

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, November 12, 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.: 15-044
- Applicant: John Mally
- Owner: MaryJo Mally & John Mally
- Location: 505 N.Drexel Avenue
- Request: The applicant is seeking architectural review and approval to allow 1 story additions to the rear (west side) of the existing residence. Please Note: This case is reconvened from the October 8th 2015 Board of Zoning Appeals meeting.

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.

Reconvened from the
meeting of 10-8-2015



CITY OF BEXLEY

BOARD OF ZONING APPEALS and ARCHITECTURAL REVIEW APPLICATION

Application Number 20150044

1. Architectural Review for:

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

2. Variance For:

Principal Structure Garage Fence Other
NONE

3. Variance To:

Front Yard Setback Side Yard Setback Rear Yard Setback lot coverage
NONE

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

5. LOCATION 505 N. Drexel Zoning District _____

6. OWNER Mary Jo Mally & John Mally Phone # _____ or Cell # 614-595-1559 - M.J.

* If Applicant is NOT owner, a letter must be submitted giving applicant permission to represent the owner's review request.

7. Applicant John Mally E-mail jmally@gmail.com Phone # _____ or Cell# 614-570-7804

Address 505 N. Drexel City, State, Zip Bexley Ohio 43209

8. Brief Description of Request and/or Variance Rebuild of structure that once was on back of house, as well expanding footer so addition can cover entire rear of main building

9. Valuation of Project \$ 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 John Mally / DATE 9/11/15

Fee: based on valuation \$ 115.⁰⁰
Fee: based on variance \$ _____
Other \$ _____
TOTAL FEE DUE \$ 115.⁰⁰

**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 505 N. Drexel Ave Zoning District R

Lot Width 75 ft Depth 150 ft Total Area 11,250 sq ft

Existing Residence (foot print) 1,300 sq ft Garage 480 sq ft

+ Existing Building Height _____ one-story two-story

* Proposed Addition (foot print) 383 sq ft 10' Height one-story _____ two-story

Proposed Garage NA sq.ft. _____ Height _____ one-story _____ two-story

Permitted Lot Coverage _____ % = _____ sq ft

Lot to be covered : 03 % = 383 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 Blue Stone Project Solutions -

Contractor/Builder Arcadian Builders / Ross Unetic

Preliminary Review

Final Review _____

* DESCRIPTION OF CHANGES PROPOSED Rear addition allowing for kitchen to open to backyard and bedroom addition.

• 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

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: Landmark Pro

3. New Roofing Type, Style & Color: Weather Wood

* .. Roof to be done at completion of project.
- seperate application.

• **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: Jeldwen
- New Window Style, Material & Color: _____

• **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 Thermatru Style Fiberglass Color Classic White

• **EXTERIOR WALL FINISHES**

TYPE		Manufacture, Style, Color
Existing	Proposed	
()	()	Natural Stone _____
()	()	Cultured Stone _____
()	(<input checked="" type="checkbox"/>)	Brick <u>Around footer and patio</u>
()	()	Mortar _____
()	()	Stucco _____
()	()	Wood Shingle _____
()	()	Wood Siding _____
(<input checked="" type="checkbox"/>)	(<input checked="" type="checkbox"/>)	Vinyl Siding <u>Existing, will likely match or upgrade all</u>
()	()	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: Smart board
- Proposed NEW Window Trim: Smart board
- Trim: Color(s): White

** Do the proposed changes affect the overhangs? _____

• **DECKS**

EXISTING:

1. Existing Decking Materials
NA Cedar Pressure-treated wood Wood/Plastic Composite
 Other _____

2. Existing Railing Materials
NA Cedar Pressure-treated wood Wood/Plastic Composite
 Other _____

PROPOSED:

3. Proposed Decking Materials
 Cedar Pressure-treated wood Wood/Plastic Composite
 Other _____

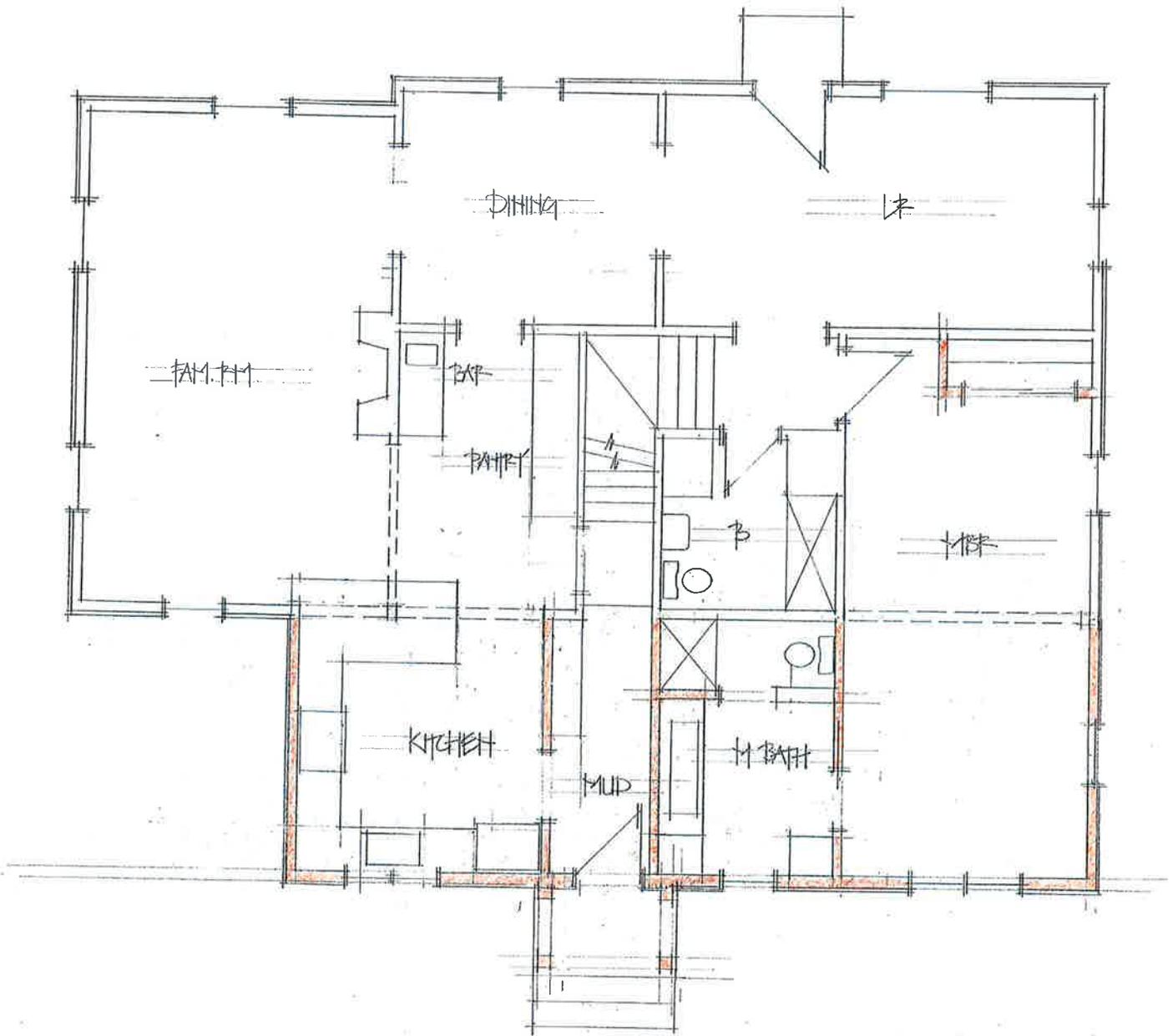
4. Proposed Railing Materials
5. Existing Railing Materials
 Cedar Pressure-treated wood Wood/Plastic Composite
 Other _____

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

Date of Review _____ Approved By _____

To be reviewed by the BZA on: _____

Conditions / Stipulations: _____



ADDITIONS ALTERATIONS TO 505 N. DREXEL
 SCHEME "C" ARCADIAN 10.20.15



WEST ELEVATION (REAR) 505 N. DREXEL

ARCADIAN 10.28.15