

SITE PLAN 4
1/16"=1'-0"

LOT COVERAGE

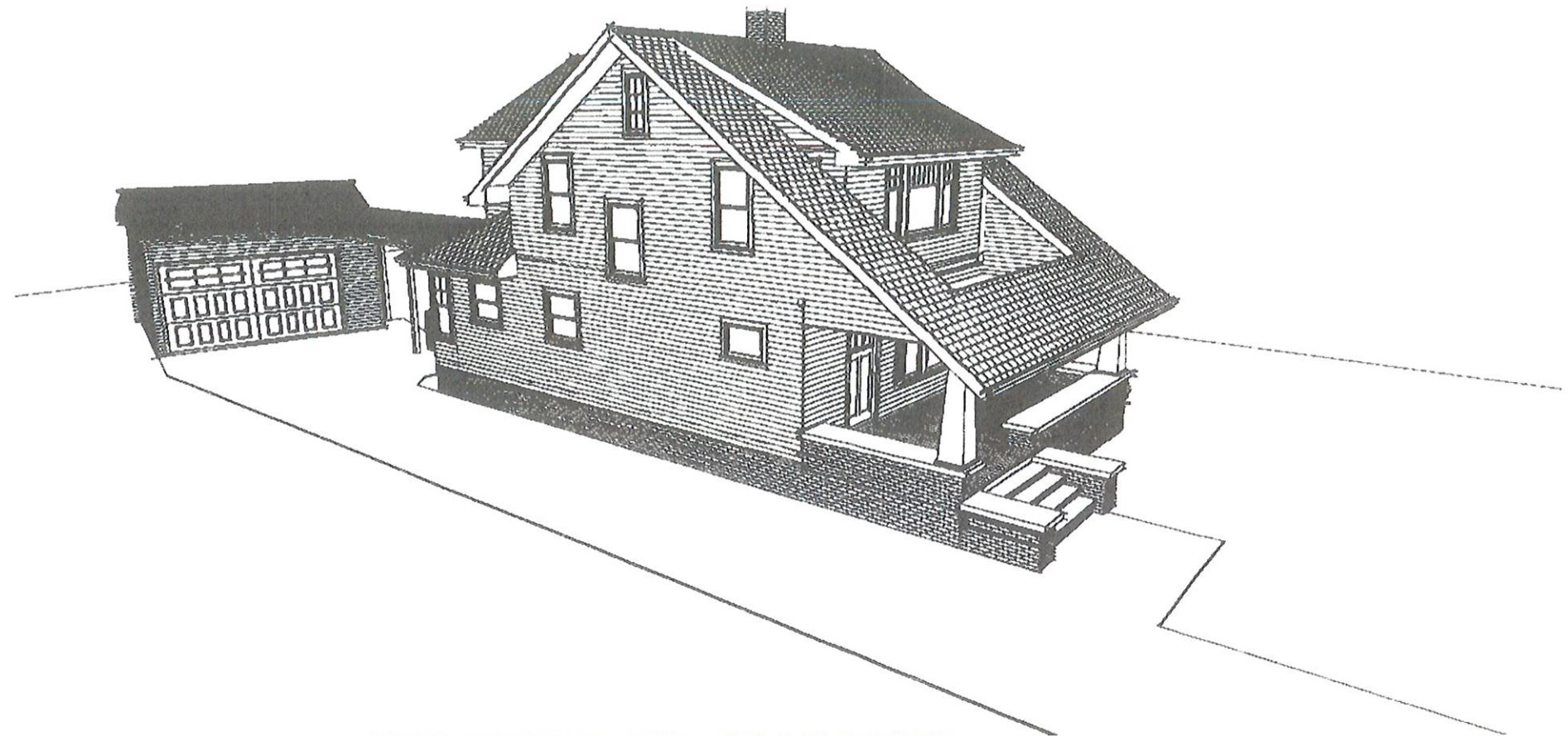
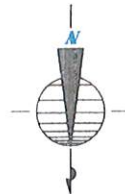
EXISTING RESIDENCE:
EXISTING FRONT PORCH:
PROPOSED ADDITION:
PROPOSED GARAGE:

804 sq. ft.
240 sq. ft.
161 sq. ft.
400 sq. ft.

TOTAL: 1,605 sq. ft.

TOTAL: 1,605 sq. ft. STRUCTURES/ 5,200 sq. ft. LOT AREA=

30.8% LOT COVERAGE



AERIAL PERSPECTIVE VIEWING SOUTHWEST
N.T.S.

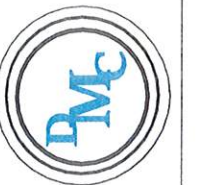
ADDITION and RENOVATION for:
THE JONKE RESIDENCE
19545 BATTERSEA BLVD.
ROCKY RIVER, OHIO

DRAWING INDEX	
#	DESCRIPTION
1	COVER SHEET • DRAWING INDEX • SITE PLAN
2	FIRST and SECOND FLOOR PLANS
3	PERSPECTIVE VIEWING NORTHWEST
4	PERSPECTIVE VIEWING NORTHEAST
5	EXISTING CONDITION PHOTOGRAPHS

C/L BATTERSEA BLVD.

REV.
03.26.22: REV.
BZA SUBMISSION
w/ REDUCED
COVERAGE
04.29.22: CONCEPT
4 FOR BZA WITH
ADDITIONAL
COVERAGE
REDUCTION

DESIGN: DANIEL MARGULIES COMPANY INC.
1210 CHASE AVENUE
LAKEWOOD, OHIO 44107
TEL: 440.356.0888
EMAIL: daniel@dmc.ohioemail.com

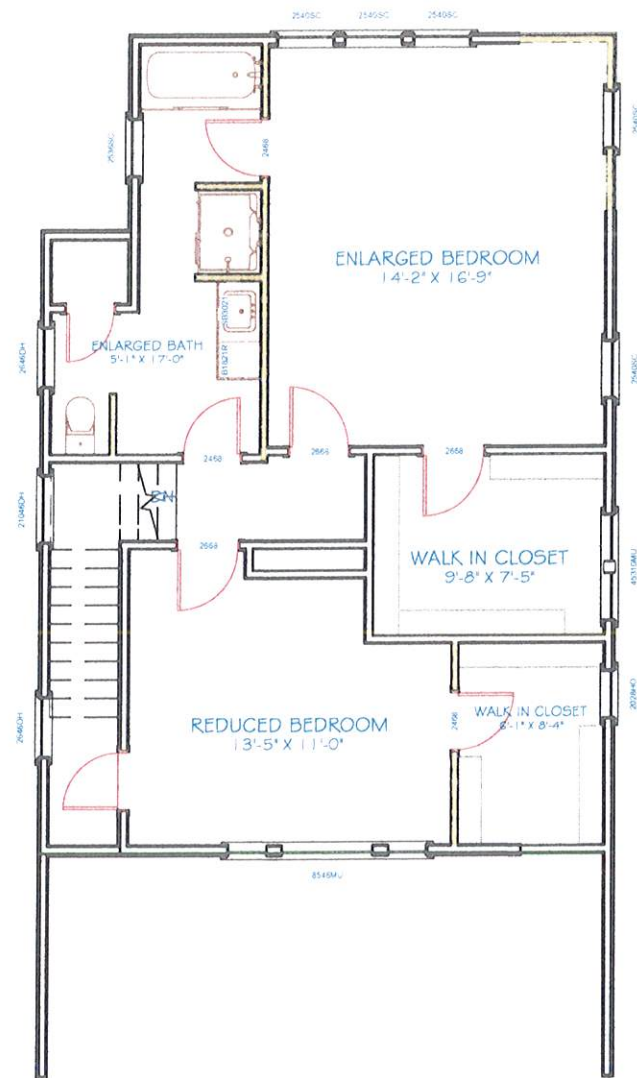


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ROCKY RIVER, OHIO

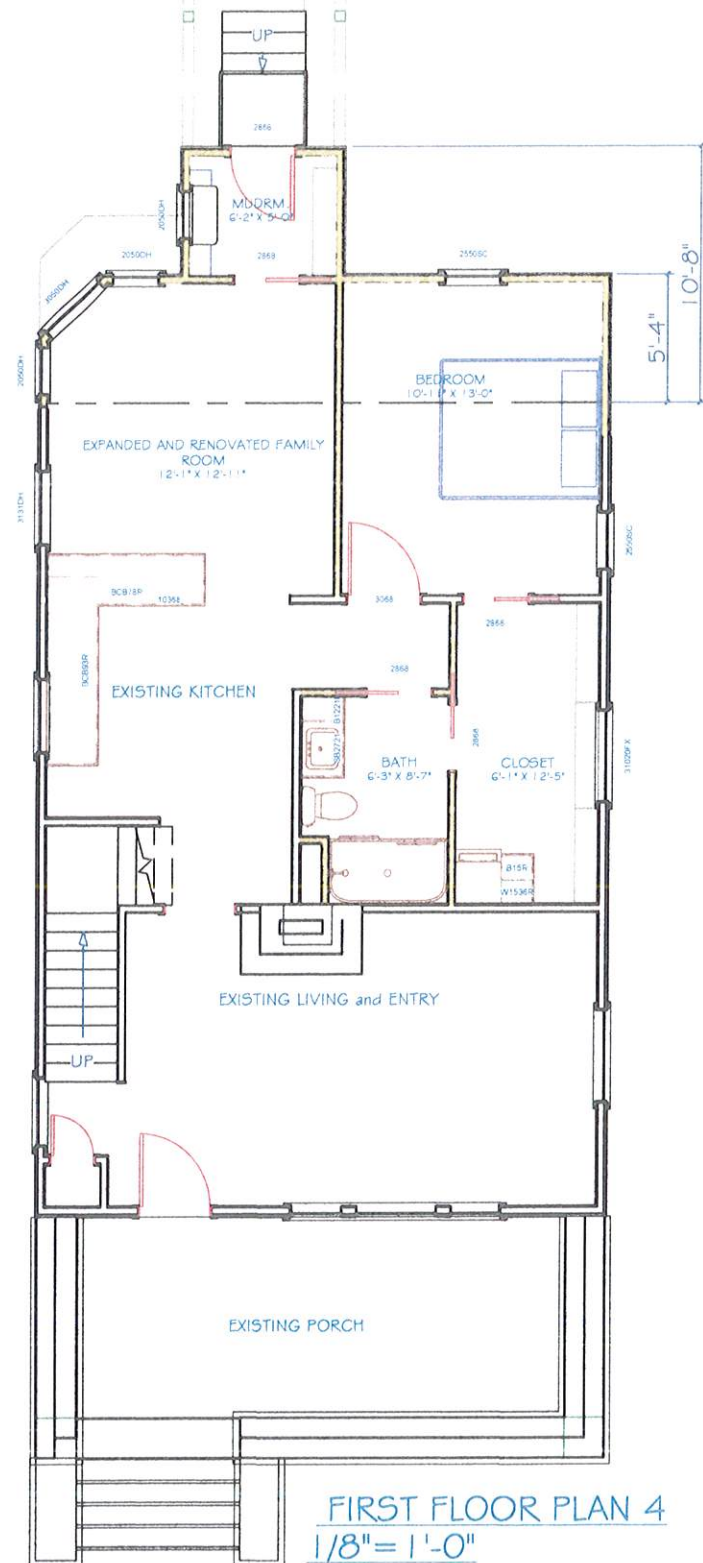
ISSUE DATE:
02.24.22:
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SHEET NO.

1



SECOND FLOOR PLAN 4
1/8" = 1'-0"

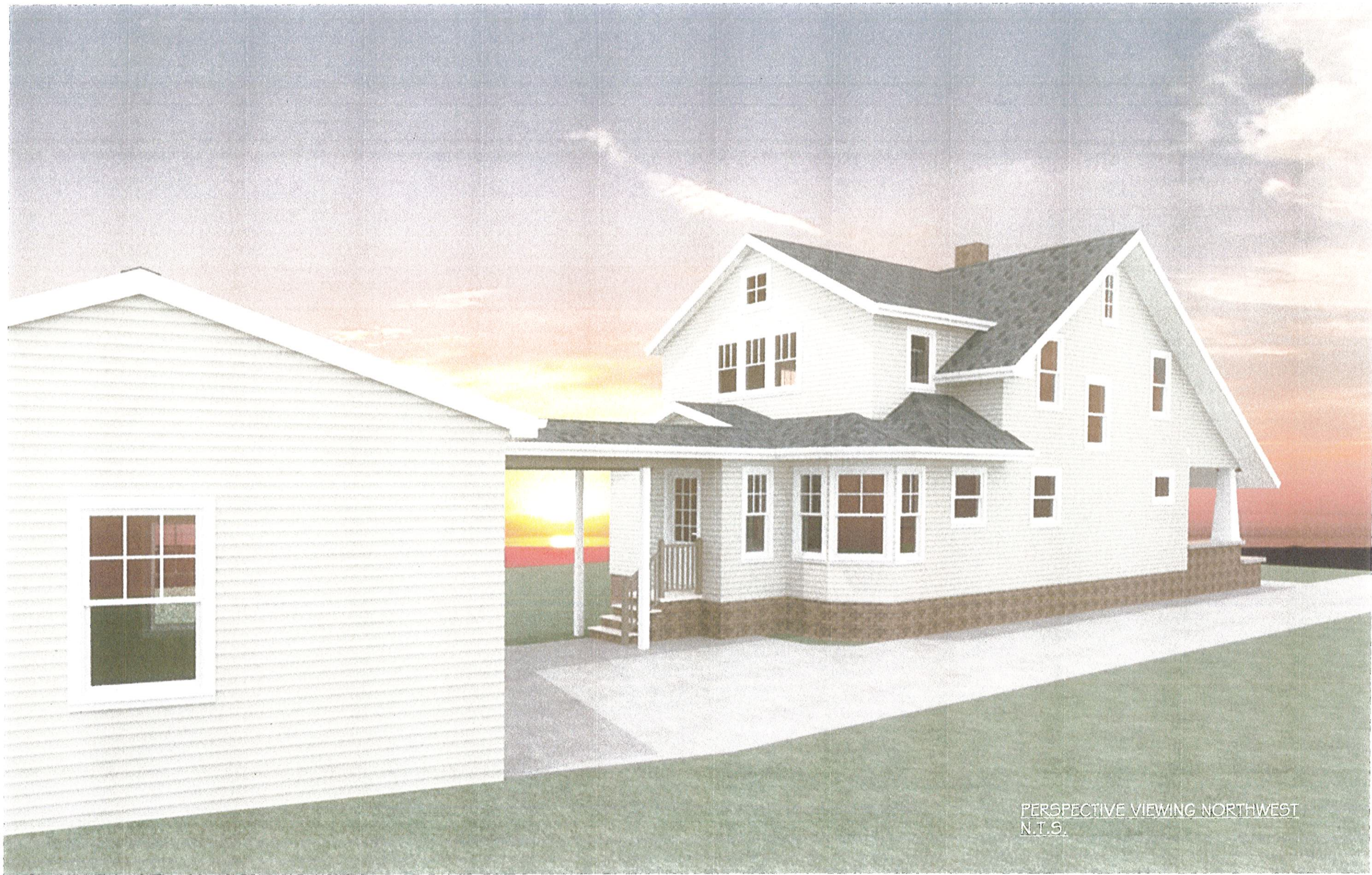


FIRST FLOOR PLAN 4
1/8" = 1'-0"

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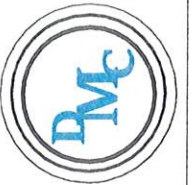
PERSPECTIVE VIEWING NORTHWEST
N.T.S.

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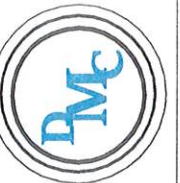
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PERSPECTIVE VIEWING NORTHEAST
N.T.S.

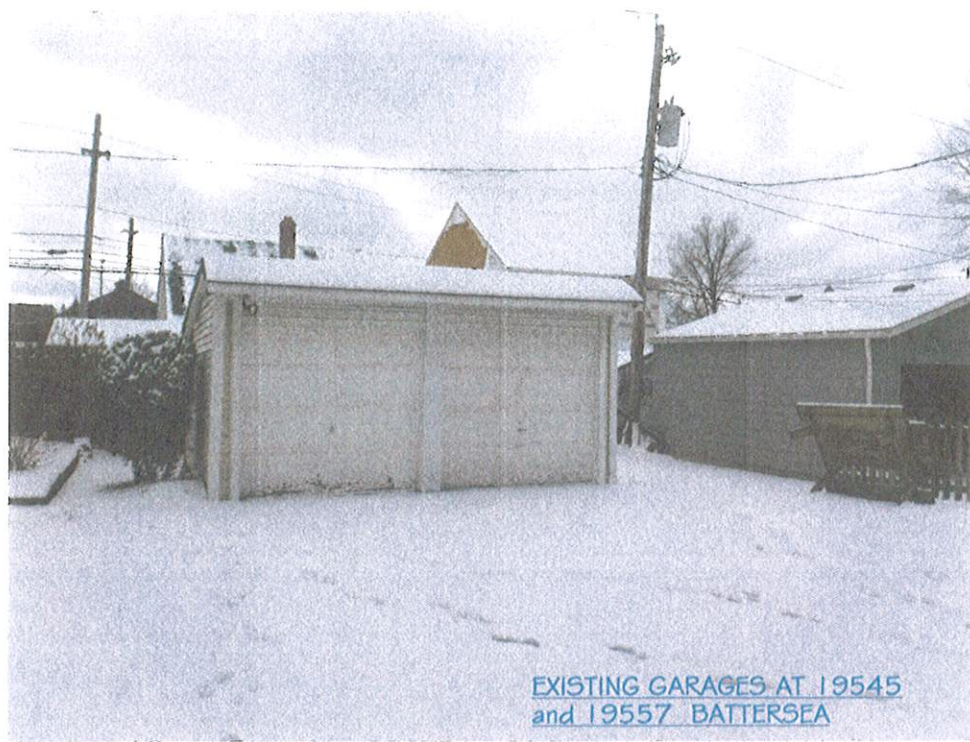
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EXISTING GARAGES AT 19545
and 19557 BATTERSEA

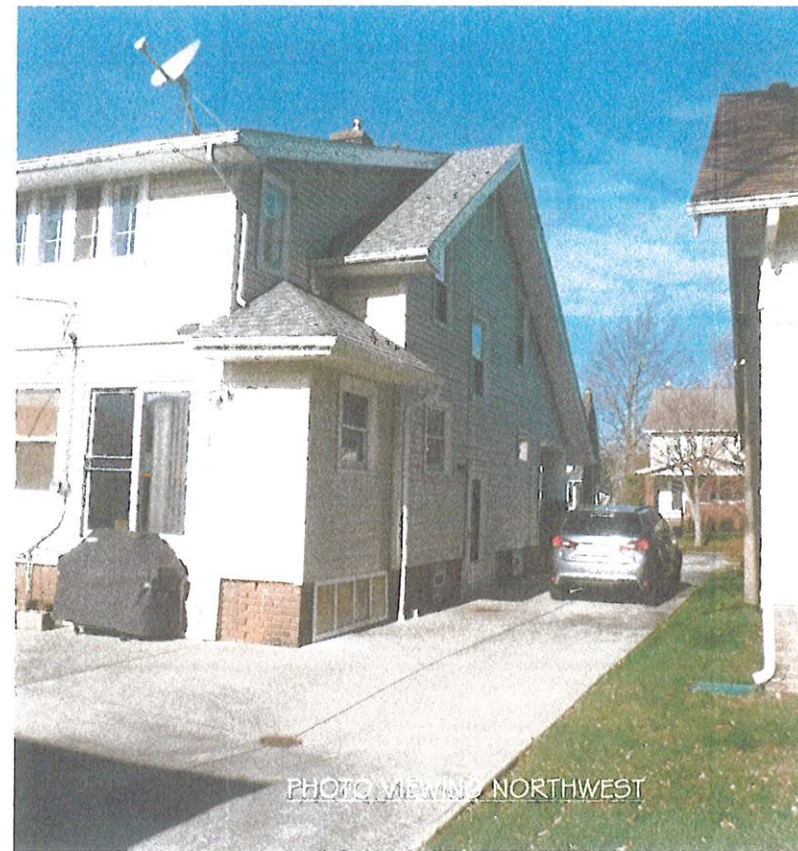


PHOTO VIEWING NORTHWEST



PHOTO VIEWING SOUTHEAST



SIMILAR SIZE ADDITION
AT 19535 BATTERSEA



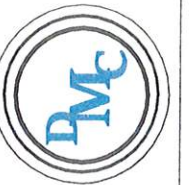
PHOTO VIEWING NORTH



PHOTO VIEWING SOUTHWEST

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