

Proposed Site Plan

SCALE: 1" = 20'-0"



LOT COVERAGE FOR R6 ZONING DISTRICT		VARIANCES REQUESTED
REQUIRED LOT SIZE: 6,000 sq. ft. minimum		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" +/-.
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%	

*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

2607 East Broad Street, Bexley, Ohio 43209

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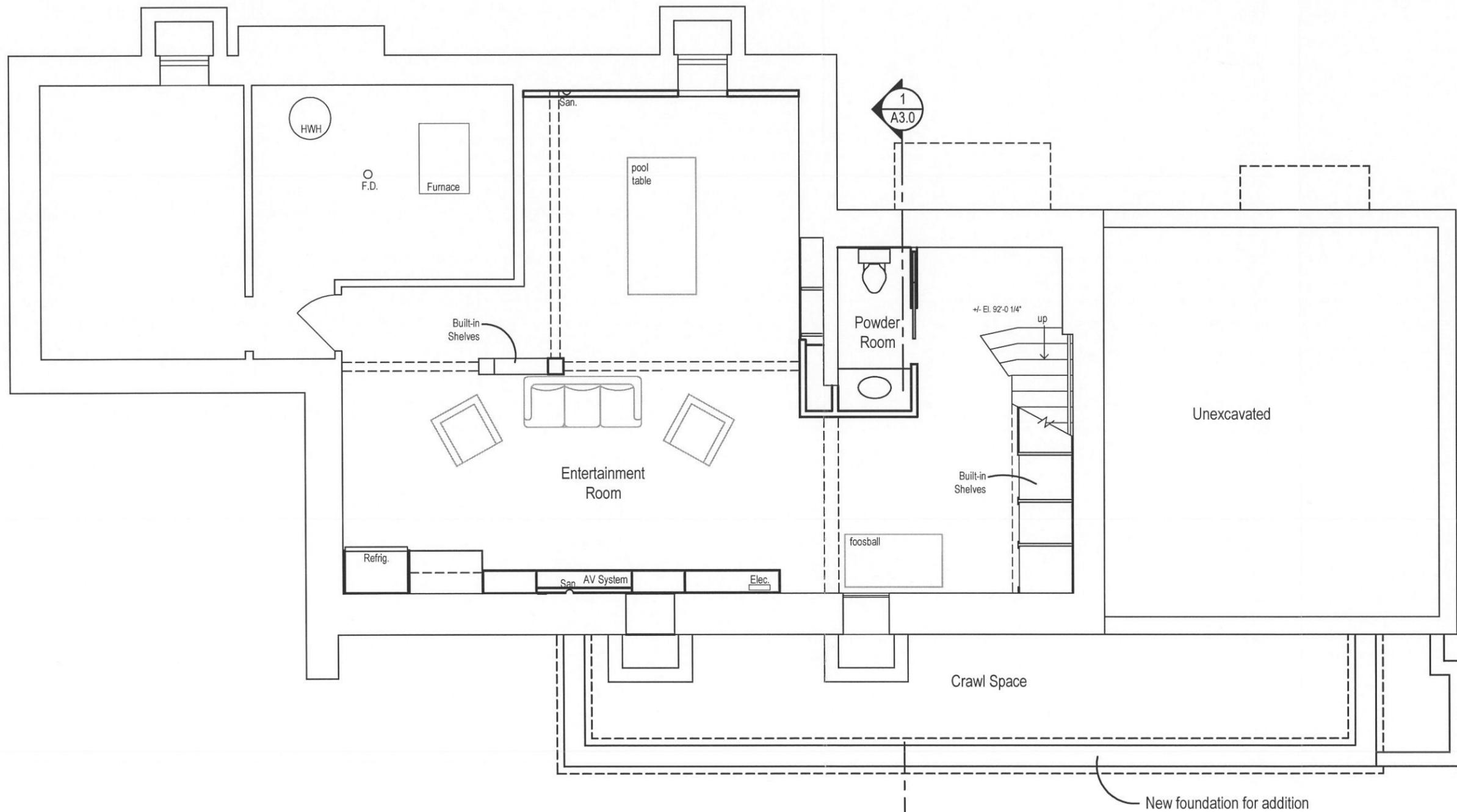
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01.28.15
Revised ARB/BZA
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A0.0

RKA Project # 14014.00



Basement Plan
3/16"=1'-0"



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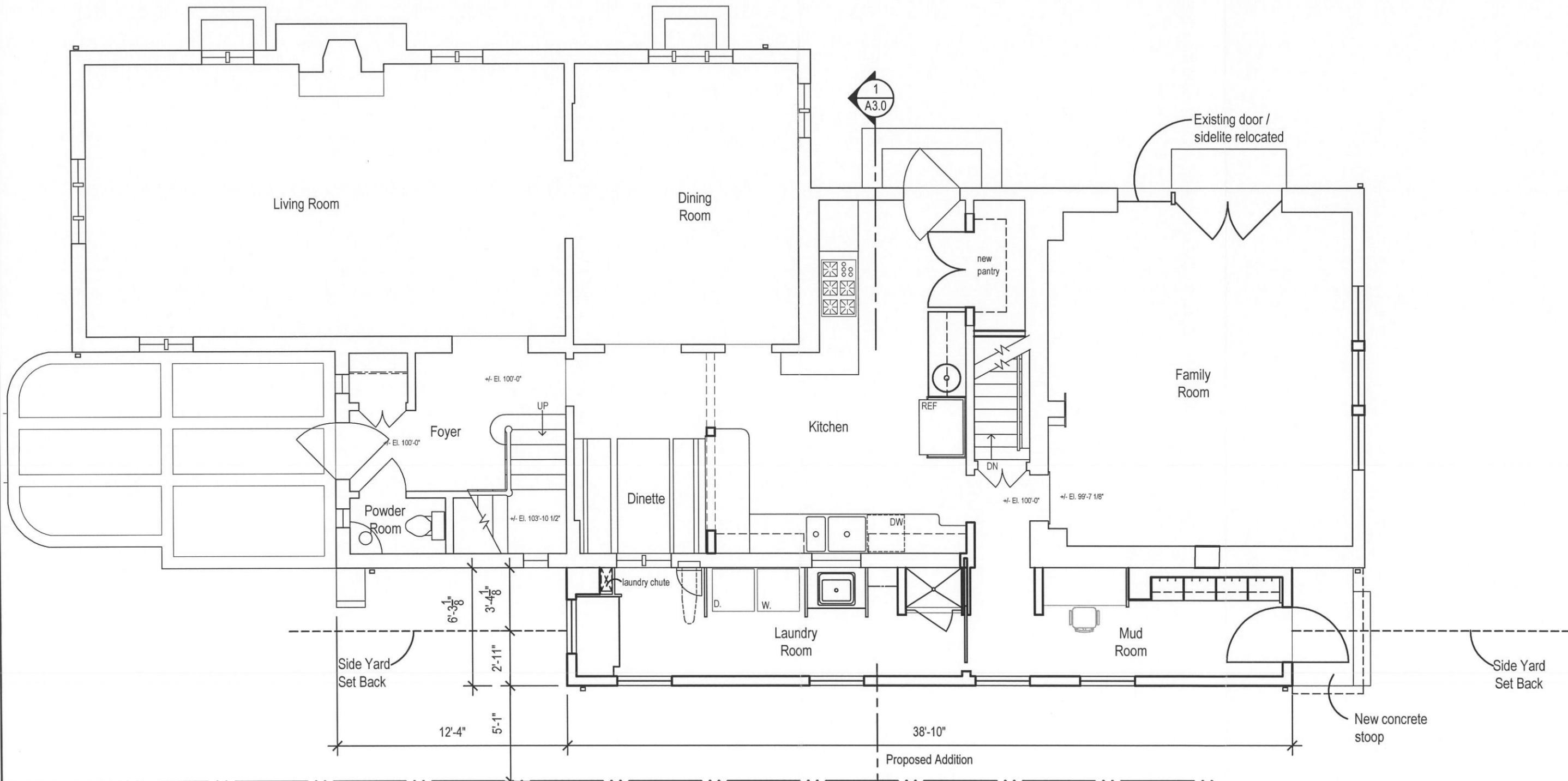
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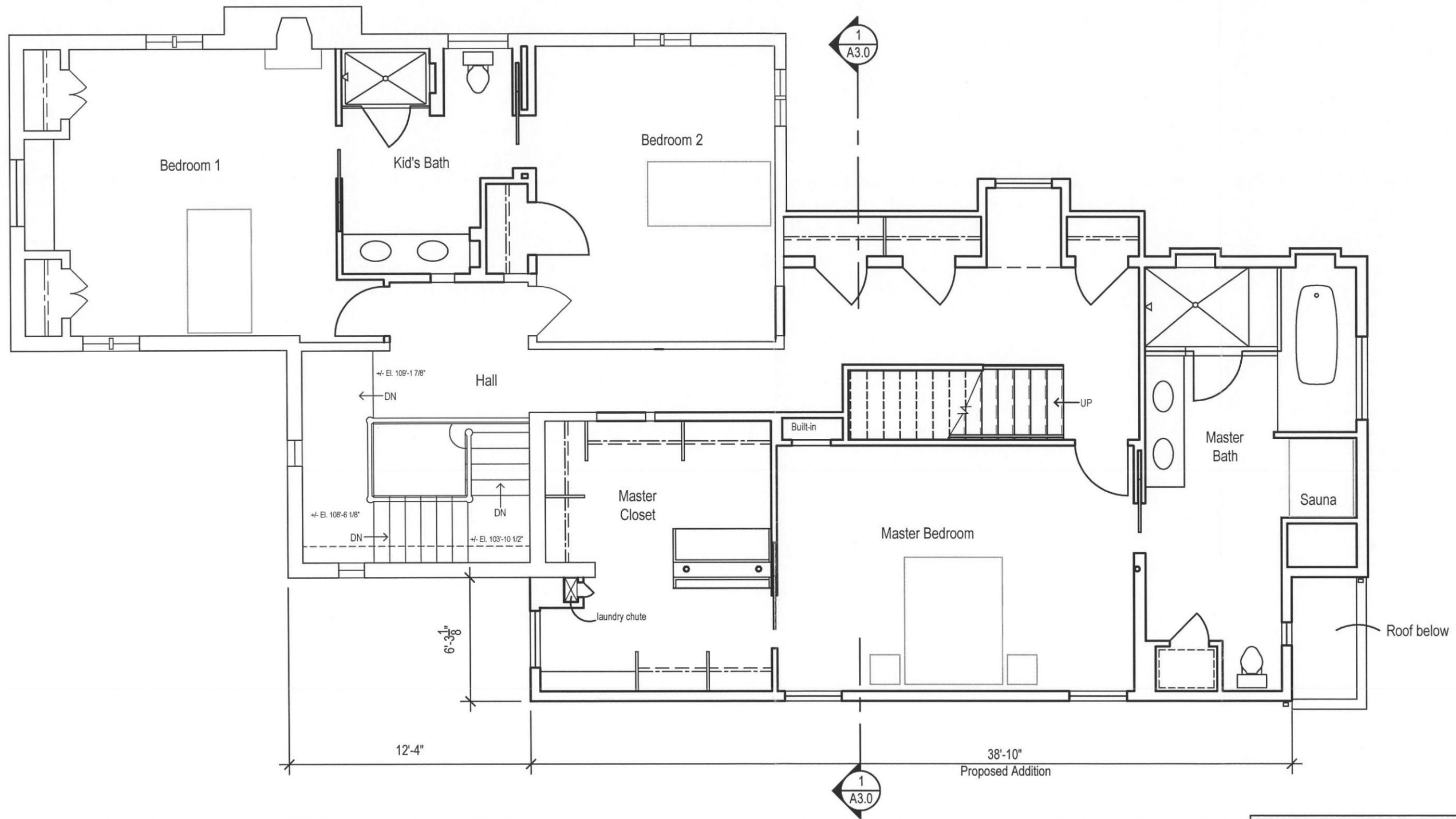
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A1.0
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First Floor Plan
 3/16"=1'-0"
 NORTH

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Second Floor Plan
3/16"=1'-0"



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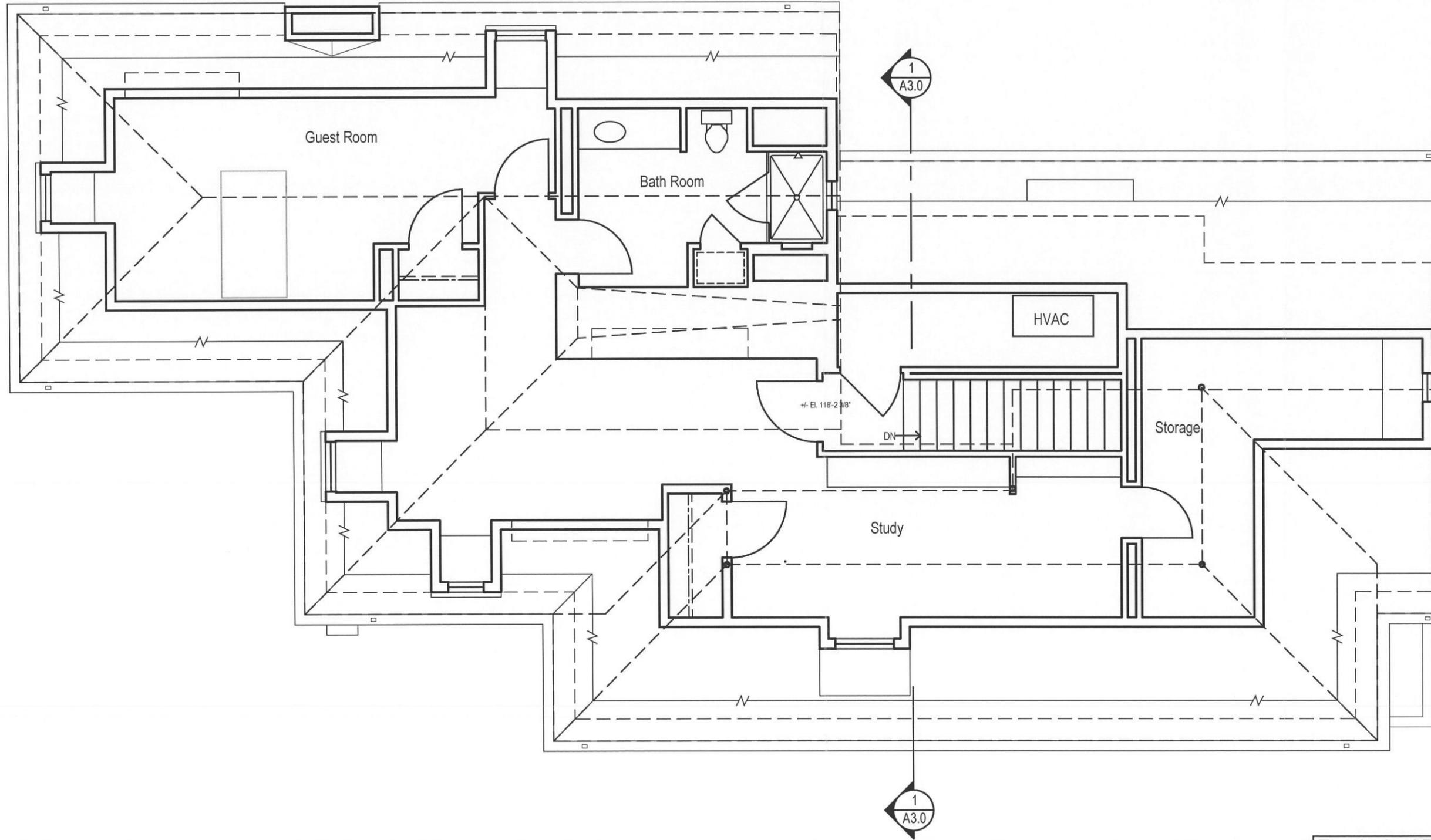
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A1.2

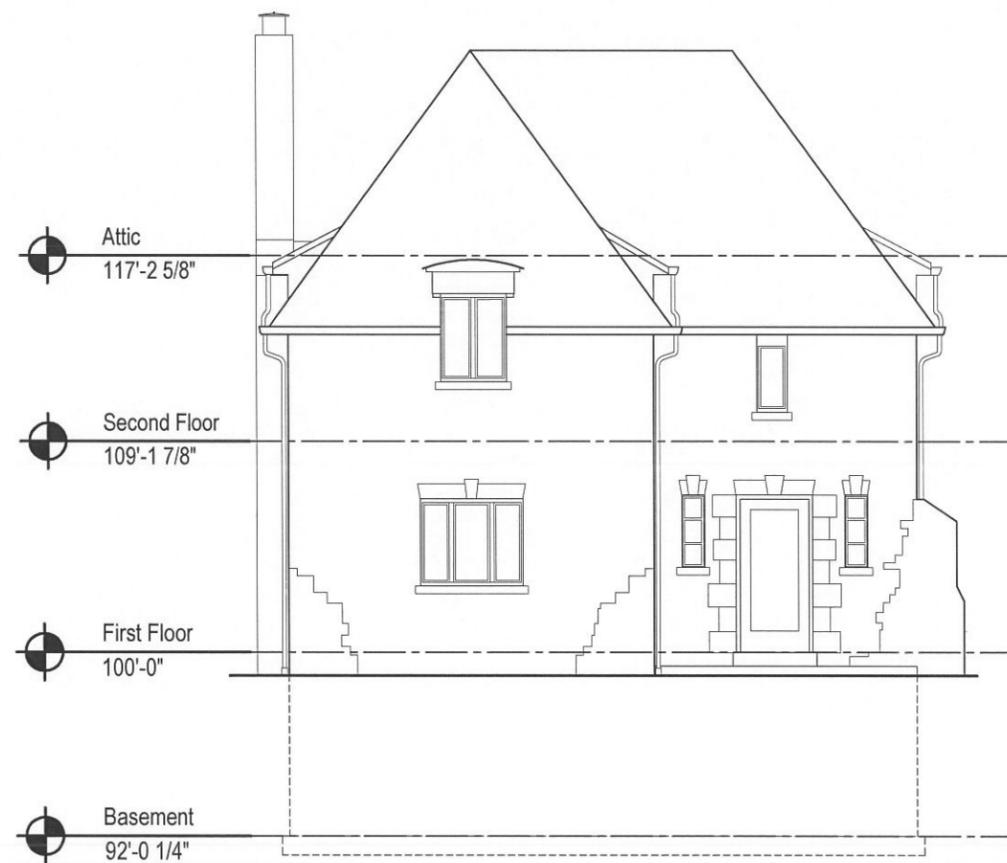
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Attic Floor Plan
3/16"=1'-0"

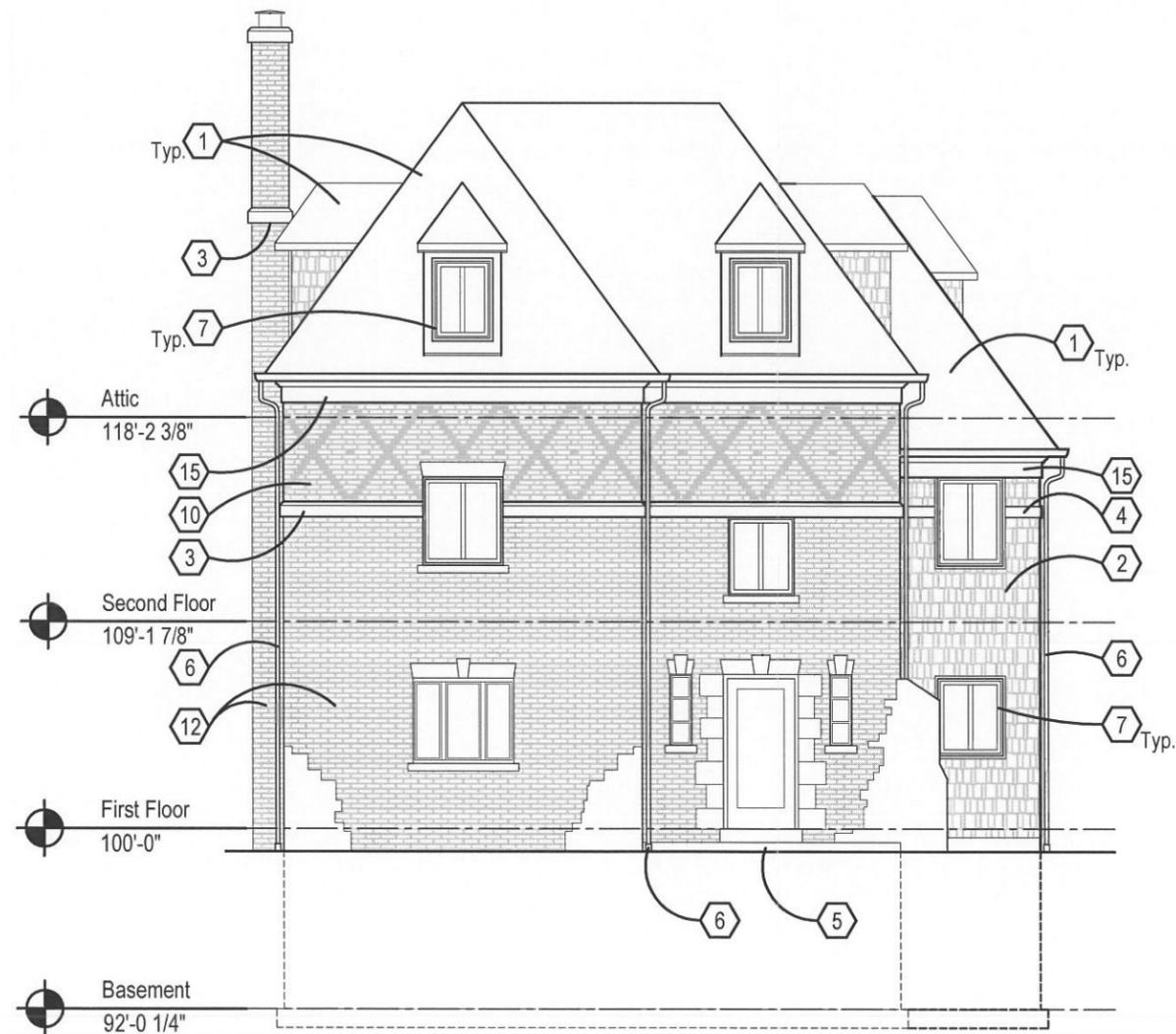


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Existing North Elevation

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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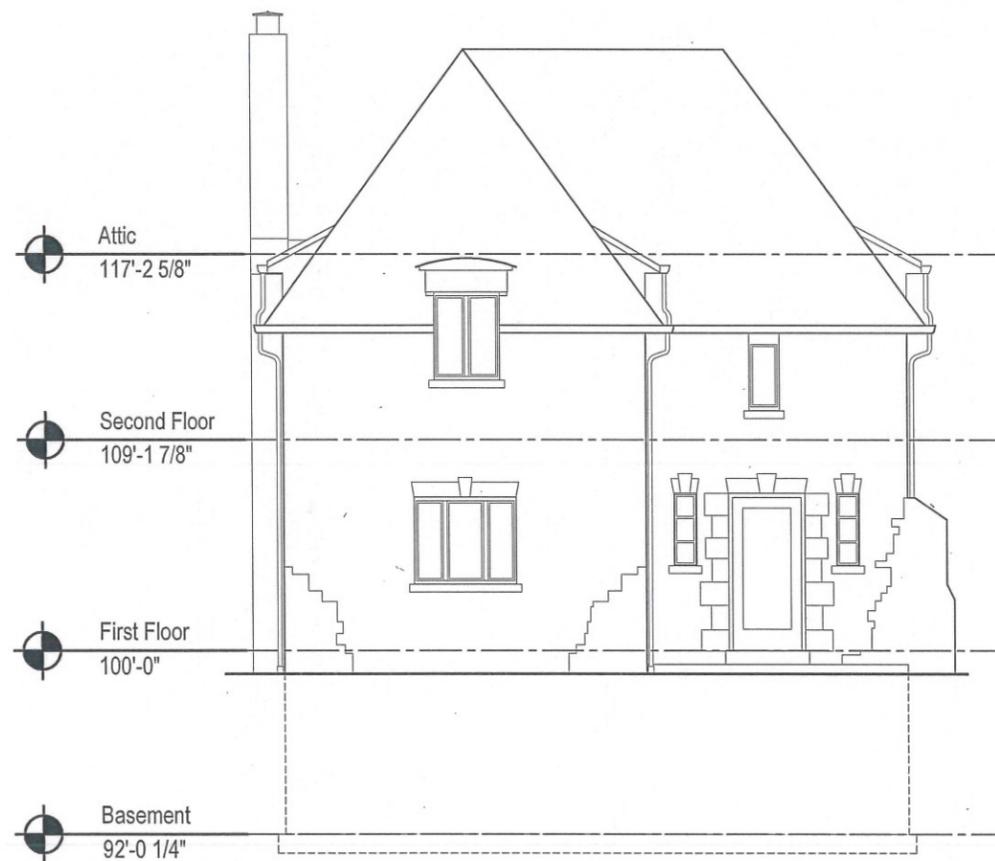
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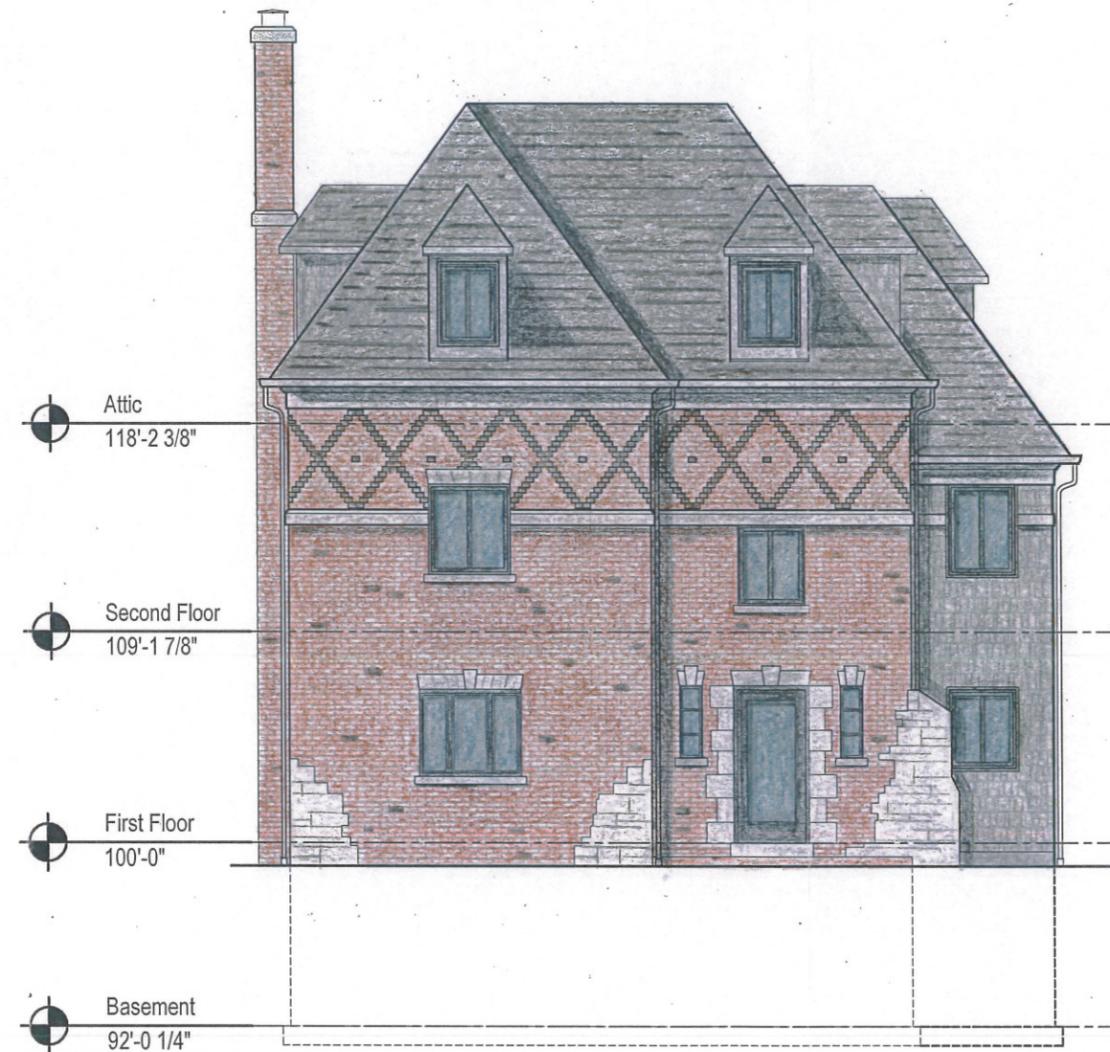
A2.0

RKA Project # 14014.00



Existing North Elevation

1/8"=1'-0"



Proposed North Elevation

1/8"=1'-0"

Proposed
Addition

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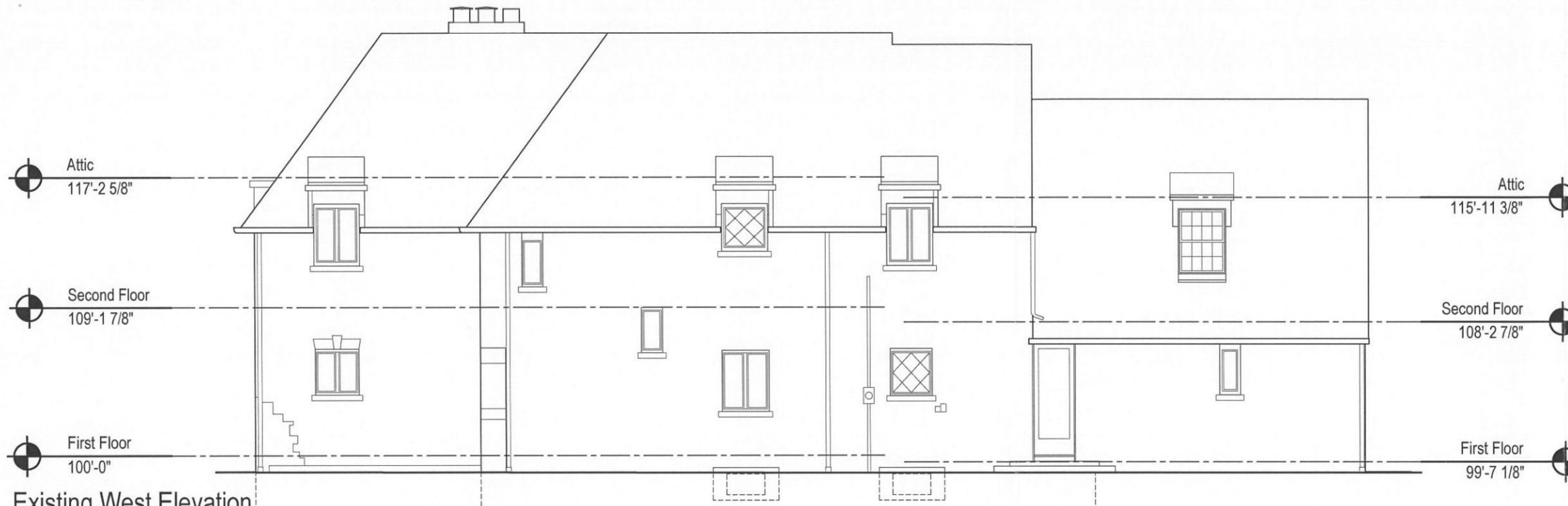
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Existing West Elevation
1/8"=1'-0"

CODED NOTES:

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Proposed West Elevation
1/8"=1'-0"

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Existing South Elevation

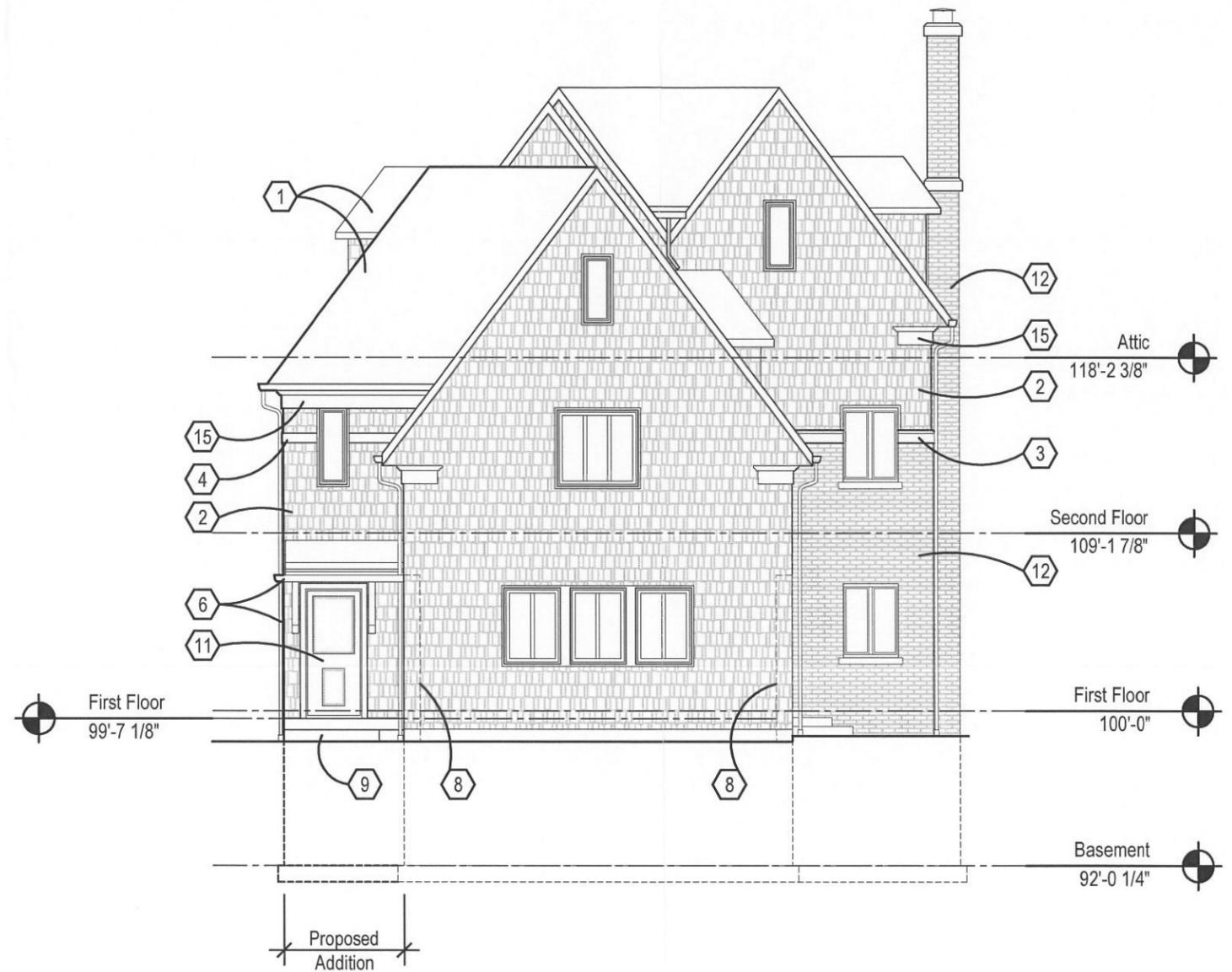
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Proposed South Elevation

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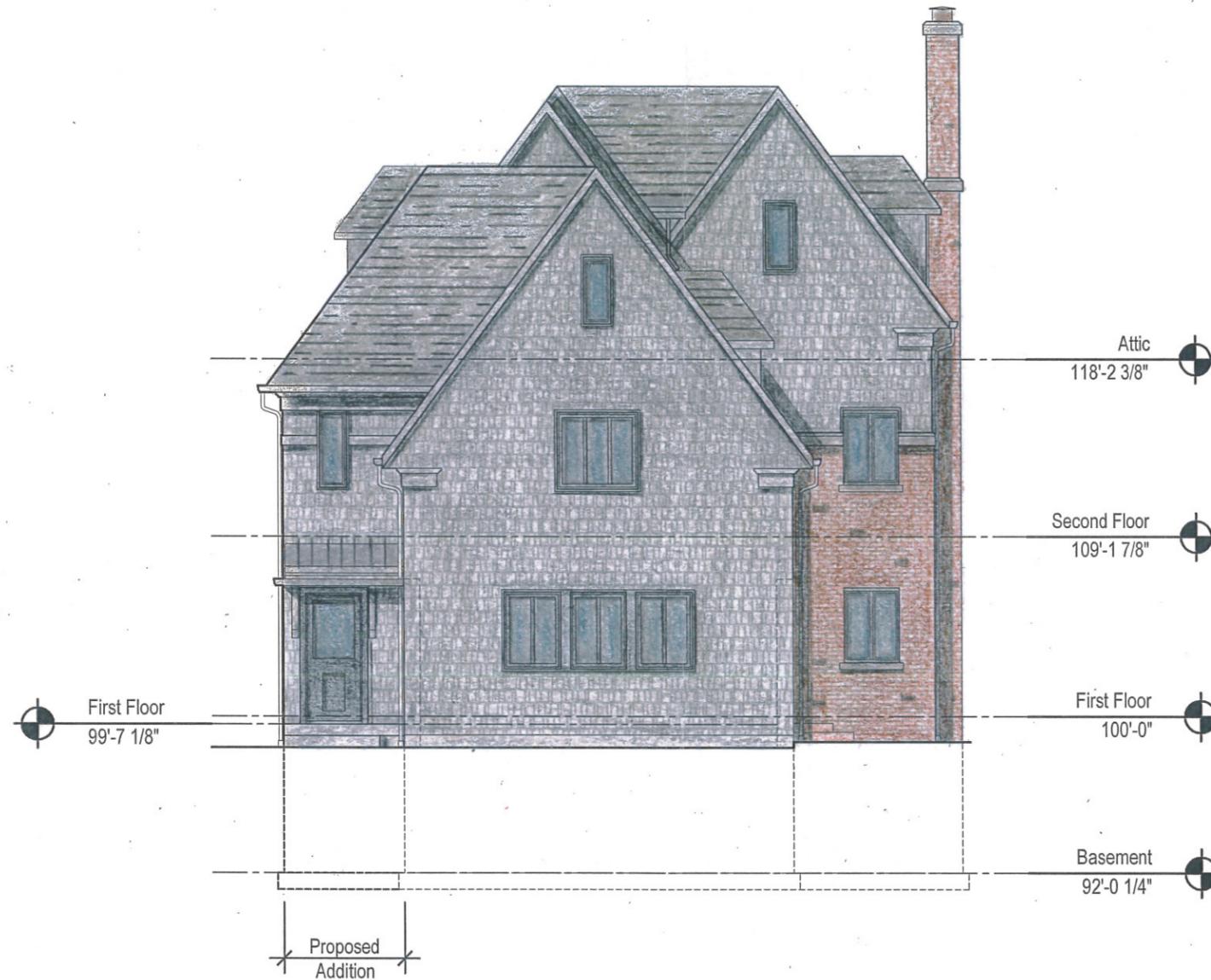
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A2.2

RKA Project# 14014.00



Existing South Elevation
1/8"=1'-0"



Proposed South Elevation
1/8"=1'-0"

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 <small>264 South Third Street Columbus, Ohio 43215</small>	01.28.15 Revised ARB/BZA Submission A2.2
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<small>RKA Project # 14014.00</small>	



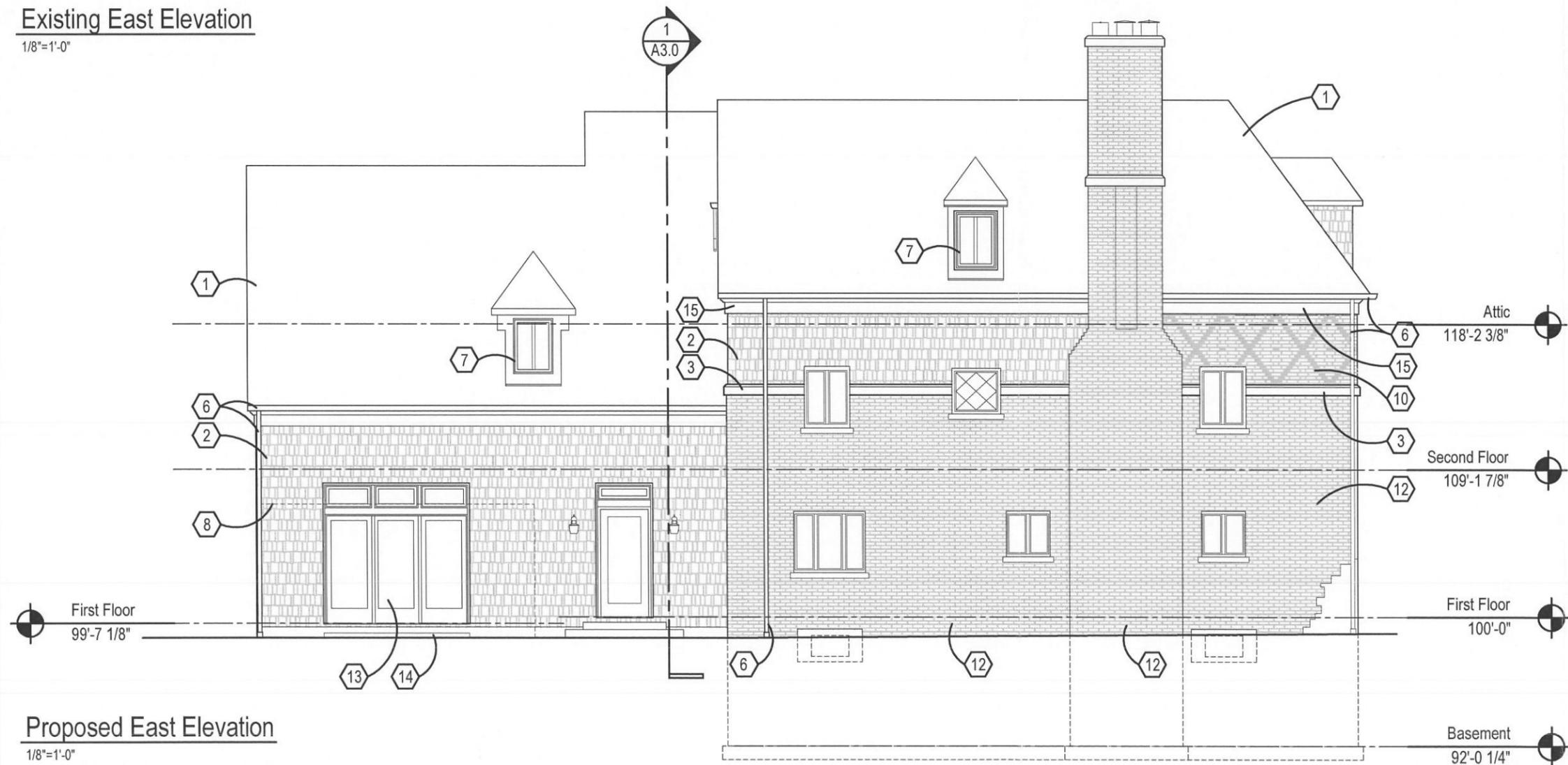
Existing East Elevation

1/8"=1'-0"

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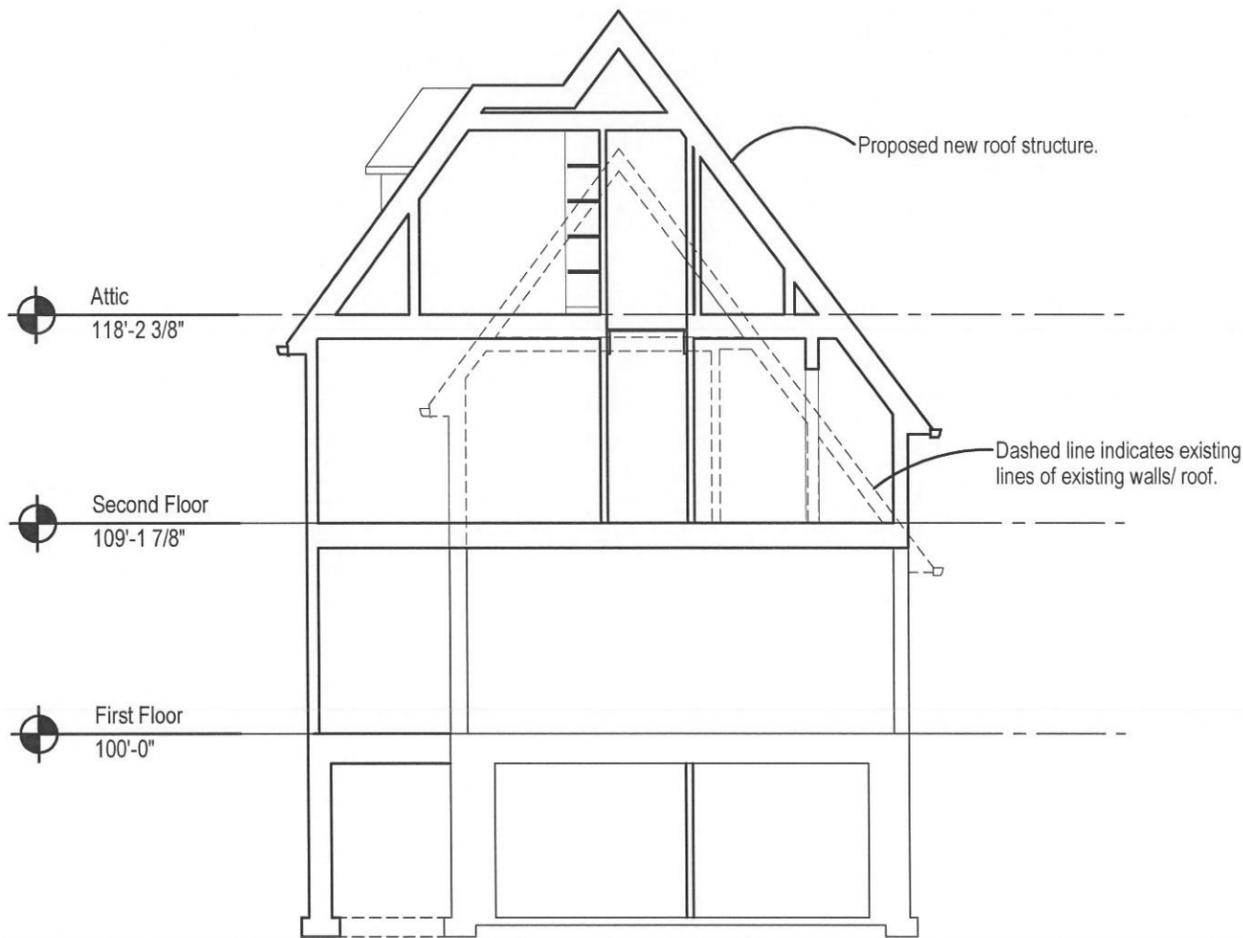
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Proposed East Elevation

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

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Existing Conditions



Proposed Schematic Design



Existing Conditions
June 21st at 10:00am



Proposed Schematic Design
June 21st at 10:00am

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A4.0

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