

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, March 10, 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.: 16-013
Applicant: Pete Foster
Owner: Mr. & Mrs. R. Slagle
Location: 214 N. Stanwood Rd.
Request: The applicant is seeking architectural review and approval, to allow a new front entry porch, and a 2-story addition with 1-story covered back porch to be added at the rear (east side) of the principal structure. The applicant is also seeking a variance from Bexley Code Section 1260.07(e), which requires detached garages shall not be located less than ten feet from a principal structure, to allow the covered back porch to be located 7' from the existing detached 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 02-25-16



CITY OF BEXLEY

BOARD OF ZONING APPEALS and ARCHITECTURAL REVIEW APPLICATION

Application Number 2016013 V

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: 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 214 N. STANWOOD Zoning District R.6

6. OWNER MR & MRS. R. SLAGLE Phone # _____ or Cell # 614.565.6775
** If Applicant is NOT owner, a letter must be submitted giving applicant permission to represent the owner's review request.*

7. Applicant PETE FOSTER E-mail petefastball@aol.com Phone # _____ or Cell# 614.778.4701
RESIDENTIAL DESIGN, LLC
Address 685 MONTRASE /City, State, Zip BEXLEY, OHIO 43209

8. Brief Description of Request and/or Variance ① ADDITION OF NEW COVERED FRONT PORCH
② NEW (2) STORY ADDITION TO EAST ELEVATION OF EXISTING
(2) STORY HOUSE ③ ADDITION OF COVERED BACK PORCH

9. Valuation of Project \$ 200,000.00

- **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 2/10/16

Fee: based on valuation	\$ <u>185.00</u>
Fee: based on variance	\$ _____
Other	\$ _____
TOTAL FEE DUE	\$ <u>185.00</u>

PAID
2/17/2016

****Be advised, if the Board 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.**

• **LOT INFORMATION**

Address 214 NORTH STANWOOD Zoning District R-6
Lot Width 50 ft Depth 226.4 ft Total Area 11,320 sq ft
Existing Residence (foot print) 856 sq ft Garage 360 sq ft - 1216 TOTAL
Existing Building Height _____ one-story two-story

Proposed Addition (foot print) 696 sq ft _____ one-story two-story

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

Permitted Lot Coverage 35 % = 3,962 sq ft

Lot to be covered 16 % = 1,808 sq ft 1448 (house) + 360 (garage)

Please submit a **SITE PLAN**, which gives the setback from all existing structures to front, side and rear property lines. Indicate proposed addition or 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 PETE FOSTER RESIDENTIAL DESIGN, LLC

Contractor/Builder UNKNOWN

Preliminary Review _____ Final Review

• DESCRIPTION OF CHANGES PROPOSED ① ADDITION OF A NEW COVERED FRONT PORCH
② NEW (2) STORY ADDITION TO EAST ELEVATION OF EXISTING (2) STORY HOUSE. ③ NEW COVERED BACK PORCH

• 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: CERTAINTEED

3. New Roofing Type, Style & Color: SLATE LIKE TO MATCH

• **EXTERIOR TRIM**

- 1. Existing Door Trim:
 - Cedar
 - Wood composite
 - Aluminum Clad
 - Pine
 - Vinyl
 - Molding
 - Other: _____
- 2. Existing Window Trim:
 - Cedar
 - Redwood
 - Wood composite
 - Aluminum Clad
 - Pine
 - Vinyl
 - Molding
 - Other: _____
- 3. Proposed NEW Door Trim: MATCH EXISTING

• **EXTERIOR WALL FINISHES**

TYPE	Existing	Proposed
Natural Stone	()	()
Cultured Stone	()	()
Brick	()	()
Mortar	()	()
Stucco	()	()
Wood Shingle	()	()
Wood Siding	()	()
Vinyl Siding	()	()
Aluminum Siding	()	()
Other	()	()

Manufacture, Style, Color

JAWNS HARDI - EXPOSURE TO MATCH EXIST.

• **DOORS**

- 1. Entrance Door Type
 - Wood
 - Sidelights
 - Insulated Metal
 - Transom Window
 - Fiberglass
 - 2. Garage Door Type
 - Wood
 - Insulated Metal
 - Fiberglass
 - 3. Door Finish
 - Stained
 - Painted
- Existing Exterior Doors (Accurately indicate door style on exterior elevations of drawings)

Proposed Door Type INSULATED METAL / Style FULL GLASS Color MATCH EXISTING

• **WINDOWS**

- 1. Existing Window Style:
 - Casement
 - Fixed
 - Double Hung
 - Exterior Storm
 - Horizontal Sliding
 - Awning
- 2. Existing Window Materials:
 - Wood
 - Vinyl
 - Aluminum
 - Metal
 - Other: _____
 - Vinyl Clad Wood
 - Aluminum Clad Wood
- 3. New Window Manufacturer: MARVIN
- 4. New Window Style, Material & Color: CASEMENT / DOUBLE HUNG - MATCH EXISTING

4. Proposed NEW Window Trim: MATCH EXISTING

5. Trim: Color(s): MATCH EXISTING

** Do the proposed changes affect the overhangs? NO

• **DECKS**

** EXISTING DECK & DECK STRUCTURE TO BE REMOVED*

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 - CEDAR

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: _____



Residential Design
LLC
Slagle Residence
214 North Stanwood Avenue
Bexley, Ohio

FEBRUARY 2, 2015



West Elevation
14'-1'-0"



North Elevation
14'-1'-0"



East Elevation
14'-1'-0"



South Elevation
14'-1'-0"