

HD-HS
COMMERCIAL
ZONING

106 S High St (273-001978-00)

- Property Class: C - Commercial
- Land Use: Dwelling Converted to Office

HD-HR
ZONING

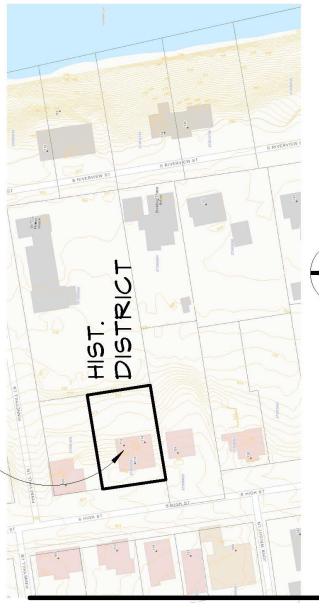
109 S Riverview St (273-000060-00)

- Property Class: R - Residential
- Land Use: One Family Dwelling

SUBJECT PROPERTY
114 S. HIGH ST.

DUBLIN, OH 43017

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ZONING DIAGRAM
SITE DEVELOPMENT



EXISTING LOT COVERAGE:

BLDG = EAST 1,605 GSF
PRKG/
PAVEMENT = 2,700 GSF NORTH
WALKS = 260 GSF
WEST WALKS = 105 GSF

4,670 GSF /
8,828.26
= 52.8%
IMPERVIOUS AREA

PROPOSED LOT COVERAGE:

NORTH = COMPOSITE DECK
+ RAMP = 490 GSF

HVAC PAD = 40 GSF
4,670 GSF
+ 530 GSF
/ 8,828.26
= 58.90%
IMPERVIOUS AREA

EXTERIOR
DECK AND
RAMP REVIEW

DATE: 10/28/2022
PROJECT #: 23111

SITE CONTEXT

ASI.1

BERARDI +
ARCHITECTURE | INTERIOR DESIGN | ENGINEERING
1395 GOODALE BOULEVARD, COLUMBUS, OHIO 43212
PH: 614.770.9900 | WWW.BERARDI.COM

