



PLANNING AND ZONING COMMISSION (P&Z) CERTIFICATE OF APPROPRIATENESS APPLICATION

ALL ITEMS ON THIS APPLICATION MUST BE COMPLETED.

Application Fee: \$240.00
Per Fee Ordinance 2019-49

Applicant: Sadie Webb SHYFT Collective

Address/City/State/Zip: 15 E. Gay Street, Suite 2A Columbus, Ohio 43215

Email Address: s.webb@shyftcollective.com

Phone No: N/A **Cell Phone No:** 330.807.6233 **Fax No:** N/A

Property Owner: Dan McClurg McClurg Properties

Address/City/State/Zip: 15 E. Gay Street, Suite 2A Columbus, Ohio 43215

Email Address: s.webb@shyftcollective.com

Phone No: N/A **Cell Phone No:** 330.807.6233 **Fax No:** N/A

Architect/Designer for Applicant: Sadie Webb SHYFT Collective

Address/City/State/Zip: 15 E. Gay Street, Suite 2A Columbus, Ohio 43215

Email Address: s.webb@shyftcollective.com

Phone No: N/A **Cell Phone No:** 330.807.6233 **Fax No:** N/A

Property Address: 41 Depot Street Powell, Ohio 43065 (Parcel # 319-426-025-000)

Lot Number/Subdivision: N/A **Existing Use:** Retail **Proposed Use:** Retail

Proposed type of Environmental Change:

Addition of accessory structure adjacent to the southeast corner of the existing building.

Checklist:

☒ **Attach 5 copies** of plot plan as well as any other drawings or written material that will help the Administration and

Commission understand the nature of the proposal.

☒ **1 digital copy** (CD, USB, Email) of the complete application packet.

☒ **Attach the required fee** - \$240.00

☒ **Post a public notice sign** at least (10) days prior to a public hearing or public meeting, pursuant to ordinance 11107.035 Public notice sign details found [here](#).

(See Over)

Signature of Applicant: Sadiel Webb

Date: 2/18/2021

Office Use

Received

Office Use

Type/Date: _____

Base Fee: _____ \$240.00

Prepared by: _____

Reviewed by: _____

PAYOR: _____

RECIEPT # _____

PLANING AND ZONING



Nocterra Brewing Co., Outdoor Pour Station

Certificate of Appropriateness Review

PREPARED FOR:

City of Powell | Planning & Zoning
February 16, 2021

Project Scope

THE WHY

The intent of the external beer service structure is to provide a **BETTER EXPERIENCE** for our customers and allow us to better serve and regulate the public’s **DORA EXPERIENCE** around Nocterra Brewing Co.

This structure would allow us to serve both the existing beer garden and DORA customers more **EFFICIENTLY** while providing a better work environment for our staff.

SUMMER 2020 we used a **TEMPORARY** tent and beer service cooler at busy times to accommodate customer experiences inside and outside of the **BEER GARDEN**.

While the temporary tent and beer service cooler was a success there were several **CHALLENGES** that impacted our staff. The temporary structure required longer set up times and extensive clean up.

THE SOLUTION

A **PERMANENT** service station would greatly impact our work flow and reduce operating expenses tied to serving customers outside. Ultimately, we want to provide the **BEST POSSIBLE EXPERIENCE** for our customers.

We believe a permanent service station will reduce service time and better serve the public’s **DORA EXPERIENCE** around Nocterra Brewing Co.



DORA boundary map for reference

Project Location

41 DEPOT STREET

POUR STATION

DORA BOUNDARY

POWELL RD

Existing Photos



EXISTING FIRE PITS

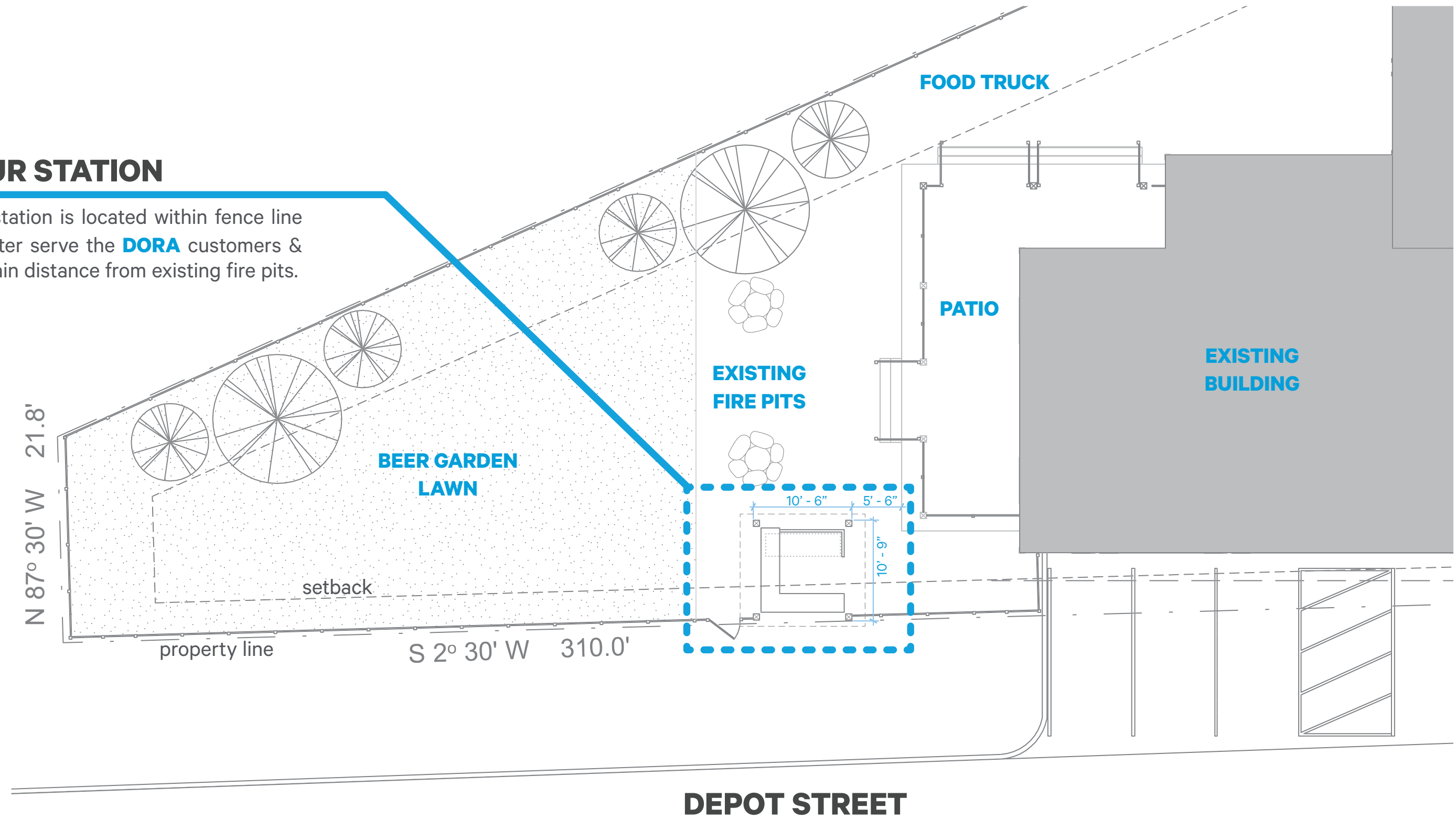


EXISTING BEER GARDEN

Proposed Site Plan

POUR STATION

Pour station is located within fence line to better serve the **DORA** customers & maintain distance from existing fire pits.



Conceptual Renderings

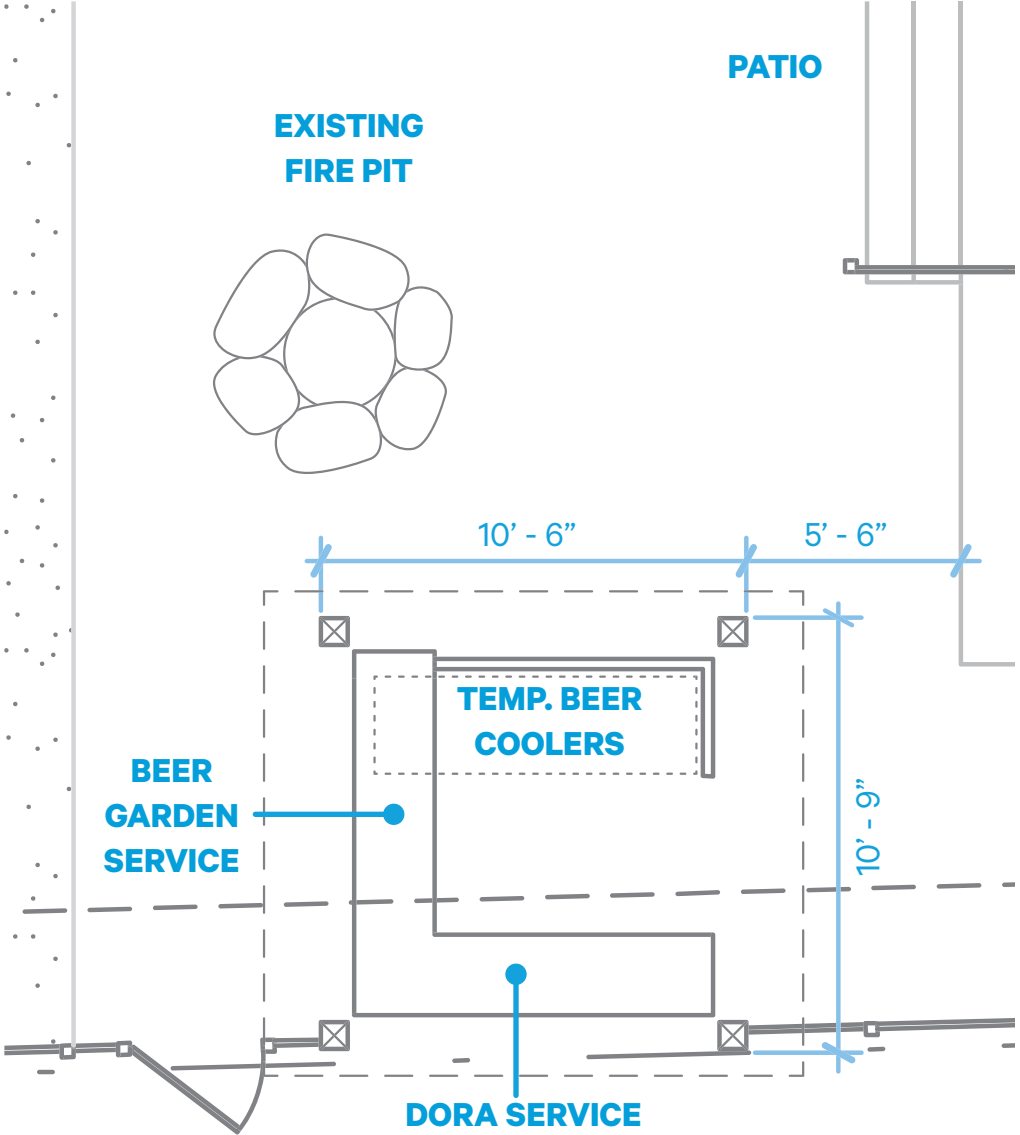


VIEW FROM BEER GARDEN LAWN

Conceptual Renderings

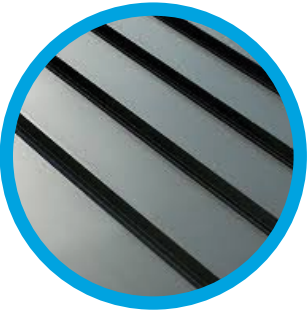
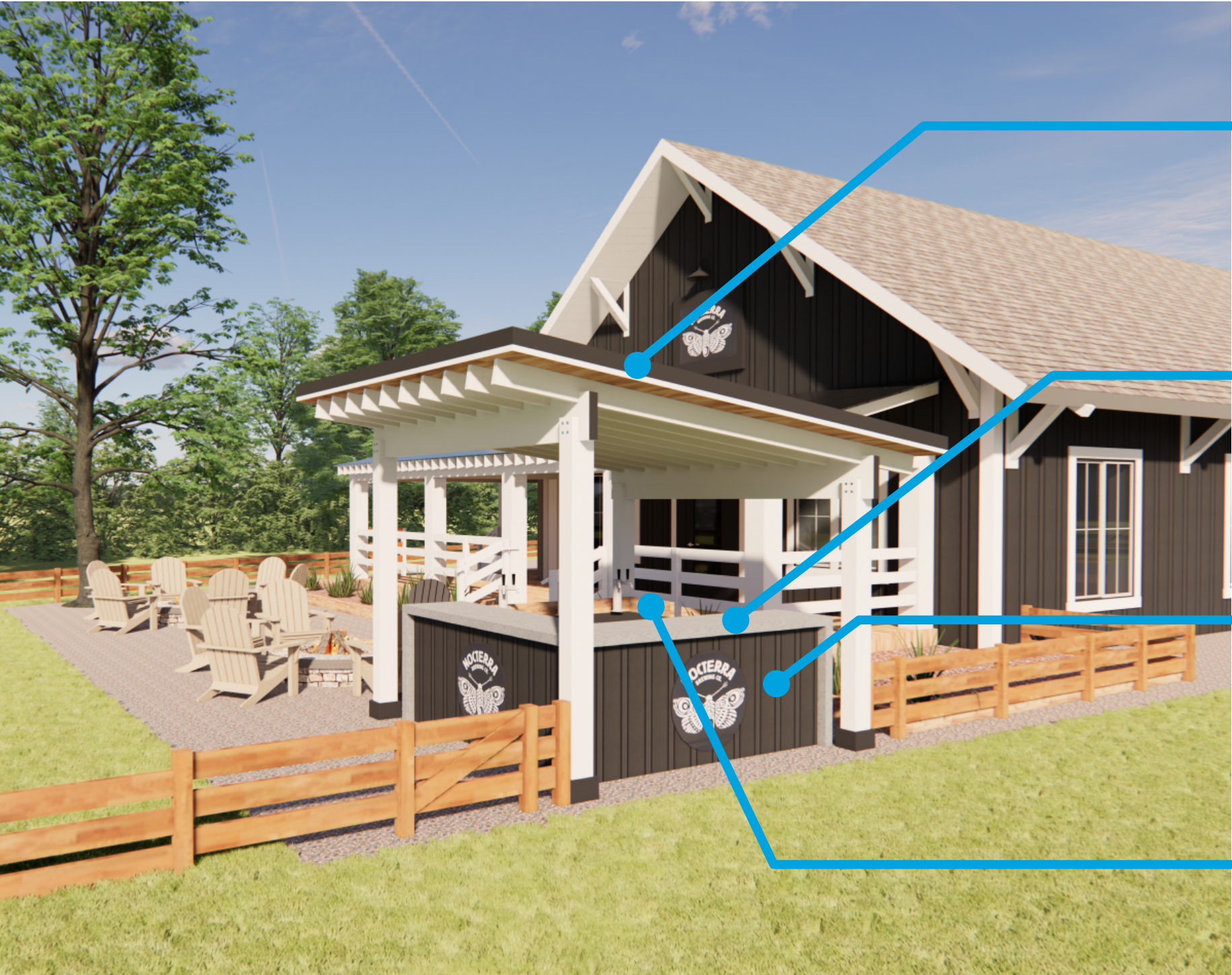


DORA CUSTOMER SERVICE ALONG FENCE



ENLARGED PLAN

Proposed Materials



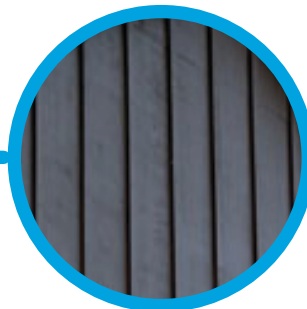
METAL ROOF

Black standing seam roof, match similar style to existing porch.



CONCRETE BAR

Waterfall concrete bar to match interior bar top.



BOARD & BATTEN

Tricorn Black board and batten to match existing building.



BARREL STAVES

Recycle barrel staves to create screen behind removable beer taps.

THANK YOU!