

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, January 14, 2016, 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.: 15-054
- Applicant: Dean A. Wenz Architects, Inc.
- Owner: Jennifer & Robert Esque
- Location: 2584 Bryden Road
- Request: The applicant is seeking architectural review and approval, to allow additions to the rear of the principal structure, dormer addition to the front of the home and modifications to the garage.

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 12-30-15



CITY OF BEXLEY

BOARD OF ZONING APPEALS and ARCHITECTURAL REVIEW APPLICATION

Application Number 2015054

1. Architectural Review for:

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

2. Variance For:

Principal Structure Garage Fence Other

3. Variance To:

Front Yard Setback Side Yard Setback Rear Yard Setback lot coverage

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

5. LOCATION 2504 BRYDEN RD. Zoning District R-6

6. OWNER JENNIFER & ROBERT ESQUE Phone # _____ or Cell # 354-1977

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

7. Applicant DEAN A. WENZ ARCHITECTS, INC. E-mail DWENZ@WENZ-ARCHITECTS.COM Phone # 239-6868 or Cell# _____

Address 2463 E MAIN ST City, State, Zip BEXLEY, OHIO 43209

8. Brief Description of Request and/or Variance ARCHITECTURAL REVIEW FOR: ADDITION TO REAR OF HOUSE; FORMER ADDITION TO FRONT OF HOUSE; CHANGE OF DOOR PLACEMENT IN GARAGE.

9. Valuation of Project \$ 250,000

• 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 [Signature] /DATE 10/14/2015

Fee: based on valuation \$ 210.00
Fee: based on variance \$ _____
Other \$ _____
TOTAL FEE DUE \$ _____

**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)

200

• LOT INFORMATION

Address 2504 BRYDEN RD. Zoning District R6

Lot Width 65 ft Depth 135.2 ft Total Area 8,715 sq ft

Existing Residence (foot print) 1883 sq ft Garage 497 sq ft

Existing Building Height _____ one-story two-story 33'-2"

Proposed Addition (foot print) 402 sq ft 31'-0" Height _____ one-story two-story

Proposed Garage EXG. 497 sq.ft. _____ Height EXG. one-story _____ two-story

Permitted Lot Coverage 35 % = 3,071 sq ft

Lot to be covered 31.7 % = 2,782 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 DEAN A. WENZ ARCHITECTS, INC.

Contractor/Builder TO BE DETERMINED

Preliminary Review _____ Final Review

• DESCRIPTION OF CHANGES PROPOSED ADDITION OF FAMILY ROOM, SCREENED PORCH, MASTER BEDROOM SUITE, AND THIRD FLOOR SPACE. CHANGE GARAGE DOOR FOR ALLEY ACCESS.

• 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: CERTAINTED

3. New Roofing Type, Style & Color: DIMENSIONAL ASPHALT.

• **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: PELLA OR MARVIN
- New Window Style, Material & Color: ALUMINUM CLAD, DOUBLE HUNG, WHITE

• **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 ALUMINUM CLAD WOOD / Style FULL GLASS Color WHITE

• **EXTERIOR WALL FINISHES**

TYPE		Manufacture, Style, Color
Existing	Proposed	
()	()	Natural Stone
()	()	Cultured Stone
(<input checked="" type="checkbox"/>)	()	Brick
()	()	Mortar
()	()	Stucco
()	()	Wood Shingle
()	()	Wood Siding
()	()	Vinyl Siding
()	()	Aluminum Siding
(<input checked="" type="checkbox"/>)	(<input checked="" type="checkbox"/>)	Other <u>FIBER CEMENT</u> <u>HARDIE</u>

• **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: PAINTED FIBER CEMENT
- Proposed NEW Window Trim: PAINTED FIBER CEMENT
- Trim: Color(s): WHITE

** Do the proposed changes affect the overhangs? No

• **DECKS**

EXISTING:

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:

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: _____

December 16, 2015

City of Bexley
Department of Development
2242 East Main Street
Bexley, Ohio 43209

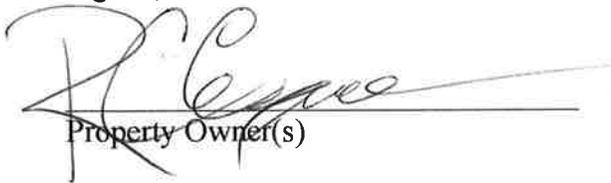
Re: The Esque Residence
2584 Bryden Road
Bexley, Ohio 43209

To whom it may concern:

As the Owner(s) of the property at the address listed above, I (we) hereby authorize Dean A. Wenz Architects, Inc. to act on my (our) behalf with regard to the following:

1. Make application to the Bexley, Board of Zoning Appeals for architectural review, and any variances relevant to the additions and renovations project I plan for my property.
2. Represent me at the public hearing for that same application.

Signed,


Property Owner(s)



Buffer search results

Results 1 - 18 of 18

	Alt ID	Site Address	Owner 1	Owner 2
020L000G 06900	020-003162-00	2619 BEXLEY PARK RD	KELLY CARMELLA D	
020L000G 07000	020-003132-00	2610 BRYDEN RD	DELONG EDWARD E & CAROL R	
020L054 00100	020-001408-00	2601 BEXLEY PARK RD	CONDON MATTHEW TR	
020L054 00200	020-001407-00	2587 BEXLEY PARK RD	PALMER ANDREW J	PALMER LORI C
020L054 00300	020-001406-00	2585 BEXLEY PARK RD	WERNET NORMAN L III	BETTY A
020L054 00400	020-003591-00	2575 BEXLEY PARK RD	CZAJA IAN J	CZAJA EKATERINA
020L054 00500	020-004284-00	2565 BEXLEY PARK RD	HAUGH MICHAEL P	HAUGH JENNIFER R
020L054 02400	020-001418-00	2558 BRYDEN RD	PARSONS STEPHEN C	PARSONS TRACEY A
020L054 02500	020-001417-00	2566 BRYDEN RD	HILBERT ROBERT L	HILBERT MICHELLE M
020L054 02600	020-001416-00	2572 BRYDEN RD	APPLING KIMBERLY W	APPLING SUSAN A
020L054 02700	020-001415-00	2576 BRYDEN RD	ZACKS MARY FINLEY	
020L054 02800	020-001414-00	2584 BRYDEN RD	ESQUE ROBERT C	ESQUE JENNIFER D
020L054 02900	020-001411-00	2596 BRYDEN RD	MCGREW MICHAEL A	MCGREW JANE M
020L060 00100	020-002907-00	2595 BRYDEN RD	FOLEY EDWARD B	COX MIRANDA
020L060 00200	020-001459-00	2583 BRYDEN RD	TURACK DANIEL C & LEONIE	
020L060 00300	020-001458-00	2575 BRYDEN RD	FISHER PERRY M	FISHER WENDY R
020L060 00400	020-001457-00	2567 BRYDEN RD	PREISLER SETH D	PREISLER SAMARA C
020L060 00500	020-001456-00	2561 BRYDEN RD	KING TRACY	

2584 Bryden