

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, September 10, 2015, 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.: 15- 037
- Applicant: Lois Kolada
- Owner: Paul & Lois Kolada
- Location: 122 N. Stanwood Road
- Request: The applicant is seeking architectural review and approval to replace the existing front stoop (west side) with an open front porch.

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.

Mailed by 08-27-15



CITY OF BEXLEY

BOARD OF ZONING APPEALS and ARCHITECTURAL REVIEW APPLICATION

Application Number 2015037

1. Architectural Review for:

Addition Alteration New Structure (_____)
 Demolition of a Principal Structure Demolition of Garage

2. Variance For: N/A

Principal Structure Garage Fence Other

3. Variance To: N/A

Front Yard Setback Side Yard Setback Rear Yard Setback lot coverage

4. Conditional Use For: _____ Home Occupation _____ sq.' / height of structure

5. LOCATION 122 N. Stanwood Rd Zoning District _____

6. OWNER Paul & Lois Kolon Phone # _____ or Cell # _____
** If Applicant is NOT owner, a letter must be submitted giving applicant permission to represent the owner's review request.*

7. Applicant Lois Kolon E-mail coachmom330@yahoo.com Phone # 562-0164 Cell# 562-0164

Address 122 N Stanwood City, State, Zip Bexley Oh 43209

8. Brief Description of Request and/or Variance REPLACE front stoop with
covered porch

9. Valuation of Project \$ 5,000

• 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 Lois Kolon /DATE 8/9/15

Fee: based on valuation \$ 90.00
Fee: based on variance \$ _____
Other \$ _____
TOTAL FEE DUE \$ 90.00

PAID

**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 122 N Stonewood Zoning District R-6
Lot Width 83.25 ft Depth 228.45 ft Total Area 19,018 sq ft
Existing Residence (foot print) 2612 sq ft Garage (ATTACHED) sq ft
Existing Building Height _____ one-story two-story

Proposed Addition (foot print) 37 sq ft _____ Height _____ one-story _____ two-story

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

Permitted Lot Coverage 35 % = 6,656 sq ft

Lot to be covered 13.9 % = 2,649 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 DEON WENZ
Contractor/Builder WIELAND

Preliminary Review _____ Final Review

• DESCRIPTION OF CHANGES PROPOSED THE ADDITION OF AN OPEN ENTRY PORCH

• DESCRIPTION OF ANY EXTENUATING CIRCUMSTANCES TO BE CONSIDERED NONE

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: NATURAL SLATE

3. New Roofing Type, Style & Color: 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: _____

• **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 N/A /Style _____ Color _____

• **EXTERIOR WALL FINISHES**

TYPE		Manufacture, Style, Color
Existing	Proposed	
()	()	Natural Stone _____
()	()	Cultured Stone _____
()	()	Brick _____
()	()	Mortar _____
()	()	Stucco _____
()	()	Wood Shingle _____
()	()	Wood Siding _____
(✓)	() <u>N/A</u>	Vinyl Siding _____
()	()	Aluminum Siding _____
()	(✓)	Other <u>COLUMNS</u> <u>FIBERGLASS, PAINTED WHITE</u>

• **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: FIBER-CEMENT
4. Proposed NEW Window Trim: N/A
5. Trim: Color(s): WHITE

** Do the proposed changes affect the overhangs? NO

• **DECKS**

EXISTING:

N/A

- 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:

N/A

- 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: _____

lega1

122 N STANWOOD RD
105 N ROOSEVELT AV
107 N STANWOOD RD
111 N STANWOOD RD
123 N STANWOOD RD
129 N STANWOOD RD
139 N STANWOOD RD
145 N STANWOOD RD
151 N STANWOOD RD
111 N ROOSEVELT AVE
108 N STANWOOD RD
94 N STANWOOD RD
97 N ROOSEVELT AV
131 N ROOSEVELT AVE
119 N ROOSEVELT AVE
100 N STANWOOD RD
146 N STANWOOD RD
117 N STANWOOD RD
91 N ROOSEVELT AVE
140 N STANWOOD RD
114 N STANWOOD RD

122 N. Stanwood

The Kolada Residence

122 N Stanwood Road Bexley, Ohio

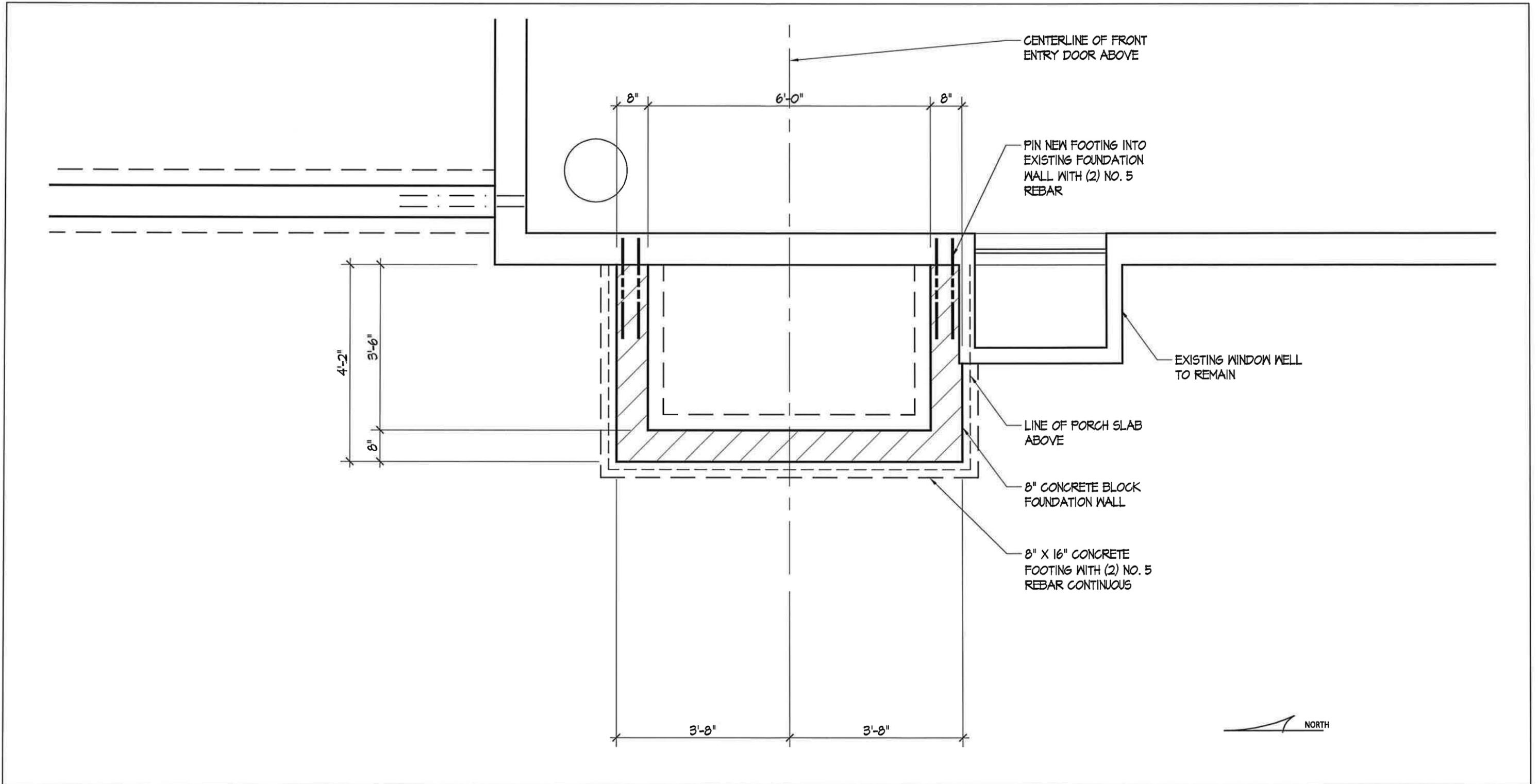


DEAN A. WENZ

A R C H I T E C T S

2463 East Main Street Bexley, Ohio 43209 Phone (614) 239-6868 Fax (614) 239-9868

The Kolada Residence
122 N Stanwood Road Bexley, Ohio



DEAN A. WENZ

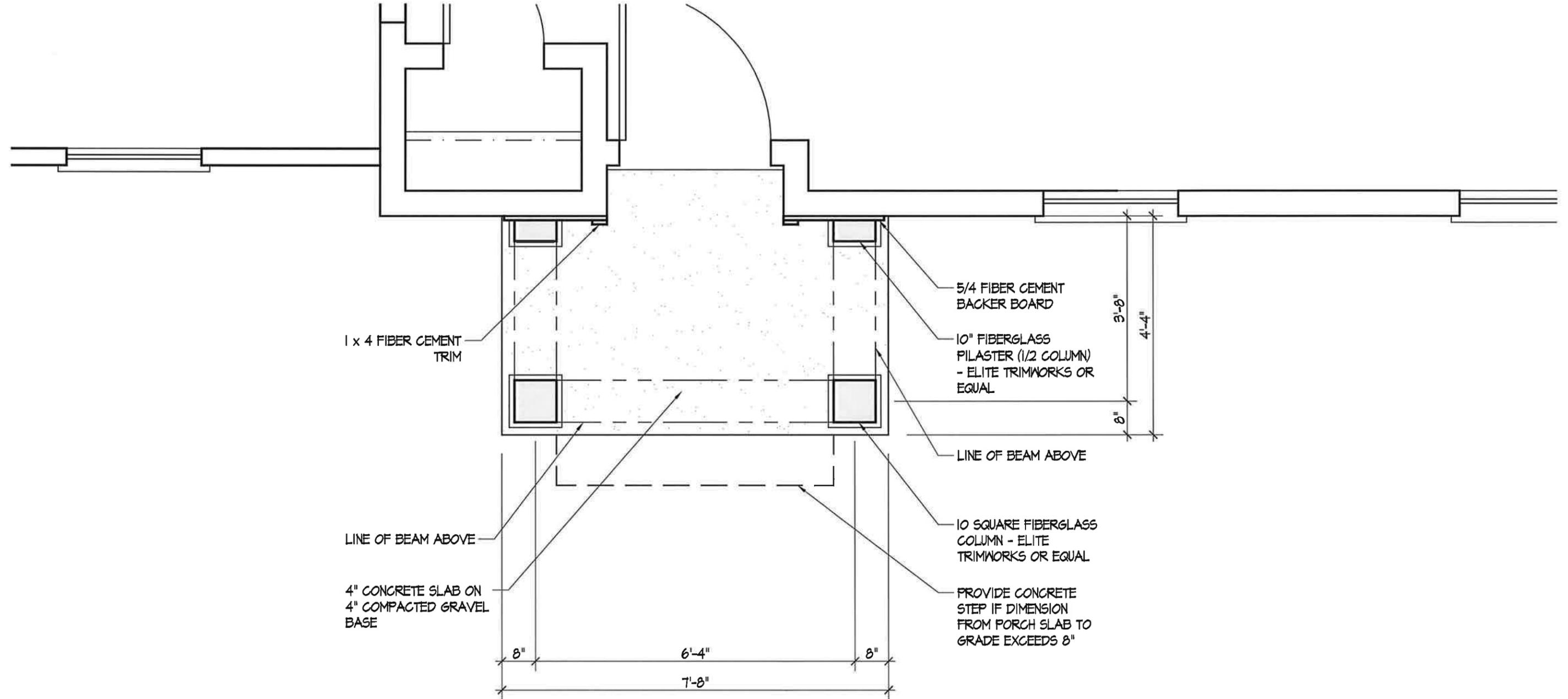
ARCHITECTS

2463 East Main Street Bexley, Ohio 43209 Phone (614) 239-6868 Fax (614) 239-9868

FOUNDATION PLAN

SCALE 1/2" = 1'-0"

The Kolada Residence
 122 N Stanwood Road Bexley, Ohio



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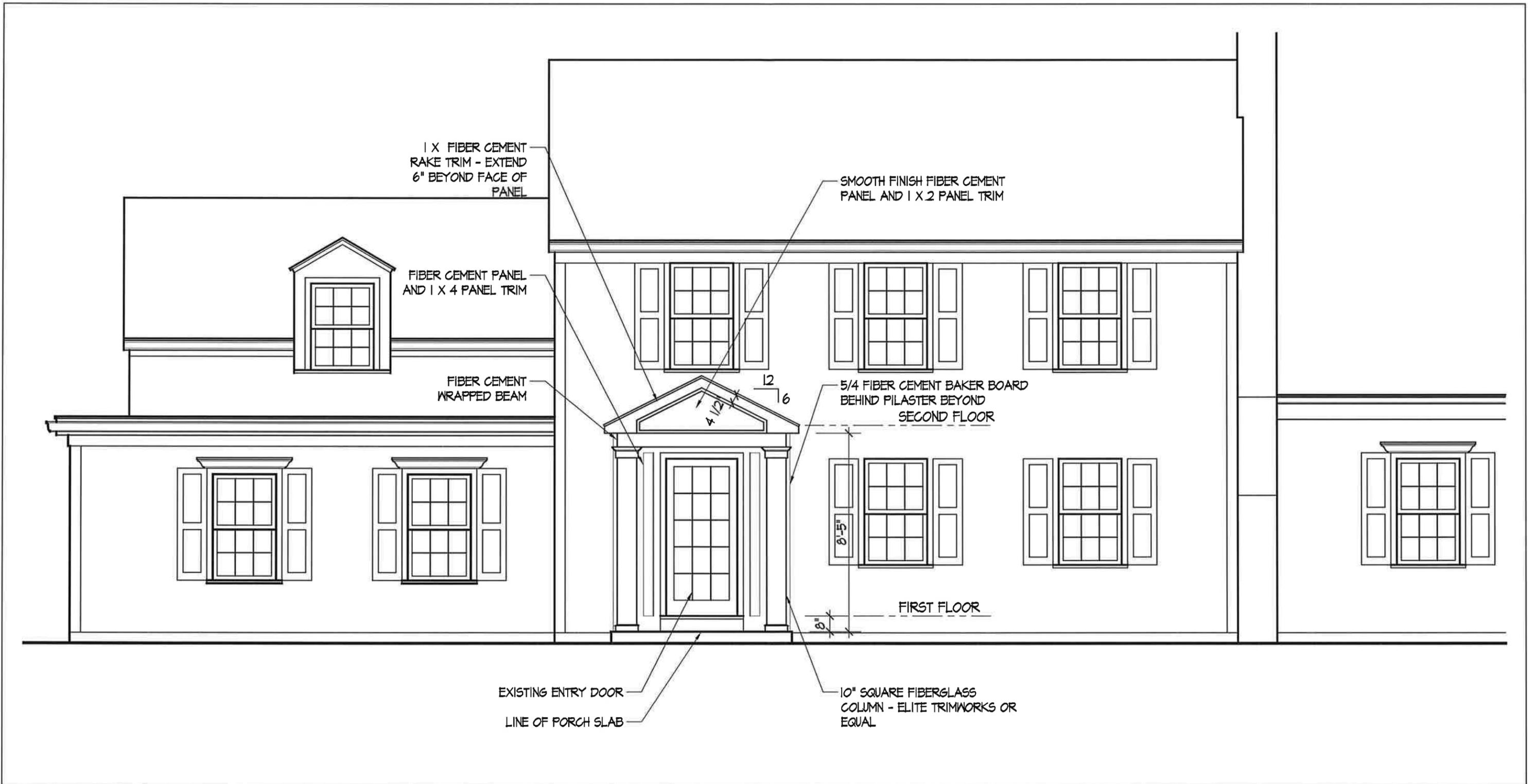
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FIRST FLOOR PLAN

SCALE 1/2" = 1'-0"

The Kolada Residence
122 N Stanwood Road Bexley, Ohio



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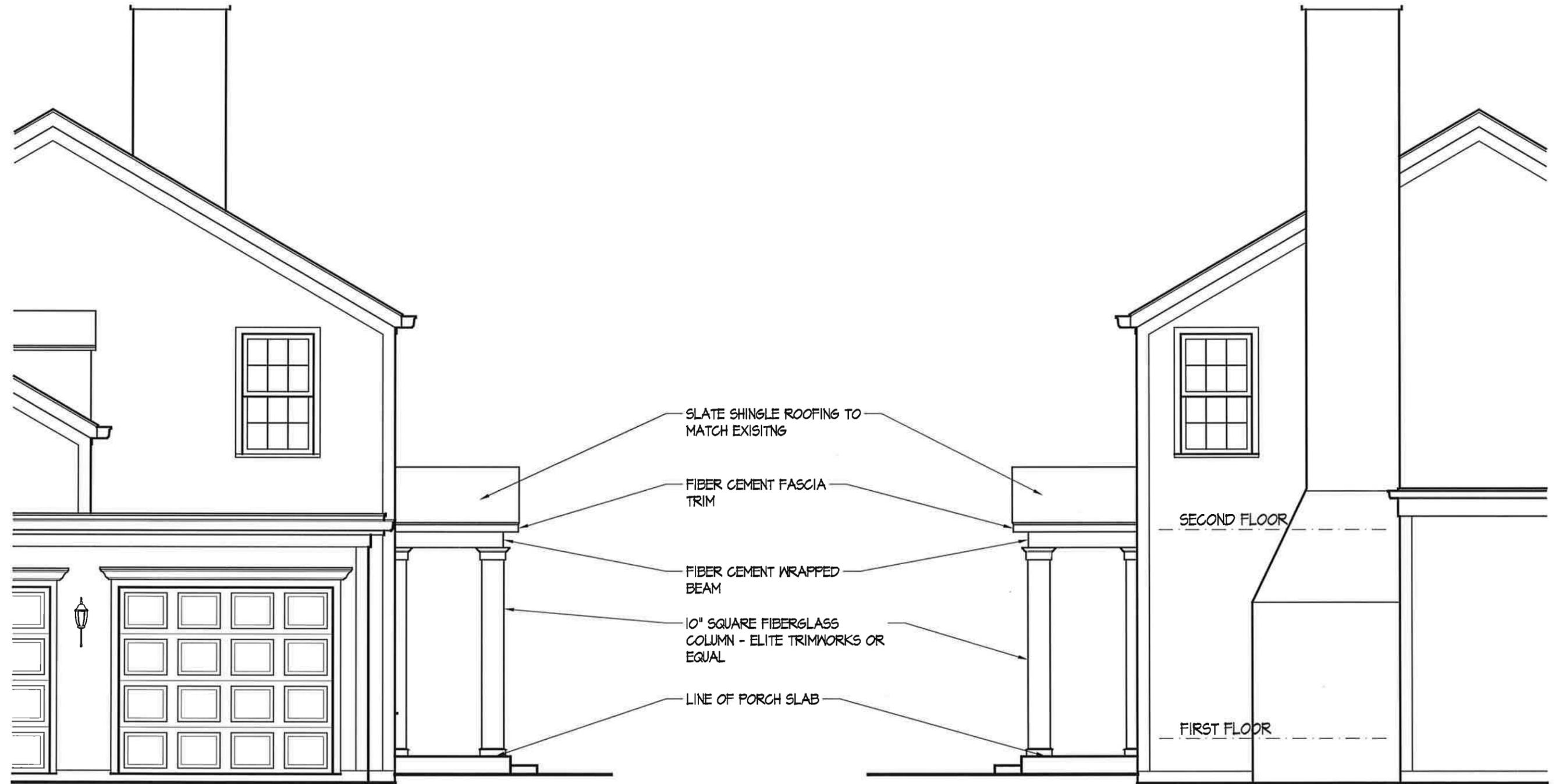
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FRONT ELEVATION

SCALE 1/4" = 1'-0"

The Kolada Residence
122 N Stanwood Road Bexley, Ohio



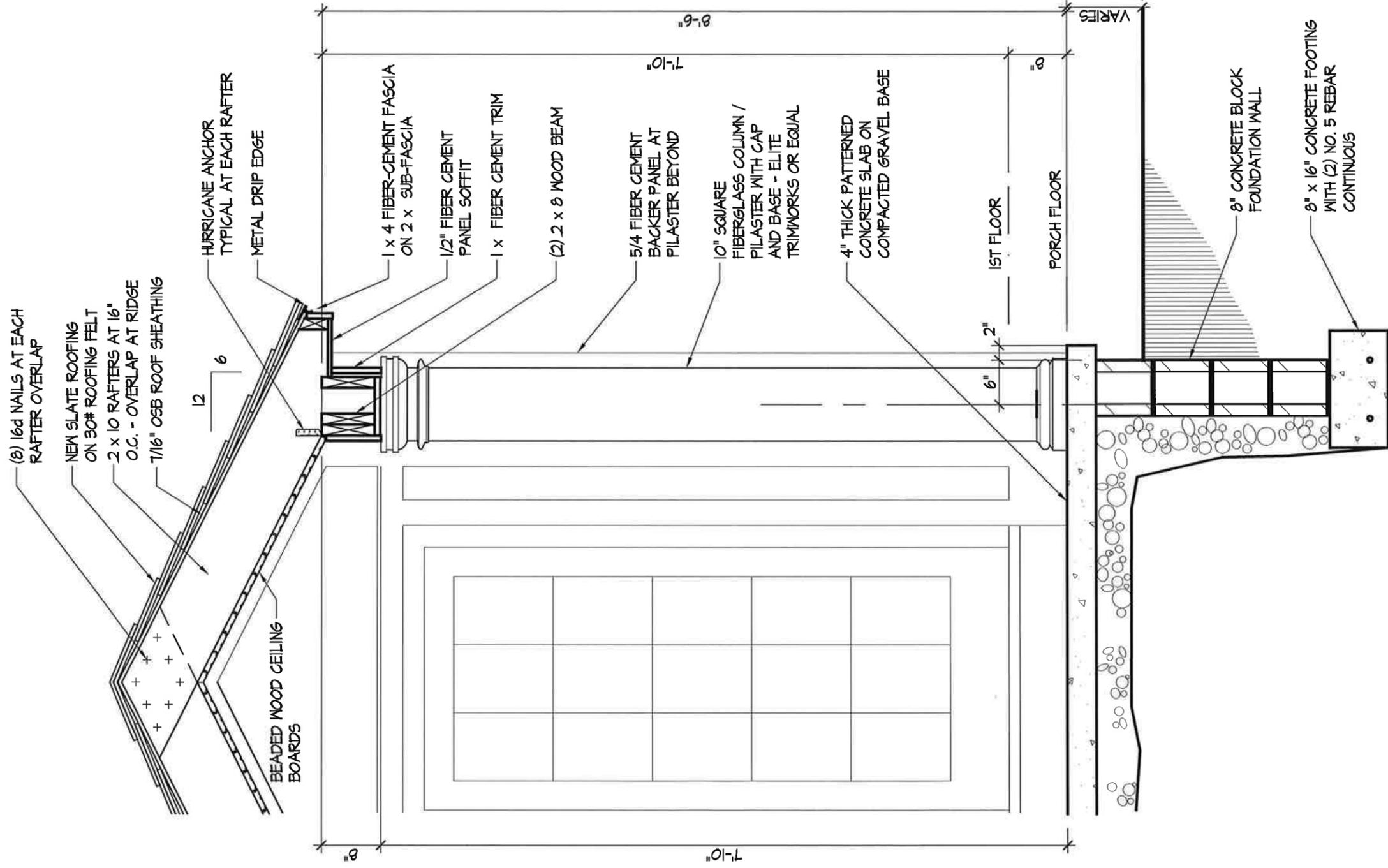
RIGHT SIDE ELEVATION
SCALE 1/4" = 1'-0"

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LEFT SIDE ELEVATION
SCALE 1/4" = 1'-0"

The Kolada Residence
 122 N Stanwood Road Bexley, Ohio



TYPICAL SECTION
 SCALE 3/4" = 1'-0"

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 ARCHITECTS

The Kolada Residence
122 N Stanwood Road Bexley, Ohio



EXISTING PHOTOS

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