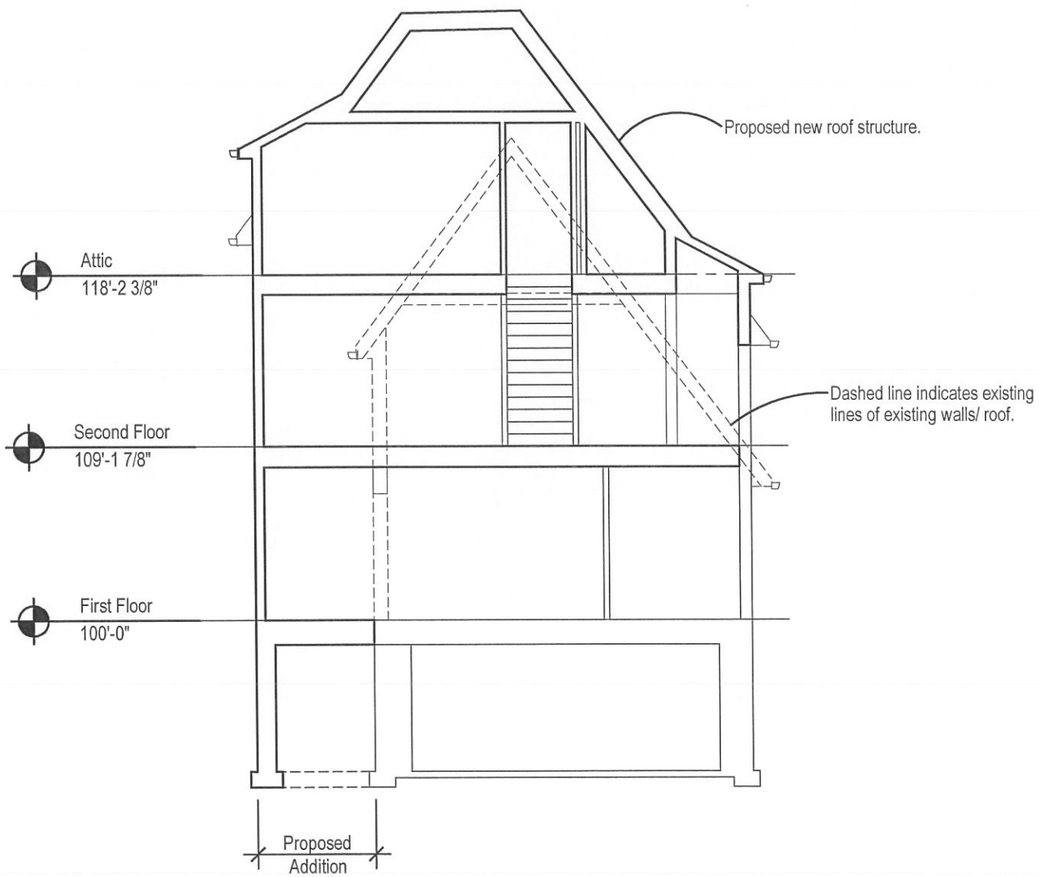

1 Section
1/8" = 1'-0"

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