AGENDA
DEVELOPMENT COMMISSION
ZONING MEETING
CITY OF COLUMBUS, OHIO
JULY 14, 2016

The Development Commission of the City of Columbus will hold a public hearing on the following applications on Thursday, JULY 14, 2016, beginning at 6:00 P.M. at the CITY OF COLUMBUS, I-71 NORTH COMPLEX at 757 Carolyn Avenue, Columbus, OH 43224 in the lower level HEARING ROOM.

Further information may be obtained by visiting the City of Columbus Zoning Office website at http://www.columbus.gov/bzs/zoning/Development-Commission or by calling the Department of Building and Zoning Services, Council Activities section at 614-645-4522.

THE FOLLOWING APPLICATIONS WILL BE HEARD ON THE 6:00 P.M. AGENDA:

1. APPLICATION: Z16-021
Location: 4660 KENNY ROAD (43235), being 1.9± acres located on the east side of Kenny Road, 377± north of Godown Road (010-129794; Northwest Civic Association).
Existing Zoning: CPD, Commercial Planned Development and M-1, Manufacturing Districts.
Request: L-AR-1, Limited Apartment Residential District.
Proposed Use: Multi-unit residential development.
Applicant(s): Preferred Real Estate Investments II, LLC; c/o Jill S. Tangeman, Atty.; 52 East Gay Street; Columbus, OH 43215.
Property Owner(s): Kenny Road 4660, LLC; 3000 Tarrington Lane; Columbus, OH 43220.
Planner: Tim Dietrich; 614-645-6665; tedietrich@columbus.gov
Shannon Pine; 614-645-2208; spine@columbus.gov

2. APPLICATION: Z16-026
Location: 4664 SAWMILL ROAD (43220), being 3.08± acres located on the east side of Sawmill Road, 307± feet south of Bethel Road (590-175635; Northwest Civic Association).
Existing Zoning: L-C-4, Limited Commercial District.
Request: L-C-4, Limited Commercial District.
Proposed Use: Parking lot expansion.
Applicant(s): Aldi Inc. Springfield Division; c/o Kainen Akers, Agent; 2221 Schrock Road; Columbus, OH 43229.
Property Owner(s): Aldi Inc. Springfield Division; 4400 South Charleston Pike; Springfield, OH 45502.
Planner: Tim Dietrich; 614-645-6665; tedietrich@columbus.gov
Shannon Pine; 614-645-2208; spine@columbus.gov
3. APPLICATION: Z16-027  
Location: 6079 NORTHGATE ROAD (43229), being 0.87± acres on the west side of Northgate Road, 580± feet north of East Dublin-Granville Road (010-023208; Northland Community Council).  
Existing Zoning: C-4, Commercial District.  
Request: AR-2, Apartment Residential District.  
Proposed Use: Multi-unit residential development.  
Applicant(s): Community Housing Network; c/o David Perry, David Perry Company, Inc., Agent; 145 East Rich Street, 3rd Floor; Columbus, OH 43215; and Donald Plank, Atty.; Plank Law Firm; 145 East Rich Street, 3rd Floor; Columbus, OH 43215.  
Property Owner(s): City of Columbus; c/o John Turner; 50 West Gay Street; Columbus, OH 43215.  
Planner: Michael Maret; 614-645-2749; mjmare@columbus.gov

4. APPLICATION: Z16-029  
Location: 2000 EAST MAIN STREET (43205), being 5.19± acres located at the northeast corner of East Main Street and Holtzman Avenue (010-022407 and 01019209; Near East Area Commission).  
Existing Zoning: CPD, Commercial Planned Development District.  
Request: CPD, Commercial Planned Development District.  
Proposed Use: Building and parking lot expansion.  
Applicant(s): The Kroger Co.; c/o David Hodge, Atty.; 8000 Walton Parkway, Suite 260; New Albany, OH 43054.  
Property Owner(s): The Kroger Co.; 4111 Executive Parkway; Westerville, OH 43081.  
Planner: Tim Dietrich; 614-645-6665; tedietrich@columbus.gov  
Shannon Pine; 614-645-2208; spine@columbus.gov

5. APPLICATION: Z15-035  
Location: 2976 LAZAR ROAD (43213), being 6.06± acres located on the east side of Lazar Road, 90± feet south of Tanis Drive (570-193905 & 570-193906; Southwest Area Commission).  
Existing Zoning: R, Rural District.  
Request: L-M-2, Limited Manufacturing District.  
Proposed Use: Contractor’s office and storage.  
Applicant(s): Jeffrey LaValley; 2976 Lazar Road; Grove City, OH 43213.  
Property Owner(s): Jeffrey LaValley and Lori Cross; 2976 Lazar Road; Grove City, OH 43213.  
Planner: Shannon Pine; 645-2208; spine@columbus.gov

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6. APPLICATION: Z16-011
Location: 2585 WALCUTT ROAD (43026), being 3.6± acres on the west side of Walcutt Road, 135± feet south of Hilliard Oaks Court (560-158117 & 560-158115).
Existing Zoning: R-1, Residential District.
Request: CPD, Commercial Planned Development District.
Proposed Use: Extended stay hotel or commercial development.
Applicant(s): Preferred Real Estate Investments, LLC; c/o Jill S. Tangeman, Esq; 52 East Gay Street; Columbus, OH 43215.
Property Owner(s): Elisa Bolanos; 2585 Walcutt Road; Columbus, OH 43026 and Melving & Lucinda McClaskie; 2595 Walcutt Road; Columbus, OH 43026.
Planner: Michael Maret; 645-2749; mjmare@columbus.gov

7. APPLICATION: Z14-059 (14335-00000-00922) (RECONSIDERATION)
Location: 5830 ULRY ROAD (43081), being 61.23± acres located at the southeast corner of Ulry and Warner Roads (110-000249 and 112-000011; Northland Community Council).
Existing Zoning: R, Rural District.
Request: PUD-6, Planned Unit Development District.
Proposed Use: Mixed residential development.
Applicant(s): Metro Development, LLC; c/o Jill Tangeman, Atty.; 52 East Gay Street; Columbus, OH 43215.
Property Owner(s): McCorkle Soaring Eagles; 5800 Ulry Road; Columbus, OH 43081.
Planner: Shannon Pine; 614-645-2208; spine@columbus.gov

8. APPLICATION: Z16-028
Location: 5995 NORTH HAMILTON ROAD (43081), being 8.43± acres located at the southwest corner of North Hamilton Road and State Route 161 (010-286113 (partial) and 010-247887; Northland Community Council).
Existing Zoning: CPD, Commercial Planned Development, and L-C-4 Limited Commercial Districts.
Request: CPD, Commercial Planned Development District.
Proposed Use: Commercial development.
Applicant(s): Hamilton Crossing, LLC; c/o Charlie Fraas, Agent; 250 Civic Center Drive, Suite 500; Columbus, OH 43215; and Aaron L. Underhill, Atty.; 8000 Walton Parkway, Suite 260; Columbus, OH 43215.
Property Owner(s): The Applicant.
Planner: Shannon Pine; 614-645-2208; spine@columbus.gov