The Esque Residence

2584 Bryden Road
Bexley, Ohio

ARCHITECTURAL REVIEW SET
December 14, 2015

DEAN A. WENZ

ARCHITECTS

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

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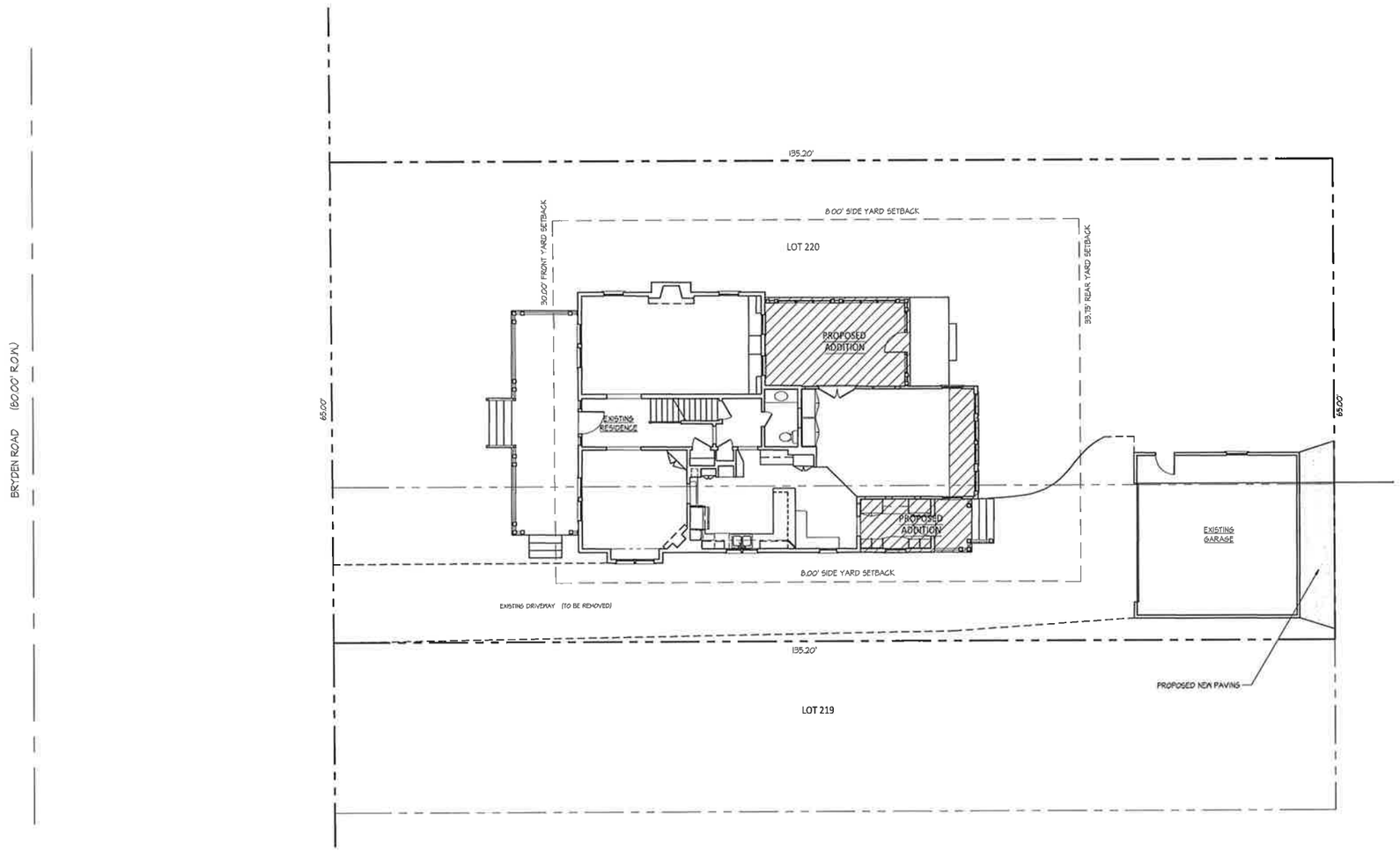
2584 Bryden Road Bexley, Ohio



DEVELOPMENT INFORMATION

ZONING DESIGNATION = R-6
TOTAL LAND AREA = 8,715 SF

MAXIMUM LOT COVERAGE 35.0% = 3,071 SF
PROPOSED LOT COVERAGE:
EXISTING HOUSE FOOTPRINT = 1,883 SF
PROPOSED ADDITION FOOTPRINT = 402 SF
EXISTING GARAGE = 497 SF
PROPOSED GARAGE ADDITION = 0 SF
TOTAL COVERAGE 00.0% = 2,782 SF

LIVING AREA

EXISTING FIRST FLOOR = 1,567 SF
EXISTING SECOND FLOOR = 999 SF
EXISTING THIRD FLOOR = 564 SF
TOTAL: MAIN RESIDENCE = 2,930 SF

PROPOSED ADDITION FIRST FLOOR = 133 SF
PROPOSED ADDITION SECOND FLOOR = 406 SF
PROPOSED ADDITION THIRD FLOOR = 207 SF
TOTAL PROPOSED ADDITION = 746 SF

TOTAL FINISHED RESIDENCE = 3,676 SF

Site Plan

Scale: 1/8" =1'-0"

NORTH

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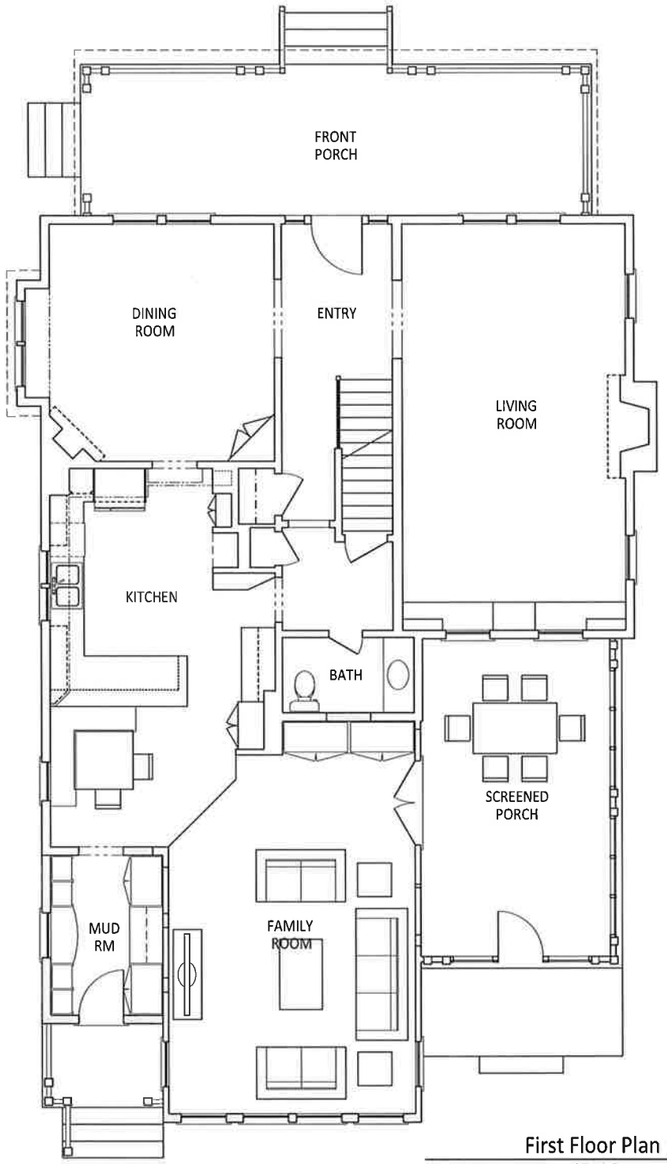
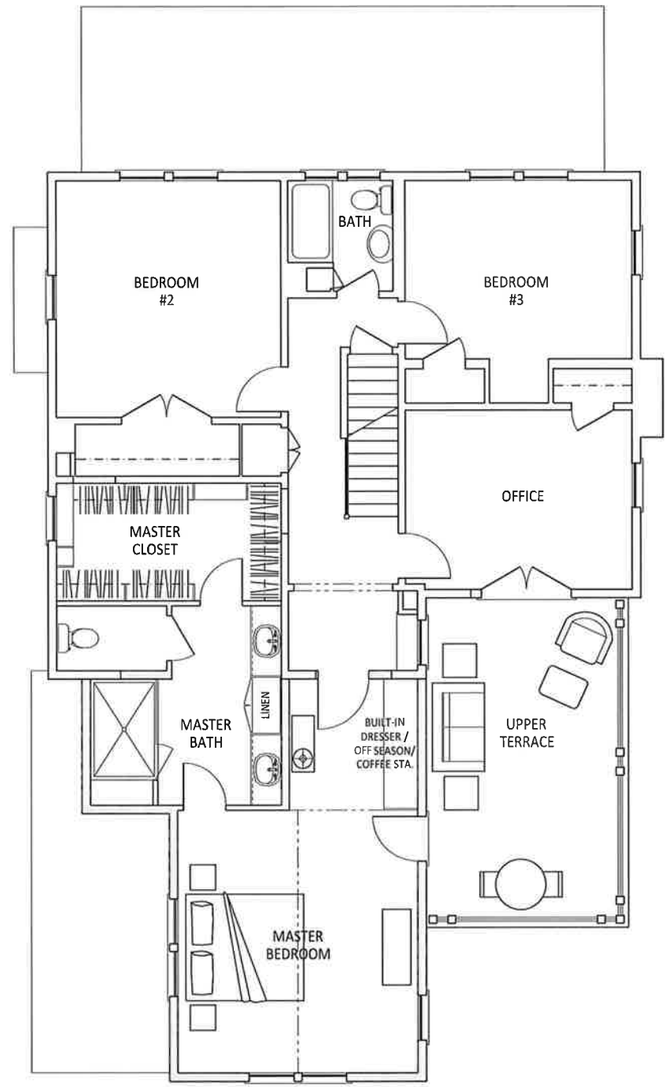


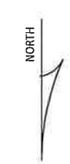
First Floor Plan

1/4" = 1'-0"



Second Floor Plan

1/4" = 1'-0"



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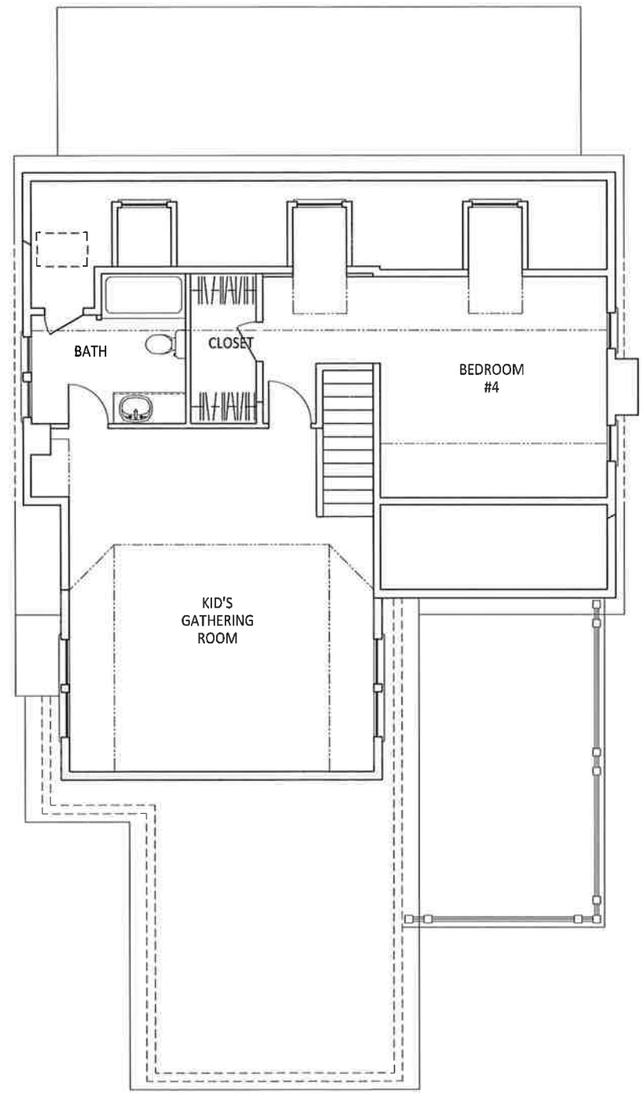

Third Floor Plan

1/4" =1'-0"

NORTH

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Left Side Elevation

1/4" =1'-0"

Front Elevation

1/4" =1'-0"

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Right Side Elevation

1/4" =1'-0"

Rear Elevation

1/4" =1'-0"

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Photos of Existing Residence

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