



**ARCHITECTURAL REVIEW BOARD
MUNICIPAL PLANNING COMMISSION
-AGENDA-
Thursday, February 11, 2021 at 7:00 P.M.**

**This will be a virtual meeting that will be streamed on the internet:
[worthington.org/live](https://www.worthington.org/live)**

A. Call to Order - 7:00 pm

1. Roll Call
2. Pledge of Allegiance
3. Approval of minutes of the January 14 & 28, 2021 meetings

B. Architectural Review Board – Unfinished

1. Patio Railing – **6116 Huntley Rd.** (Emilia Saka) **AR 11-2020**

C. Architectural Review Board – New

1. Swimming Pool – **130 E. South St.** (Builderscape|Easy Living Pools/Isaacson) **ARB 25-2021**
2. Demolition – **1033 High St.** (Lifestyle Communities) **ARB 26-2021**
3. New Windows – **777 High St.** (Schorr Architects/Griswold Center) **ARB 21-2021**
4. New Windows & Doors – **6550 N. High St.** (Schorr Architects/City Administration Building) **ARB 22-2021**

D. Municipal Planning Commission

E. Other

F. Adjournment



MEMORANDUM

TO: Members of the Architectural Review Board
Members of the Municipal Planning Commission

FROM: R. Lee Brown, Director
Lynda Bitar, Planning Coordinator

DATE: February 5, 2021

SUBJECT: Staff Memo for the Meeting of February 11, 2021

B. Architectural Review Board – Unfinished

1. Patio Railing – 6116 Huntley Rd. (Emilia Saka) AR 11-2020

Findings of Fact & Conclusions

Background & Request:

This commercial building was constructed in 1965 and is mainly in the City of Columbus. The northwestern suite is in Worthington and part of the Architectural Review District due to the property's adjacency to E. Granville Rd. Former home of the Monkey Bar, a new restaurant called Elnas African Delights is proposed in this space. In November of 2020, the Architectural Review Board approved a sign package for the restaurant and the applicant would now like approval to install an outdoor patio surrounded by a wrought iron/aluminum railing in the location of a previous patio.

Updated Information: At the meeting on January 28, 2021 the applicant proposed a white vinyl fence to surround the patio. The Board tabled the request, and the applicant is now proposing the use of a wrought iron/aluminum railing as in the original application that is 3-feet in height. The applicant provided two examples of fencing; however, the styles are slightly different. Clarification is needed.

Project Details:

1. The proposed patio is in the location of the previous patio associated with the Monkey Bar.
2. The patio will accommodate up to 15 tables with a mix of 2-top and 4-top seating.
3. Access to the patio will be from within the restaurant with an approved emergency exit in the fencing along the southern portion of the patio.
4. Wrought iron or aluminum railing proposed.
 - a. Details needed on the material, height, and style of railing is still needed.
 - i. There are conflicting materials in the application concerning the type, style, and height of railing around the patio. Clarification needed.

5. Round black metal tables with chairs would be used and tan umbrellas are proposed with the tables.

Land Use Plans:**Worthington Design Guidelines and Architectural District Ordinance**

The Worthington Design Guidelines recognizes outdoor seating and tables for use by patrons as giving an open feel and being pedestrian-friendly. Fences and walls are traditionally used as boundary markers and security features. In commercial districts they often are used to separate a storefront or an outdoor seating area from the activity beyond. The Architectural District Ordinance calls for design and materials to be compatible.

Recommendations:

Staff is recommending *conditional approval* of this application with the clarification on the style and material of the railing. Outdoor seating in this location is desirable and replaces a previously approved patio in the same location.

Motion:

THAT THE REQUEST BY EMILA SAKA FOR A CERTIFICATE OF APPROPRIATENESS TO ADD AN OUTDOOR SEATING AREA AND PATIO RAILING AT 6116 HUNTLEY RD., AS PER CASE NO. AR 11-2020, DRAWINGS NO. AR 11-2020, DATED JANUARY 29, 2021 BE APPROVED BASED ON THE FINDINGS OF FACT AND CONCLUSIONS IN THE STAFF MEMO AND PRESENTED AT THE MEETING.

C. Architectural Review Board – New

1. Swimming Pool – **130 E. South St.** (Builderscape|Easy Living Pools/Isaacson) **ARB 25-2021**

Findings of Fact & Conclusions**Background & Request:**

This two-story vernacular house was constructed in 1950 and is a contributing property in the Worthington Historic District. Various changes have been approved for the house over the years, including an addition and solar panels. The 50' wide property is 140' deep and adjacent to an unimproved alley to the rear.

This request is to install a swimming pool at the rear of the property.

Project Details:

1. A 10' x 20' inground fiberglass pool that is 4'11" deep is proposed that would have an automatic safety cover. The pool is shown 5'6" from the rear property line; 8'6" from the west side property line; and 15'6" from the east side property line.
2. The concrete pool deck would be 2'6" from the rear property line and 3'6" from the side property lines. Variances would be needed for the proximity to the property lines on all

three sides due to the Code requirement that pools and the surrounding paved area be at least 10' from adjacent properties.

3. A low stone retaining wall is proposed on part of the north side and along the east side of the pool.
4. It is not clear if the area around the pool deck would be grass or some other kind of landscaping.
5. Furniture is shown around the pool.

Land Use Plans:

Worthington Design Guidelines and Architectural District Ordinance

Decks and patios should be limited to the rear of buildings. Patios may be constructed of concrete, stone or brick. Consider the style of the house when designing decks and patios, since some styles and some designs are not compatible.

Codified Ordinances

1173.05 PORTABLE AND NONPORTABLE SWIMMING POOLS.

- (c) Nonportable swimming pools may be allowed as an accessory use only in "R" and "AR" Districts provided that they comply with the following conditions and requirements:

- (1) The pool is intended and used solely for the enjoyment of the occupants of the principal use of the property on which it is located.
- (2) The pool may not be located, including any walks or paved areas or accessory structures adjacent thereto, closer than ten feet to any property line of the property on which it is located.
- (3) The swimming pool or the property as hereinafter defined on which it is located, shall have a barrier as required by Chapter [1305](#) to prevent uncontrolled access by children or other persons from the street or other adjacent properties.

Recommendation:

The extent to which the rear yard would be a solid surface is not typical for Old Worthington. Reducing the size of the pool and/or deck may be necessary to allow enough room to add landscaping at the perimeter to help mitigate the impact.

Motion:

THAT THE REQUEST BY BUILDERSCAPE/EASY LIVING POOLS ON BEHALF OF JASON & MEGAN ISAACSON FOR A CERTIFICATE OF APPROPRIATENESS TO INSTALL A SWIMMING POOL AT 130 E. SOUTH ST. AS PER CASE NO. ARB 05-2021, DRAWINGS NO. ARB 05-2021, DATED JANUARY 27, 2021, BE APPROVED BASED ON THE FINDINGS OF FACT AND CONCLUSIONS IN THE STAFF MEMO AND PRESENTED AT THE MEETING.

2. Demolition – 1033 High St. (Lifestyle Communities) ARB 26-2021

Findings of Fact & Conclusions

Background & Request:

The United Methodist Children's Home (UMCH) site located at 1033 High St. is approximately 37-acres in size, with fifteen existing vacant buildings, parking lots and driveways on the site. The applicant has applied for Demolition Permits for the fifteen (15) buildings with the Division of Building Regulation, however a Certificate of Appropriateness from the Architectural Review Board is required before they can be approved for demolition. The entire property is in the Architectural Review District, so any modification, change or demolition requires review by the Board. The applicant is requesting the demolition of all fifteen buildings at this time and has provided the required restoration plan and schedule as part of their materials that will be reviewed by the Board.

The application before the Board focuses on just the demolition of the buildings and restoration of the site. This review does not give the applicant any additional rights as it pertains to their current application before the City. The result of this application would restore the site and prep the site for any range of uses that might occur from park space to a mix of uses in the future.

Applicant Details:

According to the applicant, the current condition of the building's ranges from a state of disrepair and functional obsolescence to an acute nuisance condition in many cases, including structural deterioration, collapsing floors and ceilings, mold growth, the need for controlled asbestos abatement, and elimination of possible animal infestation. *Please see attached photos in the application materials.*

The applicant believes the former school and administration buildings are considered a high priority on this list since they required attention based on current conditions and ongoing degradation. *Please see attached photos in the application materials.*

Any future redevelopment of the site will mean the removal of the current buildings. The request to demolish and secure the site at this time is in the interest of public safety, nuisance abatement, will avoid liability and further degradation, and will support future positive redevelopment.

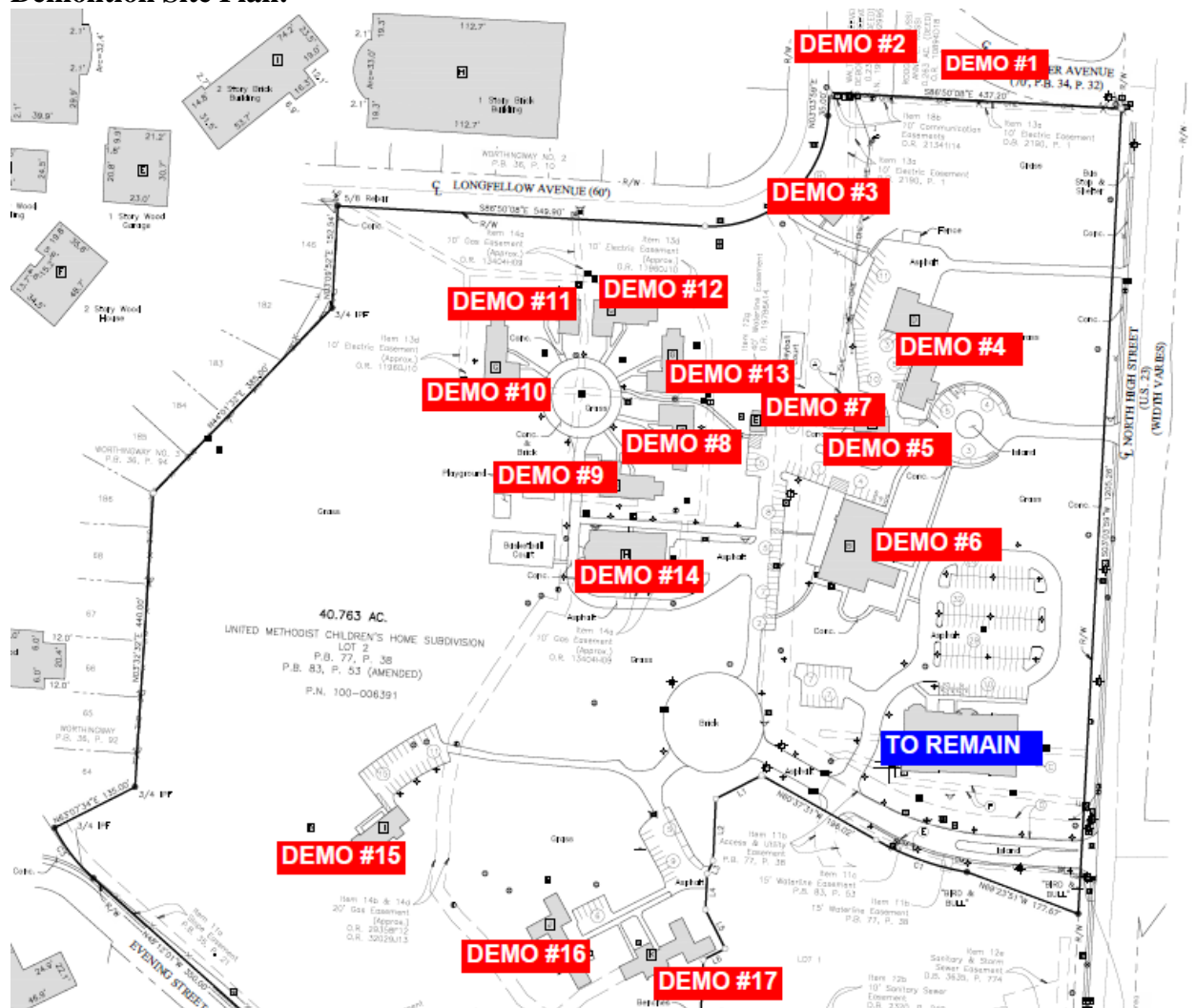
Worthington United Methodist Children's Home				
Building Description	Building Date	Duration (Days)	Start Date	Completion Date
Building B – School Building	1962	10	4/8/21	4/21/21
Building C – Maintenance Shop	1930	1	2/22/21	2/22/21
Building E – Storage Garage	1962	1	2/22/21	2/22/21
Building G – Cottage 96-106	1988	15	2/22/21	3/12/21
Building H – Dining Hall	1988	8	3/15/21	3/24/21
Building I – Baker Hall	?	3	4/21/21	4/23/21
Building J – Clinic	1952	5	4/26/21	4/30/21

Building K – Wesley Family Services	1952	5	5/3/21	5/7/21
Building D – Administration	1959	10	3/25/21	4/7/21
Building F – 77 Longfellow	1969	5	2/15/21	2/19/21
Stabilization		ONGOING	2/5/21	5/14/21

The applicant will start preparing the buildings for demolition with interior work expected to start the week of February 8, 2021 prior to Board approval, which is permitted.

The properties at 47 and 57 Larrimer Ave. are not part of this application, however they are referenced in the materials associated with their Demolition Permits and their restoration plan and schedule. These two properties have separate Demolition Permits that have been reviewed and approved by the Chief Building Official and are ready for pickup. These two properties are not located in the Architectural Review District, so Board approval is not required.

Demolition Site Plan:



**Includes the Larrimer Ave. properties*

Demolition Applications:

The applicant submitted Demolition Permits along with the required restoration plan and schedule for demolition of the site.

- January 19, 2021 – Demolition Permits submitted to the Division of Building Regulation for review for the fifteen buildings at 1033 High St.
 - Approved by the Chief Building Official on January 29, 2021
 - Pending ARB approval and payment of fees.
- January 25, 2021 – Demolition Permits submitted for 47 & 57 Larrimer Ave.
 - Approved by the Chief Building Official on January 29, 2021
 - Does not require ARB approval and is only waiting on payment of fees.

Land Use Plans:**Part Thirteen – Building Code**

In mid-2019 City Council approved an amendment to [Section 1301.07](#) and [Section 1305.09](#) Demolition or Moving Buildings to add additional requirements related to the demolition of buildings and the required restoration of the site after demolition. This was a proactive measure to alleviate sites that are left unfinished for months or years at a time. This was important knowing that the City has many sites that might redevelop in the coming years.

This section now requires a restoration plan and schedule indicating which structures are being removed, including walkways, pavement, parking areas, fencing, poles, walls, sheds, driveways, etc.... A site restoration plan indicating how the site will be restored after any structure is removed. This plan includes information on backfill, proposed landscaping, what structures will remain like foundations and subsurface slabs, and method of preventing voids and water accumulation. A demolition and restoration schedule are also required.

EMH&T prepared the demolition and restoration plan and provided a Stormwater Pollution Prevention Plan (SWPP) as part of the submitted materials. A SWPP identifies all the activities and conditions at the site that could cause water pollution, and then details the steps that should occur to prevent the discharge of any unpermitted pollution to any waterways that would impact water quality.

The application states that they will be disturbing approximately 10.3-acres of the 37-acres. Stormwater runoff will be managed by temporary sediment control measures. The basin shall be used as a sediment basin during construction. Perimeter sediment fencing will be used to manage sheet flow. Disturbed areas will be stabilized according to the temporary and permanent seeding requirements.

Disturbance Area:



Worthington Planning & Zoning Code – Chapter 1177

[Section 1177.06](#) outlines the requirements for the demolition, partial demolition or removal of a building within the Architectural Review District must be reviewed and approved by the Board.

The Board may request a statement from the City's Division of Building Regulation on the structural condition of the building and the conformity of the building to applicable building codes. In addition, the Board may request at the City's expense a written statement concerning the proposed demolition by a registered architect, historical conservator or other professional having experience with historic structures. Such statement shall be taken into consideration in determining the appropriateness of the request.

The applicant may provide at his or her expense any evidence or testimony from a registered architect, historical conservator or other professional having experience with historic structures.

The Board of Architectural Review shall determine by a vote of its members whether to issue a certificate of appropriateness based on the determination:

- That such building is not historically or architecturally significant.
- That if the building is found to be historically or architecturally significant, there is no feasible or prudent alternative or change that would allow preservation of the building.
- The proposal for grading, landscaping and other design treatment once the structure is removed meets the standards of this chapter.

In any circumstance, the Board shall not deny a request for a certificate of appropriateness if it determines either:

- That such denial will deny all reasonable use of the property or
- That such denial shall result in an unsafe condition because of the structural or physical condition of the building.

No building shall be demolished or removed in the Architectural Review District without the owner or his or her representative first obtaining a certificate of appropriateness approving such removal or demolition, unless such building presents an immediate danger to public health and safety in the opinion of the City's Chief Building Official, in which event, the Chief Building Inspector may order removal or demolition of such building in order to protect public health and safety.

Worthington Design Guidelines

The [Worthington Design Guidelines](#) makes recommendations for demolition. Demolition, of course, is final. Because it is an irreversible act, full or partial demolition must be carefully considered before any decision is made. A decision on whether a particular demolition is appropriate must be made in light of several factors, including whether the demolition is full or partial; the age of the structure; the level of integrity of the structure being demolished (has it been extensively altered?); the impact of the demolition on Worthington's character; and plans for the site following demolition.

Generally, demolition of pre-1950s buildings should be avoided. These tend to contribute the most to a community's character. However, it may be desirable to avoid demolishing a newer building, depending on what is proposed to replace it.

In all cases where demolition is proposed, applicants should be prepared to explain and to document the financial and technical reasons why it is not feasible to accomplish their goals while retaining the existing building.

It may be acceptable to demolish an older building that has been so altered over the years that its integrity is low, and it has lost most or all of its historic character. This does not, however, always apply, since even altered buildings can sometimes be important placeholders along the streetscape. Because of age or design, some building additions may be nearly as important as an original building. Removing these elements might affect the building's character, and this should be taken into account when demolition is proposed.

Worthington Comprehensive Plan – UMCH Focus Area - 2014

Since the Comprehensive Plan was updated in 2005 and included a strategic redevelopment plan for the site, City leaders have anticipated a redevelopment on the site that would include a mix of uses and open space across the site. The City studied the property again in 2014 and adopted amendments to the 2005 Comprehensive Plan in 2014 ([UMCH Focus Area – 2014](#)), refining the stated desired outcome for the property. This area has been identified in the 2014 document as a good location for a mix of commercial uses along the High St. frontage, mix of residential uses and a significant amount of usable open space.

The 2005 Comprehensive Plan identified the UMCH site as strategic for future growth, a matter particularly critical for an established community like Worthington. While the 2005 plan presented an example of two possible redevelopment scenarios, this update document provides a more in-depth consideration of appropriate redevelopment parameters.

Worthington Comprehensive Plan - 2005

The [2005 Comprehensive Plan](#) identifies portions of High Street outside of the historic core as High Street Corridor (Extents Area) and as a place where consistent site design should be encouraged such as landscape screening and interior planting of surface parking areas, and where the location of large parking areas should be to the rear of the site. The corridor could accommodate redevelopment at a higher density, with such projects meeting the needs of the City, providing green setbacks and meeting the Architectural Design Guidelines. The plan recommends promoting a high-quality physical environment, encouraging the City to continue to emphasize strong physical and aesthetic design, and high-quality development. Also recommended is encouraging the private market to add additional commercial office space within the City. The UMCH property was specifically addressed in that section of the plan, with concepts establish for mixed use development on the site. This section specifically focused on the UMCH property was updated with the 2014 document.

Staff Analysis:

- The Design Guidelines offer guidance for a decision on whether a particular demolition is appropriate if it meets the following factors: full or partial demolition, age of structure, integrity of structure, impact on Worthington's character and plans following demolition.
 - The applicant is proposing to remove the existing buildings, sidewalks, parking areas and drives, etc.... as part of their proposal. A Demolition and Restoration Plan for the site has been submitted.
 - The site will be restored and seeded with minimal disturbance to the existing trees and vegetation on the site unless otherwise approved by the City in advance.
 - The oldest building on the site is a maintenance building and garage constructed in 1930 to the newest buildings being the cottages and dining hall constructed in 1988.
 - Many of the buildings were built in the 1960's with the exception of the dining hall, cottages and the maintenance building.
 - Photos provided by the applicant and Mrs. LaLonde with the Worthington Historical Society reveals the condition of the exterior and interior of these buildings.
 - *The applicant will be providing additional details during their presentation.*
 - The buildings are in shocking state of disrepair from years of neglect.
 - *Please see photos included with the application materials.*

- Complaints to the City concerning the condition of the site has primarily focused on the caretaker's cottage on Longfellow Ave. and the two properties on Larrimer Ave.
 - The old administration building, and the chapel sit back approximately 250' to 300' from High St. behind existing mature vegetation, which is probably one of the main reasons the City has not received complaints concerning the conditions of the buildings on the interior of the site.
- City staff did notify the Divisions of Fire and Police to make them aware of the severity of the conditions of these buildings so that if they are responding to an emergency on the site that they would know what to expect.
- City staff worked closely with Kate LaLonde with the Worthington Historical Society to document the current conditions on the site. Mrs. LaLonde was able to provide detailed photos, newspaper articles and narratives for the buildings that are proposed to be demolished.
- The Service & Engineering Department will require a Sewer & Water permit to cap the existing sanitary sewer and water lines.
- Demolition & Restoration Plan
 - General Notes:
 - Note #50 references Dust Control Measures occurring on the site, however it also references dust control shall be performed as directed by the *University*.
 - ***This note needs corrected.*** Lifestyle Communities will be the entity responsible for dust control. The City may request additional measures if necessary.
 - Minimize dust during demolition. Immediately notify the City if there is an increase in dust or additional control measures that might be necessary to control.
 - Minimal disturbance of the trees and vegetation on the site should occur as part of the demolition of the existing buildings.
 - The City must be contacted prior to the removal of any trees and/or vegetation that might need to be removed as part of the demolition.
 - Tree Protection Fence Detail
 - Critical Root Zone – One foot for every inch of diameter breast height over 6" caliper tree.
 - Any debris pulled out onto the public roadways is prohibited and must be cleaned up immediately by the contractor.
 - Note #36 references daily street cleaning, however it also references excessive tracking on adjacent streets, they *University* shall direct additional street cleaning at no additional cost.
 - ***This note needs corrected.*** Lifestyle Communities will be the entity responsible for cleaning and shall bare the cost associated with cleaning the streets. The City will not be responsible for street cleaning during demolition.

Recommendation:

Staff is recommending approval of this application if the Board feels comfortable with the information provided by City staff and the additional information provided by the applicant at the meeting.

The Board needs to determine the following:

- That these buildings are not historically or architecturally significant.

- That if these buildings are found to be historically or architecturally significant, that there is no feasible or prudent alternative or change that would allow preservation of the buildings.
- The proposal for grading, landscaping and other design treatment once the structures are removed meets the standards of this chapter.

In any circumstance, the Board shall not deny a request for a certificate of appropriateness if it determines either:

- That such denial will deny all reasonable use of the property or
- That such denial shall result in an unsafe condition because of the structural or physical condition of the building.

**All motions are required to be presented in the positive.*

ARB Motion:

THAT THE REQUEST BY LIFESTYLE COMMUNITIES FOR A CERTIFICATE OF APPROPRIATENESS TO DEMOLISH FIFTEEN BUILDINGS AND RESTORE THE SITE PER THE APPROVED PLANS AT 1033 HIGH ST., AS PER CASE NO. ARB 26-2021, DRAWINGS NO. ARB 26-2021, DATED JANUARY 28, 2021, BE APPROVED BASED ON THE FINDINGS OF FACT AND CONCLUSIONS IN THE STAFF MEMO AND PRESENTED AT THE MEETING.

3. New Windows – 777 High St. (Schorr Architects/Griswold Center) ARB 21-2021

Findings of Fact & Conclusions

Background & Request:

The Griswold Center was constructed in 1992 and has only had minor modifications to maintain the building and property over the years. This is a request for approval to replace the windows.

Project Details:

1. The existing double hung wood windows were installed when the senior center was constructed in 1992. Reportedly the windows have been failing for quite a while and have been repaired many times.
2. Proposed are aluminum clad wood windows in the same size and profile as the existing. The windows would have simulated divided lights, with muntins on the inside, outside and dividers between the panes.

Land Use Plans:

Worthington Design Guidelines and Architectural District Ordinance

If windows are missing or must be replaced due to extensive deterioration, use new windows of the same size, design and profile (cross-section), to the greatest extent possible; wood windows are preferred. The new windows should fit the window openings exactly, without requiring extra wood or metal infill panels to fill the opening; and the dimensions of the framing, sash members, and other elements should match the old dimensions. Consider replacing only the sash if the old

window frame is still sound. Avoid snap-in “multiple-paned” muntins or other non-original treatments.

Recommendation:

Staff is recommending approval of this application. Replacement of the windows with the proposed is appropriate.

Motion:

THAT THE REQUEST BY THE SCHORR ARCHITECTS ON BEHALF OF THE CITY OF WORTHINGTON FOR A CERTIFICATE OF APPROPRIATENESS TO REPLACE THE WINDOWS AT THE GRISWOLD CENTER, 777 HIGH ST. AS PER CASE NO. ARB 21-2021, DRAWINGS NO. ARB 21-2021, DATED JANUARY 8, 2021 BE APPROVED BASED ON THE FINDINGS OF FACT AND CONCLUSIONS IN THE STAFF MEMO AND PRESENTED AT THE MEETING.

4. New Windows & Doors – **6550 N. High St.** (Schorr Architects/City Administration Building) **ARB 22-2021**

Findings of fact & Conclusions

Background & Request:

The Louis J. R. Goorey Worthington Municipal Building was constructed in 1992 and has only had minor modifications to maintain the building and property over the years. This is a request for approval to replace the windows and several doors.

Project Details:

1. The existing double hung wood windows and wood doors were installed when the administration building was constructed in 1992. Reportedly they have been failing for quite a while and have been repaired many times.
2. Proposed are aluminum clad wood windows in the same size and profile as the existing. The windows would have simulated divided lights, with muntins on the inside, outside and dividers between the panes.
3. The doors proposed for replacement are on the north, south and west sides. The two options presented are: 1. Replace with wood doors to match; 2. Replace with aluminum storefront system to match the existing entrance.

Land Use Plans:

Worthington Design Guidelines and Architectural District Ordinance

If windows are missing or must be replaced due to extensive deterioration, use new windows of the same size, design and profile (cross-section), to the greatest extent possible; wood windows are preferred. The new windows should fit the window openings exactly, without requiring extra wood or metal infill panels to fill the opening; and the dimensions of the framing, sash members, and other elements should match the old dimensions. Consider replacing only the sash if the old window frame is still sound. Avoid snap-in “multiple-paned” muntins or other non-original treatments.

Older doors should be retained instead of replaced. If they are in poor condition, they can usually be repaired; damaged or non-functional hardware can be repaired or replaced, but replacement hardware should be commercial and not a lighter residential grade.

Recommendation:

Staff is recommending approval of this application. Replacement of the windows is appropriate; replacement of the wood doors with aluminum is regrettable, but probably acceptable for the age and location of the building.

Motion:

THAT THE REQUEST BY THE SCHORR ARCHITECTS ON BEHALF OF THE CITY OF WORTHINGTON FOR A CERTIFICATE OF APPROPRIATENESS TO REPLACE THE WINDOWS AND DOORS AT 6550 N. HIGH ST. AS PER CASE NO. ARB 22-2021, DRAWINGS NO. ARB 22-2021, DATED JANUARY 8, 2021 BE APPROVED BASED ON THE FINDINGS OF FACT AND CONCLUSIONS IN THE STAFF MEMO AND PRESENTED AT THE MEETING.



City of Worthington
ARCHITECTURAL REVIEW BOARD
Certificate of Appropriateness
Application

Case # AR 0011-2020
Date Received 12/3/2020
Fee \$2.00
Meeting Date 01/14/2021
Filing Deadline _____
Receipt # REC 000034-2020

1. Property Location 6116 HUNTLEY ROAD
2. Present/Proposed Use RESTAURANT
3. Zoning District C-2Y
4. Applicant EMELIA SAKA *
- Address 1666 LYNNHURST ROAD, CDS
- Phone Number(s) 614-804-6196
- Email EMELIASAKA62@GMAIL.COM
5. Property Owner Huntley Square, LLC
- Address 4920 Sio to Darby Rd STE 120
- Phone Number(s) Hilliard, OH 43026 614-406-4567
- Email Huntleysquarellc@gmail.com
6. Project Description 2281' STORE FRONT LEASE 39' WIDTH, 5'-6" DEEP, END UNIT W/ 468' OUTDOOR DINING.
7. Project Details: APPLYING FOR PADDED PLAN APPROVAL
- a) Design SPACE IS EMPTY W/ MINIMAL FINISHES. REQUIRES
- b) ~~Color~~ A NEW COMMERCIAL KITCHEN, SEATING AREAS (IN & OUT)
- c) ~~Site~~ APPROPRIATE ELECTRICAL & PLUMBING FOR HOOD, GREASE INTERCEPTORS, SINKS
- d) Approximate Cost 1225 Expected Completion Date _____

PLEASE READ THE FOLLOWING STATEMENT AND SIGN YOUR NAME:

The information contained in this application and in all attachments is true and correct to the best of my knowledge. I further acknowledge that I have familiarized myself with all applicable sections of the Worthington Codified Ordinances and will comply with all applicable regulations.

Applicant (Signature) _____

12-4-20
Date

Property Owner (Signature) _____

12-4-2020
Date

* ARCHITECT - DAVID HAWKINS 614-582-5954 NOV 24/2020

ABUTTING PROPERTY OWNERS
FOR
6116 Huntley Rd.

Huntley-Frusta Columbus LLC
DLZ Corporation
Car JMC LLCd
Weber Holdings North LLC

3701 Executive Center Dr., Ste 110
6121 Huntley Rd.
8484 Westpark Dr. Suite 200
1602 Foxhall Rd.

Austin, TX 78731
Columbus, OH 43229
McLean, VA 22102
Blacklick, OH 43004

Elnas African Restaurant

6116 Huntley road

Columbus-Ohio 43229

03/12/2020.

**REQUEST TO USE A PATIO AS PART OF RESTAURANT
OPERATION**

COVID-19 cases, hospitalizations, and deaths across the United States are rising. As the holidays approach, we are taking steps to slow down the spread of COVID-19. We are requesting to use our patio as a way of avoiding crowds and also encouraging social distancing (as least 6ft). We are limiting seating capacity to allow for social distancing. We are prioritizing outdoor seating as much as possible.

Thank You

Yours Sincerely,



Emelia Saka

CITY OF WORTHINGTON

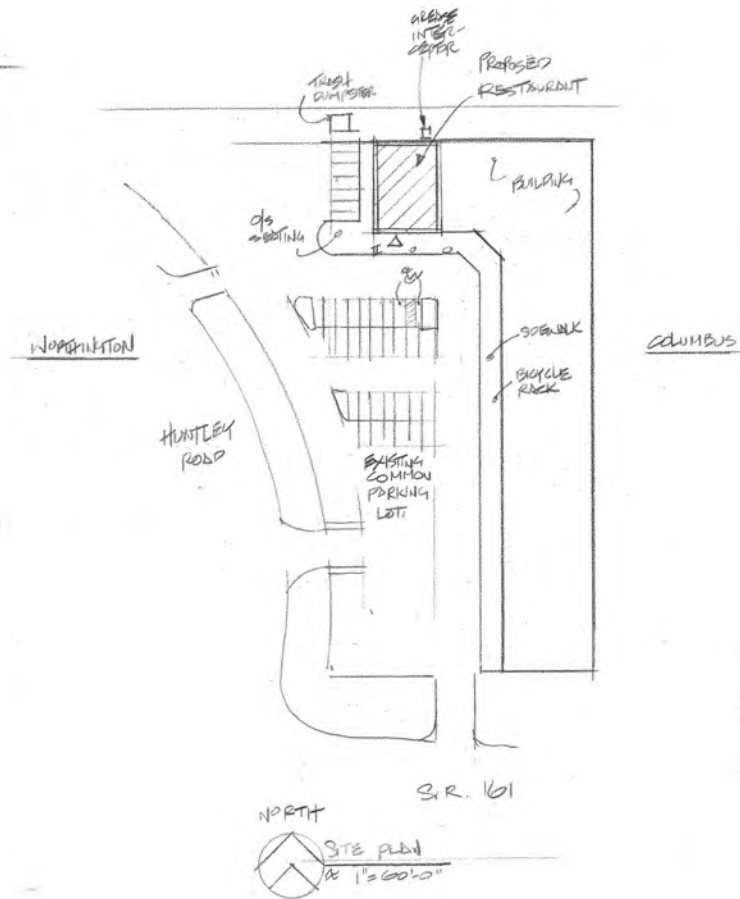
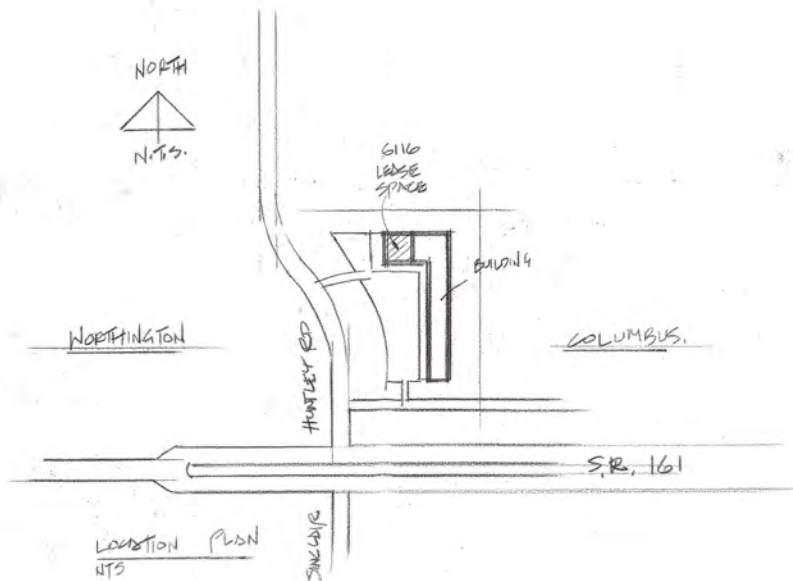
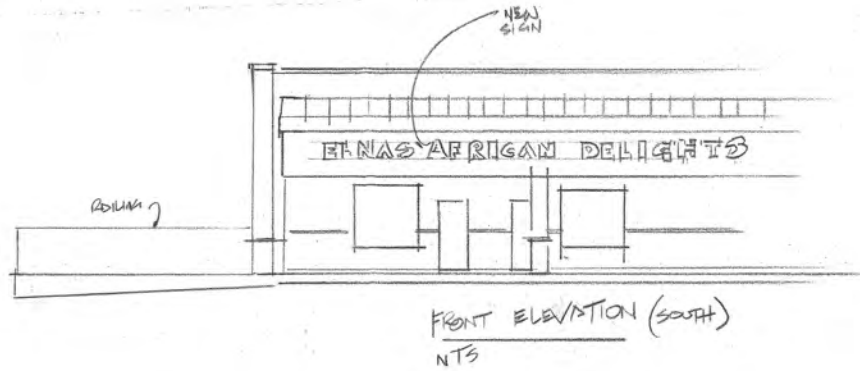
DRAWINGS NO. AR 11-2020

DATE 01/29/2021

6116 Huntley Rd.



100-002177 04/24/2017



DAVID HAWKINS
614-582-5954

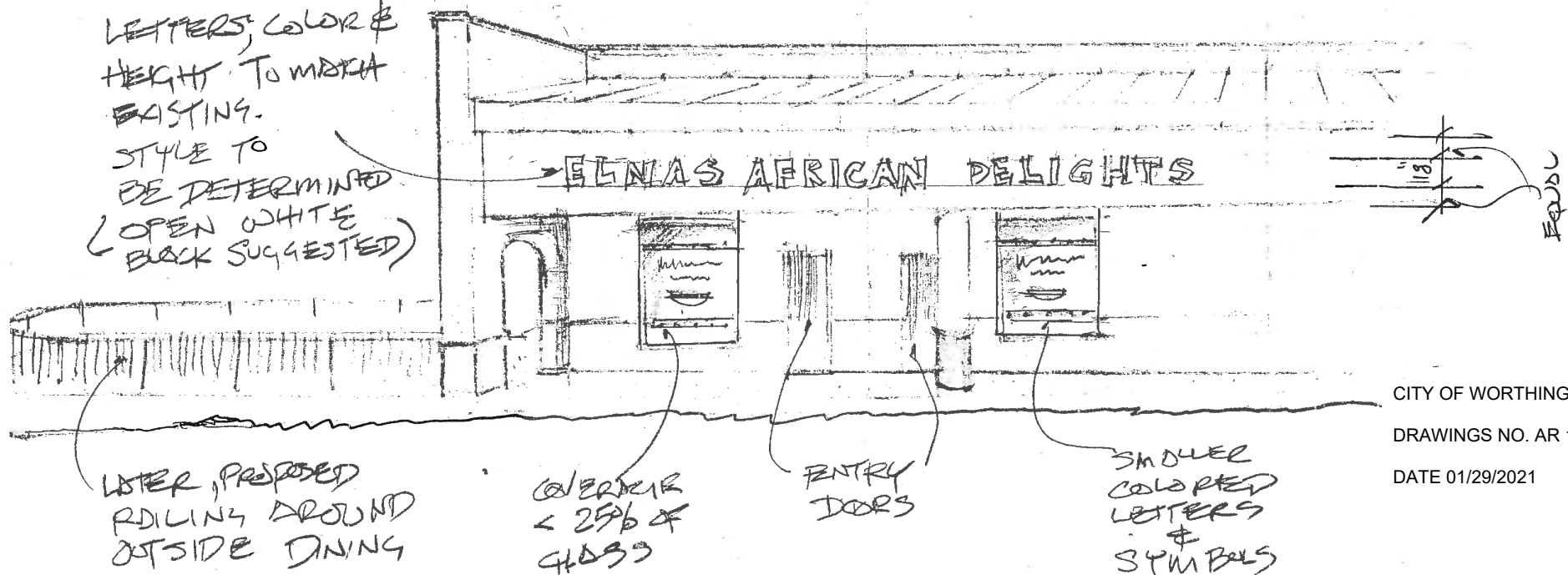
BUILDING MODIFICATIONS
'ELNAS AFRICAN DELIGHTS'

GIVE HUNTLEY ROAD

01 LEE BROWN, CITY OF WORTHINGTON
22/ 6116 HUNTLEY ROAD, RESTAURANT, OWNER EMELO SAKA.
SIGNAGE, OUTDOOR TABLES, CHAIRS & UMBRELLAS, FENCE.
'ELNAS AFRICAN DELIGHTS'

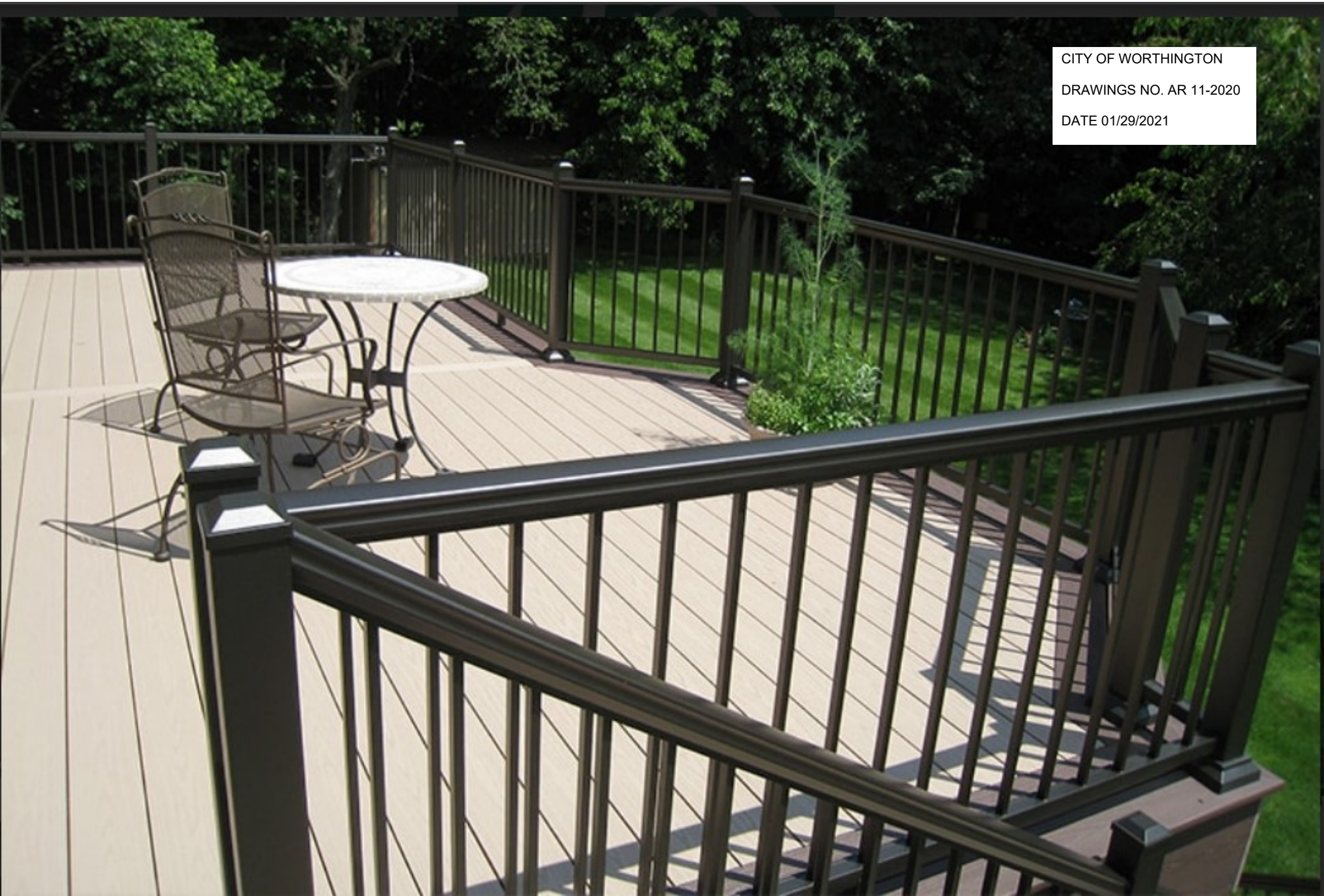
PROPOSED SIGNAGE LAYOUT.
DAVID HAWKINS, ARCHITECT
64-582-5954.

LETTERS, COLOR &
HEIGHT TO MATCH
EXISTING.
STYLE TO
BE DETERMINED
(OPEN WHITE
BLACK SUGGESTED)



CITY OF WORTHINGTON
DRAWINGS NO. AR 11-2020
DATE 01/29/2021

CITY OF WORTHINGTON
DRAWINGS NO. AR 11-2020
DATE 01/29/2021





CITY OF WORTHINGTON
DRAWINGS NO. AR 11-2020
DATE 01/29/2021



CITY OF WORTHINGTON
DRAWINGS NO. AR 11-2020
DATE 01/29/2021



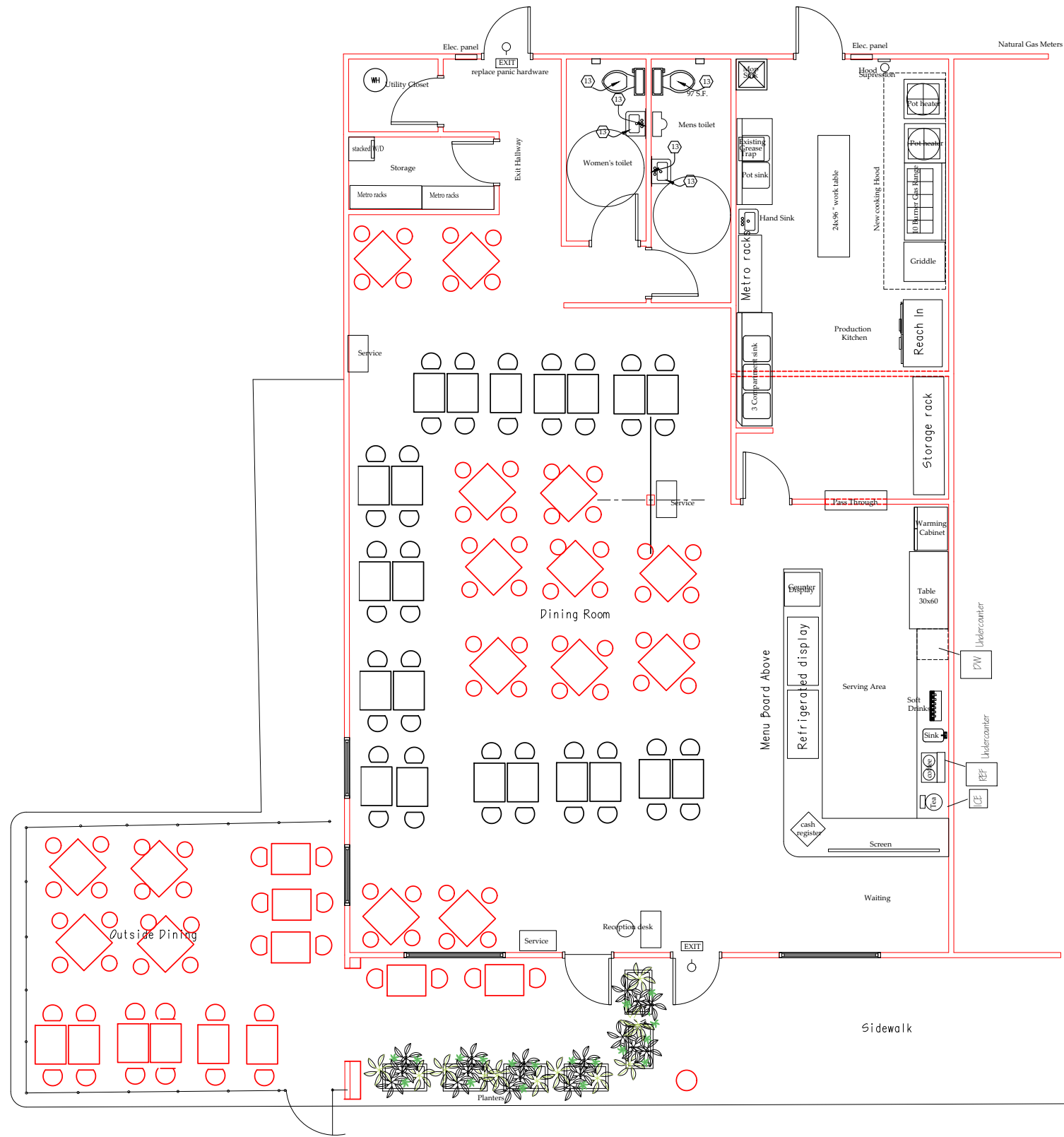
CITY OF WORTHINGTON

DRAWINGS NO. AR 11-2020

DATE 01/29/2021



CITY OF WORTHINGTON
DRAWINGS NO. AR 11-2020
DATE 01/29/2021



Scale 1/4"=1'-0"

CITY OF WORTHINGTON
DRAWINGS NO. AR 11-2020
DATE 01/29/2021

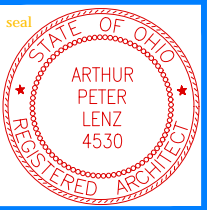
project title
**ALTERATIONS &
REMODELING to
6116 Huntley Sq.
Worthington, OH**
for
Mrs. Emilia Saka
1666 Lynnhurst Road
Columbus, OH 43229

CONSTRUCTION PLAN
FOOD EQUIPMENT PLAN

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A. PETER LENZ, AIA
ARCHITECT
515 Hartford Street
Worthington, Ohio 43085
614-840-0844 voice
614-841-0814 fax

Architecture Space Planning



date	revisions

project number
21003
sheet number
date**January 20, 2021**



City of Worthington
ARCHITECTURAL REVIEW BOARD
Certificate of Appropriateness
Application

Case #	ARB 0025-2021
Date Received	01-27-2021
Fee	\$ 85.00 PD
Meeting Date	02-11-2021
Filing Deadline	
Receipt #	REC00212-2021

1. Property Location 130 E. South Street
2. Present/Proposed Use 510 - ONE-FAMILY DWLG ON PLATTED LOT
3. Zoning District R-10
4. Applicant Builderscape | Easy Living Pools : Brian Griffith, RLA
Address 7500 Industrial Parkway | Plain City, Ohio 43064
Phone Number(s) 614-886-3817
Email brian@easylivingpools.com
5. Property Owner Jason & Megan Isaacson
Address 130 E. South Street Parcel #: 100-000126-00
Phone Number(s) (614) 288-3075
Email isaacson1@me.com
6. Project Description In-ground fiberglass pool with ASTM/UL rated automatic safety cover, concrete pool terrace, and low retaining wall.
7. Project Details:
 - a) Design Imagine Pools - Vision plunge pool. Concrete formed coping edge.
 - b) Color Blue
 - c) Size 10'x20'
 - d) Approximate Cost \$85,000.00 Expected Completion Date September 2021

PLEASE READ THE FOLLOWING STATEMENT AND SIGN YOUR NAME:

The information contained in this application and in all attachments is true and correct to the best of my knowledge. I further acknowledge that I have familiarized myself with all applicable sections of the Worthington Codified Ordinances and will comply with all applicable regulations.

Brian D Griffith
Applicant (Signature)

01/26/2021
Date

Jason Isaacson (Jan 26, 2021 14:04 EST)
Property Owner (Signature)

Jan 26, 2021
Date

Abutting Property Owners List for
130 E. South St.

Sean & Kimberly Crowley	120 E. South St.	Worthington, OH 43085
William & Shirley Brenner	136 E. South St.	Worthington, OH 43085
Brant & Suzanne Gipson	570 Hartford St.	Worthington, OH 43085
John & Melissa Conrath	129 E. South St.	Worthington, OH 43085
Matthew & Jessica Dopkiss	141 E. South St.	Worthington, OH 43085

PROJECT NARRATIVE

Project consists of the installation of a contemporary in-ground fiberglass plunge pool with broom finish concrete terrace surround (700 sq ft) and low retaining walls to manage grade transitions. Barrier fence requirement to be met with the installation of an automatic safety cover meeting UL / ASTM STANDARD F 1346-91.

Variance request is for the encroachment of side and rear yard setback distances for the pool and concrete areas per the dimensioned plan provided.

Supporting Statement:

1. A beneficial use is still viable without the variance. The residence is in good order.
2. The variance is not substantial given that the nature of the project is flush with the surrounding grade and has no structure / elevation change.
3. The character of the neighborhood is urban with many detached garages and outdoor living spaces utilizing zero-lot line setback conditions and we feel this design is in concert with the surrounding neighborhood.
4. No governmental services will be adversely affected.
5. The home owner assumed that the property would be useable within the same extents of the existing structures on the property ie. the primary residence & detached garage.
6. Without the variance, there is not enough room to accommodate both the swimming pool and provide for adequate space for poolside furnishings.
7. This variance will allow the homeowner to improve the quality of their outdoor living space without negatively affecting neighboring properties.



CITY OF WORTHINGTON
DRAWING NO. ARB 25-2021
DATE 01/27/2021

POOL IMAGERY

ISAACSON RESIDENCE | 130 E. SOUTH STREET | WORTHINGTON, OH 43085
DATE: JANUARY 26, 2021



130 E. South St.

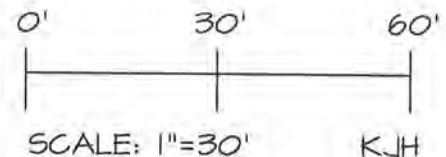
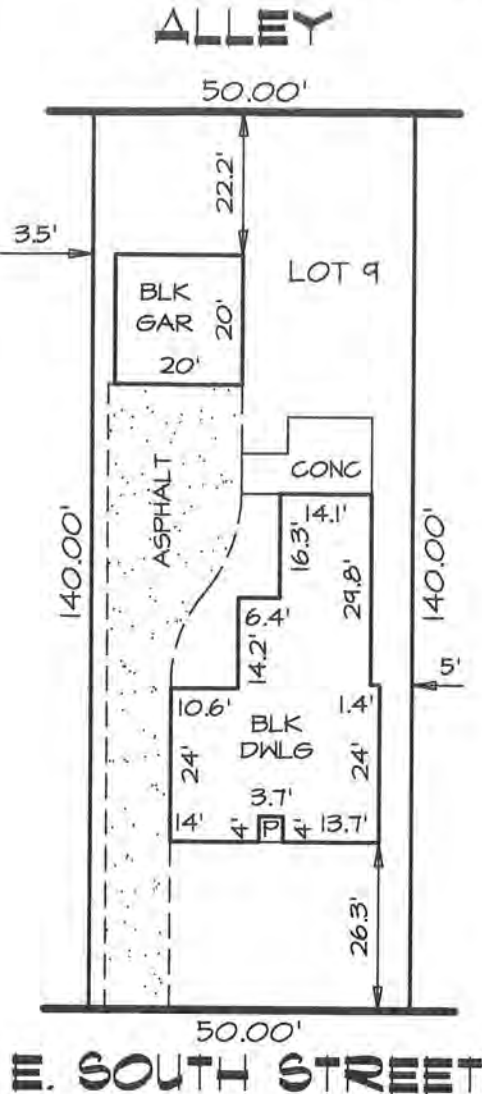




CAMPBELL &
ASSOCIATES, INC
Surveying • Engineering

614.785.9340
Fax: 614.785.9342
77 E Wilson Bridge Road
Suite 205
Worthington, OH 43085
<http://www.campbellsurvey.com>

MORTGAGE LOCATION SURVEY



Address 130 E South Street

State of Ohio, County of Franklin

City of Worthington

New Owner Isaacson

Allotment: Hannon Brother's

Plat Book: 10 Page: 224

Client Order No. P-07-TTL7479C

Date June 28, 2007

Present Owner Murphy

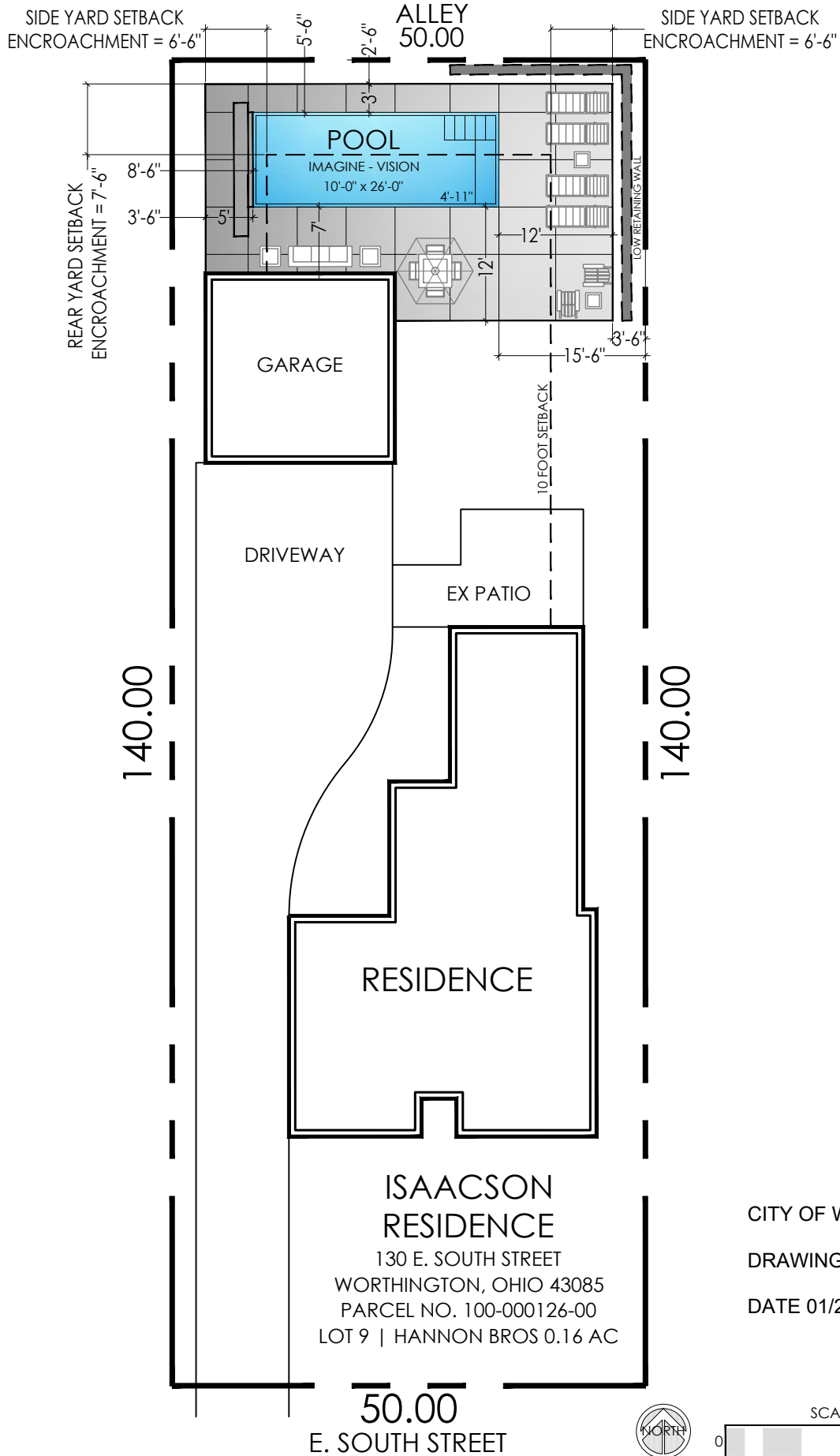
C & A Order No.
CO104361

This is to certify to **ABN AMRO Mortgage Group Inc and/or The Title Link**

that a visual inspection of the property and buildings shown (if any) has been made and there are no apparent encroachments or visible easements unless otherwise shown. This service was not performed for the purpose of establishing boundary lines, and is not to be used for that purpose.

This Mortgage Location Survey has been prepared in accordance with Chapter 4733-38, Ohio Administrative code, and is not a boundary survey pursuant to Chapter 4733-37, Ohio Administrative Code

James P. Yurkschatt
James P Yurkschatt - Reg. Surveyor No. 7809

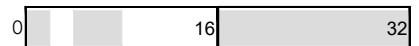


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CITY OF WORTHINGTON
 DRAWING NO. ARB 25-2021
 DATE 01/27/2021



SCALE: 1/16" = 1'-0"

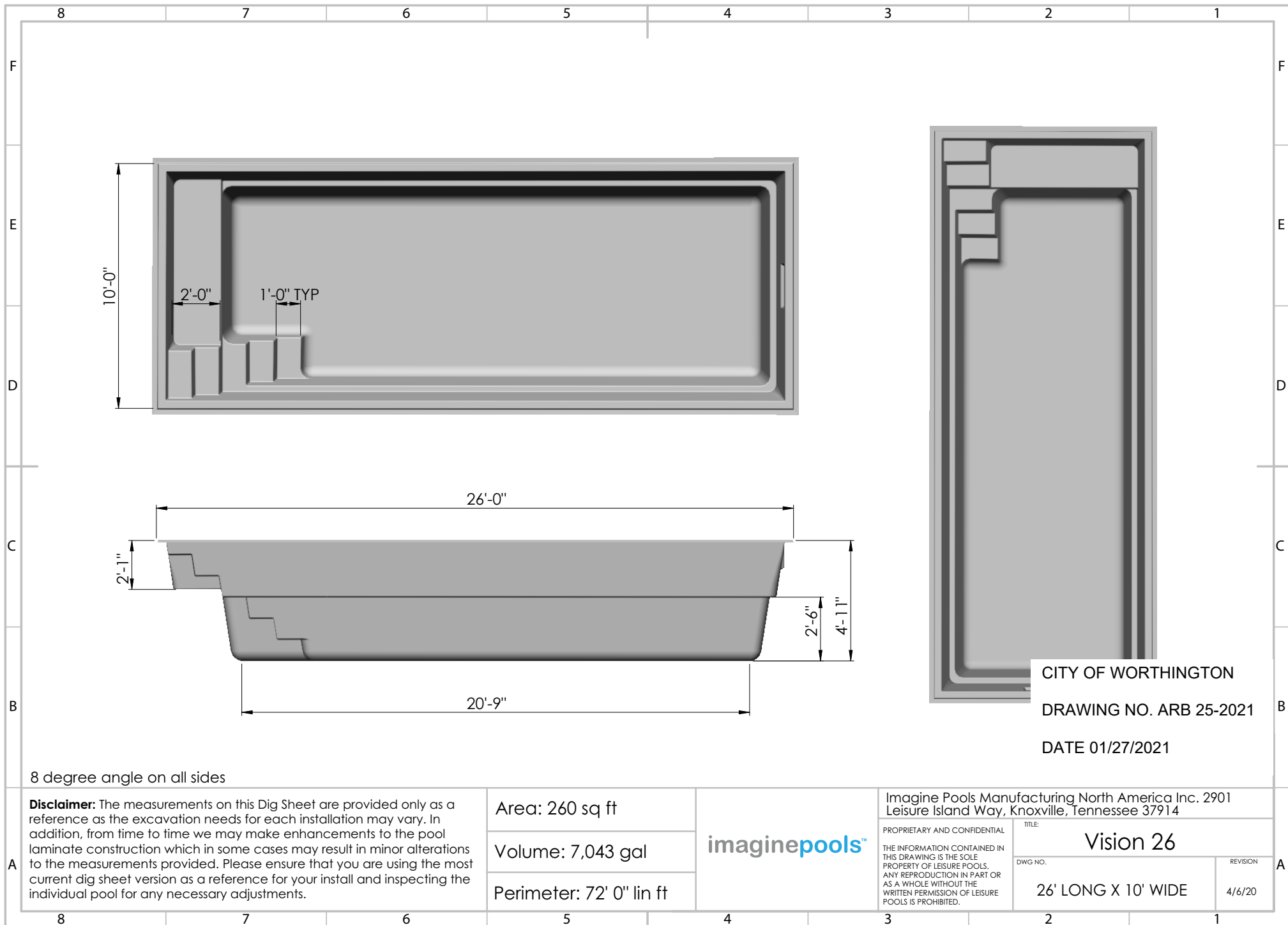


SWIMMING POOL VARIANCE REQUEST | ARB & BZA REVIEW

ISAACSON RESIDENCE | 130 E. SOUTH STREET | WORTHINGTON, OH 43085

DATE: JANUARY 26, 2021





CITY OF WORTHINGTON
DRAWING NO. ARB 25-2021
DATE 01/27/2021



IN-GROUND FIBERGLASS POOL | VISION MODEL BY IMAGINE



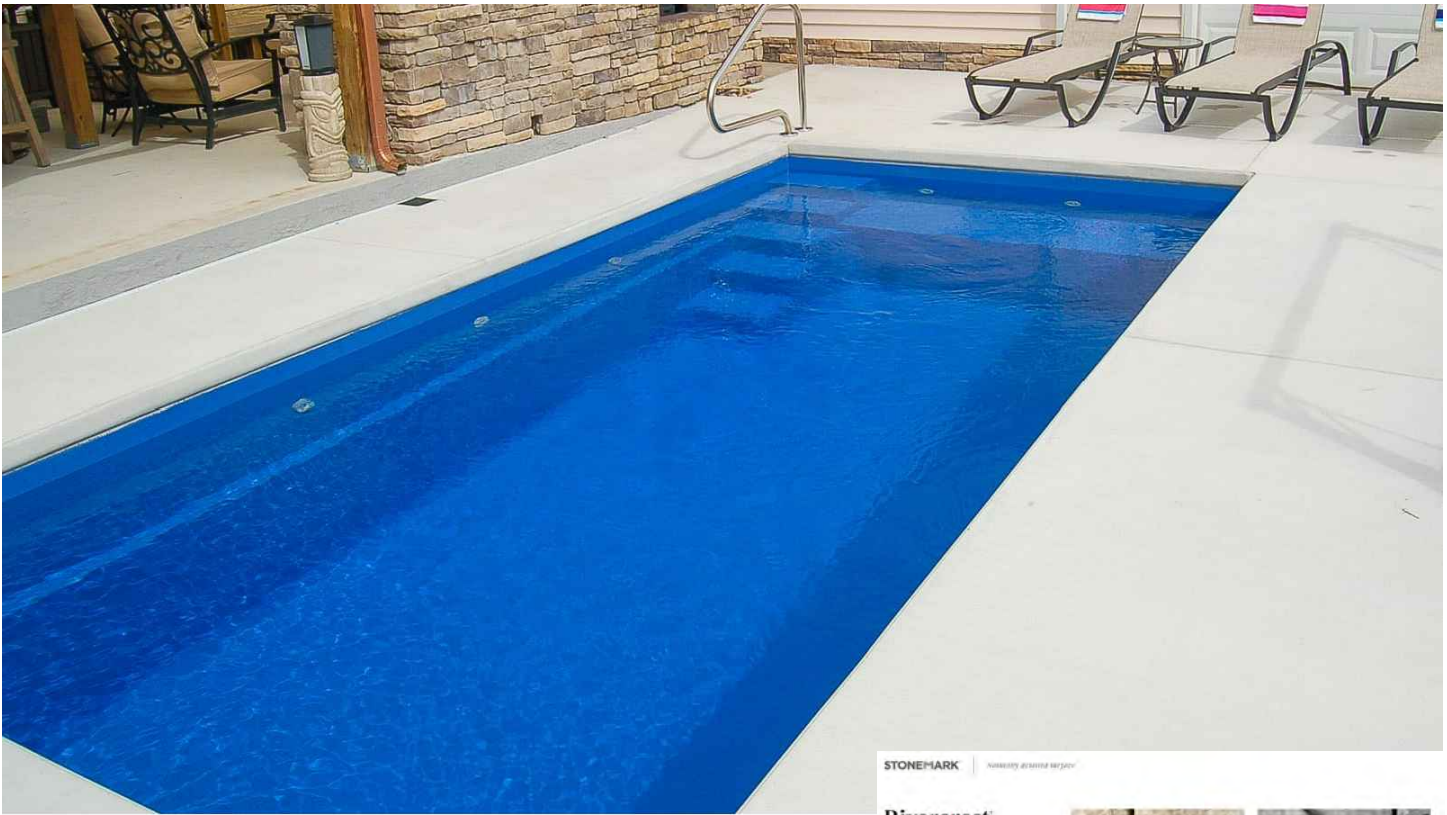
CITY OF WORTHINGTON
DRAWING NO. ARB 25-2021
DATE 01/27/2021

IN-GROUND FIBERGLASS POOL | VISION MODEL BY IMAGINE

POOL IMAGERY

ISAACSON RESIDENCE | 130 E. SOUTH STREET | WORTHINGTON, OH 43085
DATE: JANUARY 26, 2021





IN-GROUND FIBERGLASS POOL | VISION MODEL BY IMAGINE

STONE-MARK

Uniquely designed surfaces

Rivercrest Wall

Exclusive to **UNILOCK**

ADVANTAGES

REALITY
Cast from natural stone

COPIING OPTIONS
We recommend using "edgewise" or Natural Stone.

Did You Know?
In 2018, Rivercrest retained the top spot "most popular" in the industry for its high design quality and innovation.

BUFF
RIVERCREST FIREBILT KIT

COASTAL SLATE
RAPID PILLAR SYSTEM

PILLAR UNIT
20" x 20" x 10"
500 x 500 x 10mm
13.5" x 13.5" x 10mm

STANDARD UNIT 1
8" x 8" x 10"
200 x 200 x 250 x 5mm

STANDARD UNIT 2
12" x 8" x 10"
300 x 200 x 250 x 5mm

STANDARD UNIT 3
12" x 8" x 10"
300 x 200 x 250 x 5mm

STANDARD UNIT 4
12" x 8" x 10"
425 x 200 x 250 x 5mm

1 UNIT RANDOM BUNDLE

JUMPER UNIT 1
8" x 8" x 10"
200 x 200 x 250 x 5mm

JUMPER UNIT 2
12" x 8" x 10"
300 x 200 x 250 x 5mm

JUMPER UNIT 3
12" x 8" x 10"
300 x 200 x 250 x 5mm

JUMPER UNIT 4
12" x 8" x 10"
425 x 200 x 250 x 5mm

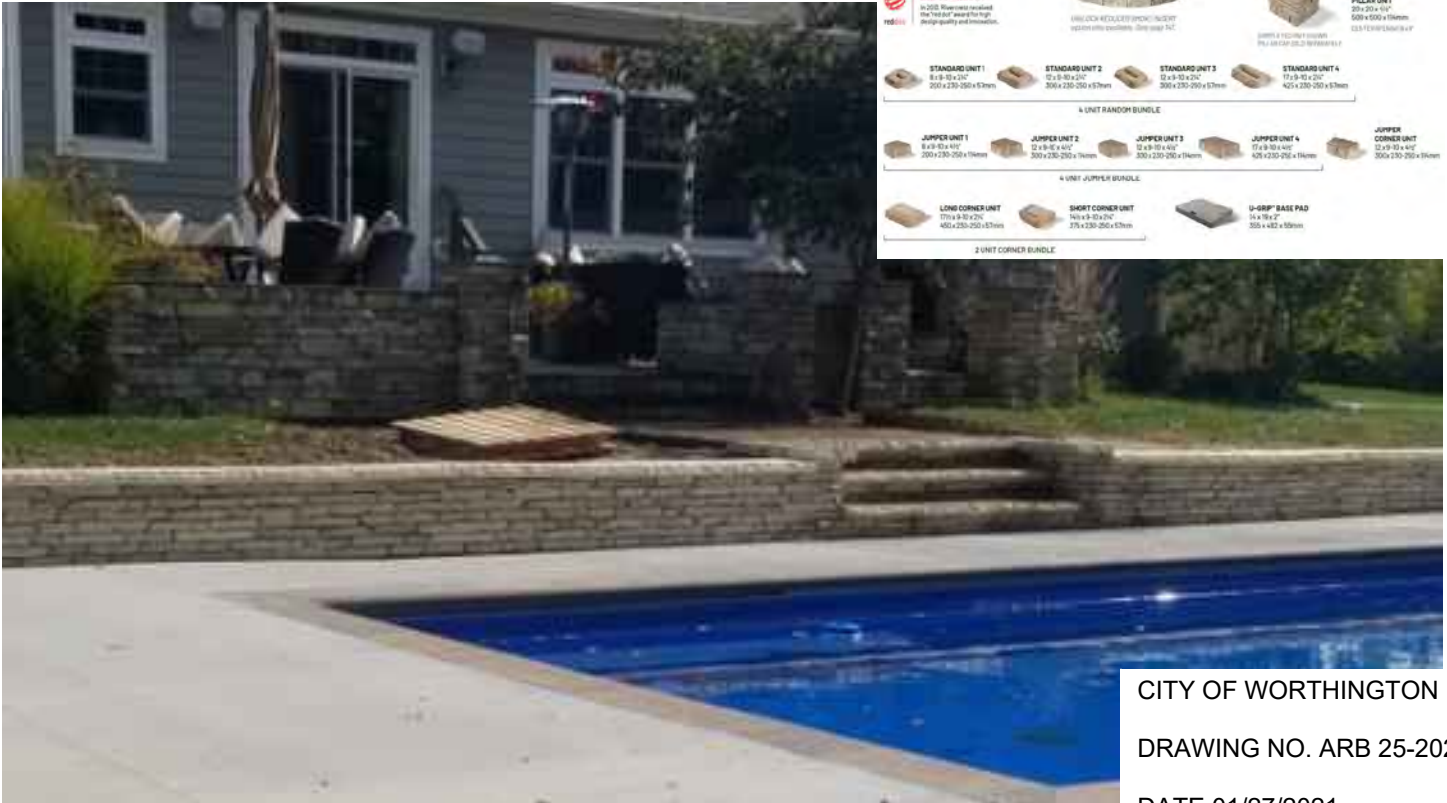
4 UNIT JUMPER BUNDLE

LONG CORNER UNIT
12" x 8" x 10"
400 x 250 x 250 x 5mm

SHORT CORNER UNIT
12" x 8" x 10"
275 x 250 x 250 x 5mm

2 UNIT CORNER BUNDLE

U-GRIP® BASE PAD
14" x 18" x 2"
355 x 457 x 50mm



RETAINING WALL - UNILOCK RIVERCREST WALL - COASTAL SLATE

CITY OF WORTHINGTON
DRAWING NO. ARB 25-2021
DATE 01/27/2021





Coverstar Automatic Covers and UL / ASTM standard F 1346-91

All Coverstar cover systems including the Eclipse (CS 1800 SS), CS1800 (CS 1800), Leading Edge (CS1800 LE), CS1800 SwimWise (CS1800 SW), Omega (CS 1800), CS3000 (CS 1800) are UL listed (UL certification listing is shown in parenthesis). All meet the ASTM standard for safety covers as specified in ASTM standard F 1346-91 when they are installed and maintained properly according to the installation and homeowner instructions which have been provided by Coverstar. On several different occasions, the Coverstar covers, both automatic and manual have been tested by independent testing laboratories and have always been found to be in compliance with all the ASTM requirements for safety covers. Our covers are also listed by UL (File E164833) and classified by UL as a power safety cover in accordance with ASTM F 1346-91

If you wish to verify either of the UL certifications, take the following steps:

Go to www.ul.com

Once there click on Search UL.com

Click on [Online Certifications Directory](#).

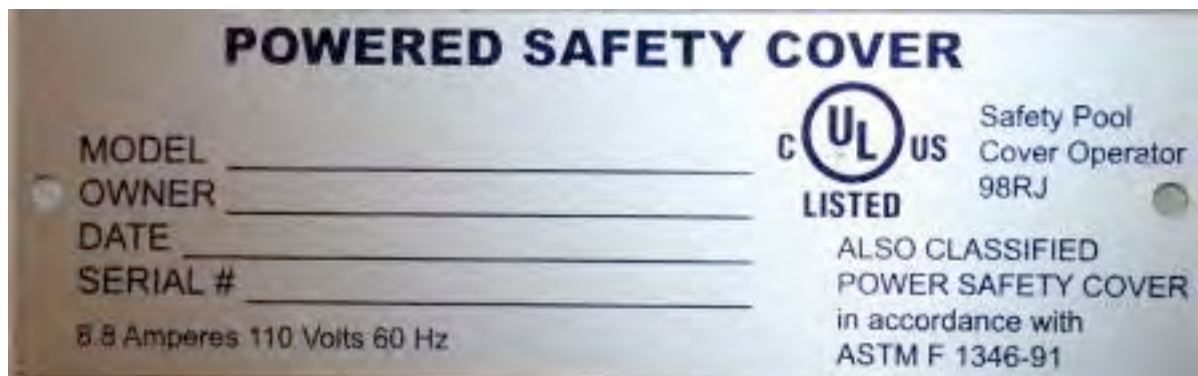
Under General Search click on UL File Number

Type in E164833 and hit enter

You should now see Coverstar's listings. If you have problems, you can also search by company or by Automatic Pool Covers

If more information is required about ASTM and its standards, you can go to their website at www.astm.org.

Shown below is the UL authorized label that is attached to the automatic cover system that we ship which shows both UL certification and compliance with ASTM F 1346-91. A label is also placed on the front of every cover stating that we meet the ASTM safety standards.





City of Worthington
ARCHITECTURAL REVIEW BOARD
Certificate of Appropriateness
Application

Case # ARB 26-2021
Date Received 01/28/2021
Fee \$200 pd
Meeting Date _____
Filing Deadline _____
Receipt # _____

1. Property Location 1033 High Street
2. Present/Proposed Use S-1; C-3, C-2/PUD Mixed Uses
3. Zoning District S-1; C-3; C-2 - Architectural District

4. Applicant Lifestyle Communities/Trevor Arnold

Address 230 West St., Ste. 200, Columbus, OH 43215

Phone Number(s) 614-918-2000

Email tarnold@lifestylecommunities.com

5. Property Owner Worthington Campus LLC

Address c/o Lifestyle Communities, 230 West St., Ste. 200,
Columbus, OH 43215

Phone Number(s) 614-918-2000

Email tarnold@lifestylecommunities.com

6. Project Description Demolition and restoration plan (see attached materials)

7. Project Details:

a) Design Demolition of numerous existing buildings on UMCH site
(see attached narrative)

b) Color _____

c) Size _____

d) Approximate Cost TBD Expected Completion Date See draft schedule

PLEASE READ THE FOLLOWING STATEMENT AND SIGN YOUR NAME:

The information contained in this application and in all attachments is true and correct to the best of my knowledge. I further acknowledge that I have familiarized myself with all applicable sections of the Worthington Codified Ordinances and will comply with all applicable regulations.

T.R. Braumlee
Applicant (Signature)

T. Robert Braumlee Sr VP

1-22-21
Date

T.R. Braumlee
Property Owner (Signature)

T. Robert Braumlee Sr VP

1-22-21
Date

Abutting Property Owners List for 1033 High St.

Beth Mitchell & James Rush	58 Larrimer Ave.	Worthington, OH 43085
Scott & Julie Seymour	6650 Hayhurst St.	Worthington, OH 43085
Kerri & Hakan Kaya	6639 Hayjurst St.	Worthington, OH 43085
Zivojin & Georgia Jakovljevic	78 Larrimer Ave.	Worthington, OH 43085
Norman Dunwoodie	87 Larrimer Ave.	Worthington, OH 43085
Matt & Katie Schaublin	70 Longfellow Ave.	Worthington, OH 43085
Steven and Wendy Putka	80 Longfellow Ave.	Worthington, OH 43085
Makana and Fanny Lee	100 Longfellow Ave.	Worthington, OH 43085
Elmer & Takeko Troxell	110 Longfellow Ave.	Worthington, OH 43085
Christa Gharbo	120 Longfellow Ave.	Worthington, OH 43085
Maxwell and Lisa Marti	74 E. Kanawha Ave.	Columbus, OH 43214
Tenant	130 Longfellow Ave.	Worthington, OH 43085
Quentin and Catherine Jung	140 Longfellow Ave.	Worthington, OH 43085
James and Stephanie Moulton	150 Longfellow Ave.	Worthington, OH 43085
Thomas & Kathryn Hamer	160 Longfellow Ave.	Worthington, OH 43085
Jill Bradley-Taylor	170 Longfellow Ave.	Worthington, OH 43085
AL & Mysel Mathews	6606 Evening St.	Worthington, OH 43085
Daniel and Beverly Ryan	173 Longfellow Ave.	Worthington, OH 43085
Michael and Shannon Mulligan	6570 Evening St.	Worthington, OH 43085
Michael and Susan Bates	6560 Evening St.	Worthington, OH 43085
Carmella Cannon	6555 Evening St.	Worthington, OH 43085
Justin and Corinne Fields	5191 Buckeye Grove.	Columbus, OH 43214
Tenant	6550 Evening St.	Worthington, OH 43085
Tracy Lee	6535 Evening St.	Worthington, OH 43085
Jane and Matt Templeton	6540 Evening St.	Worthington, OH 43085
Noel and Janet Guitry	6530 Evening St.	Worthington, OH 43085
C-Shell LLC	398 Highgate Ave.	Worthington, OH 43085
Tenant	6522 Evening St.	Worthington, OH 43085
Richard and Susan Petrick	6519 Evening St.	Worthington, OH 43085
Justin and Riann Taylor	6510 Evening St.	Worthington, OH 43085
James & Beverly Matson	6500 Evening St.	Worthington, OH 43085
Richard Piloseno & Carol Ellingson	6490 Evening St.	Worthington, OH 43085
Richard Elliott	6480 Evening St.	Worthington, OH 43085
Kenneth Finch & Milly Valverde	6485 Evening St.	Worthington, OH 43085
Brenda Wilken	241 Weydon Rd.	Worthington, OH 43085
Andrew and Shelly Strange	1171 East Ridgedale Dr.	Worthington, OH 43085
Tenant	6470 Evening St.	Worthington, OH 43085
Damon Johnson & Ruby Parga	5319 E. Danbury Rd.	Scotsdale, AZ 85254
Tenant	6465 Evening St.	Worthington, OH 43085
Joshua and Sara Posey	238 Highgate Ave.	Worthington, OH 43085
Samuel & Kristen Stovell	215 Highgate Ave.	Worthington, OH 43085
Richard Knittle & Harriet Hudson	229 Highgate Ave.	Worthington, OH 43085
Chester and Mary Winter	6425 Evening St.	Worthington, OH 43085
Jeffrey and Catherine Lyttle	192 Tucker Dr.	Worthington, OH 43085
Michael and Sarah Dooley	176 Tucker Dr.	Worthington, OH 43085
Tommaso & Diana Ciaffoncini	160 Tucker Dr.	Worthington, OH 43085
Jeanne St. Pierre & Tom Zack	960 Evening St.	Worthington, OH 43085
Jason and Dawn Blevins	6656 Evening St.	Worthington, OH 43085
Tenant	950 Evening St.	Worthington, OH 43085
Steven & Emily Brown	112 W. North St.	Worthington, OH 43085
Robert and Cynthia Kington	96 W. North St.	Worthington, OH 43085
Stephen Gill & Rachel Teitt	92 W. North St.	Worthington, OH 43085
Kevin and Mollie Turner	200 Greenbrier Ct.	Worthington, OH 43085
Brent and Sandy Buckley	220 Greenbrier Ct.	Worthington, OH 43085
Samuel Shimeall & Angela Evan	240 Greenbrier Ct.	Worthington, OH 43085
Adam & Heather Tomlinson	260 Greenbrier Ct.	Worthington, OH 43085
Scott and Pamela Fair	217 Greenbrier Ct.	Worthington, OH 43085
Jason Shonk	237 Greenbrier Ct.	Worthington, OH 43085
Malcom and Wayne Sharp	247 Greenbrier Ct.	Worthington, OH 43085
Greg and Mary Offenburger	267 Greenbrier Ct.	Worthington, OH 43085
Stephen & Kristine Harness	287 Greenbrier Ct.	Worthington, OH 43085
Robert and Julie Weber	300 Greenbrier Ct.	Worthington, OH 43085

1033 North High St

Demolition Application Narrative

The attached Certificate of Appropriateness Application is submitted to City of Worthington Architectural Review Board for the former United Methodist Children's Home site at 1033 N. High Street, along with the attached demolition and restoration plans for 15 buildings and related structures. The current conditions of the buildings range from a general state of disrepair and functional obsolescence to an acute nuisance condition in several cases, including structural deterioration, collapsing floors and ceilings, mold growth, the need for controlled asbestos abatement, and elimination of possible animal infestation. As priorities, the former school and administration buildings require immediate attention based on current conditions and ongoing degradation. (See photo exhibits.) Additional photo and narrative exhibits document the conditions of each of the 15 buildings.

The applicant has very recently gained control of the property and desires to eliminate the nuisances and dangers and secure the site to stop trespass, along with the appropriate restoration plan as outlined in the attached application materials. The demolition and restoration plan includes the required Storm Water Pollution Prevention Plan as required by OEPA regulations.

In addition to this Certification of Appropriateness Application and demolition plan, a rezoning application and redevelopment plans have been filed for the subject property. Regardless of the outcome of such rezoning application and how the site will develop in the future, both the pending rezoning application and the Worthington Comprehensive Plan contemplate dramatically different uses, buildings and site configuration than could occur with the current buildings in their present locations. The application of the Comprehensive Plan, with its contemplated modern mixed-uses, office, commercial, residential uses and open spaces, means the demolition application meets the criteria of Worthington Code Section 1177.06 (c) (2) in that there is not feasible use or alternative changes to the buildings that would allow their preservation and render them useful along with an updated site re-development.

In summary, any future re-development of the site will mean removal of the current buildings. The request to demolish and secure the site at this time is in the interest of public safety, nuisance abatement, will avoid liability and further degradation, and will support future positive re-development.



CITY OF WORTHINGTON

DRAWING NO. ARB 26-2021

DATE 01/28/2021

77 Longfellow Ave (1969) – Demolition Sequence #1

Demolition Summary – See Narrative.



CITY OF WORTHINGTON

DRAWING NO. ARB 26-2021

DATE 01/28/2021

Maintenance Building & Garage (1930) – Demolition Sequence #2 & 3

Demolition Summary – See Narrative.



CITY OF WORTHINGTON

DRAWING NO. ARB 26-2021

DATE 01/28/2021

Maintenance Building & Garage (1930) – Demolition Sequence #2 & 3

Demolition Summary – See Narrative.



CITY OF WORTHINGTON

DRAWING NO. ARB 26-2021

DATE 01/28/2021

Cottage Buildings (1988) – Demolition Sequence #4-9

Demolition Summary – See Narrative.



CITY OF WORTHINGTON

DRAWING NO. ARB 26-2021

DATE 01/28/2021

Cottage Buildings (1988) – Demolition Sequence #4-9

Demolition Summary – See Narrative.



CITY OF WORTHINGTON

DRAWING NO. ARB 26-2021

DATE 01/28/2021

Cottage Buildings (1988) – Demolition Sequence #4-9

Demolition Summary – See Narrative.



CITY OF WORTHINGTON

DRAWING NO. ARB 26-2021

DATE 01/28/2021

Dining Hall(1988) – Demolition Sequence #10

Demolition Summary – See Narrative.



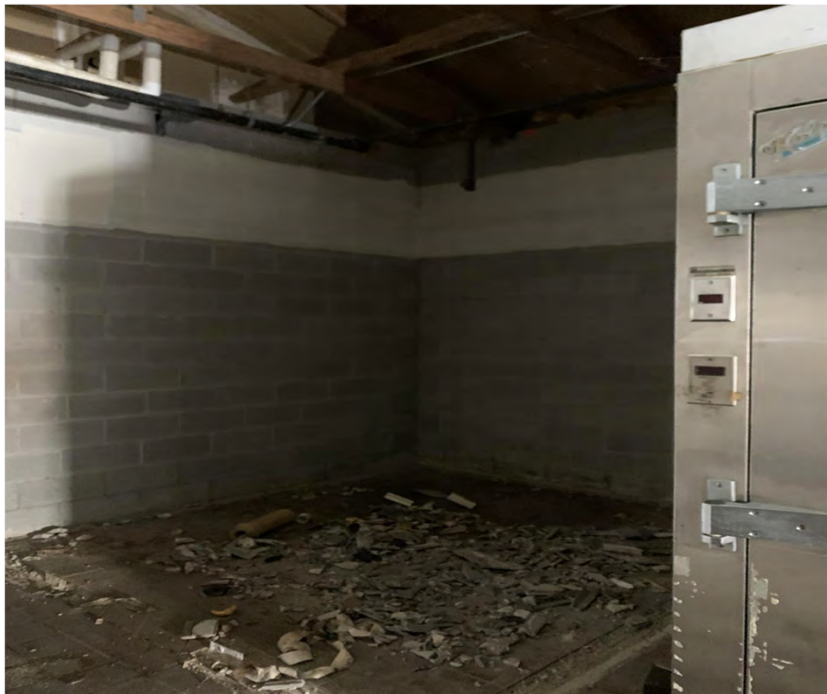
CITY OF WORTHINGTON

DRAWING NO. ARB 26-2021

DATE 01/28/2021

Dining Hall(1988) – Demolition Sequence #10

Demolition Summary – See Narrative.



CITY OF WORTHINGTON

DRAWING NO. ARB 26-2021

DATE 01/28/2021

School Building (1962) – Demolition Sequence #11

Demolition Summary – Building neglect has rendered the building beyond repair. Renovation work would be infeasible due to failing Structural and Mechanical systems. Building condition presents significant safety concerns.



CITY OF WORTHINGTON

DRAWING NO. ARB 26-2021

DATE 01/28/2021

School Building (1962) – Demolition Sequence #11

Demolition Summary – Building neglect has rendered the building beyond repair. Renovation work would be infeasible due to failing Structural and Mechanical systems. Building condition presents significant safety concerns.



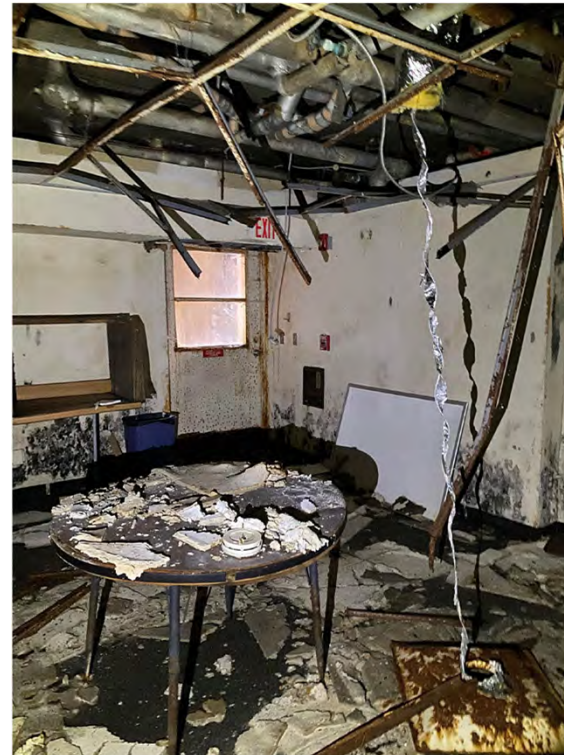
CITY OF WORTHINGTON

DRAWING NO. ARB 26-2021

DATE 01/28/2021

School Building (1962) – Demolition Sequence #11

Demolition Summary – Building neglect has rendered the building beyond repair. Renovation work would be infeasible due to failing Structural and Mechanical systems. Building condition presents significant safety concerns.



CITY OF WORTHINGTON

DRAWING NO. ARB 26-2021

DATE 01/28/2021

Administration Building (1959) – Demolition Sequence #12

Demolition Summary – Failing roof system has allowed for water intrusion to compromise the structure. Mechanical systems have deteriorated beyond feasible repair.



CITY OF WORTHINGTON

DRAWING NO. ARB 26-2021

DATE 01/28/2021

Baker Hall (Unknown) – Demolition Sequence #13

Demolition Summary – Building neglect has compromised Mechanical systems. Interior vandalization of structure has extended beyond a point of feasible repair.



CITY OF WORTHINGTON

DRAWING NO. ARB 26-2021

DATE 01/28/2021

Clinic (1952) – Demolition Sequence #14

Demolition Summary – See Narrative.



CITY OF WORTHINGTON

DRAWING NO. ARB 26-2021

DATE 01/28/2021

Wesley Family Services (1952) – Demolition Sequence #15

Demolition Summary – See Narrative.



CITY OF WORTHINGTON

DRAWING NO. ARB 26-2021

DATE 01/28/2021

Wesley Family Services (1952) – Demolition Sequence #15

Demolition Summary – See Narrative.

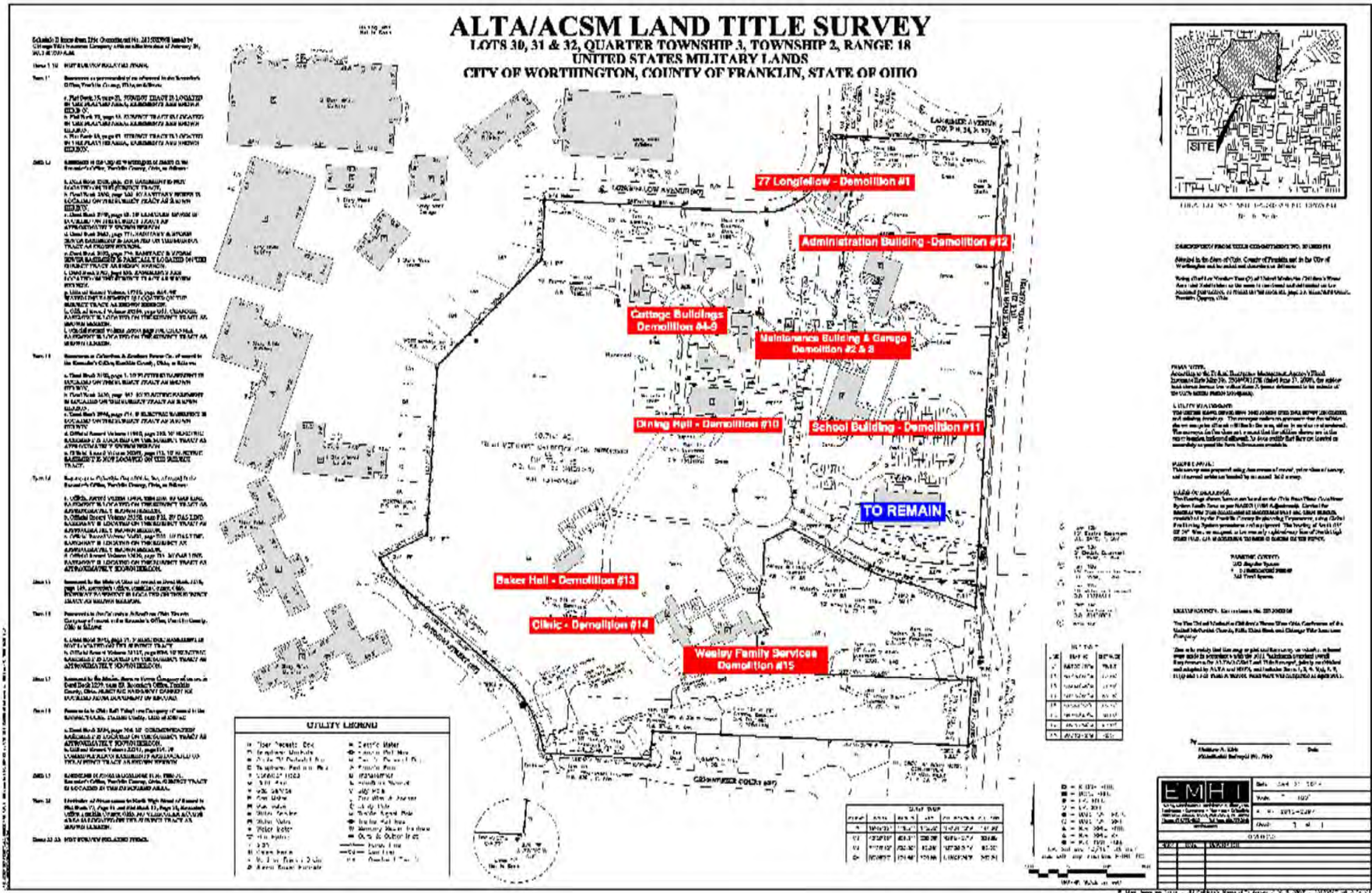


CITY OF WORTHINGTON

DRAWING NO. ARB 26-2021

DATE 01/28/2021

Site Plan - Demolition Sequence



CITY OF WORTHINGTON

DRAWING NO. ARB 26-2021

DATE 01/28/2021



Site Plan - Demolition Schedule

1033 High St
Demolition Schedule
2/5/2021

WORTHINGTON UNITED METHODIST CHILDRENS HOME						
ALTA REFERENCE - BUILDING DESCRIPTION	BUILDING DATE	SEQUENCE #	DURATION (DAYS)	START DATE	COMPLETION DATE	NOTES
BUILDING B - SCHOOL BUILDING	1962	11	10	3/25/2021	4/7/2021	
BUILDING C - MAINTENANCE SHOP	1980	2	1	2/22/2021	2/22/2021	
BUILDING E - STORAGE GARAGE	1962	3	1	2/22/2021	2/22/2021	
BUILDING G - COTTAGE 96-106	1988	4 - 9	15	2/22/2021	3/12/2021	
BUILDING H - DINING HALL	1983	10	8	3/15/2021	3/24/2021	
BUILDING I - BAKER HALL	-	13	3	4/21/2021	4/23/2021	
BUILDING J - CLINIC	1952	14	5	4/26/2021	4/30/2021	
BUILDING K - WESLEY FAMILY SERVICES	1952	15	5	5/3/2021	5/7/2021	
BUILDING D - ADMINISTRATION BLDG	1959	12	10	4/8/2021	4/21/2021	
BUILDING F - 77 LONGFELLOW	1969	1	5	2/15/2021	2/19/2021	
47 LARRIMER AVE	1965	-	5	-	-	
57 LARRIMER AVE	1965	-	5	-	-	
STABILIZATION	-		ONGOING	2/5/2021	5/14/2021	



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DATE 01/28/2021



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Job Number: 2018-0036

UMCH SITE WORTHINGTON DEMOLITION

Stormwater Pollution Prevention Plan (SWPPP)

Prepared For: Lifestyle Communities

June 18, 2020

CITY OF WORTHINGTON

emht.com

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DATE 01/28/2021



Engineers, Surveyors, Planners, Scientists

MEMO

Date: June 18, 2020
To: Trevor Arnold, Lifestyle Communities
From: James Akins (614) 775-4389
Subject: UMCH Site Worthington Demolition SWPPP Manual

The following items are required in order to complete the SWPPP Manual:

1. Please sign the SWPPP certification sheet located within the front of the manual.
2. Upon receiving a copy in the mail from the Ohio EPA, insert a copy of the Ohio EPA Notice of Intent (NOI) approval letter within Appendix A. The assigned NPDES facility number is indicated on this letter.
3. Have the appropriate contractors complete and submit the Ohio EPA Notice of Intent (NOI) Co-permittee application. The Co-permittee application can be found on the Ohio EPA's EBusiness Center website.
4. All contractors associated with the implementation of the SWPPP are required to review the SWPPP and sign the acknowledgment form within Appendix B.
5. The contractor is required to keep an up-to-date disturbance and stabilization activities log. An example is provided within Appendix D. This is an EPA requirement to assist with determining if the disturbed areas associated with the construction activities are being properly stabilized by either temporary or permanent means. Soil stabilization requirements are outlined within the SWPPP Section 3.1.
6. Ensure that the required erosion control site inspections are being provided and create reports. An example of an inspection report is provided within Appendix E. Site inspection requirements are indicated within the SWPPP Section 3.7.
7. The contractor is required to update the SWPPP if modifications are necessary during construction activities. Indicate the SWPPP modifications on the log provided within Appendix F.
8. Ensure that a copy of the SWPPP manual and copies of the required inspections reports are kept on-site and available for the Ohio EPA and the City of Worthington to review during working hours.
9. Upon completion of the project, submit the Notice of Termination (NOT) form provided on the Ohio EPA's EBusiness Center website. This will terminate the NPDES permit coverage that was issued to cover the construction site stormwater discharges. Instructions are provided within the SWPPP Section 1.7.

Please let me know if you have any questions.

CITY OF WORTHINGTON

SWPPP CERTIFICATION

"I certify under the penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gathered and evaluated the information submitted. Based on my inquiry of the person or persons who manage the system or those persons directly responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations."


Project Estimated Start Date:
Project Estimated Completion Date:

Project Owner: Lifestyle Communities

Signature: _____
Printed Name: Trevor Arnold
Phone Number: 614-314-0118

Date: _____

SWPPP Prepared By: EMH&T Inc.

Signature: 
Printed Name: James Akins, CPESC No. 3998
Phone: (614) 775-4389

Date: June 18, 2020

Site Contact: Trevor Arnold
Lifestyle Communities
230 West Street, Suite 200
Columbus, Ohio 43219
Phone: 614-314-0118
Email: tarnold@lifestylecommunities.com

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Appendices

Appendix A: Ohio EPA Approval Letter & General Permit

Appendix B: Contractor & Subcontractor SWPPP Acknowledgement Form

Appendix C: Erosion & Sediment Control Plan & Best Management Practice Details

Appendix D: Land Disturbance and Stabilization Activities Log

Appendix E: Inspection Reports

Appendix F: SWPPP Amendment Log

1.0 OVERVIEW

1.1 SWPPP Overview

This plan has been prepared for the UMCH Site Worthington Demolition project located within the City of Worthington, Franklin County. The SWPPP addresses the storm water management requirements within the Ohio Environmental Protection Agency General Permit No. OHC000005 which authorizes storm water discharges associated with construction activity under the National Pollutant Discharge Elimination System (NPDES) and the City of Worthington Erosion and Sediment Pollution Control Regulations.

Lifestyle Communities is the operator associated with the project. Copies of the Ohio EPA NOI approval letter and Ohio EPA General Permit are provided in Appendix A.

The SWPPP identifies potential pollutant sources associated with construction site runoff and indicates the utilization of Best Management Practices (BMP's). BMP's consist of planned activities, structural and non-structural practices, maintenance procedures and management practices utilized to prevent or reduce the pollution of surface waters of the state. Construction activities covered under the permit include any clearing, grubbing, grading, excavating, filling procedures and dewatering activities that disturb the project area indicated on the Notice of Intent (NOI) application.

The permit also authorizes storm water runoff discharges from support activities associated with the project. Support activities include: concrete or asphalt batch plants; equipment staging yards; material storage areas; excavated material disposal and borrow areas. Non-storm water discharges covered by the permit include: discharges from firefighting activities; fire hydrant flushing; irrigation drainage; lawn watering; routine external building washdown which does not use detergents; pavement washwaters where spills or leaks of toxic or hazardous materials have not occurred; air conditioning condensate; springs; uncontaminated ground water from trench or well point dewatering and foundation or footer drains where flows are not contaminated with the process materials such as solvents.

1.2 EPA NOI Co-permittee Application

Contractors associated with the project that meets the definition of a "site operator" per the Ohio EPA General Permit, shall complete the NOI co-permittee application and submit the application to the Ohio EPA. The Contractor shall be covered under the same Ohio EPA facility permit number assigned to the project that is indicated on the Ohio EPA NOI approval letter. The Contractor will be responsible for complying with the requirements within the EPA General Permit. The Ohio EPA NOI Co-permittee application is required to be filed electronically via the Ohio EPA's e-Business Center website which can be found by following the link below.

Ohio EPA EBusiness Center: <https://ebiz.epa.ohio.gov/login.html>

Steps to file a Co-permittee application are provided below.

1. Create an account/password and PIN on the Ohio EPA's e-Business Center.
2. Log on and click "Division of Surface Water NPDES Permit Applications (STREAMS).
3. At the top of the page under permit list click "Add Permit" and search for the project using the Ohio EPA NPDES Facility Permit Number. This was assigned to the project when the NOI was approved.
4. You will see your project added to the permit list. Click "Actions" and "Create Copermittee Permit Application"
5. Fill in the required information and submit the application form using your PIN.

Site Operator per the Ohio EPA General Permit: The party that has day-to-day operational control over those activities at a project which are necessary to ensure compliance with the SWPPP for the site or other permit conditions (e.g., they are authorized to direct workers at a site to carry out activities required by the SWPPP or comply with other permit conditions).

1.3 Potential Construction Site Storm Water Pollutants

The SWPPP identifies potential sources of pollutants which may reasonably be expected to affect the quality of storm water discharges associated with construction activities of the project. Descriptions of the BMP's are provided that shall be utilized to reduce the potential pollutants.

Potential Construction Site Storm Water Pollutants

Potential Pollutant	Best Management Practice
Sediment within construction site runoff	Compost filter socks, storm sewer inlet protection, temporary and permanent seeding and mulching
Sediment associated with dewatering activities	Placement of intake hose shall be positioned at the top of the water level. Discharge hose shall be directed into a filter bag with a sufficient existing vegetative buffer prior to the stormwater outfall
Dust	Water trucks or other acceptable means of managing dust from construction traffic approved by the local governing authority
Fuels	Fuel tanks shall be stored away from surface waters and storm sewer inlets within a diked area. Spills shall be contained as soon as possible upon notification and material removed from the site. Fuel containers shall be closed when not in use so not to expose to stormwater.
Grease & Oil	Spills shall be contained as soon as possible upon notice and material removed from the site. Containers shall be closed when not in use so not to expose to stormwater. Empty containers shall be removed from the site and properly disposed of.
Fertilizers/Pesticides	Applied at the required rates and not on impervious areas.
Alkalinity	Concrete trucks shall utilize areas to washout trucks. Accumulated concrete shall be removed from the site and disposed of properly. Alternatively, contractors shall use a roll off box with a liner.

Ohio EPA Emergency Spill Hotline

Hazardous or potential hazardous material that is utilized on the site shall be handled, stored and disposed of properly to reduce the potential of polluting storm water runoff. Spills or other unintended releases in excess of reportable quantities that discharge hazardous substances into surface waters of the state shall be contained and reported as required within section 40 of the Code of Federal Regulations Part 117 and Part 302. Spills are to be immediately reported to the Ohio EPA Emergency Spill Hotline (1-800-282-9378).

Petroleum product spills of 25 gallons or more shall be immediately reported to the Ohio EPA and the local fire department. All releases of hazardous substances to the environment must be handled pursuant to applicable laws. All spills that result in the contact with waters of the state must be reported to the Ohio EPA. Smaller spills on impervious areas such as pavement shall be contained and absorbed with sawdust, kitty litter or other absorbent material and disposed of at a licensed sanitary facility.

1.4 SWPPP Availability

On-site:

The SWPPP shall be available immediately upon request of the City of Worthington and the Ohio EPA Director or an authorized representative during working hours. Additionally, a copy of the Notice of Intent (NOI) application and the EPA letter granting permit coverage under the Ohio EPA General Permit Number OHC000005 shall be made available.

Written request:

The SWPPP shall be provided within 10 days upon written request from the EPA Director or the Director's authorized representative.

To the public:

All NOI applications, Ohio EPA general permit approval for coverage letters, and SWPPP's are considered reports that shall be available to the public in accordance with the Ohio Public Records law. The permittee may claim to the Ohio EPA any portion of an SWPPP as confidential in accordance with Ohio law.

1.5 SWPPP Revision Requirement

The SWPPP shall be revised to address any changes required by the Ohio EPA Director or authorized representative within 10 days of the notification. The SWPPP shall be submitted to the EPA or a written certification that the revision requests have been addressed.

Lifestyle Communities shall amend the SWPPP whenever there is a change in the design, construction, operation or maintenance, which has a significant effect on the potential for the discharges of pollutants to surface waters of the state or if the SWPPP proves to be ineffective in achieving the general objectives of controlling pollutants in storm water discharges associated with construction

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activities. The changes made to the SWPPP are required to be indicated on the SWPPP Amendment Log located within Appendix F.

1.6 Contractor and Subcontractor SWPPP Acknowledgement

Lifestyle Communities shall inform all contractors and subcontractors of the terms and conditions of the Ohio EPA general permit who will be involved with the implementation of the SWPPP prior to commencement of land disturbing activities on the site. Lifestyle Communities shall maintain a written document containing the signatures of the contractors and subcontractors involved with the implementation of the SWPPP. The contractors and subcontractors roles associated with the SWPPP implementation shall be indicated on the signature sheet located within Appendix B.

1.7 Ohio EPA Notice of Termination

Erosion and sediment controls associated with the various construction activities shall be installed according to the erosion and sediment control plans located within Appendix C. The controls shall be inspected and maintained until the site is permanently stabilized and the Ohio EPA Notice of Termination (NOT) has been submitted which terminates the General Permit coverage. The NOT form shall be submitted to the Ohio EPA upon the permanent stabilization of the site and the removal of the temporary sediment controls. The Ohio EPA Notice of Termination (NOT) Application is required to be filed electronically using the Ohio EPA's e-Business Center.

Steps to file a Notice of Termination application are provided below.

1. Create an account/password and PIN on the Ohio EPA's e-Business Center.
2. Log on and click "Division of Surface Water NPDES Permit Applications (STREAMS).
3. At the top of the page under permit list click "Add Permit" and search for the project using the Ohio EPA NPDES Facility Permit Number. This was assigned to the project when the NOI was approved.
4. You will see your project added to the permit list. Click "Actions" and "Terminate Permit"
5. Fill in the required information and submit the application form using your PIN.

2.0 SITE DESCRIPTION

2.1 Construction Activity

The overall project consists of the demolition of existing pavement, utilities, and existing buildings.

Construction activities associated with the project include:

- installation of temporary sediment controls;
- demolition and debris removal;
- and permanent stabilization of the disturbed areas.

An estimated 10.3 acres shall be disturbed associated with construction activities.



LOCATION MAP
No Scale

2.2 Site Area Information

Total Site Disturbance as indicated on the EPA NOI =	10.3 Acres
Latitude:	40.097503°
Longitude:	-83.019745°
Pre-construction Impervious Area =	4.58 Acres
Post-construction Impervious Area =	0.00 Acres
Pre-construction Volumetric Runoff Coefficient =	0.45
Post-construction Volumetric Runoff Coefficient =	0.05

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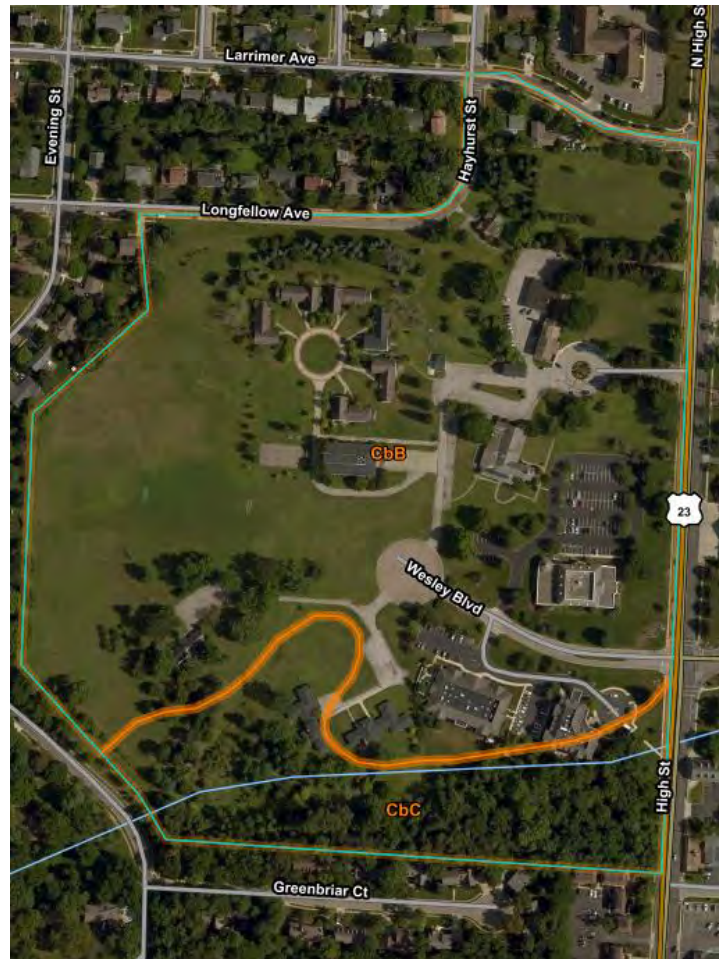
2.3 Soil Data

According to the USDA Soil Survey, the predominant soils on-site consist of:

- CbB – Cardington-Urban land complex, 2-6% slopes Type “C/D” Hydrologic Soil Group
- CbC – Cardington-Urban land complex, 6-12% slopes Type “C/D” Hydrologic Soil Group

Soil erosion rates increase as the existing cover is removed resulting from construction activities. Sediment controls are to be installed and properly maintained as indicated within this plan to minimize sediment laden runoff from flowing offsite. Disturbed areas are to be stabilized per the temporary and permanent stabilization requirements as indicated within Section 3.1.

Muddy water encountered within excavated areas will require to be pumped into a filter bag.



2.4 Existing Land Use & Adjacent Areas

The existing land-use associated with the site consists of open field and existing building and paved areas. The site is bordered by Longfellow Avenue to the north, North High Street to the east, Residences to the west, Greenbriar Ct to the south.

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2.5 Receiving Stream

Stormwater runoff associated with the project is tributary to Worthington MS4 and an unnamed tributary to the Olentangy River.

2.6 Construction Sequence – Best Management Practice Installation

Note: Ensure that a copy of the NOI, Ohio EPA approval letter, and the SWPPP are available on-site during working hours.

1. Establish a stabilized construction entrance.
2. Install the perimeter compost filter socks as shown on the plans.
3. Install the check dams as shown on the plans
4. Install inlet protection on storm drains that are not to be removed.
5. Begin demolition of building and hardscape areas.
6. Remove existing utilities as shown on the plans. Utilize a dewatering filter bag for any muddy water encountered.
7. Stabilize any disturbed areas that are to remain idle for more than 14 days.
8. Once demolition activities are complete, seed and stabilize disturbed areas.
9. Once vegetation is established, remove the perimeter controls, storm drain protection and check dams.

3.0 CONTROLS

Erosion controls, sediment controls and storm water management practices utilized shall be installed per the details indicated on the erosion and sediment control plan located within Appendix C.

Alternative controls installed by the contractor shall be documented within the SWPPP Amendment Log located within Appendix F and the installation of the controls shall meet the standards and specifications in the current edition of Ohio's Rainwater and Land Development manual or other standards acceptable to the Ohio EPA.

3.1 Erosion Control Practices

Temporary seeding and mulching applications shall be utilized to stabilize disturbed areas throughout the construction process.

Throughout construction activities, the site contractor is required to maintain a log documenting land disturbing and temporary/permanent stabilization activities associated with the site. A log is provided within Appendix D. Disturbed areas are to be temporarily and permanently stabilized per the requirements outlined below.

Temporary Stabilization

Project Area	Time Frame for Application
Disturbed areas within 50' of a surface water of the state and not at final grade	Within 2 days of the most recent disturbance
Disturbed areas that will be dormant for more than 14 days but less than 1 year, and not within 50' of a surface water of the state	Within 7 days of the most recent disturbance within the area. Residential lots are to be stabilized at least 7 days prior to transfer of the permit coverage
Disturbed areas that will be idle over the winter	Prior to the onset of winter weather

Note: The temporary seeding mix/application rates are provided on the ESC Plans.

Permanent Stabilization

Project Area	Time Frame for Application
Area to lie dormant for more than 1 year	Within 7 days of the most recent disturbance
Area within 50' of a stream and at final grade	Within 2 days of reaching final grade
Other areas at final grade	Within 7 days of reaching final grade

Note: The permanent seeding mix/application rates are provided on the ESC Plans.

3.2 Sediment Control Practices

Sediment control devices shall be implemented for all areas remaining disturbed for over 14 days. Additionally, the sediment controls shall be installed within 7 days of grubbing activities.

Due to the planned demolition activities and removal of hardscape areas and immediate seeding and stabilization, the site will utilize sediment controls such as compost filter socks, inlet protection, and rock check dams to manage runoff during construction. Details associated with the various sediment controls are indicated on the erosion and sediment control plan within Appendix C.

3.3 Post-Construction Storm Water Quality

Due to the demolition activities planned and no impervious area being constructed, post-construction storm water quality is not required.

3.4 Dewatering Activities

The direct discharge of muddy water to surface waters of the state is a direct violation of the Ohio EPA General Permit. Muddy water encountered during excavation activities shall be directed into a dewatering filter bag. Additional Best Management Practices such as perimeter sediment fence and gravel dikes around the bag are necessary if bags are utilized. Additionally, a dense vegetated buffer strip is required between the bag and the stormwater outfall location. A 50 foot minimum strip of vegetation is recommended.

3.5 Non-sediment Pollutant Controls

Waste Disposal

Containers shall be provided for the proper collection of all waste material. Construction and demolition debris (CD&D) must be disposed of in accordance with Ohio Revised Code 3714 at an approved Ohio EPA CD&D landfill. Temporary sanitary water facilities additionally must be provided and maintained. Dumpsters shall be closed or covered when not in use (non-operating hours) to limit the temporarily stored waste to storm water exposure and ensuring that no liquid wastes or wastes saturated with significant materials are allowed to be accumulated in trash dumpsters.

Construction Chemicals

The storage and mixing of chemicals shall be performed in a designated area away from watercourses and storm sewer inlets. Chemical containers shall be properly stored on-site to ensure that they are not exposed to rain events. Empty containers shall be properly disposed of off-site at an approved facility. Equipment maintenance and refueling areas are to be located away from storm water conveyance channels and surface waters. A Spill Prevention Control and Countermeasure Plan (SPCC) must be provided by the Contractor if on-site temporary fuel tanks exceed 660 gallons or if the combined storage is above 1320 gallons.

Concrete Washout Areas

Concrete trucks shall have a designated wash-pit or sump with no potential for discharge to ensure that the concrete wash shall not enter storm drains and waters of the state.

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Contaminated Soils

Hazardous substances spilled or released into the soil shall be dug up and disposed of at a licensed sanitary landfill.

Dust Control

Manufactured dust suppressants shall be applied at the manufacturers specifications. Water trucks can additionally be used. Manufactured products shall be applied in a manner to not result in discharges to waters of the state. The suppressants shall not be applied if precipitation is noted in the short term forecast.

Off-site traffic

Temporary construction drives or the existing paved drives shall be utilized to assist with the prevention of off-site tracking of mud. Accumulated mud tracked beyond the limits of the project shall be removed on an as needed basis by the contractor. Collected mud shall be incorporated into the disturbance activities associated with the site and appropriately stabilized.

3.6 Inspections

Inspection of the temporary and permanent controls shall be conducted, at a minimum, once every seven days and within 24 hours of a 0.5" rain event or greater. The inspector shall have the proper knowledge and experience in the installation and maintenance of the controls and the permit requirements.

A report shall be completed for each inspection indicating the controls that have been installed, controls needing to be installed, maintenance required and indicate maintenance that has occurred. All preventative and remedial maintenance work, including clean out, repair, replacement, re-grading, reseeding, re-mulching and re-netting must be performed within three days of the inspection.. If erosion and sediment control BMPs fail to perform as expected, replacement BMPs, or modifications of those installed will be required. The permittee shall maintain the reports for a period of three years after the Notice of Termination form has been submitted. Inspection reports are located in Appendix E.

3.7 Erosion and Sediment Control BMP Maintenance

The temporary controls shall be maintained and repaired as indicated within the inspection reports to ensure proper functionality of the controls. The controls shall be maintained as indicated on the BMP details located on the erosion and sediment control plan within Appendix C. Maintenance shall be conducted until the upslope areas of the controls are permanently stabilized with permanent vegetation. Accumulated sediment shall be removed from the controls and utilized as fill material in non-structural areas. Maintenance conducted shall be recorded and filed within the SWPPP. If a control practice is in need of repair or maintenance, as indicated by inspection, it must be repaired or maintained within three days of inspection.

Temporary controls are to be removed upon permanent stabilization of the site. Permanent stabilizations consists of the establishment of permanent vegetation, decorative landscape mulch, matting, sod rip-rap and other landscaping techniques that provides permanent erosion control on areas where land disturbing activities are completed. Permanent stabilization by means of grass

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vegetation is established when a uniform perennial vegetative cover with a density of at least 70% is achieved.

Storm Sewer Inlet Protection: Accumulated sediment must be removed from the filter fabric to ensure that the protections drain properly. Damaged protections must be repaired or replaced. Maintenance work must be performed within three days of the inspection.

Construction Entrance: The minimum rock thickness of 6" shall be maintained throughout the utilization of the temporary entrance. Sediment deposited onto the paved roads shall be removed daily. Maintenance work must be performed within three days of the inspection.

Triple-Stacked Compost Filter Sock Check Dam: Sediment shall be removed from behind check dam once it accumulates to one-half the original height of the check dam.

Compost Filter Sock: Accumulated sediment must be removed from the sock when the sediment reaches $\frac{1}{2}$ the above ground height of the sock. Undermined or overtopped sock must be repaired or replaced with a rock check dam. Maintenance work must be performed within three days of the inspection.

Dewatering Filter Bag: Filter bags and the associated perimeter controls are to be maintained throughout the duration of pumping activities. Bags shall be replaced once they have filled with sediment. Accumulated sediment within the bag shall be removed and placed on-site to dry. Spread soil and stabilize. The contractor shall monitor the outflow from the bags and through the perimeter controls and existing vegetated areas. If the quality of the water is "muddy" in appearance, then additional controls are required to be installed. Maintenance work must be performed immediately upon the inspection.

Temporary & Permanent Seeding: Seeded areas shall be inspected upon rain events to ensure areas are not washing out. Washed out areas shall be repaired and reseeded. Temporary sediment controls and/or erosion control matting may need to be utilized if washout problems routinely occur. Maintenance work must be performed within three days of the inspection.



APPENDIX A: Ohio EPA Approval Letter & General Permit

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APPENDIX B: Contractor & Subcontractor SWPPP Acknowledgement Form

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UMCH SITE WORTHINGTON DEMOLITION
Storm Water Pollution Prevention Plan
Contractor & Subcontractor Acknowledgement

"I have been informed of the terms and conditions of Ohio's storm water general permit for construction activities (the "Permit") and have reviewed and understand the conditions and responsibilities of this Storm Water Pollution Prevention Plan ("SWPPP"); I acknowledge my responsibilities under the Permit and SWPPP."

Company Name: _____

Signature: _____

Printed Name: _____

Date: _____

SWPPP Role: _____

Company Name: _____

Signature: _____

Printed Name: _____

Date: _____

SWPPP Role: _____

Company Name: _____

Signature: _____

Printed Name: _____

Date: _____

SWPPP Role: _____

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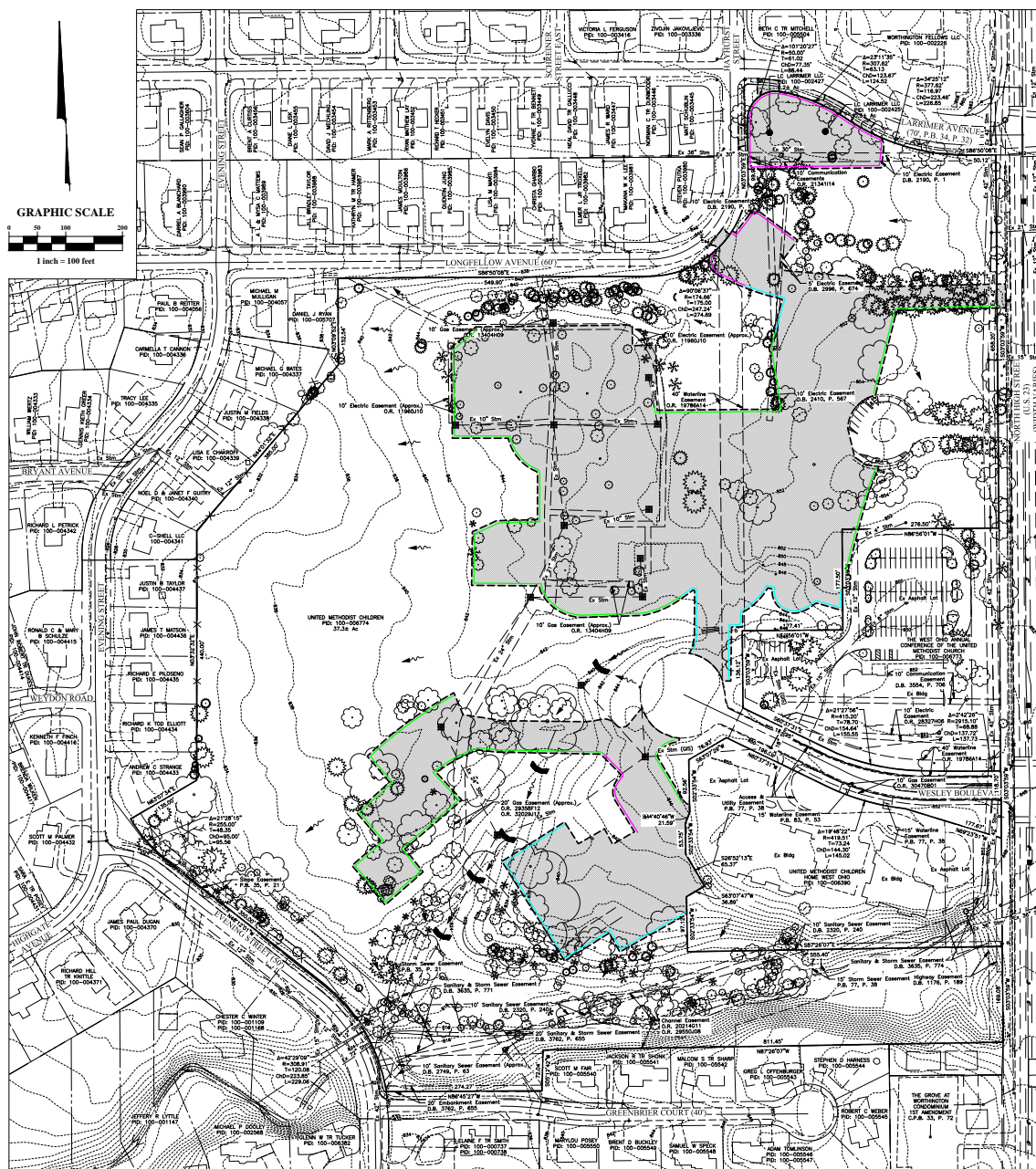


APPENDIX C: Erosion & Sediment Control Plan & Best Management Practice Details

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DATE 01/28/2021



ET

~~DATE 01/28/2021~~



APPENDIX D: Land Disturbance and Stabilization Activities Log

**UMCH SITE WORTHINGTON DEMOLITION
LAND DISTURBANCE AND STABILIZATION ACTIVITIES LOG**

Project Area Description	Land Disturbance Start Date	Land Disturbance Completion Date	Application of Temporary Stabilization Controls Date	Application of Permanent Stabilization Controls Date

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APPENDIX E: Inspection Reports

EROSION & SEDIMENT CONTROL SITE INSPECTION

UMCH SITE WORTHINGTON DEMOLITION

Inspector:	Name:	Company:	Phone:

Site Contact:	Name:	Company:	Phone:

Date:		Time Arrived:	
Site Conditions:			
Construction Activity:			

Construction Entrance/Exit	
• Has a stabilized exit been established?	Yes <input type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>
• Is the exit blocking existing drainage?	Yes <input type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>
• Does the exit need top dressed with additional stone?	Yes <input type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>
• Is mud noted on offsite streets?	Yes <input type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>
Comments:	

Concrete Washout Area	
• Has designated area been established?	Yes <input type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>
• Is washwater overflowing?	Yes <input type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>
Comments:	

Dewatering Activities	
• Is muddy water being pumped into storm sewers/surface waters?	Yes <input type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>
Comments:	

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EROSION & SEDIMENT CONTROL SITE OBSERVATION

Project: UMCH Site Worthington Demolition

Date:

Perimeter Controls - Sediment Fence/Straw Wattles/Compost Filter Socks	
• Has sediment fence been properly installed – trenched, backfilled, tight?	Yes <input type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>
• Are gaps present in the fence or runoff flowing under the fence?	Yes <input type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>
• Does the fence need to be repaired or installed?	Yes <input type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>
Comments:	

Storm Sewer Inlet Protection	
• Have inlets been protected?	Yes <input type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>
• Are they damaged or in need of replacement?	Yes <input type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>
• Does accumulated sediment need removed from the protection?	Yes <input type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>
Comments:	

Soil Stabilization	
• Does it appear that disturbed areas have been idle for more than 14 days?	Yes <input type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>
• Are disturbed areas present within 50' of a stream?	Yes <input type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>
• Are disturbed areas present that are to remain idle over the winter?	Yes <input type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>
• Are soil stockpiles present on site?	Yes <input type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>
• Does it appear that areas are at final grade and need stabilized?	Yes <input type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>
Comments:	

Check Dams	
• Is runoff flowing around the ends of the check dams?	Yes <input type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>
• Does accumulated sediment need to be removed?	Yes <input type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>
Comments:	

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EROSION & SEDIMENT CONTROL SITE OBSERVATION

Project: UMCH Site Worthington Demolition

Date:

Additional Comments:

"I certify under the penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gathered and evaluated the information submitted. Based on my inquiry of the person or persons who manage the system or those persons directly responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations."

Inspector Signature: _____ **Date:** _____

CITY OF WORTHINGTON

DRAWING NO. ARB 26-2021

DATE 01/28/2021



APPENDIX F: SWPPP Amendment Log

CITY OF WORTHINGTON

DRAWING NO. ARB 26-2021

DATE 01/28/2021

**UMCH SITE WORTHINGTON DEMOLITION
SWPPP AMENDMENT LOG**

Amendment Number	Description of the Amendment	Amendment Date	Amendment Prepared By (Name & Title)

CITY OF WORTHINGTON

DRAWING NO. ARB 26-2021

DATE 01/28/2021



City of Worthington
ARCHITECTURAL REVIEW BOARD
Certificate of Appropriateness
Application

Case # ARB0021-2021
Date Received 01/08/2021
Fee N/A
Meeting Date 01/28/2021
Filing Deadline _____
Receipt # _____

1. **Property Location** 777 High Street, Worthington, OH 43085
2. **Present/Proposed Use** Senior Center
3. **Zoning District** S1 Special
4. **Applicant** Schorr Architects - Paul Miller

Address 230 Bradenton Ave

Phone Number(s) 614.798.2096

Email pmiller@schorrarchitects.com
5. **Property Owner** City of Worthington

Address 380 Highland Ave, Worthington OH, 43085

Phone Number(s) 614.431.2425

Email robert.chandler@worthington.org
6. **Project Description** Replacement of existing double hung wood windows.

Match existing window profile and detailing.
7. **Project Details:**
 - a) **Design** Double-hung with simulated divided lite to match existing.
 - b) **Color** White to match existing.
 - c) **Size** 48 window units.
 - d) **Approximate Cost** \$140,000 **Expected Completion Date** August 2021

PLEASE READ THE FOLLOWING STATEMENT AND SIGN YOUR NAME:

The information contained in this application and in all attachments is true and correct to the best of my knowledge. I further acknowledge that I have familiarized myself with all applicable sections of the Worthington Codified Ordinances and will comply with all applicable regulations.

Paul Miller
Applicant (Signature)

1/11/21
Date

Robert D. Chandler
Property Owner (Signature)

1/11/2021
Date

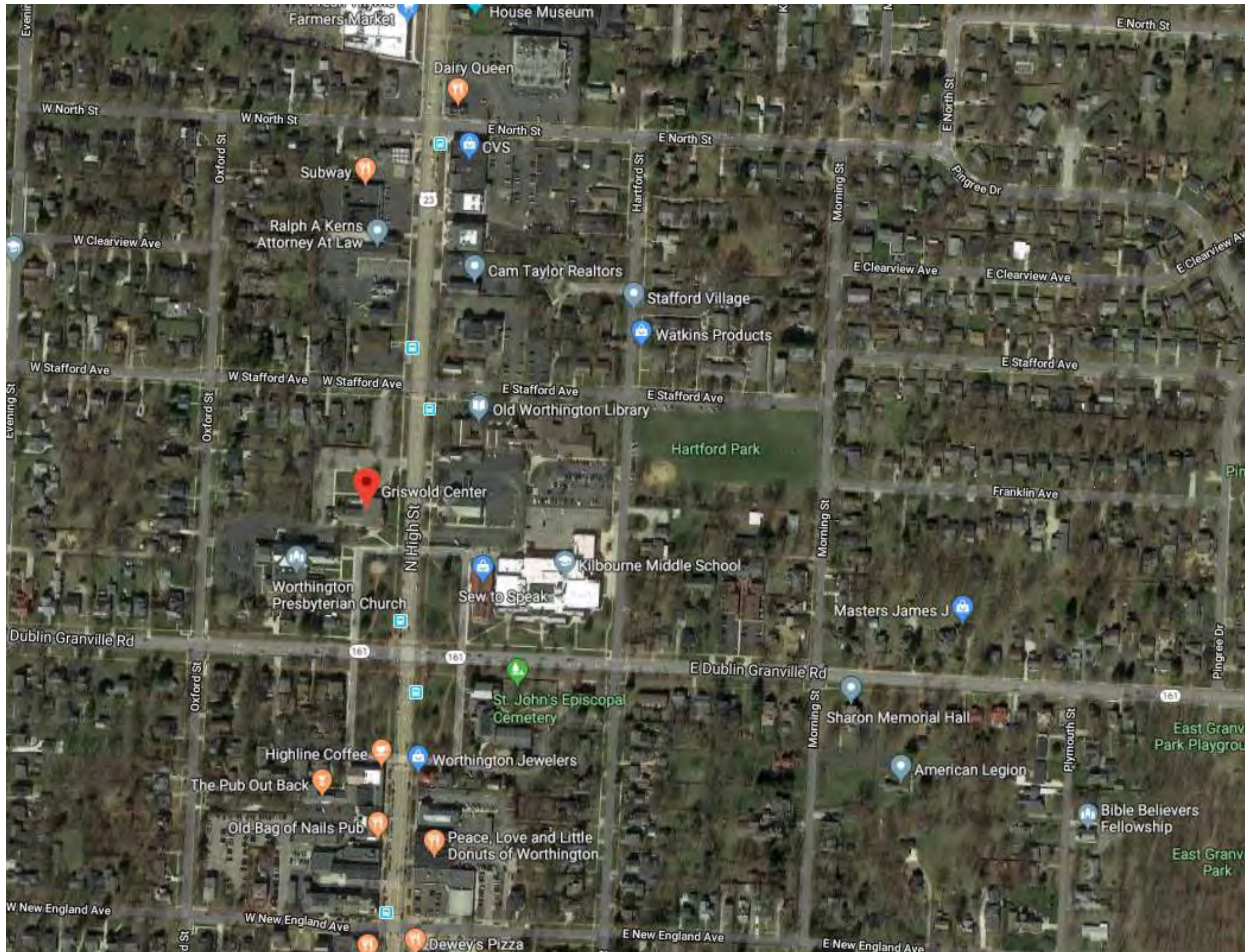
ABUTTING PROPERTY OWNERS
FOR
777 High St.

Thomas Metz and David Brightman	31 W. Stafford Ave.	Worthington, OH 43085
James and Sharon Kristene Case	35 W. Stafford Ave.	Worthington, OH 43085
Kevin and Suellyn Stotts	39 W. Stafford Ave.	Worthington, OH 43085
Shoma Jha	45 W. Stafford Ave.	Worthington, OH 43085
Charles Cooper and Carly Edelstein	790 Oxford St.	Worthington, OH 43085
Worthington Presbyterian Church	775 High St.	Worthington, OH 43085
Huntington National Bank	PO Box 182334	Columbus, OH 43218
David and Malayna Chadwell	PO Box 434	Worthington, OH 43085
Worthington Public Library	820 High St.	Worthington, OH 43085
Anne Riley	784 Oxford St.	Worthington, OH 43085

777 High St.



100-006349 04/25/2017



CITY OF WORTHINGTON

DRAWING NO. ARB 21-2021

DATE 01/08/2021

GRISWOLD CENTER
777 HIGH STREET





NORTH FACADE

CITY OF WORTHINGTON
DRAWING NO. ARB 21-2021
DATE 01/08/2021

GRISWOLD CENTER
777 HIGH STREET





NORTHWEST CORNER

CITY OF WORTHINGTON
DRAWING NO. ARB 21-2021
DATE 01/08/2021

GRISWOLD CENTER
777 HIGH STREET





WEST FACADE BY PATIO

CITY OF WORTHINGTON
DRAWING NO. ARB 21-2021
DATE 01/08/2021

GRISWOLD CENTER
777 HIGH STREET



SOUTH FACADE

CITY OF WORTHINGTON
DRAWING NO. ARB 21-2021
DATE 01/08/2021

GRISWOLD CENTER
777 HIGH STREET



EAST FACADE (VIEW FROM HIGH STREET)

CITY OF WORTHINGTON
DRAWING NO. ARB 21-2021
DATE 01/08/2021

GRISWOLD CENTER
777 HIGH STREET



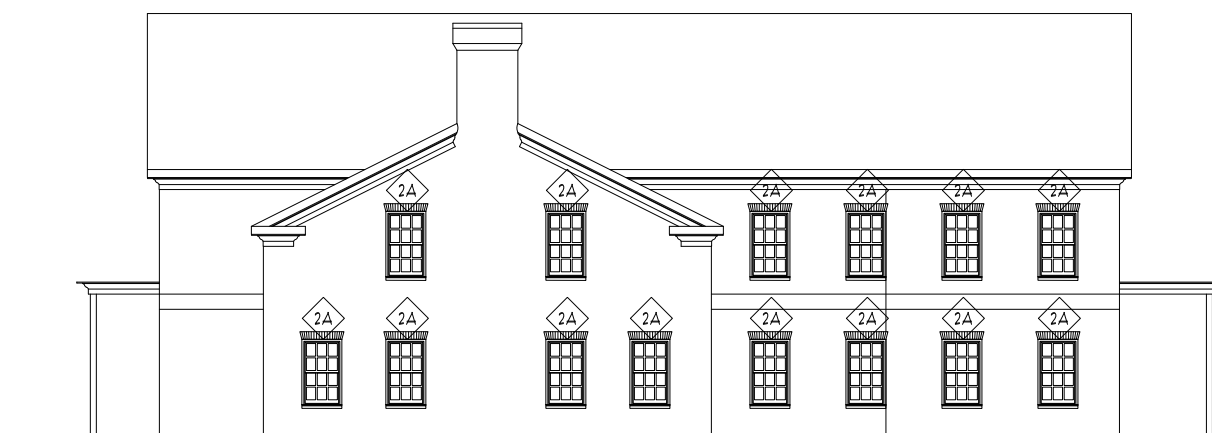
4 GRISWOLD CENTER SOUTH ELEVATION
NOT TO SCALE



3 GRISWOLD CENTER NORTH ELEVATION
NOT TO SCALE



2 GRISWOLD CENTER WEST ELEVATION
NOT TO SCALE



1 GRISWOLD CENTER EAST ELEVATION
NOT TO SCALE

GENERAL NOTES:

1. THESE DRAWINGS ARE LIMITED TO INDICATE DESIGN INTENT.
2. DO NOT SCALE DRAWINGS. DIMENSIONS ARE SHOWN FOR CONVENIENCE. VERIFY EXISTING CONDITIONS INCLUDING LOCATION AND QUANTITY OF ITEMS.
3. ALL ITEMS ARE NEW UNLESS NOTED AS EXISTING.
4. INSTALL ITEMS PER MANUFACTURERS' WRITTEN INSTRUCTIONS.
5. PROVIDE CUTTING AND DEMOLITION AS REQUIRED TO COMPLETE THE WORK.
6. PROVIDE PATCHING DUE TO CUTTING AND DEMOLITION ACTIVITIES.
7. PROVIDE JOINT SEALANT WHERE DISSIMILAR MATERIALS ABUT.
8. PROVIDE SEPARATION TO PROTECT AGAINST ELECTROLYSIS WHERE ALUMINUM ABUTS DISSIMILAR METALS, MASONRY, OR PRESSURE PRESERVATIVE TREATED LUMBER.

CODED NOTES: INDICATED BY

1. NO WORK AT EXISTING DOOR.
2. REMOVE EXISTING JOINT SEALANT AND CLEAN JOINT. PROVIDE JOINT SEALANT AND BACKER ROD. CLEAN LOUVER OF ANY DEBRIS.
3. PAINT INTERIOR AND EXTERIOR OF HOLLOW METAL DOOR AND FRAME.
4. OBTAINED GLAZING IN ENTIRE WINDOW SYSTEM.
5. REPAIR EXISTING WOOD ENTRY SYSTEM. REFER TO DETAIL X/XXX.

CITY OF WORTHINGTON
DRAWING NO. ARB 21-2021
DATE 01/08/2021

GRISWOLD CENTER
777 HIGH STREET



BRICKMOULD

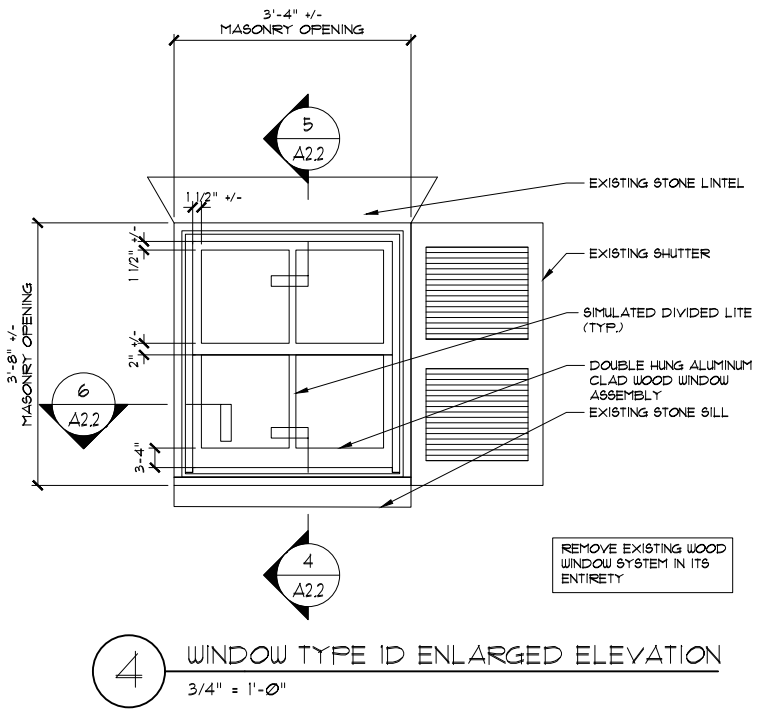
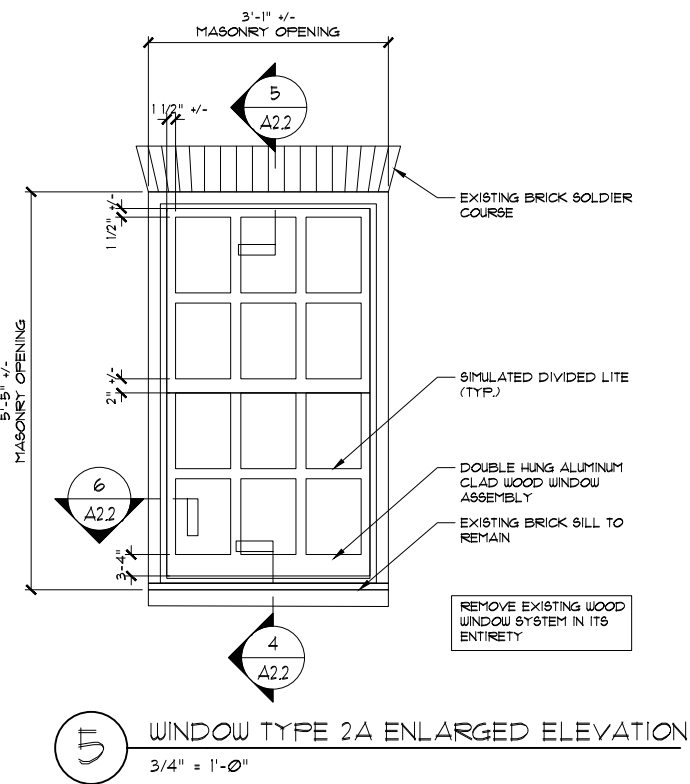
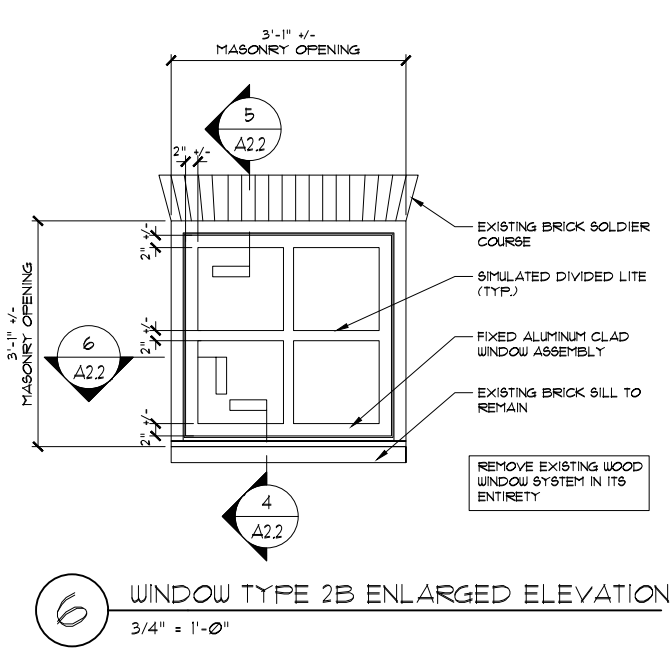


BASIS-OF-DESIGN PRODUCT:
MARVIN SECOND GENERATION

ALUMINUM CLAD WOOD



3-PIECE SIMULATED
DIVIDED LITE



CITY OF WORTHINGTON
DRAWING NO. ARB 21-2021
DATE 01/08/2021

GRISWOLD CENTER
777 HIGH STREET



City of Worthington
ARCHITECTURAL REVIEW BOARD
Certificate of Appropriateness
Application

Case #	ARB 0022-2021
Date Received	01/08/2021
Fee	N/A
Meeting Date	01/28/2021
Filing Deadline	
Receipt #	

1. **Property Location** 6550 High Street, Worthington, OH 43085
2. **Present/Proposed Use** Municipal Building
3. **Zoning District** C3 Institutions and Offices
4. **Applicant** Schorr Architects - Paul Miller

Address 230 Bradenton Ave

Phone Number(s) 614.798.2096

Email pmiller@schorrarchitects.com
5. **Property Owner** City of Worthington

Address 380 Highland Ave, Worthington OH, 43085

Phone Number(s) 614.431.2425

Email robert.chandler@worthington.org
6. **Project Description** Replacement of existing double hung wood windows and wood doors.

Match existing window profile and detailing. Alternate to replace wood doors with aluminum storefront
7. **Project Details:**
 - a) **Design** Double-hung with simulated divided lite to match existing.
 - b) **Color** White to match existing.
 - c) **Size** 34 window units.
 - d) **Approximate Cost** \$130,000 **Expected Completion Date** August 2021

PLEASE READ THE FOLLOWING STATEMENT AND SIGN YOUR NAME:

The information contained in this application and in all attachments is true and correct to the best of my knowledge. I further acknowledge that I have familiarized myself with all applicable sections of the Worthington Codified Ordinances and will comply with all applicable regulations.


Applicant (Signature)

1/11/21
Date

Robert D. Chandler
Property Owner (Signature)

1/11/2021
Date

Abutting Property Owners List for
6550 N. High St.

FC Bank	6600 N. High St.	Worthington, OH 43085
6565 Worthington LLC	642 Eagle Ridge Ct.	Powell, OH 43065
Jersey Baptist Church	13260 Morse Rd SW	New Albany, OH 43085
Worthington Condominium Assoc.	c/o Becky Lineberger, 74 Glen Dr.	Worthington, OH 43085
Laurel Realty Properties	8181 Worthington Rd.	Westerville, OH 43082
West Ohio Conference of the United Methodist Church	32 Wesley Blvd.	Worthington, OH 43085
Worthington Campus LLC	431 E. Broad St.	Columbus, OH 43215



CITY OF WORTHINGTON
DRAWING NO. ARB 22-2021
DATE 01/08/2021

PROJECT DESCRIPTION:

1. REMOVE EXISTING WOOD WINDOWS WITH TRUE DIVIDED LITE AND REPLACE WITH SIMILAR STYLE ALUMINUM CLAD WOOD WINDOWS WITH SIMULATED DIVIDED LITE. WINDOW PROPORTIONS AND DESIGN SHALL MATCH EXISTING.

2. BASE BID: REPLACE WITH WOOD DOOR WITH ONE-TO-ONE LIKENESS

3. ALTERNATE: REPLACE DOOR AND SIDELITES WITH STILE AND RAIL ALUMINUM STOREFRONT SYSTEM. SOLID PANELS RECEIVE INSULATED PANEL. GLAZING UNITS REPLACED WITH GLAZING. REFER TO ELEVATION AND DETAILS.

MUNICIPAL BUILDING WINDOW AND DOOR REPLACEMENT



6550 High St.





CITY OF WORTHINGTON

DRAWING NO. ARB 22-2021

DATE 01/08/2021

**MUNICIPAL BUILDING
6550 HIGH STREET**



NORTH FACADE

CITY OF WORTHINGTON
DRAWING NO. ARB 22-2021
DATE 01/08/2021

**MUNICIPAL BUILDING
6550 HIGH STREET**



WEST FACADE (VIEW FROM HIGH STREET)

CITY OF WORTHINGTON
DRAWING NO. ARB 22-2021
DATE 01/08/2021

**MUNICIPAL BUILDING
6550 HIGH STREET**



SOUTH FACADE

CITY OF WORTHINGTON
DRAWING NO. ARB 22-2021
DATE 01/08/2021

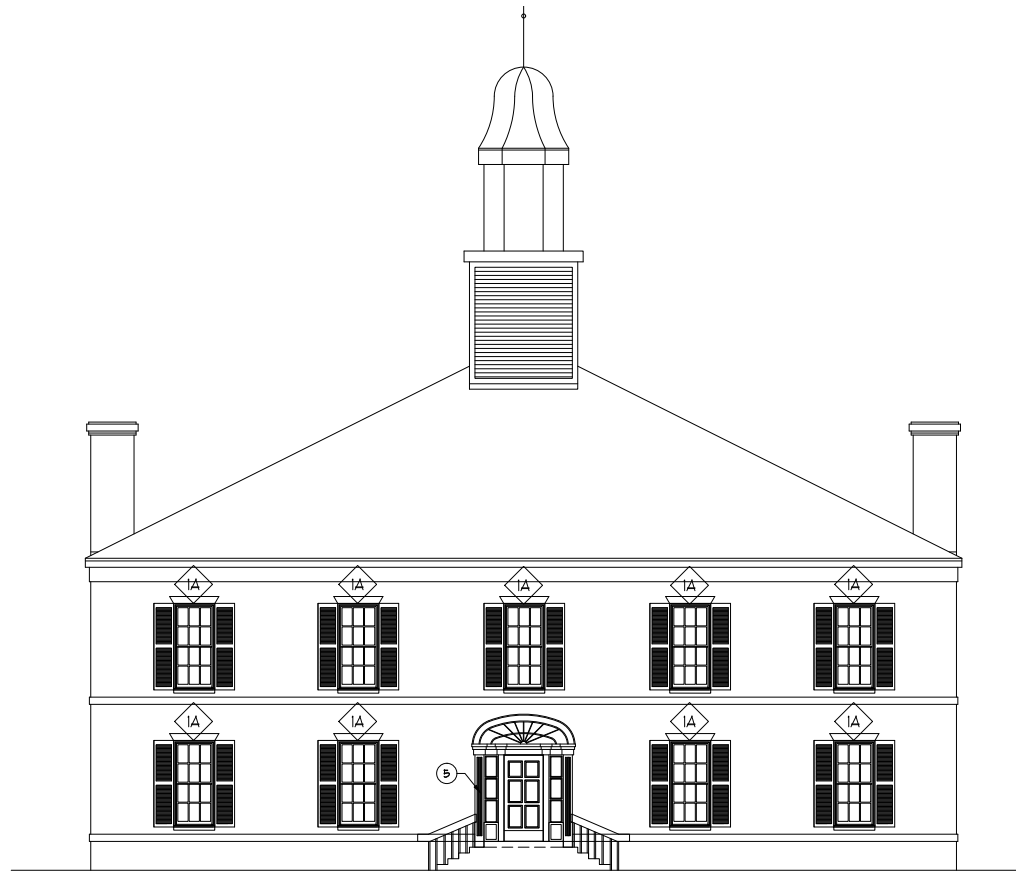
**MUNICIPAL BUILDING
6550 HIGH STREET**



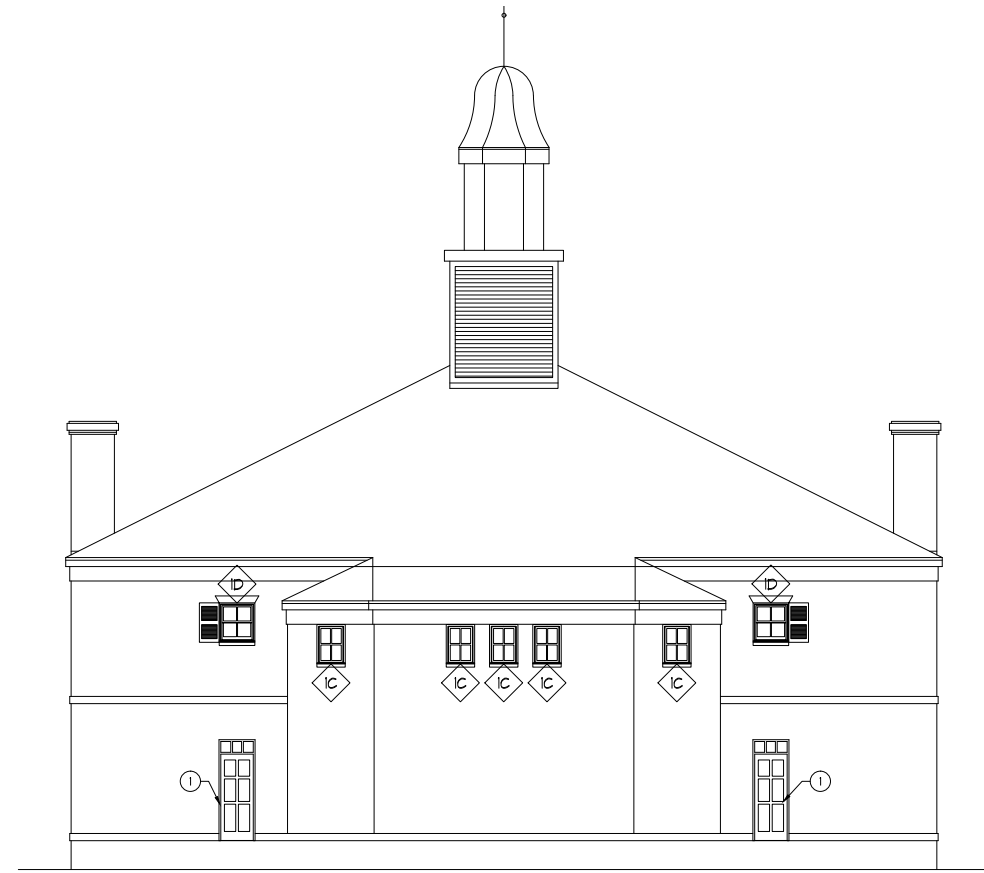
EAST FACADE

CITY OF WORTHINGTON
DRAWING NO. ARB 22-2021
DATE 01/08/2021

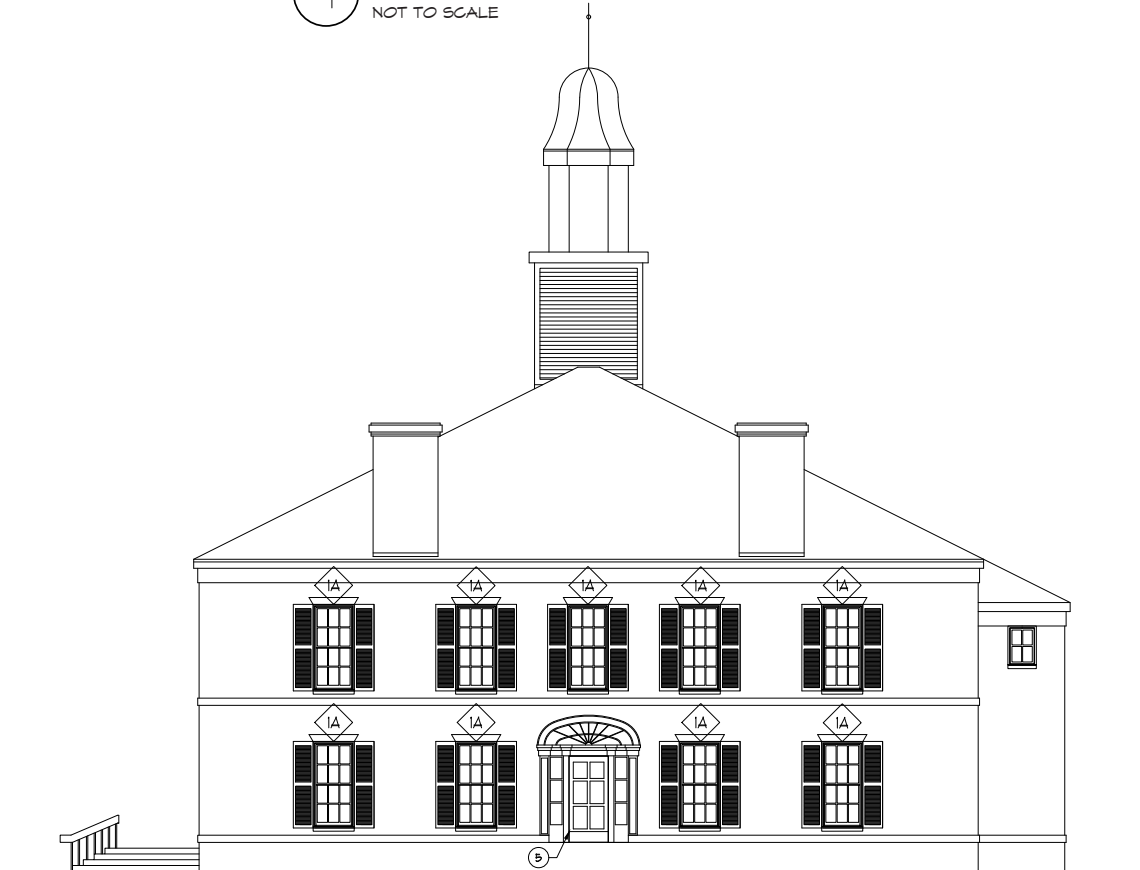
**MUNICIPAL BUILDING
6550 HIGH STREET**



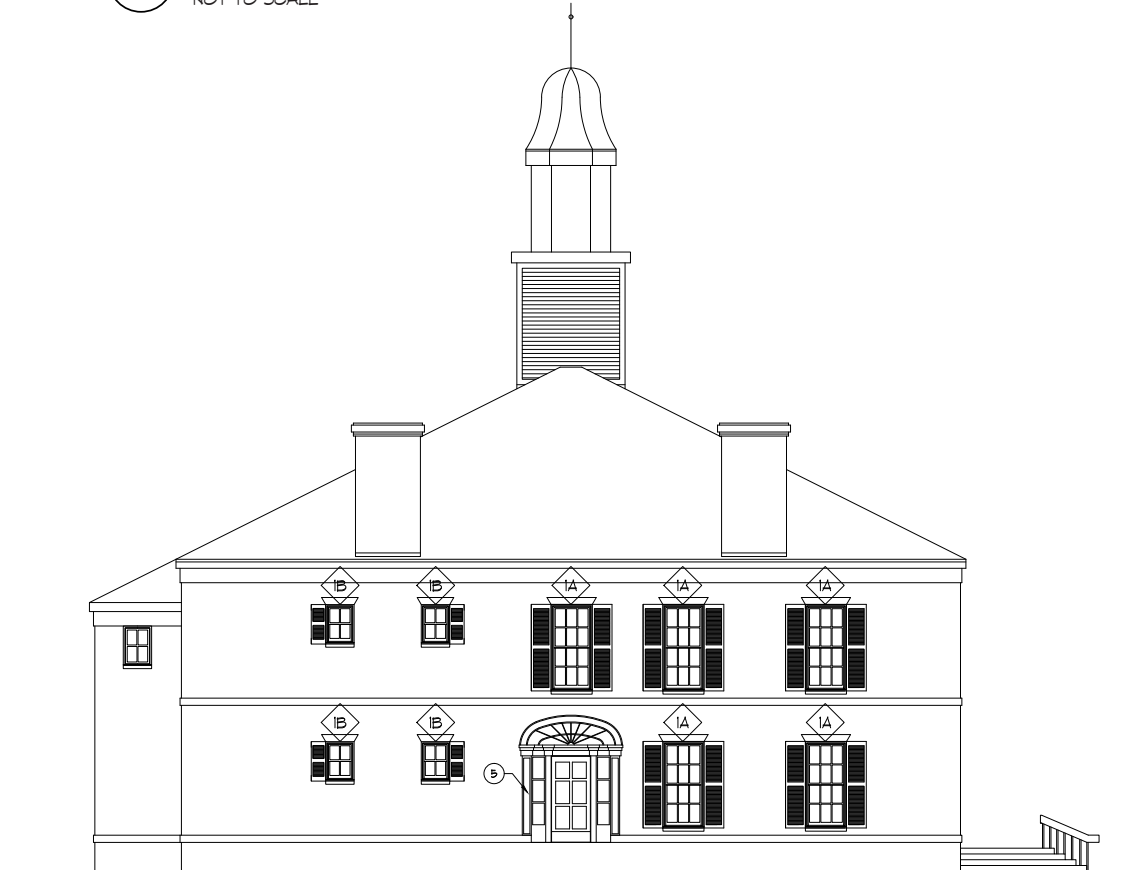
4 MUNICIPAL BUILDING WEST ELEVATION
NOT TO SCALE



2 MUNICIPAL BUILDING EAST ELEVATION
NOT TO SCALE



3 MUNICIPAL BUILDING SOUTH ELEVATION
NOT TO SCALE



1 MUNICIPAL BUILDING NORTH ELEVATION
NOT TO SCALE

GENERAL NOTES:

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7. PROVIDE JOINT SEALANT WHERE DISSIMILAR MATERIALS ABUT.
8. PROVIDE SEPARATION TO PROTECT AGAINST ELECTROLYSIS WHERE ALUMINUM ABUTS DISSIMILAR METALS, MASONRY, OR PRESSURE PRESERVATIVE TREATED LUMBER.

CODED NOTES: INDICATED BY ○

1. NO WORK AT EXISTING DOOR.
2. REMOVE EXISTING JOINT SEALANT AND CLEAN JOINT. PROVIDE JOINT SEALANT AND BACKER ROD. CLEAN LOUVER OF ANY DEBRIS.
3. PAINT INTERIOR AND EXTERIOR OF HOLLOW METAL DOOR AND FRAME.
4. OBTAIN GLAZING IN ENTIRE WINDOW SYSTEM.
5. REPAIR EXISTING WOOD ENTRY SYSTEM. REFER TO DETAIL X/XXX.

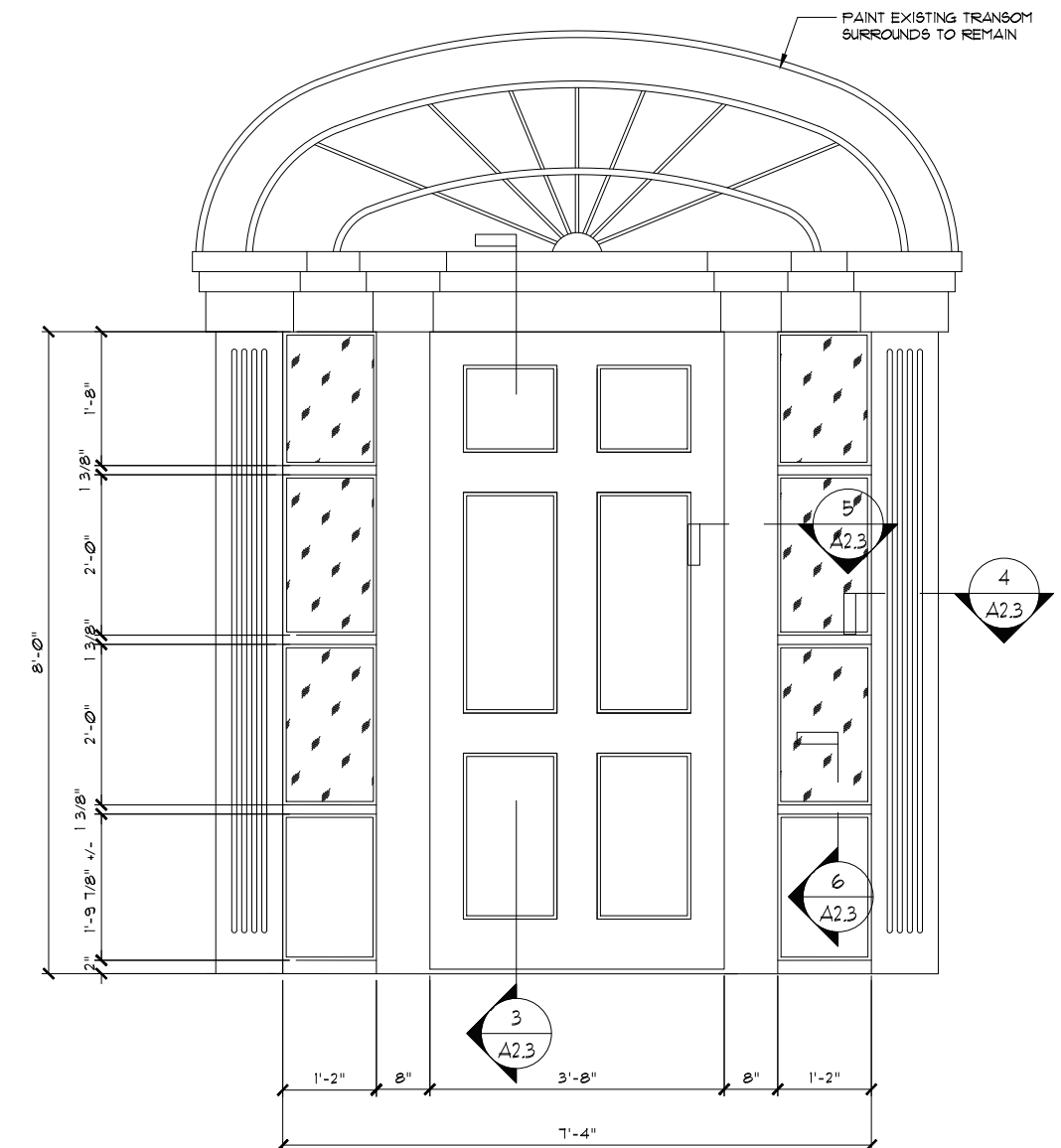
CITY OF WORTHINGTON

DRAWING NO. ARB 22-2021

DATE 01/08/2021

**MUNICIPAL BUILDING
6550 HIGH STREET**

schorr  **architects
inc.**



WOOD ENTRY DOOR SYSTEM

BASE BID: REPLACE WITH WOOD DOOR WITH ONE-TO-ONE LIKENESS

ALTERNATE: REPLACE DOOR AND SIDELITES WITH STILE AND RAIL ALUMINUM STOREFRONT SYSTEM. SOLID PANELS RECEIVE INSULATED PANEL. GLAZING UNITS REPLACED WITH GLAZING. REFER TO ELEVATION AND DETAILS.

CITY OF WORTHINGTON

DRAWING NO. ARB 22-2021

DATE 01/08/2021

**MUNICIPAL BUILDING
6550 HIGH STREET**

schorr  **architects
inc.**



BRICKMOULD

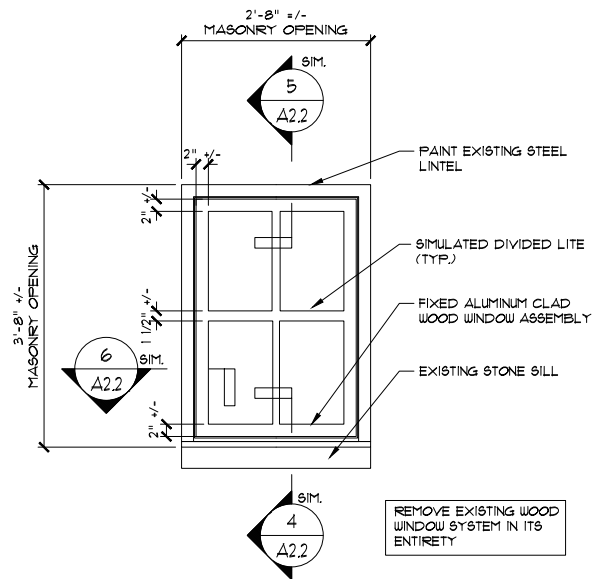


**BASIS-OF-DESIGN PRODUCT:
MARVIN SECOND GENERATION**

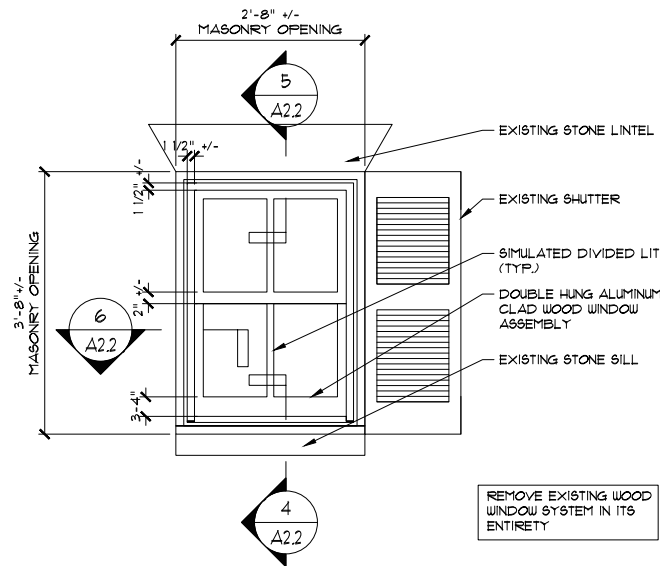


**3-PIECE SIMULATED
DIVIDED LITE**

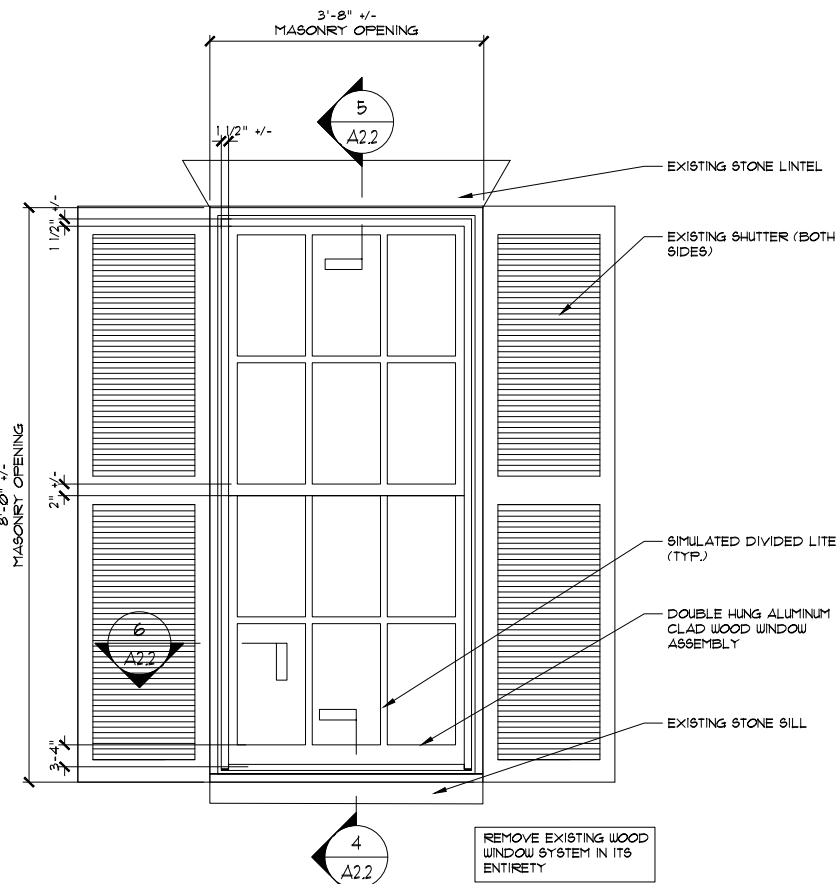
ALUMINUM CLAD WOOD



3 WINDOW TYPE IC ENLARGED ELEVATION
3/4" = 1'-0"



2 WINDOW TYPE IB ENLARGED ELEVATION
3/4" = 1'-0"



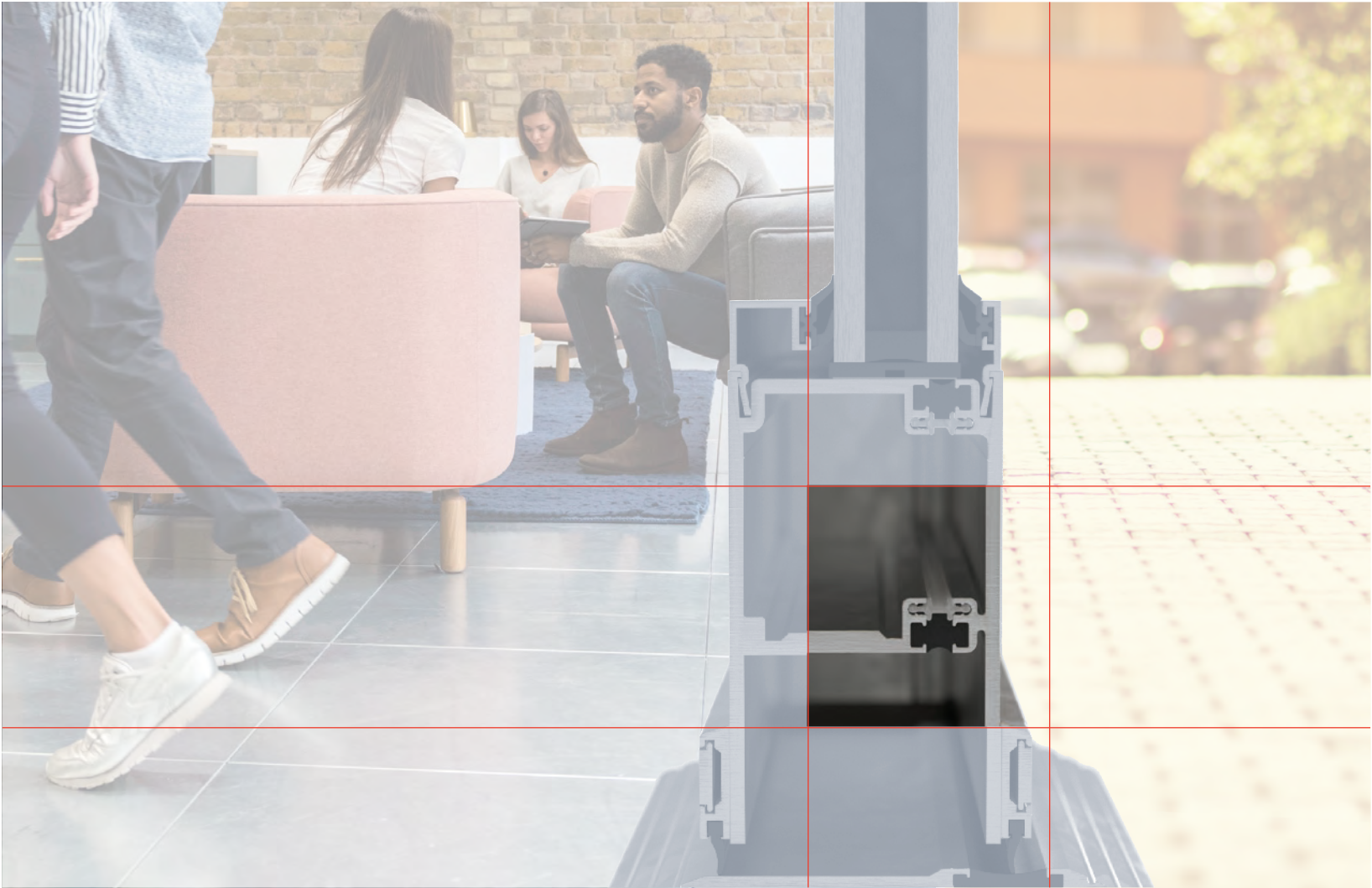
1 WINDOW TYPE IA ENLARGED ELEVATION
3/4" = 1'-0"

CITY OF WORTHINGTON
DRAWING NO. ARB 22-2021
DATE 01/08/2021

**MUNICIPAL BUILDING
6550 HIGH STREET**



Redefining Thermal Entrances with IsoPour™ Technology



Ask more from your door, and get it all with Kawneer’s new Insulpour® Thermal Entrances, featuring IsoPour™ technology. This innovative product offering gives architects, developers, owners, and glazing contractors the ability to create a true thermally broken entrance system. It’s an ideal solution for high-end commercial and multifamily facilities looking to improve thermal control in common areas with moderate to high traffic.

By merging industry-proven pour and debridge and polymer isolator technologies, Kawneer’s IsoPour™ Thermal Break technology creates thermally broken assemblies for enhanced building energy efficiencies with higher structural performance. Insulpour® Thermal Entrances simultaneously provide additional design flexibility through multiple door cross-rail and bottom rail choices along with dual finish capabilities for the door and door frame.

PERFORMANCE, STRENGTH & SECURITY

The door and frame both leverage IsoPour™ Thermal Break technology, enabling high thermal performance. Specifically aimed at quelling concerns about cold spots and thermal bridging from architects and specifiers, Insulpour® Thermal Entrances feature a true thermally broken door header, which significantly mitigates the formation of condensation when used with a concealed overhead closer. Insulating glass unit options of double pane 1" (25.4 mm) or triple pane 1-1/2" (38.1 mm) improve thermal and sound reduction performance.

For added strength, the 2-1/4" (57.2 mm) deep door has a stout 1/8" (3.2 mm) wall thickness, and the dual-welded corner construction of Insulpour® Thermal Entrances adds long-term performance. Each door corner comes with a limited lifetime warranty, good for the life of the door under normal use operation. It is transferable from building owner to owner and is provided in addition to the standard two-year warranty covering material and workmanship of each Kawneer door.

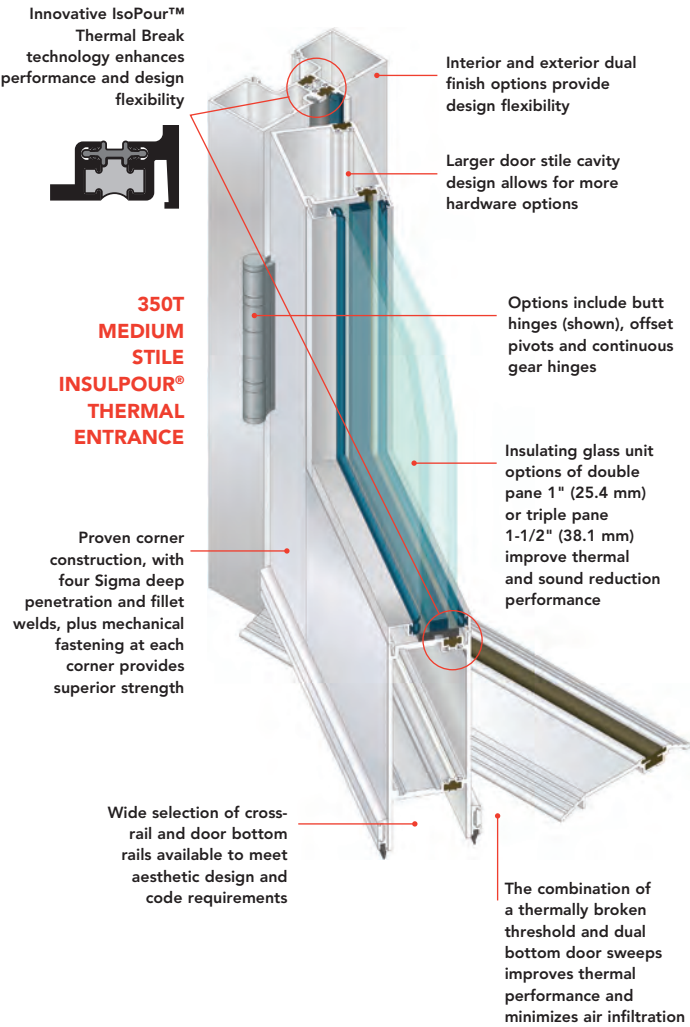
Insulpour® Thermal Entrances meet ASTM E1996 hurricane impact resistant requirements up to Zone 4 and Level D, and have undergone shock tube testing for blast mitigation. Contact your local Kawneer sales representative for limitations and specific application requirements.

AESTHETICS & DESIGN FLEXIBILITY

With sightlines that match standard, non-thermally broken entrances, Insulpour® Thermal Entrances offer 250T narrow, 350T medium and 500T wide stile options.

	VERTICAL STILE	TOP	BOTTOM RAIL
250T Narrow Stile	2-1/2" (63.5 mm)	2-15/16" (74.6 mm)	3-7/8" (98.4 mm)
350T Medium Stile	3-1/2" (88.9 mm)	3-1/2" (88.9 mm)	6-1/2" (165.1 mm)
500T Wide Stile	5" (127 mm)	5" (127 mm)	6-1/2" (165.1 mm)

The unique thermal break design allows for a wider choice of locking option hardware than previous thermal entrance designs. Coupled with various cross-rail sizes and multiple bottom rail heights of 7-1/2" (190.5 mm), 10" (254 mm) and 12" (304.8 mm), Insulpour® Thermal Entrances give architects, designers and building owners more opportunities to bring their vision to life.



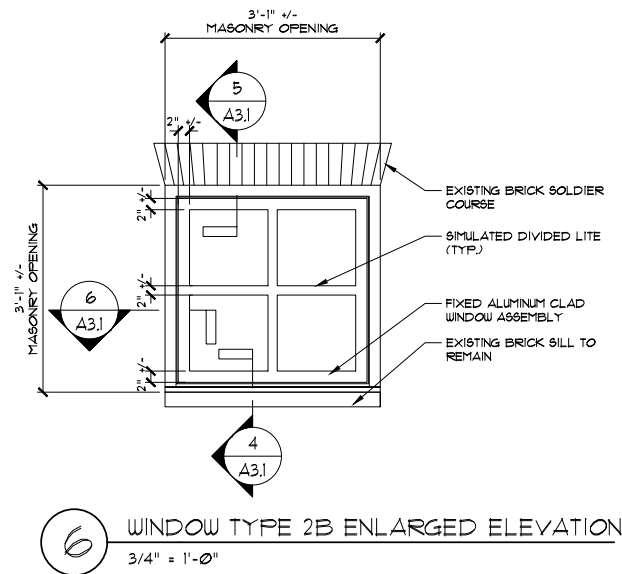
CITY OF WORTHINGTON

DRAWING NO. ARB 22-2021

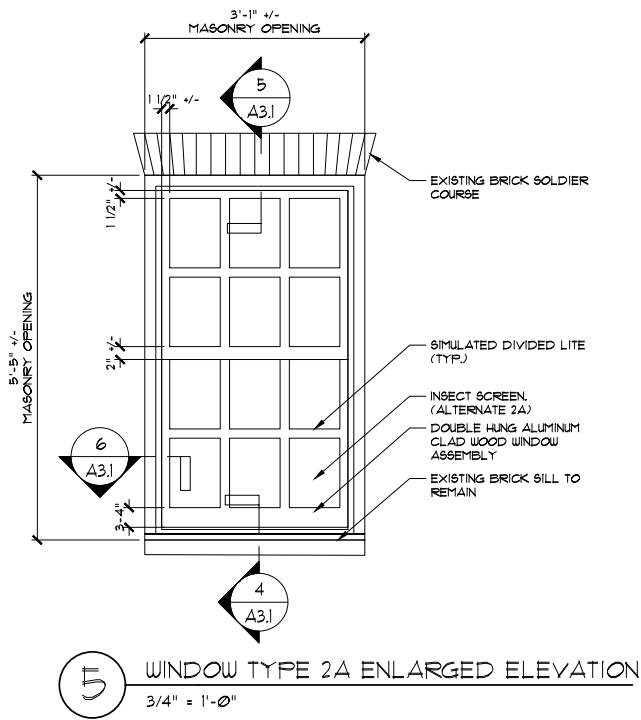
DATE 01/08/2021

**MUNICIPAL BUILDING
6550 HIGH STREET**

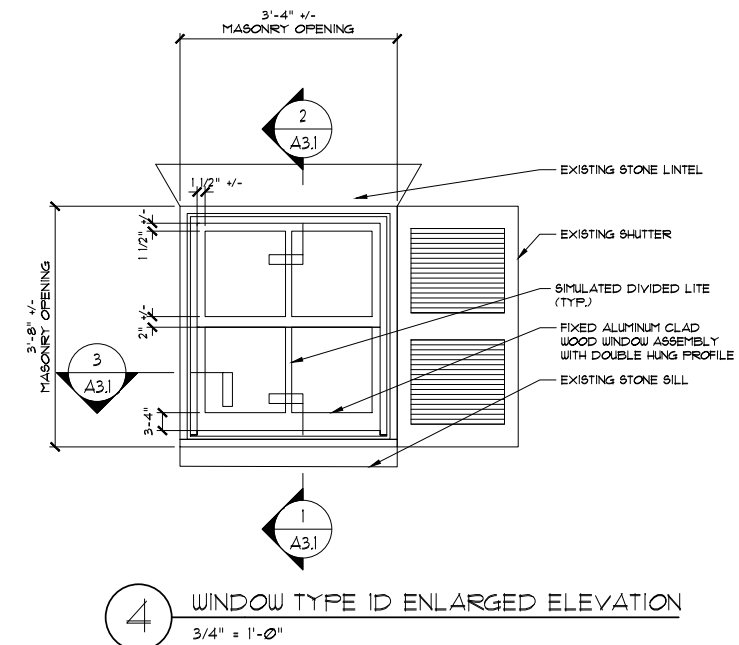




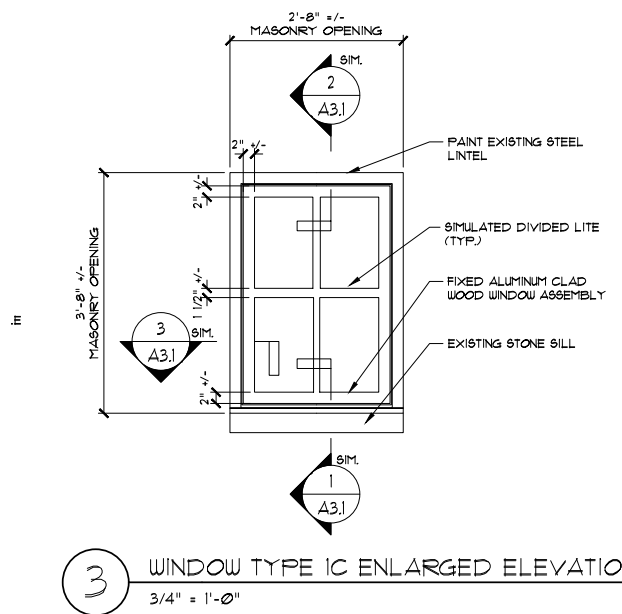
6 WINDOW TYPE 2B ENLARGED ELEVATION



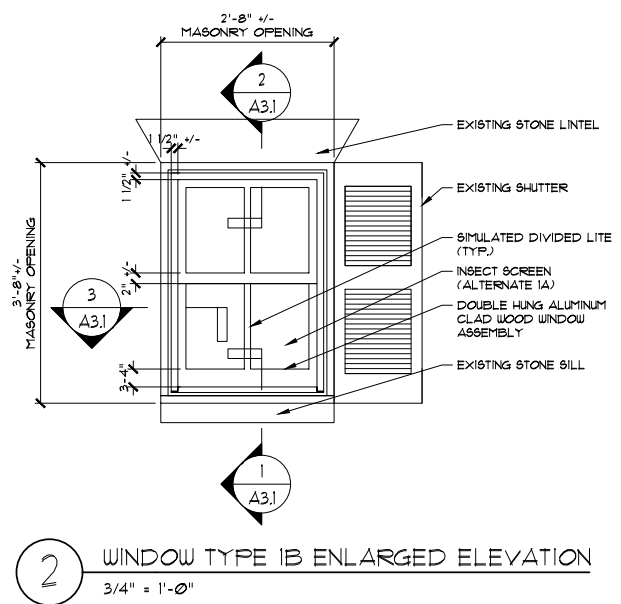
5 WINDOW TYPE 2A ENLARGED ELEVATION



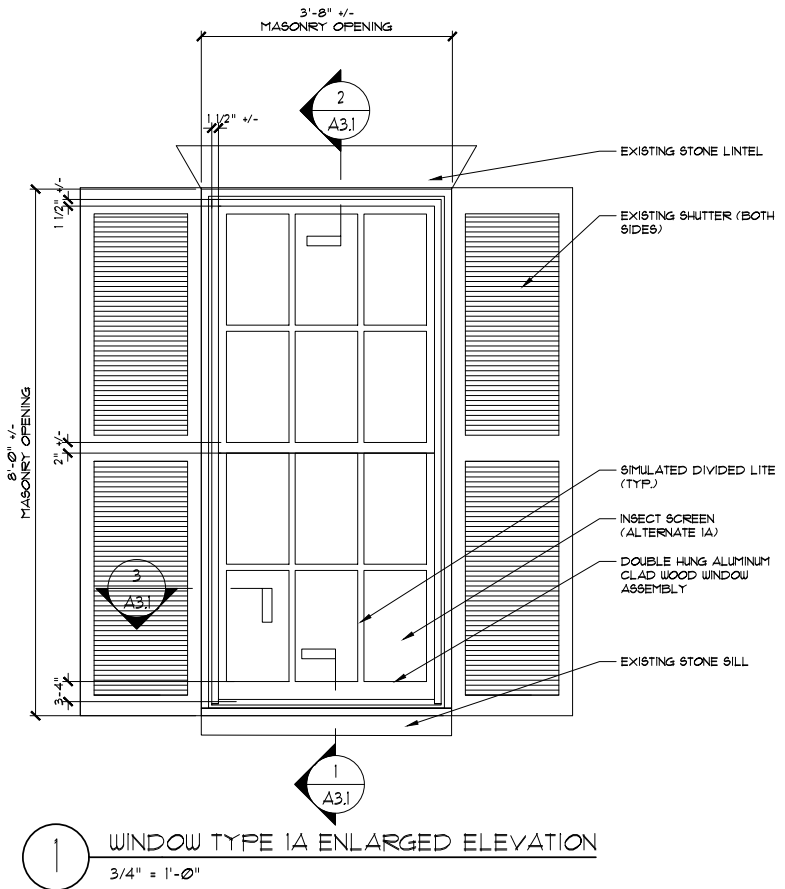
4 WINDOW TYPE 1D ENLARGED ELEVATION



3 WINDOW TYPE 1C ENLARGED ELEVATION



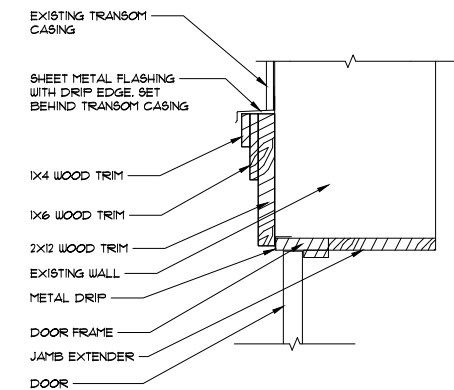
2 WINDOW TYPE 1B ENLARGED ELEVATION



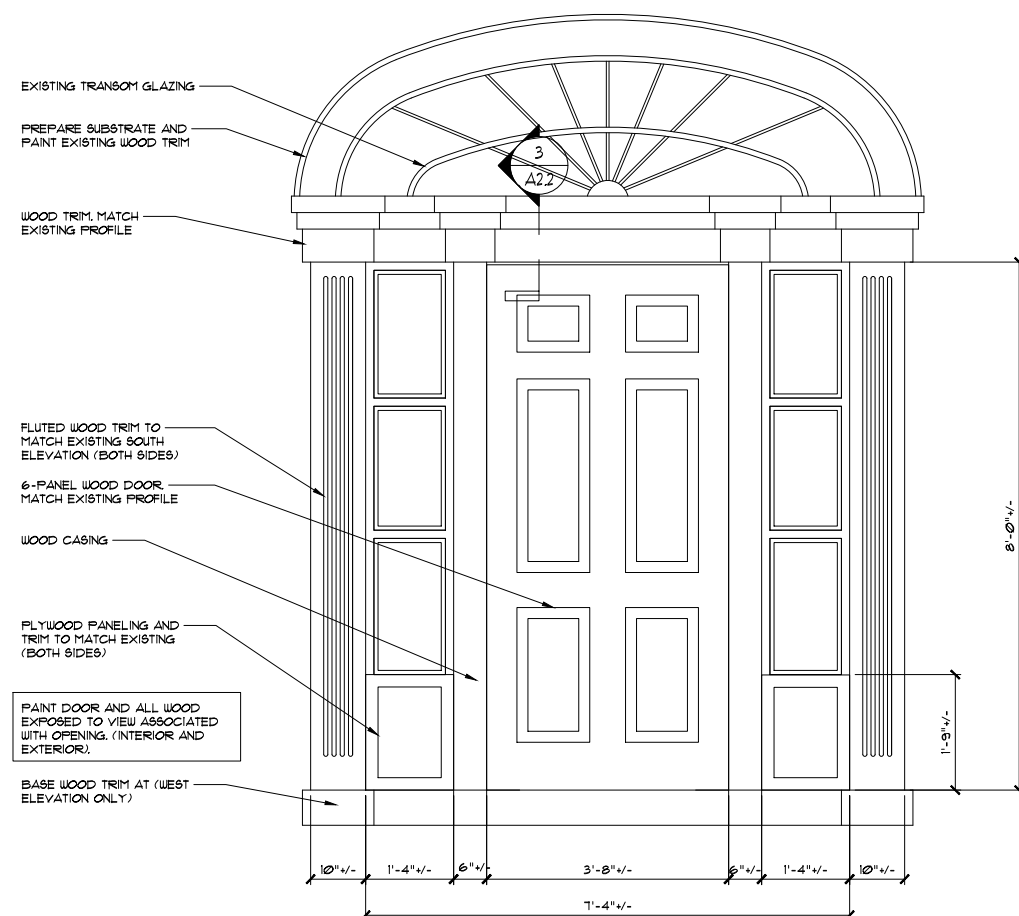
1 WINDOW TYPE 1A ENLARGED ELEVATION

CITY OF WORTHINGTON
DRAWING NO. ARB 22-2021
DATE 01/08/2021

MUNICIPAL BUILDING WINDOW ELEVATIONS	
WINDOW AND DOOR REPLACEMENTS	
PREPARED FOR: CITY OF WORTHINGTON	
schorr architects inc.	
PERMIT/BIDDING SET: 1/6/2021	RECORD SET:
COMM. NO.: 1926	STATE OF OHIO REGISTERED ARCHITECT TONY R. SCHORR 8879 TONY R. SCHORR, LICENSE #8879 EXPIRATION DATE 12/31/2021 1/6/2021
A2.1	

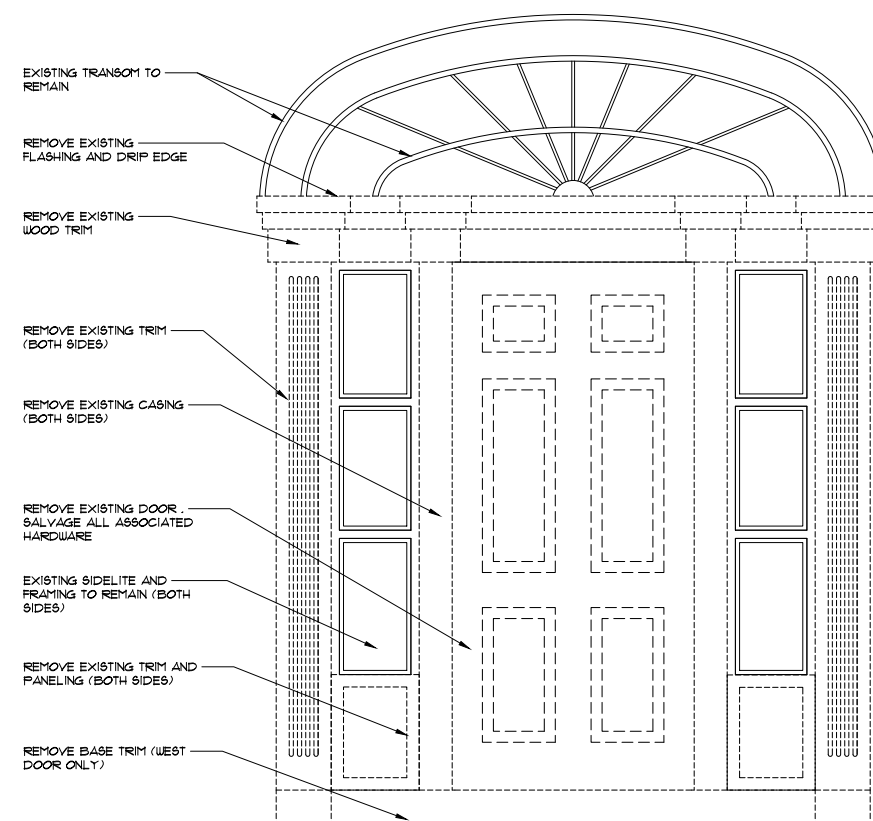


3 DOOR HEAD DETAIL
1-1/2" = 1'-0"



2 ENTRY DOOR ELEVATION
3/4" = 1'-0"

REPLACEMENT WITH WOOD
ENTRY DOOR IS A PART OF
ALTERNATE 1B.
PROVIDE HARDWARE SET L



1 ENTRY DOOR DEMOLITION ELEVATION
3/4" = 1'-0"

CITY OF WORTHINGTON
DRAWING NO. ARB 22-2021
DATE 01/08/2021

ALTERNATE 1B
DOOR ELEVATIONS AND DETAILS

WINDOW AND DOOR
REPLACEMENTS

PREPARED FOR:
CITY OF WORTHINGTON

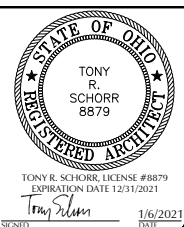
schorr architects
inc.

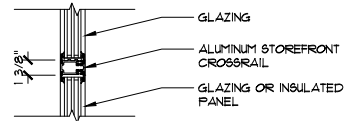
PERMIT/BIDDING SET: 1/6/2021

RECORD SET:

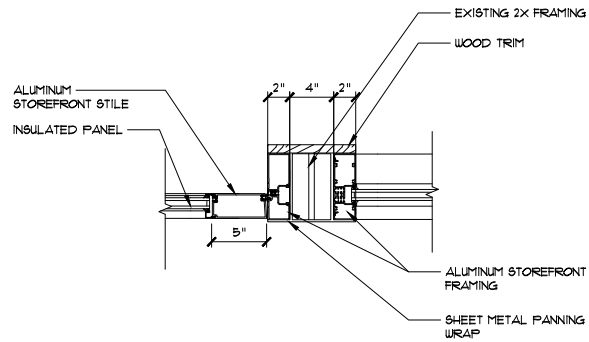
COMM. NO.: 1926

A2.2

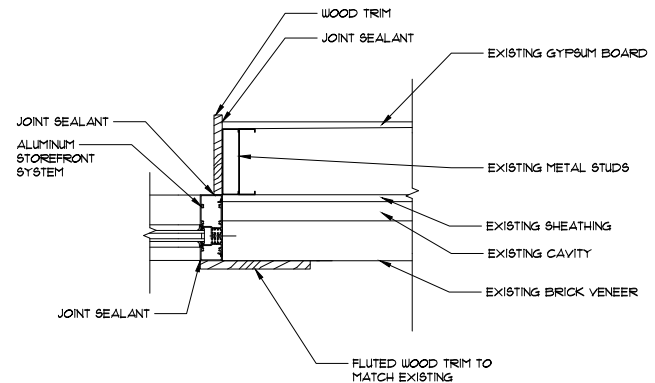




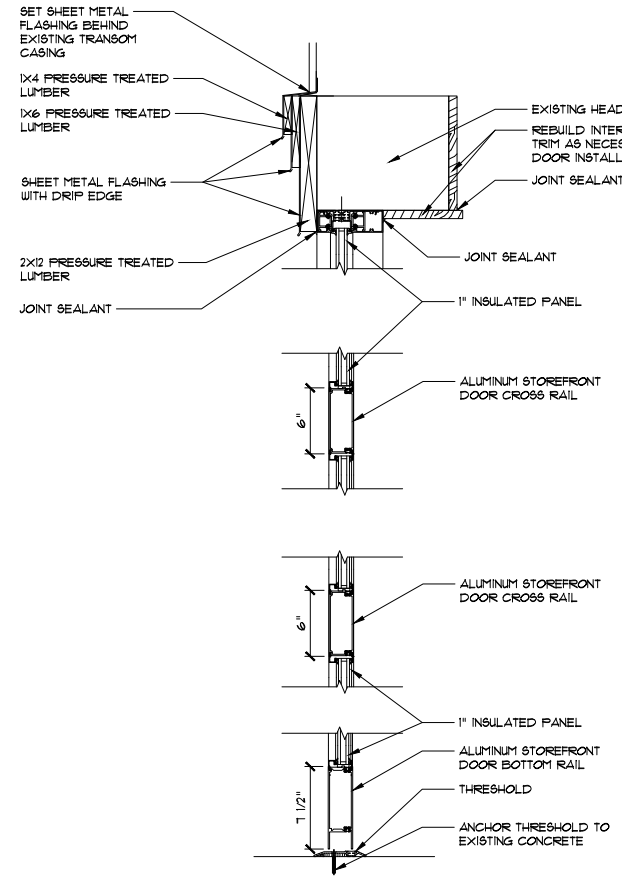
6 ALT 1C: SIDELITE CROSSRAIL DETAIL
1-1/2" = 1'-0"



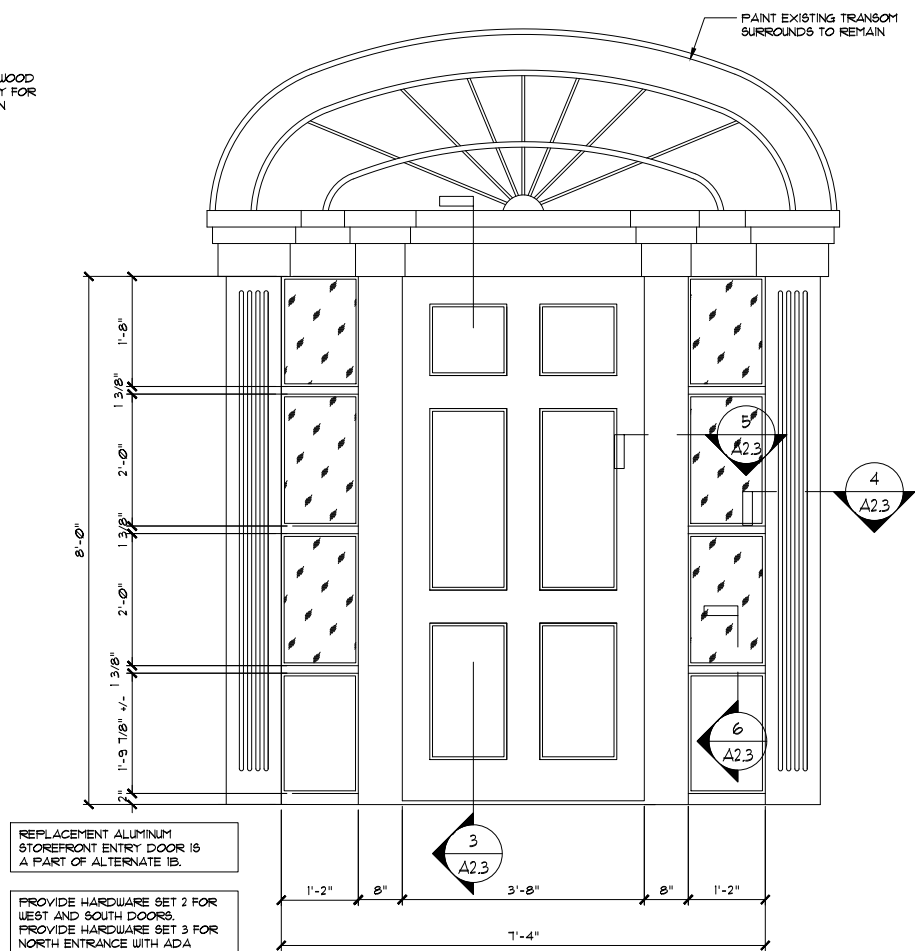
4 ALT 1C: DOOR JAMB DETAIL
1-1/2" = 1'-0"



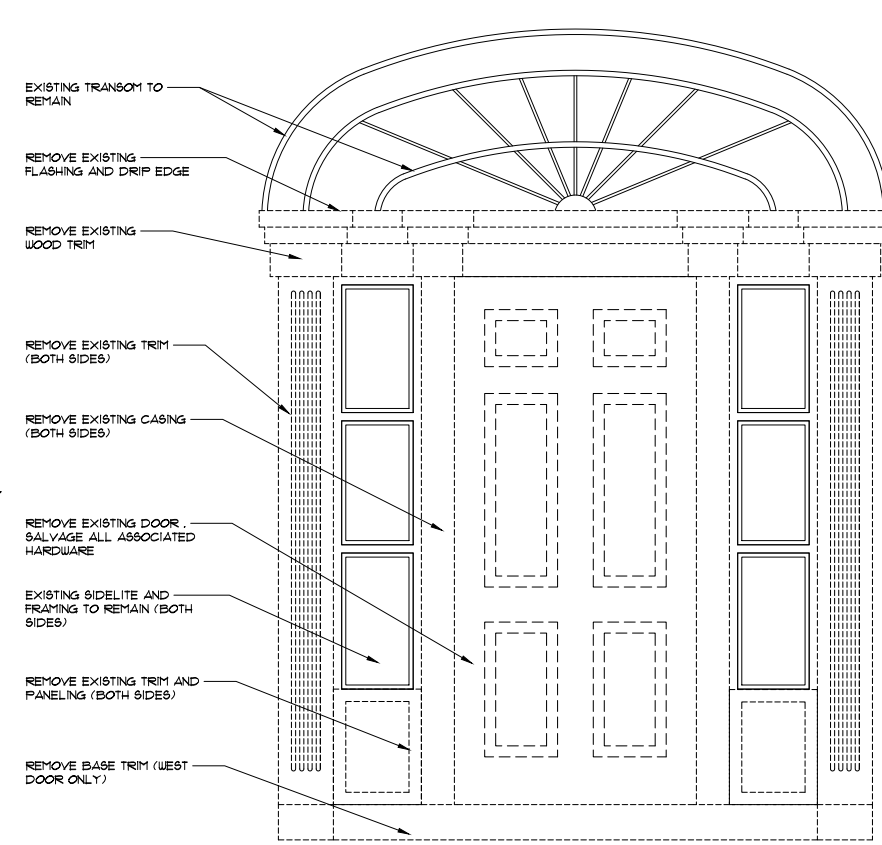
5 ALT 1C: SIDELITE JAMB DETAIL
1-1/2" = 1'-0"



3 ALT 1C: DOOR SECTION
1-1/2" = 1'-0"



2 ENTRY DOOR ELEVATION
3/4" = 1'-0"



1 ENTRY DOOR DEMOLITION ELEVATION
3/4" = 1'-0"

CITY OF WORTHINGTON
DRAWING NO. ARB 22-2021
DATE 01/08/2021

ALTERNATE 1C
DOOR ELEVATIONS AND DETAILS
WINDOW AND DOOR
REPLACEMENTS

PREPARED FOR:
CITY OF WORTHINGTON



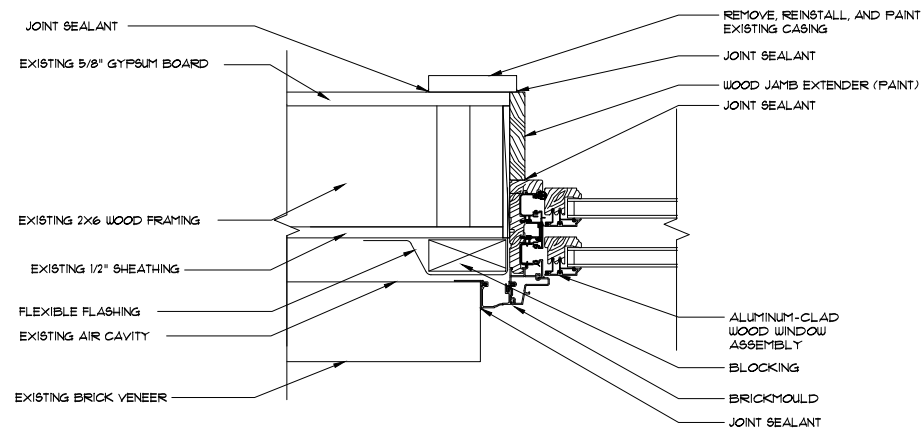
PERMIT/BIDDING SET: 1/6/2021

RECORD SET:

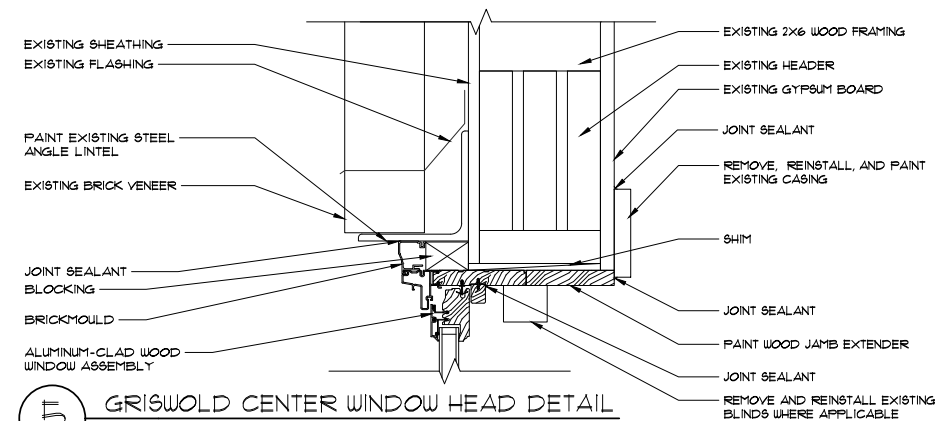
COMM. NO.: 1926



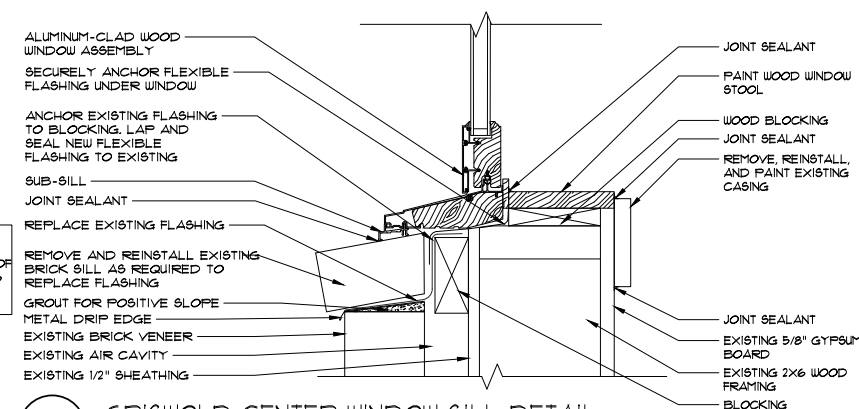
A2.3



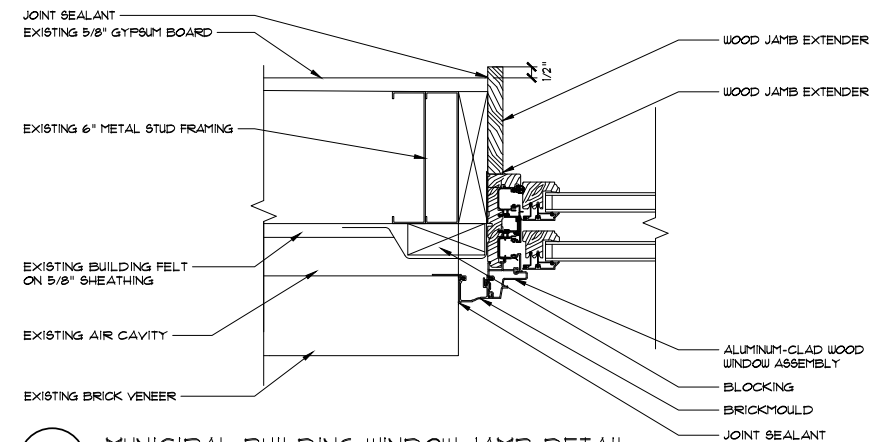
6 GRISWOLD CENTER WINDOW JAMB DETAIL
3" = 1'-0"



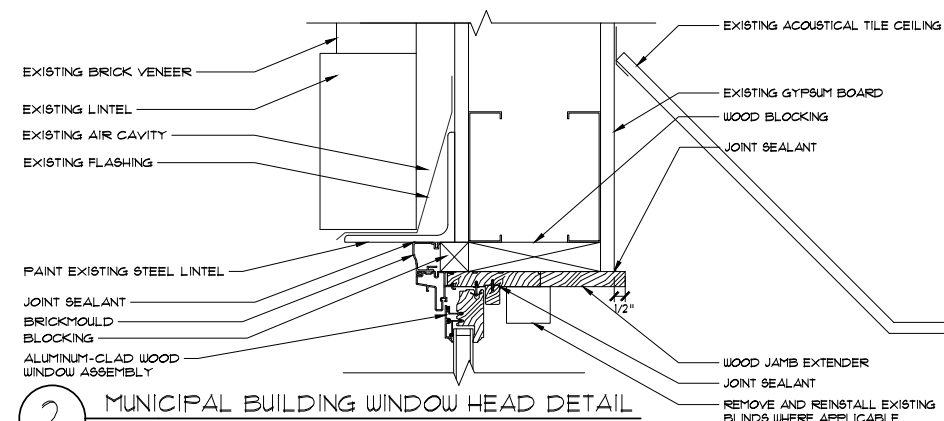
5 GRISWOLD CENTER WINDOW HEAD DETAIL
3" = 1'-0"



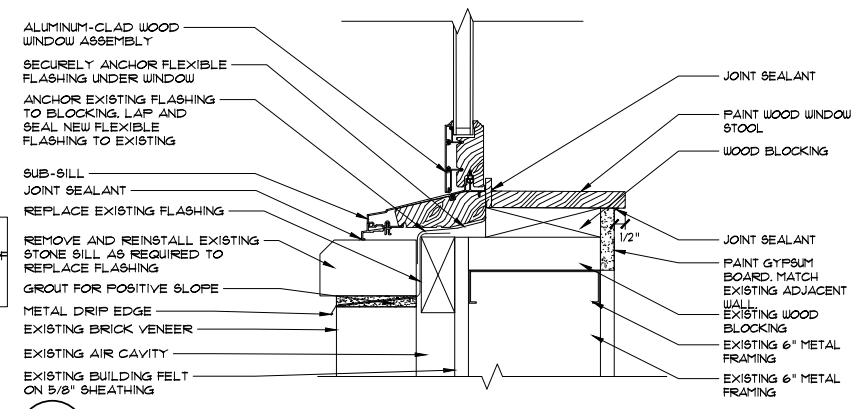
4 GRISWOLD CENTER WINDOW SILL DETAIL
3" = 1'-0"



3 MUNICIPAL BUILDING WINDOW JAMB DETAIL
3" = 1'-0"



2 MUNICIPAL BUILDING WINDOW HEAD DETAIL
3" = 1'-0"



1 MUNICIPAL BUILDING WINDOW SILL DETAIL
3" = 1'-0"

METAL DRIP EDGE, MORTAR, BLOCKING, AND REPLACEMENT OF EXISTING FLASHING IS INCLUDED IN UNIT PRICE 1.

METAL DRIP EDGE, MORTAR, BLOCKING, AND REPLACEMENT OF EXISTING FLASHING IS INCLUDED IN UNIT PRICE 1.

CITY OF WORTHINGTON
DRAWING NO. ARB 22-2021
DATE 01/08/2021

WINDOW DETAILS

WINDOW AND DOOR REPLACEMENTS

PREPARED FOR:
CITY OF WORTHINGTON

schorr architects inc.

PERMIT/BIDDING SET: 1/6/2021

RECORD SET:

COMM. NO.: 1926

A3.1

