



DEPARTMENT OF PUBLIC SERVICE  
TIMOTHY S. BURNS, ZONING ADMINISTRATOR

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April 6, 2026

To: Chairman and Members of the Board of Architectural Review  
Re: Application Numbers 7-2026 thru 10-2026

Dear Chairman and Members,

Please see the link below for access to a PDF format of the Entire BAR packet for the below review items. At this link you will also find a Zoom link just above the 2026 schedule of meetings.

<https://www.cityofsylvania.com/government/boards-commissions/meeting-records-2021/>

The following applications have been received and are scheduled for review (Comments from the Zoning office are included for your reference):

1. **Stampfleier Properties, 5651 Mian St., (Application #7-2026)**  
Exterior Renovation for Review. Architectural Review only.
2. **Timberstone Commons, 6740 Sylvania Ave., (Application #8 -2026)**  
One sign for review. Sign one (1) is a monument sign to replace an existing pole sign. The sign meets the sign code. The zoning office recommends approval.
3. **SAJRD – Centennial Terrace & Quarry, 5773 Centennial Rd., (Application #9 -2026)**  
New construction concession facility for Review. Architectural Review only.
4. **Sylvania City Schools – Highland Elementary, 7720 Erie St., (Application #10-2026)**  
New playground play structure for review. Architectural review only.

Sincerely,

Timothy S. Burns  
Zoning Administrator  
City of Sylvania

BOARD OF ARCHITECTURAL REVIEW APPLICATION

Application Number 7-2026

X Regulated District \_\_\_\_\_ Unregulated District \_\_\_\_\_ Sign

Name of Business: Sylvan Studio

Address of Business: 5651 W. Main St

Property Zoned: B-3

Description of structure to be constructed, erected, altered, enlarged, remodeled; or demolished and description of what is proposed:

Facade update

Proposed or Estimated Cost of Project: \$ \$75,000

This application must be accompanied by a line drawing indicating at a minimum, the lot dimensions, size, shape and dimensions of the structure, the location and orientation of the structure on the lot and the actual or proposed building setback lines. In addition, this application must be accompanied by a detailed narrative description of the proposed design or change of design, use of materials, finish grade line, landscaping and orientation of the structure. Except in single-family residential zoning districts, applications for structures to be constructed or remodeled, which remodeling would increase or decrease the total gross building area by fifty percent (50%) or more, must be accompanied by a colored elevation showing at a minimum, the design, use of materials, finish grade line, landscaping and orientation of buildings. Attach additional sheets if there is insufficient room on this application.

Printed Name: Applicant or Applicant's Agent

Signature: Applicant or Applicant's Agent [Signature] 3-2-26  
(Date)

Complete Address: Applicant or Applicant's Agent: 6820 E. St

Email: Applicant or Applicant's Agent finewood@asi.com Telephone Number: Applicant or Applicant's Agent 419-382-0721

For Office Use Only

Amount Paid \$200 Date Paid 3/2/2026 Paid by Check 2213 Cash —

Received by: [Signature]

CITY OF SYLVANIA - ZONING CERTIFICATE

Date 2-22-26

Permit No. \_\_\_\_\_

WE, the undersigned, owners or their representatives, of the following described property, do hereby apply to you for a Certificate of Zoning and for such use, based on the information hereinafter set out.

Purpose of Permit: (check one)

- New Dwelling
- Residential Addition
- Accessory Building
- Interior Remodeling
- Commercial - New
- Commercial Addition
- Commercial Interior
- Deck
- Roof / Sheeting
- Basement Completion
- Fence
- Commercial Extension
- Other

Street Address 5651 MAIN ST

Legal Description SYLVANIA SUBDIV DICK 32 Lot 20 S. 41 ST

Property Zoned 31-33 Estimated Value \$ \_\_\_\_\_

Lot Type: Corner \_\_\_\_\_ Interior  Through \_\_\_\_\_

Lot Size 41' x 141' Construction: Frame  Brick \_\_\_\_\_ Stone \_\_\_\_\_ Other \_\_\_\_\_

Structure Size 41 x 141 Height 25 Square Feet 4,601

Proposed Use: Retail

Other Conditions or Comments: Redoing exterior facade

Owner's Name: Stamp America Properties LLC

Submitted by (Owner or Agent): Thomas Ruppel LLC  
(Individual or Company)

Address: 6900 Erie St Sylvania OH 43200  
(Street, City, State, Zip Code)

Email: finewoodllc@aol.com Telephone Number: 419 354 0731

\_\_\_\_\_ It is the owners responsibility to know and follow the deed restrictions and bylaws that exist on the property and this permit does not supersede or nullify any deed restrictions or bylaws of the property.

Applicant's Signature: [Signature] Date: 2-22-26

1103.05 Issuance of Building Permit - Time Requirement: No building permit shall be issued for any parcel of land unless the application for such permit is made within eighteen (18) months from the date of the issuance of the required zoning certificate.

- Requires Board of Architectural Approval
- Temporary or Partial Permit - Details: \_\_\_\_\_

Issued by: Zoning Administrator \_\_\_\_\_ Date Issued \_\_\_\_\_

Any certificate issued upon a false statement of any fact which is material to the issuances hereof shall be void.

For Office Use Only

Date: 3/2/26 Check Number: 2213 Cash: — Permit Fee \$ 500

Pix Per



Wood  
Painted

Matt Kraw  
Arch  
Facade

PROJECT NO: 21018 DATE: 02/21/2026

DRAWN BY: JAS. CHECKED BY: AJM

SK-1

1 OF 1 DRAWINGS

ELEVATIONS

EXTERIOR ALTERATIONS TO:  
**SYLVAN STUDIO**  
5651 MAIN STREET  
SYLVANIA, OH 43560



**Architecture by Design, Ltd.**

5622 Mayberry Square, Sylvania, Ohio 43560

(419) 824-3311 | [architecturebydesign.net](http://architecturebydesign.net)



BOARD OF ARCHITECTURAL REVIEW APPLICATION

Application Number 8-2024

A Regulated District \_\_\_\_\_ Unregulated District X Sign

Name of Business: Timberstone Commons Shopping Center  
Address of Business: 6740 W Sylvania Ave  
Property Zoned: B-2

Description of structure to be constructed, erected, altered, enlarged, remodeled; or demolished and description of what is proposed:

Removing + replacing large pole sign with monument sign

Proposed or Estimated Cost of Project: \$ 20,000

This application must be accompanied by a line drawing indicating at a minimum, the lot dimensions, size, shape and dimensions of the structure, the location and orientation of the structure on the lot and the actual or proposed building setback lines. In addition, this application must be accompanied by a detailed narrative description of the proposed design or change of design, use of materials, finish grade line, landscaping and orientation of the structure. Except in single-family residential zoning districts, applications for structures to be constructed or remodeled, which remodeling would increase or decrease the total gross building area by fifty percent (50%) or more, must be accompanied by a colored elevation showing at a minimum, the design, use of materials, finish grade line, landscaping and orientation of buildings. Attach additional sheets if there is insufficient room on this application.

Ryan Wishev - Toledo Sign Co  
Printed Name: Applicant or Applicant's Agent

Ryan Wishev 3/18/26  
Signature: Applicant or Applicant's Agent (Date)

2021 Adams St Toledo OH 43604  
Complete Address: Applicant or Applicant's Agent:

Ryan @ toledosign.com 419-244-4444  
Email: Applicant or Applicant's Agent Telephone Number: Applicant or Applicant's Agent

For Office Use Only

Amount Paid 100<sup>00</sup> Date Paid 03/01 Paid by Check 0800 Cash \_\_\_\_\_  
Received by: NR

# CITY OF SYLVANIA - SIGN PERMIT

Date \_\_\_\_\_

Permit No. \_\_\_\_\_

WE, the undersigned, owners or their representatives, of the following described property, do hereby apply to the City of Sylvania for a Sign Permit, based on the following information hereinafter set out.

Street Address: 6740 W Sylvania Ave

Legal Description: 6.916 SE 1/4 E 1/2 EXC N 22 AC + EXC E 230 FT S 248 FT

+ EXC ONLY 686 FT + EXC NLY 189.6 FT FR T SYL 530 Property Zoned: B-2

Lot Size: 438' x 531' Lot Type: Corner  Interior \_\_\_\_\_ Through \_\_\_\_\_

Quantity	Type	Dimensions	Sq. Ft.	Height	Illuminated
<u>1</u>	Low Profile or Monument	<u>96" x 105"</u>	<u>70</u>	<u>8</u>	<input checked="" type="checkbox"/> Yes No
_____	Awning Sign	_____	_____	_____	Yes No
_____	Projecting Sign	_____	_____	_____	Yes No
_____	Area Identification	_____	_____	_____	Yes No
_____	Pylon Sign	_____	_____	_____	Yes No
_____	Canopy or Marquee	_____	_____	_____	Yes No
_____	Window Sign	_____	_____	_____	Yes No
_____	Suspended/Swinging	_____	_____	_____	Yes No
_____	Wall Sign	_____	_____	_____	Yes No
_____	Temporary Sign/Banner	_____	_____	_____	Yes No

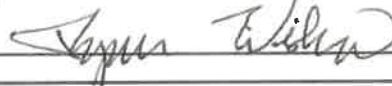
Other Conditions or Comments: removal and replacement of tall pole sign

Owner's Name: Timberstone Commons Acquisition LLC

Submitted by (Agent): Ryan Wishaw - Toledo Sign Co  
(Individual or Company)

Address: 2021 Adams St. Toledo OH 43604  
(Street, City, State, Zip Code)

Email: ryan@toledosign.com Telephone Number: 419-244-4444

Applicant's Signature: 

Requires Board of Architectural Approval Approval Date: \_\_\_\_\_

Issued by: Zoning Administrator Date Issued \_\_\_\_\_

Any permit issued upon a false statement of any fact which is material to the issuances hereof shall be void.

For Office Use Only

Date: 3/18/20 Check #: 09800 Cash: \_\_\_\_\_ Permit Fee: \$ 50.00  
Rev. 6/2024

# Monument Sign

96" x 105" Overall Size (70 Sq. Ft.)  
 11" x 105" Aluminum Base  
 2" Cap  
 70" x 84" Overall Size Cabinet  
 1.5" Retainers & Dividers  
 (1) 12" x 80" V.O. & (10) 9.5" x 39" V.O. Panels  
 Flat Panels With Vinyl Graphics  
 12" x 102" Header With Routed Out Copy  
 (2) 70" x 9" Aluminum Columns  
 Double Sided Sign  
 Internally Illuminated

1/2" = 1'



- PMS 7546 C
- PMS Cool Gray 1 C
- White
- Black



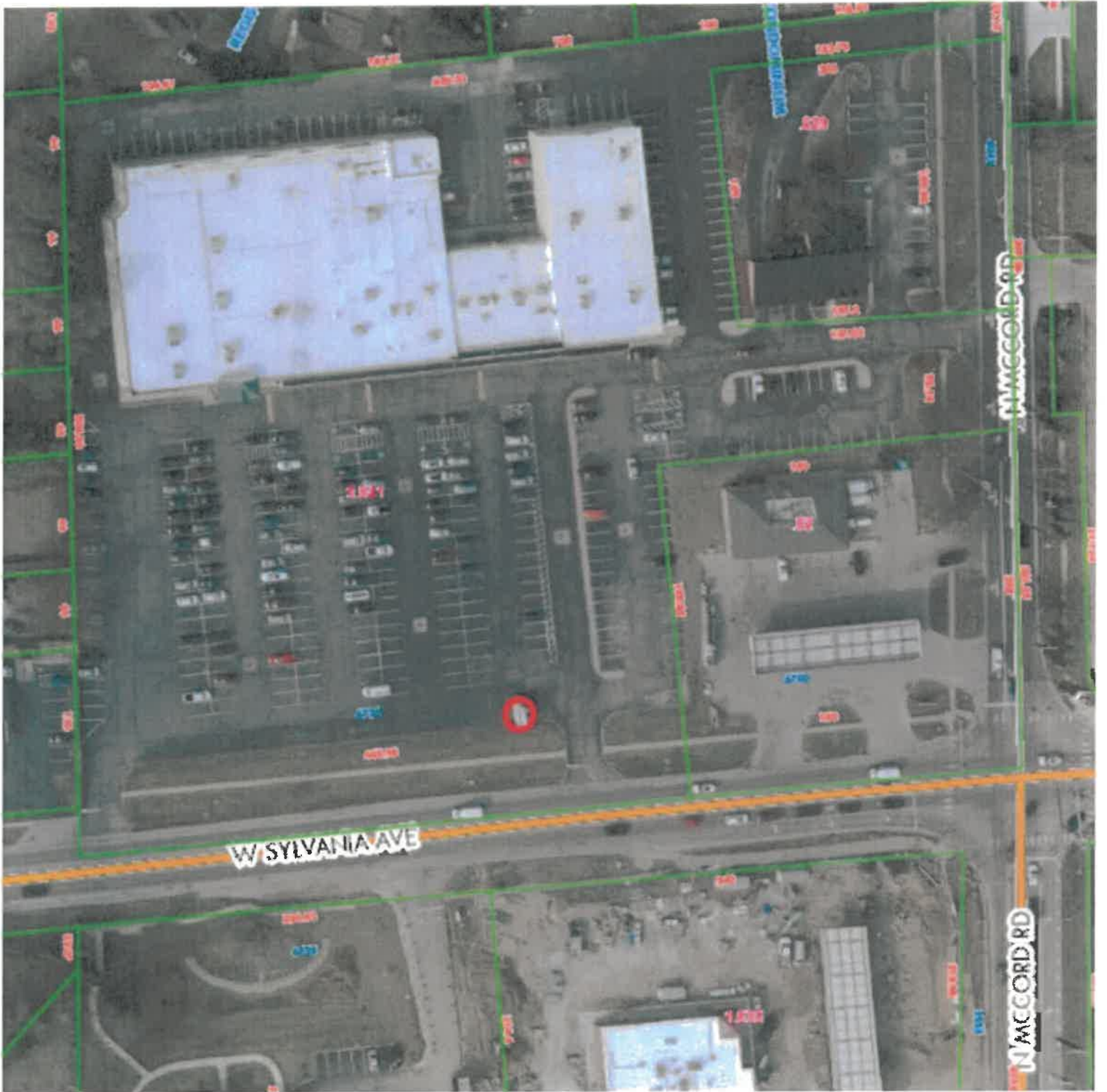
**TOLEDO  
SIGN**  
 WWW.TOLEDOSIGN.COM

ALL SIGN DESIGNS AND CONCEPTS SHOWN HERE ARE CONFIDENTIAL AND THE PROPERTY OF TOLEDO SIGN COMPANY. NO USE OR DISCLOSURE THEREOF MAY BE MADE WITHOUT OUR WRITTEN PERMISSION. ALL COLORS AND IMAGES SEEN HERE ARE REPRESENTATIVE AND MAY DIFFER FROM THE FINISHED PRODUCT. TSC © 2023

PAGE: 1 OF 1    DATE: 03/13/2025    APPROVED BY: \_\_\_\_\_  
 ID#: 260240-02  
 CLIENT: Timberstone Commons  
 LOCATION: 6740 W Sylvania Ave. Sylvania  
 SALES: Brian J. Hell

SIGNATURE \_\_\_\_\_  
 PRINT NAME \_\_\_\_\_ DATE \_\_\_\_\_

PHONE: 419.244.4467 • FAX: 419.244.6546 • 2021 ADMIRAL STREET • TOLEDO, OH 43604



BOARD OF ARCHITECTURAL REVIEW APPLICATION

Application Number 9-2026

   Regulated District    Unregulated District    Sign

Name of Business: Sylvania Area Joint Recreation Department- Centennial Terrace and Quarry

Address of Business: 5773 Centennial Rd Sylvania, OH 43560

Property Zoned: MX

Description of structure to be constructed, erected, altered, enlarged, remodeled; or demolished and description of what is proposed:

Storage and concessions building on the west side of the Centennial Terrace site to be demolished and replaced. The new storage building will include an administrative office space for terrace and quarry staff.  
The new buildings are to be erected in the same location as the existing structures.

Proposed or Estimated Cost of Project: \$ 2,000,000

This application must be accompanied by a line drawing indicating at a minimum, the lot dimensions, size, shape and dimensions of the structure, the location and orientation of the structure on the lot and the actual or proposed building setback lines. In addition, this application must be accompanied by a detailed narrative description of the proposed design or change of design, use of materials, finish grade line, landscaping and orientation of the structure. Except in single-family residential zoning districts, applications for structures to be constructed or remodeled, which remodeling would increase or decrease the total gross building area by fifty percent (50%) or more, must be accompanied by a colored elevation showing at a minimum, the design, use of materials, finish grade line, landscaping and orientation of buildings. Attach additional sheets if there is insufficient room on this application.

Dave Serra - The Collaborative + Acock

Printed Name: Applicant or Applicant's Agent

 03/05/2026

Signature: Applicant or Applicant's Agent (Date)

One Seagate Park Level 118 Toledo, OH 43604

Complete Address: Applicant or Applicant's Agent:

dserra@tc.design 419.242.7405

Email: Applicant or Applicant's Agent Telephone Number: Applicant or Applicant's Agent

For Office Use Only

Amount Paid 200<sup>00</sup> Date Paid 4/2/2026 Paid by Check 88882 Cash   

Received by: 

# THE COLLABORATIVE + ACOCK

March 04, 2026

SAJRD Centennial Terrace Renovation  
Sylvania, OH  
TC Project #107381  
RE / Design Narrative

Dear Board of Architectural Review,

## Design Criteria

Architectural

## Design Criteria

2024 Ohio Building Code

Accessibility Code: 2017 A117.1

## Shell:

1. Exterior Wall Assembly: Wood frame, insulated, shake shingle siding
  - a. Basis of Design: JamesHardie, Staggered Edge Panel, Navajo Beige (or approved equal)



Shingle Type



Existing Condition

Architecture, Planning & Design  
TC.design

Ann Arbor  
Columbus  
Toledo

2. Exterior Glazing: Storefront with aluminum framing
3. Exterior Doors: Solid painted hollow metal with hollow metal framing, or aluminum with wide style, frosted, 1" tempered insulated glazing with aluminum framing
4. Roofing: Asphalt shingles and single-ply membrane roofing

#### Interior

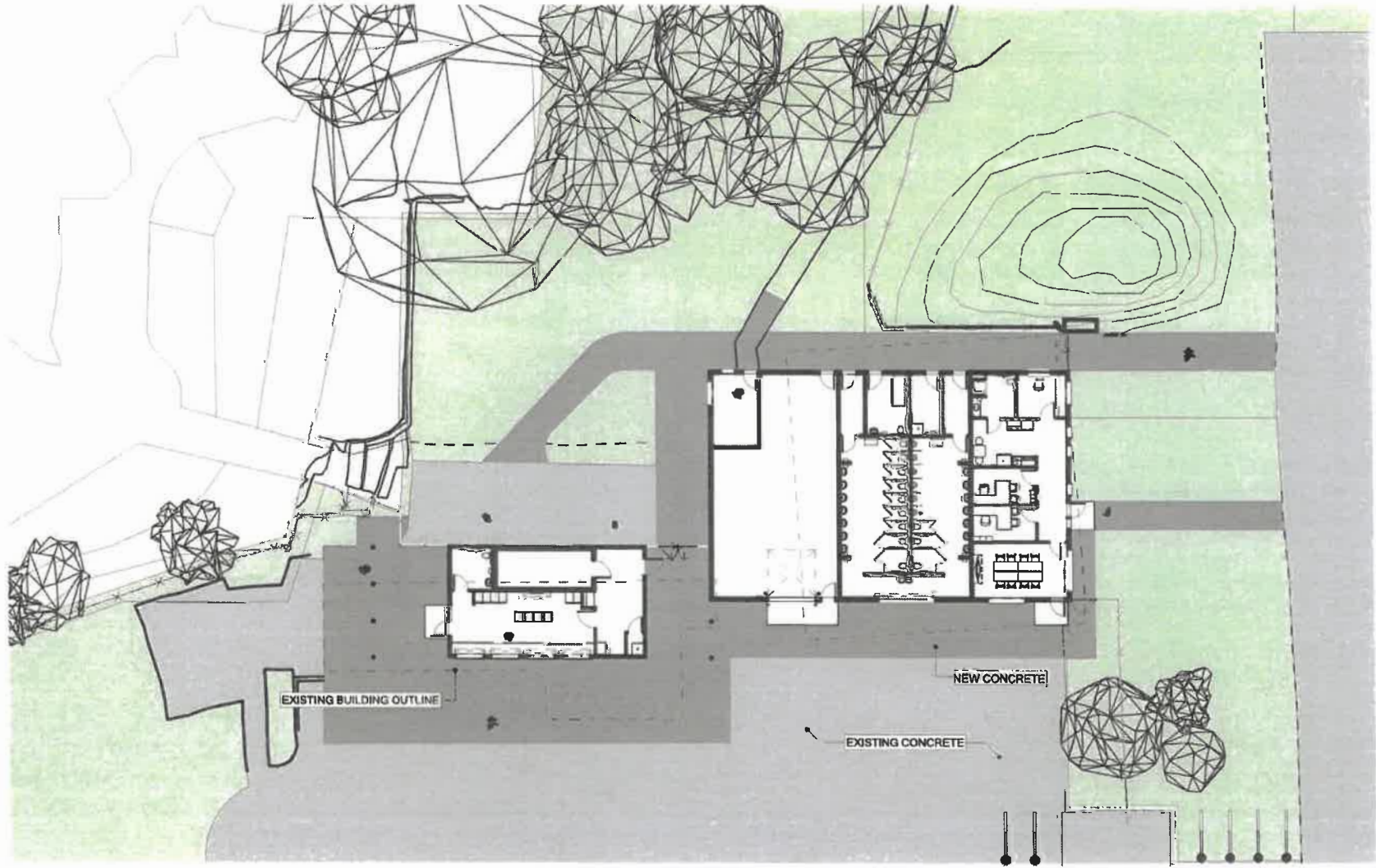
1. Interior Partition Walls: Wood framed with gyp board finish, CMU walls in public restroom area
2. Interior Glazing: n/a
3. Typical Interior Doors: Solid core wood, stained, hollow metal frame
4. Interior Finishes
  - a. Vestibule
    - i. Floor: Walk-off Carpet Tile
    - ii. Base: Rubber wall base, typical throughout admin space
    - iii. Walls: Painted gypsum board
    - iv. Ceilings: Painted
  - b. Offices
    - i. Floors: Carpet tile
    - ii. Base: Rubber wall base
    - iii. Walls: Painted gypsum board
    - iv. Ceiling: Open, painted
  - c. Admin Restroom
    - i. Floors: LVT Flooring
    - ii. Base: Rubber Wall Base
    - iii. Walls: Epoxy Paint
    - iv. Ceiling: Painted gypsum
    - v. Shower: Insert provided by plumbing
  - d. Concessions
    - i. Floor: Epoxy Resin Flooring
    - ii. Base: Epoxy Flooring Base
    - iii. Walls: Fiberglass reinforced panels
    - iv. Ceiling: Open, mechanical to be painted
  - e. Lifeguard Shack
    - i. Floor: Sealed concrete
    - ii. Base: Rubber wall base

- iii. Walls: Gypsum painted walls
- iv. Ceiling: Painted gypsum
- f. Public Restrooms
  - i. Floor: Epoxy resin flooring
  - ii. Base: Epoxy flooring base
  - iii. Walls: Epoxy painted block
  - iv. Ceiling: Painted gypsum
- g. Specialties
  - i. Toilet Partitions & Accessories
    - 1. SAJRD standard
  - ii. Windowsills
    - 1. Provide solid surface window sills
- h. Fixtures, Furnishings & Equipment

Sincerely,

Dave Serra  
Principal





THE  
COLLAB  
ORATIVE  
+ACOCK

SITE PLAN  
SCALE: 1" = 20'



CENTENNIAL TERRACE / SAJRD



**EXTERIOR GENERAL NOTES:**

1. SEE ALL NOTES TO ARCHITECTURAL DETAILS & SPECIFICATIONS FOR MATERIALS, FINISHES, AND CONSTRUCTION METHODS TO BE USED IN ALL WORK.
2. SEE SPECIFICATIONS FOR MATERIALS, FINISHES, AND CONSTRUCTION METHODS TO BE USED IN ALL WORK.

**EXTERIOR FINISH SCHEDULE:**

SEE SPECIFICATIONS FOR MATERIALS, FINISHES, AND CONSTRUCTION METHODS TO BE USED IN ALL WORK.

**ENLARGED WINDOW LEGEND:**

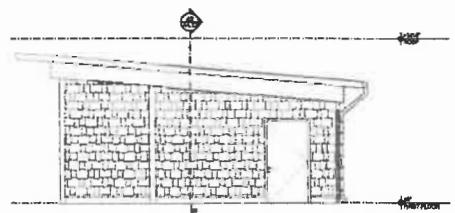
SEE SPECIFICATIONS FOR MATERIALS, FINISHES, AND CONSTRUCTION METHODS TO BE USED IN ALL WORK.

**KEYED WINDOW NOTES:**

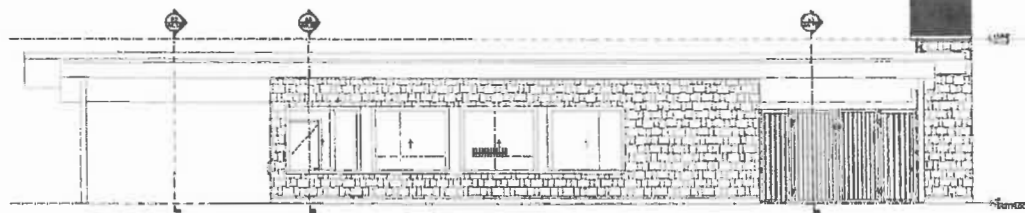
SEE SPECIFICATIONS FOR MATERIALS, FINISHES, AND CONSTRUCTION METHODS TO BE USED IN ALL WORK.

THE  
COLLABORATIVE  
+ACOCK

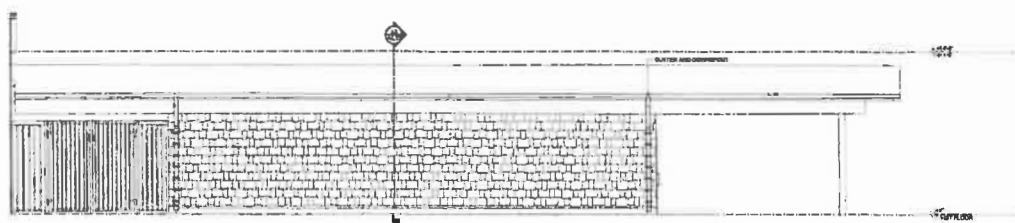
THIS DRAWING IS NOT FOR CONSTRUCTION



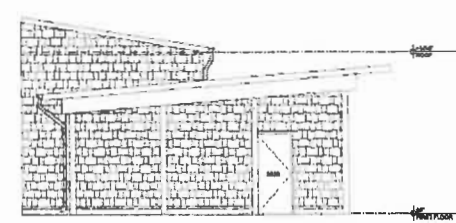
**86 NORTH EXTERIOR ELEVATION**  
SCALE: 1/4" = 1'-0"



**81 EAST EXTERIOR ELEVATION**  
SCALE: 1/4" = 1'-0"



**A3 WEST EXTERIOR ELEVATION**  
SCALE: 1/4" = 1'-0"



**A1 SOUTH EXTERIOR ELEVATION**  
SCALE: 1/4" = 1'-0"

PROJECT TITLE  
Sylvania Area  
Joint Recreation  
Department  
Centennial  
Terrace  
Improvements  
477 Centennial Rd  
Troy, Ohio 43060

SHEET TITLE  
EXTERIOR  
ELEVATIONS

SHEET NO.  
**A3.01**

THE  
COLLABORATIVE  
ORATIVE  
+ACOCK



KEY PLAN

PROJECT TITLE  
Sylvania Area  
Joint Recreation  
Department  
Centennial  
Terrace  
Improvements  
6773 Centennial Rd  
Sylvania, Ohio 43580

SHEET TITLE  
EXTERIOR 3D  
VIEWS

SHEET NO.  
A3.20



BOARD OF ARCHITECTURAL REVIEW APPLICATION

Application Number 10-2026

K Regulated District \_\_\_\_\_ Unregulated District \_\_\_\_\_ Sign \_\_\_\_\_

Name of Business: Sylvania City Schools - Highland Elementary

Address of Business: 7720 Erie St

Property Zoned: R-1

Description of structure to be constructed, erected, altered, enlarged, remodeled; or demolished and description of what is proposed:

Playground Shade Structure

Proposed or Estimated Cost of Project: \$ 39,600

This application must be accompanied by a line drawing indicating at a minimum, the lot dimensions, size, shape and dimensions of the structure, the location and orientation of the structure on the lot and the actual or proposed building setback lines. In addition, this application must be accompanied by a detailed narrative description of the proposed design or change of design, use of materials, finish grade line, landscaping and orientation of the structure. Except in single-family residential zoning districts, applications for structures to be constructed or remodeled, which remodeling would increase or decrease the total gross building area by fifty percent (50%) or more, must be accompanied by a colored elevation showing at a minimum, the design, use of materials, finish grade line, landscaping and orientation of buildings. Attach additional sheets if there is insufficient room on this application.

Sylvania City Schools  
Printed Name: Applicant or Applicant's Agent

[Signature] (HPD Treasurer) 4/2/26  
Signature: Applicant or Applicant's Agent (Date)

7720 Erie St (School)  
Complete Address: Applicant or Applicant's Agent

sylvaniahpd@gmail.com 419-345-5791 (cell)  
Email: Applicant or Applicant's Agent Telephone Number: Applicant or Applicant's Agent

For Office Use Only

Amount Paid 4422.76 Date Paid 2026 Paid by Check 6970 Cash ✓

Received by: [Signature]

CITY OF SYLVANIA - ZONING CERTIFICATE

Date 4/12/2026 Permit No. \_\_\_\_\_

WE, the undersigned, owners or their representatives, of the following described property, do hereby apply to you for a Certificate of Zoning and for such use, based on the information hereinafter set out.

Purpose of Permit: (check one)

- New Dwelling
- Residential Addition
- Accessory Building
- Interior Remodeling
- Commercial - New
- Commercial Addition
- Commercial Interior
- Deck
- Roof / Sheeting
- Basement Completion
- Fence
- Other

Street Address 7720 Erie St Sylvania Ohio 43560

Legal Description 6 9 5 SE 1/4 E10.39 AC W 20.78 AC E 1/2 W 3/4 S OF STATELINE EXC 25 FT FRT BY 40 FT REAR

Property Zoned R-1 Estimated Value \$ 39,548.30

Lot Type: Corner \_\_\_\_\_ Interior \_\_\_\_\_ Through

Lot Size 341 x 2,455 Construction: Frame  Brick \_\_\_\_\_ Stone \_\_\_\_\_ Other 816

Structure Size 24'W x 32'L Height 9'H Square Feet 768

Proposed Use: ACCESSORY BUILDING x.10  
7680  
+200

Other Conditions or Comments: \_\_\_\_\_

Owner's Name: SYL CITY SCHOOL DISTRICT

Submitted by (Owner or Agent): Colleen Tankoos  
(Individual or Company)

Address: 7720 Erie St Sylvania Ohio 43560  
(Street, City, State, Zip Code)

Email: colleentankoos@gmail.com Telephone Number: 419-787-0594

Doc It is the owners responsibility to know and follow the deed restrictions and bylaws that exist on the property and this permit does not supersede or nullify any deed restrictions or bylaws of the property.

Applicant's Signature: [Signature] Date: 4-1-2026

1103.05 Issuance of Building Permit - Time Requirement: No building permit shall be issued for any parcel of land unless the application for such permit is made within eighteen (18) months from the date of the issuance of the required zoning certificate.

Requires Board of Architectural Approval  
 Temporary or Partial Permit - Details: \_\_\_\_\_

Issued by: Zoning Administrator \_\_\_\_\_ Date Issued \_\_\_\_\_

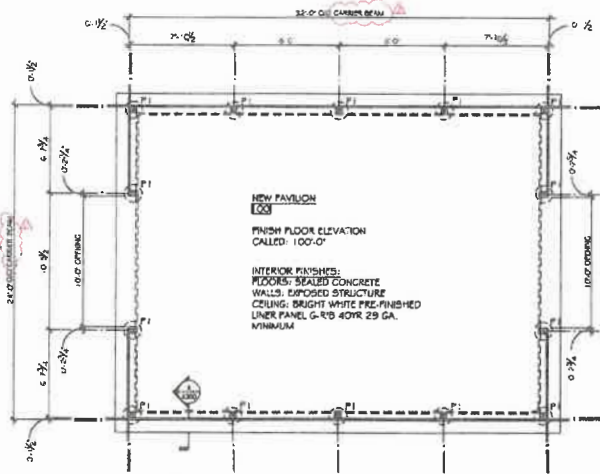
Any certificate issued upon a false statement of any fact which is material to the issuances hereof shall be void.

For Office Use Only

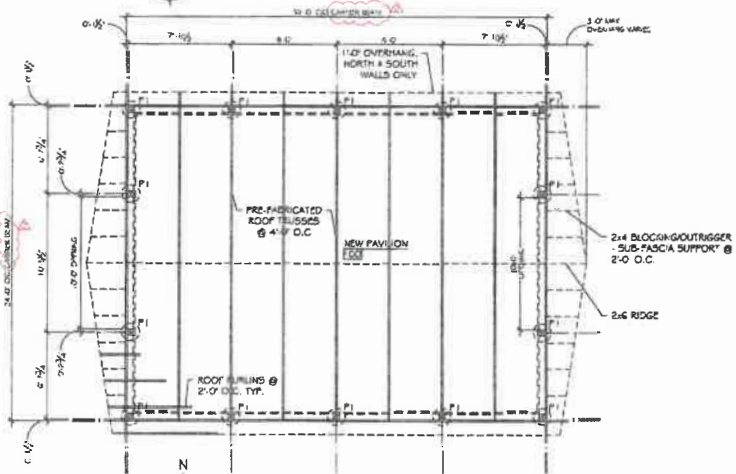
Date: 4/12/2026 Check Number: 6970 Cash: \_\_\_\_\_ Permit Fee \$ 276 <sup>80</sup> <sub>3/2</sub>

\* Need BAR

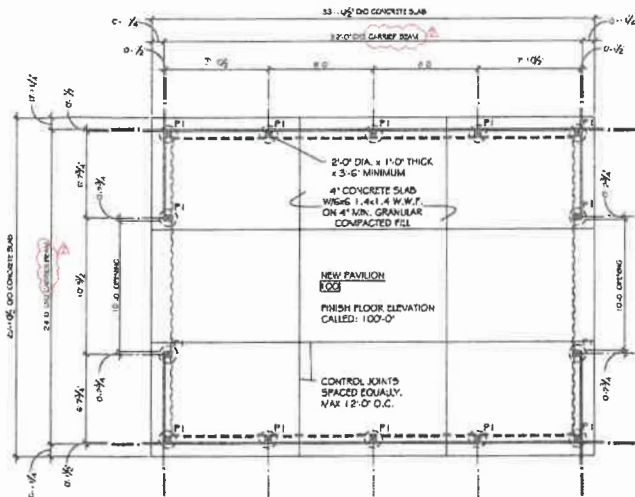
Need ->



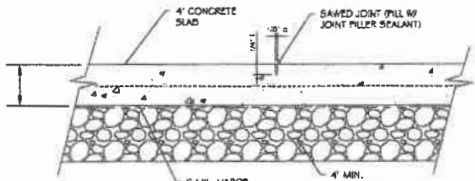
FLOOR PLAN  
SCALE: 1/4" = 1'-0"



ROOF FRAMING PLAN  
SCALE: 1/4" = 1'-0"



FOUNDATION PLAN  
SCALE: 1/4" = 1'-0"

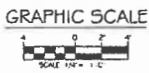


TYPICAL SLAB CONTROL JOINT (C.J.)  
SCALE: 1/2" = 1'-0"

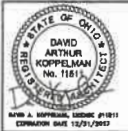
P1	6x6 PRESSURE TREATED #1 SOUTHERN YELLOW PINE POSTS EXTERIOR WALL, TYPICAL UNO.
P2	2'-0" DIA. x 5'-0" DEEP DRILLED HOLE DEPTH 4 SIZE
P3	2x6 TREATED UPLIFT BLOCKING

GENERAL NOTES:

- CONTRACTOR TO VERIFY ALL DIMENSIONS & EXISTING CONDITIONS PRIOR TO CONSTRUCTION.
- FIRST FLOOR ELEVATION OF 100'-0" SET AS BENCHMARK FOR THIS PROJECT AND NOT TIED TO SITE SURVEY ELEVATIONS.
- IT IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY CLEARANCES OF THE ITEMS PROVIDED PRIOR TO CONSTRUCTION.
- CONTRACTOR SHALL MAKE ALL NECESSARY MODIFICATIONS DURING CONSTRUCTION PROCESS TO COMPLY WITH 2024 OHIO BUILDING CODE (O.B.C.).



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**AFM**  
Architects Forum Midwest  
1725 Radon Road Circle  
Mansfield, Ohio 44807  
Ph: 419-899-0190  
F: 419-899-0190

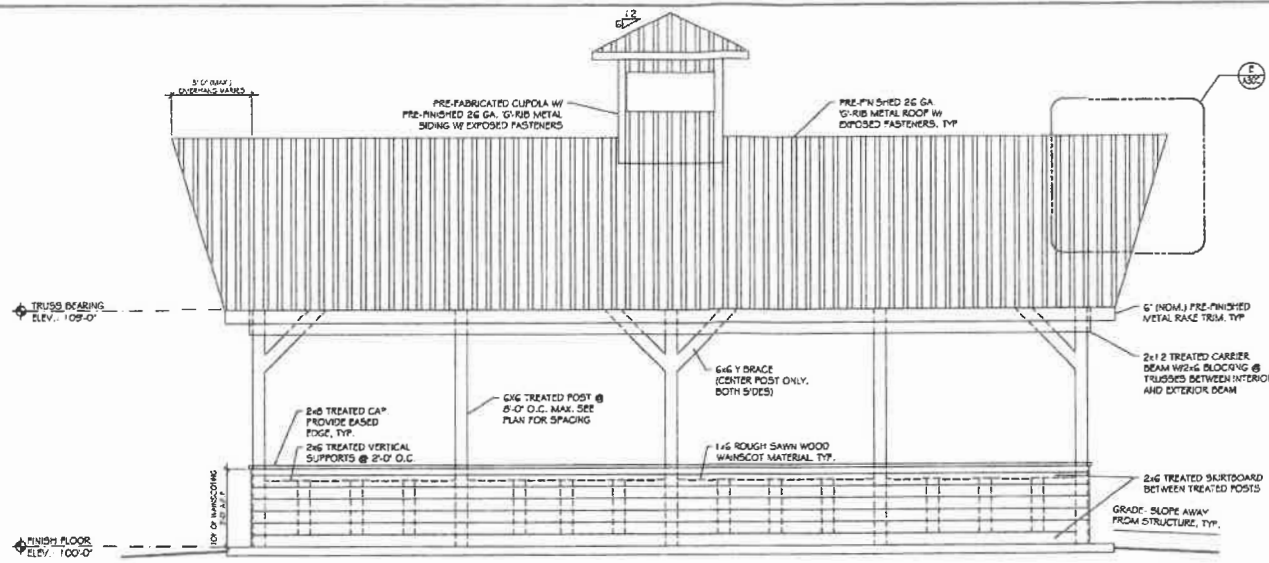
NEW PAVILION  
FOR  
HIGHLAND ELEMENTARY  
7720 ERIE ST.  
SYLVANIA, OH, 43060

DATE:	DATE:
BY:	BY:
CHECKED:	CHECKED:
APPROVED:	APPROVED:
PROJECT NO.:	PROJECT NO.:
SCALE:	SCALE:

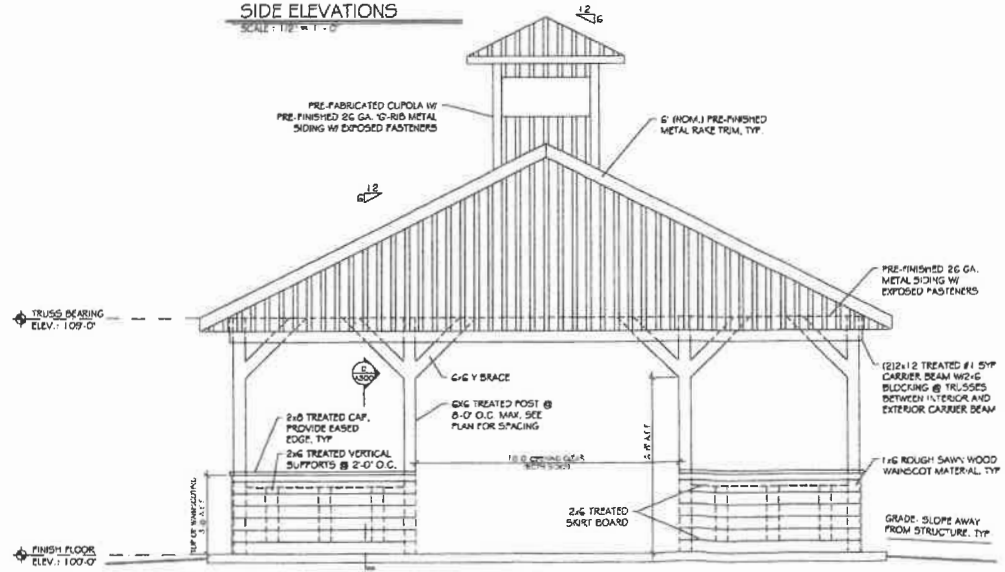
FLOOR PLAN  
A100

Shade Structure

BAR APP 10-2026 7720 Erie St  
Sylvania City Schools



**SIDE ELEVATIONS**  
SCALE: 1/2" = 1'-0"



**FRONT & REAR ELEVATION**  
SCALE: 1/2" = 1'-0"

**GENERAL NOTES:**

1. CONTRACTOR TO VERIFY ALL DIMENSIONS & EXISTING CONDITIONS PRIOR TO CONSTRUCTION.
2. FIRST FLOOR ELEVATION OF 100'-0" SET AS BENCHMARK FOR THIS PROJECT AND NOT TIED TO SITE SURVEY ELEVATIONS.
3. IT IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY CLEARANCES OF THE ITEMS PROVIDED PRIOR TO CONSTRUCTION.
4. CONTRACTOR SHALL MAKE ALL NECESSARY MODIFICATIONS DURING CONSTRUCTION PROCESS TO COMPLY WITH 2024 OHIO BUILDING CODE (O.B.C.).

**GRAPHIC SCALE**



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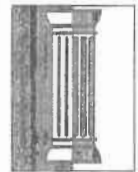
**NEW PAVILION**  
FOR  
**HIGHLAND ELEMENTARY**  
7720 ERIE ST.  
SYLVANIA, OH. 43160

DATE	12-21-24
BY	DAVID KOPPELMAN
REVISIONS	
NO.	DESCRIPTION
1	ISSUED FOR PERMIT
2	ISSUED FOR PERMIT

DESIGN BY	DAVID KOPPELMAN
DESIGNED BY	DAVID KOPPELMAN
APPROVED BY	DAVID KOPPELMAN
PROJECT NO.	3-24-28
DRAWING FILE	

**EXTERIOR ELEVATIONS**  
A200





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**NEW PAVILION FOR  
HIGHLAND ELEMENTARY**  
 7720 ERIE ST.  
 SYLVANIA, OH. 43060

NO.	DATE	BY	CHKD BY
1	12/11/24	DAK	DAK
2			
3			
4			
5			
6			
7			
8			
9			
10			

DESIGNED BY	DAK/DAK
DRAWN BY	DAK
APPROVED BY	DAK
PROJECT NO.	3-3-20
WORKING TITLE	ROOF FRAMING DETAILS
SCALE	S100

**GENERAL STRUCTURAL NOTES**

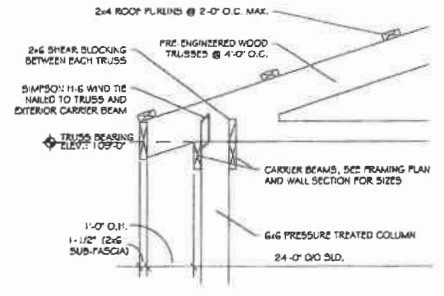
- WOOD AND TIMBER**
- CONFORM TO LATEST EDITION OF FOLLOWING STANDARDS:  
NATIONAL DESIGN SPECIFICATION FOR WOOD CONSTRUCTION, NDS®A  
DESIGN VALUES FOR WOOD CONSTRUCTION, NDS®A  
DESIGN SPECIFICATIONS FOR METAL PLATE CONNECTED WOOD TRUSSES, TP1  
QUALITY CONTROL STANDARD QCS1-26, TP1  
HANDING AND ERECTING WOOD TRUSSES HET-20, TP1
  - PREVISE SAW LUMBER MEMBERS OF SPECIES AND GRADES SPECIFIED UNLESS SHOWN, OR OF OTHER SOFTWOOD SPECIES OF EQUIVALENT OR BETTER MECHANICAL PROPERTIES AS LISTED IN "DESIGN VALUES FOR WOOD CONSTRUCTION".  
JOISTS, RAFTERS, HEADERS, BEAMS- (TYPICAL UNLESS NOTED OTHERWISE) SPRUCE-PINE-FIR, NO. 1 AND 2  
STUDS SPRUCE-PINE-FIR, STUD GRADE, OR BETTER.
  - HALERS, BIDDING, BRIDGING: SPRUCE-PINE-FIR, CONSTRUCTION GRADE, OR BETTER.
  - METAL ANCHORS, STRAPS, HANGERS, WOOD TRUSS CONNECTORS AND OTHER CONNECTORS SHALL BE STANDARD PRODUCTS OF SIMPSON STRONG-TIE COMPANY, INC. INSTALL ALL FASTENERS SPECIFIED BY MANUFACTURER FOR MAXIMUM LOAD CAPACITY. COORDINATE SIZE OF FASTENERS WITH DIMENSIONS OF SUPPORTING MEMBER.
  - PLATE-CONNECTED WOOD TRUSSES SHALL BE DESIGNED BY PROFESSIONAL ENGINEER LICENSED IN STATE OF PROJECT SITE. DESIGN ROOF TRUSSES FOR FOLLOWING MINIMUM DESIGN LOADS:  
TOP CHORD DEAD: 10 PSF  
LIVE: 25 PSF  
BOTTOM CHORD DEAD: 5 PSF  
INCLUDE EFFECT OF SNOW DRIFTING AND UNBALANCED LOAD WHEN REQUIRED BY GOVERNING BUILDING CODE.  
LOCATE BEARING COLUMNS DIRECTLY UNDER TRUSSES AND OTHER CONCENTRATED LOADS.

**MISCELLANEOUS**

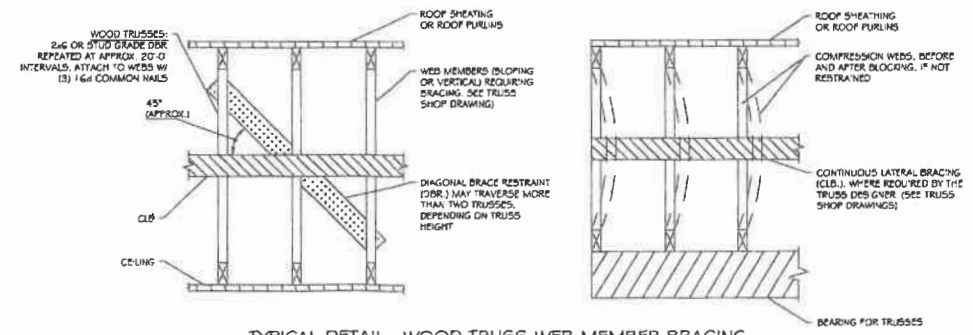
- DISCREPANCIES BETWEEN ARCHITECTURAL AND STRUCTURAL PLANS SHALL BE BROUGHT TO THE ATTENTION OF ARCHITECT. ARCHITECTURAL PLANS SHALL GOVERN UNLESS STRENGTH OF STRUCTURE IS ADVERSELY AFFECTED.
- CONTRACTOR SHALL VERIFY ALL EXISTING DIMENSIONS, INTERFERENCES AND CONDITIONS PRIOR TO STARTING FABRICATION OR CONSTRUCTION AND REPORT ANY DISCREPANCIES TO THE OWNER.
- SUBMIT (4) FOUR SETS (3 TO BE RETURNED) OF THE FOLLOWING SHOP DRAWINGS FOR APPROVAL PRIOR TO FABRICATION.

**MAX. FLOOR LOAD:** STRUCTURAL DESIGN DATA - 2024 OHIO BUILDING CODE  
CONCRETE SLAB ON GRADE

GROUND SNOW LOAD, P <sub>s</sub>	20.0 PSF
COLLATERAL LOAD:	10 PSF
FLAT ROOF SNOW LOAD, P <sub>f</sub>	(FOLLOW STANDARD CODE)
SNOW EXPOSURE FACTOR, C <sub>e</sub>	1.0
WIND (BASED ON CHAPTER 6)	
BASIC WIND SPEED, V <sub>b</sub>	115 MPH
WIND IMPORTANCE FACTOR, I <sub>w</sub>	1.0
WIND EXPOSURE:	B
RISK CATEGORY II	
COMPONENTS AND CLADDING	
PRESSURE, P <sub>f</sub>	10.2 PSF
EARTHQUAKE	
SEISMIC DESIGN CATEGORY:	D/C
SPECTRAL RESPONSE COEFFICIENT, S <sub>DS</sub>	0.205
SITE CLASS:	D
ANALYSIS PROCEDURE:	EQUIVALENT LATERAL FORCE PROCEDURE



**TYPICAL SECTION AT TRUSS BRG. - EXT. WALL**  
SCALE: 1/4" = 1'-0"



**TYPICAL DETAIL - WOOD TRUSS WEB MEMBER BRACING**  
SCALE: 1/4" = 1'-0"

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