



BOARD OF ZONING APPEALS AGENDA

Thursday, January 8th, 2015

7:00 P.M.

City Council Chambers, Bexley Municipal Building

1. **Call to Order**
2. **Roll Call**
3. **Approval of Minutes:** Minutes from the November 13th, 2014 Board of Zoning Appeals meeting.
4. **NEW BUSINESS:**

- a. Application No. 14-057
Applicant: Julie Bullock
Owner: William J. Hicks
Location: 2484 Brentwood Rd.

Request: The applicant is seeking architectural review and approval to allow a second story addition atop the existing 1-story portion of the existing principal structure. The applicant is also proposing a 1-story addition at the rear of the principal structure, which will connect the house with the existing detached garage. The applicant is seeking two variances from Bexley Code Section 1252.03(d). The first variance is to the require 8' side yard setback, to allow the 1-story addition to be constructed 6'9" from the west side property line, and in line with the existing principal structure. The second variance is to the required 30% of the lot depth rear yard setback, to allow the principal structure to be attached to the existing detached garage that is located 2'5" from the rear (east) property line.

- b. Application No.: 14- 058
Applicant: Dean Wenz Architects, Inc.
Owner: Mike & Heidi Levey
Location: 2533 Bryden Rd.
Request: The applicant is seeking architectural review and approval to allow a garage and mudroom addition at the rear of the principal structure. The applicant is also seeking a variances from Bexley Code Section 1252.03(d), to the require 8' side yard setback, to allow the garage portion of the addition to be constructed 5'4" from the east side

property line.

- c.** Application No.: 14- 059
Applicant: Marina Bergman & Daniel Ferdelman
Owner: Daniel Ferdelman, AIA
Location: 2550 Bryden Road
Request: The applicant is seeking architectural review and approval to allow a 1-story and a two story addition to the rear of the principal structure. The applicant is also seeking a variances from Bexley Code Section 1252.03(d), to the require 8' side yard setback, to allow the 1-story addition to be constructed 5' from the (west) side property line. If approved, the addition will be 2'6" further back from the west property line than the existing principal structure.

- d.** Application No.: 14-060
Applicant: Jim Clarke
Owner: Christopher Gregory
Location: 99 Bullitt Park
Request: The applicant is seeking architectural review and approval to allow a 2-story addition on the rear (west) side of the principal structure that includes a garage and master suite. The applicant is also seeking a variances from Bexley Code Section 1252.03(d), to the require 16' rear yard setback, to allow the addition to be constructed 7.37' from the rear (west) property line. If approved, the existing detached garage will be removed. The applicant is also proposing a new driveway entrance on the south side of the lot, off of Bexford Place. The Bullitt Park entrance would be removed.

- e.** Application No. 14-061
Applicant: Darryl Rogers
Owner: Michael & Tania Agriesti
Location: 2607 E. Broad Street
Request: The applicant is seeking architectural review and approval to allow a 2 ½ story addition to the west side of the principal structure. The applicant is also seeking a variances from Bexley Code Section 1252.03(d), to the require 8' side yard setback, to allow the 2 ½ story addition to be constructed 5'1" from the (west) side property line.

- f.** Application No.: 14- 018
Applicant: Sessions Village c/o Don Plank
Owner: Sessions Village
Location: Lots 1-30; Sessions & Parcel No. 020-001737
Request: The applicant is seeking a recommendation to

Bexley City Council on Ordinance No. 01-15; which, if approved, would allow amendments to the existing (PUR) Planned Unit Residential, to incorporate an updated Development Plan.

5. Additional Business:

6. Adjourn: