

**AGENDA
DEVELOPMENT COMMISSION
ZONING MEETING
CITY OF COLUMBUS, OHIO
FEBRUARY 9, 2017**

The Development Commission of the City of Columbus held a public hearing on the following applications on **Thursday, February 9, 2017**, 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 WERE HEARD ON THE 6:00 PM AGENDA:

- 1. APPLICATION: Z16-081**
Location: **2700 MCKINLEY AVENUE (43214)**, being 3.1± acres located on the east side of McKinley Avenue, 1,650± feet southeast of West Fifth Avenue (010-153735).
Existing Zoning: L-M, Limited Manufacturing District.
Request: ARLD, Apartment Residential District.
Proposed Use: Multi-unit residential development.
Applicant(s): Roy Yoder; 3200 Mann Road; Blacklick, OH 43004.
Property Owner(s): 2700 McKinley Properties, LLC; 7686 Fisher Drive North, Suite B; Dublin, OH 43016.
Planner: Tim Dietrich; 614-645-6665; tedietrich@columbus.gov
- 2. APPLICATION: Z16-076**
Location: **1086 NORTH FOURTH STREET (43201)**, being 2.04± acres located at the southeast corner of North Fourth Street and East Fourth Avenue (010-009127; Italian Village Commission).
Existing Zoning: M-2, Manufacturing District.
Request: CPD, Commercial Planned Development District.
Proposed Use: Mixed-commercial development.
Applicant(s): 1086 North Fourth St. LS, LLC; c/o Dave Perry, Agent; David Perry Company, Inc.; 423 East Town Street, 2nd Floor; Columbus, OH 43215; and Donald Plank, Atty.; Plank Law Firm; 423 East Town Street, 2nd Floor; Columbus, OH 43215.
Property Owner(s): The applicant.
Planner: Shannon Pine; 614-645-2208; spine@columbus.gov

APPROVAL (5-0-1)

3. **APPLICATION:** **Z16-084**
Location: **3777 DUBLIN ROAD (43221)**, being 18.5± acres located on the west side of Dublin Road, 360± feet north of Fishinger Road (560-212186 and 203-271289).
Existing Zoning: L-SR, Limited Suburban Residential District and R, Rural District.
Request: L-SR, Limited Suburban Residential District.
Proposed Use: Updated landscaping provisions.
Applicant(s): First Community Church of Columbus Ohio; c/o Jeffrey L. Brown, Atty.; 37 West Broad Street, Suite 460; Columbus OH 43215.
Property Owner(s): Same as Applicant.
Planner: Tim Dietrich; 614-645-6665; tedietrich@columbus.gov

APPROVAL (6-0)

4. **APPLICATION:** **Z16-082**
Location: **1824 EAST LONG STREET (43203)**, being 1.15± acres located on the north side of East Long Street at the intersection with Money Penny Avenue (010-040131 & 010-047595; Near East Area Commission).
Existing Zoning: ARLD, Apartment Residential District.
Request: CPD, Commercial Planned Development District.
Proposed Use: Ancillary school facilities.
Applicant(s): Frederick F. Campbell, Catholic Diocese of Columbus; c/o Catherine A. Cunningham, Atty.; 65 East State Street, Suite 1800; Columbus, OH 43215.
Property Owner(s): Silver Arbor Lustron, LLC; c/o Arbor Equities LLC; 256 Parkwood Avenue; Columbus, OH 43203.
Planner: Michael Maret; 614-645-2749; mjmaret@columbus.gov

APPROVAL (6-0)

5. **APPLICATION:** **Z16-045**
Location: **510 LAZELLE ROAD (43240)**, being 15.10± acres located on the north side of Lazelle Road, 230± feet east of Sancus Boulevard, (31843301009000, Far North Columbus Community Coalition).
Existing Zoning: L-C-4, Limited Commercial, and CPD, Commercial Planned Development Districts.
Request: L-ARLD, Limited Apartment Residential District.
Proposed Use: Multi-unit residential development.
Applicant(s): NP Limited Partnership; c/o Dave Perry, Agent; David Perry Company, Inc.; 423 East Town Street, 2nd Floor; Columbus, OH 43215; and Donald Plank, Atty.; Plank Law Firm; 423 East Town Street, 2nd Floor; Columbus, OH 43215.
Property Owner(s): The Applicant.
Planner: Tim Dietrich; 645-6665; tedietrich@columbus.gov

APPROVAL (6-0)

6. APPLICATION: Z16-072
Location: **3500 ALUM CREEK DRIVE (43207)**, being 23.48± acres located on the east side of Alum Creek Drive at the intersection with New World Drive (530-156583; Far South Columbus Area Commission).
Existing Zoning: R-1, Residential District.
Request: L-M, Limited Manufacturing District.
Proposed Use: Commercial or limited industrial development.
Applicant(s): 3500 ACD, LLC; c/o Deanna R. Cook, Atty.; 52 East Gay Street; Columbus, OH 43215.
Property Owner(s): The Applicant.
Planner: Kelsey Priebe; 614-645-1341; krpriebe@columbus.gov

APPROVAL (6-0)

7. APPLICATION: Z16-013
Location: **3342 WEST HENDERSON ROAD (43220)**, being 3.6± acres located on the northwest corner of West Henderson Road and Chevy Chase Court (580-132243, 580-220898, and 590-132244; Northwest Civic Association).
Existing Zoning: RR, Rural Residential District.
Request: CPD, Commercial Planned Development District.
Proposed Use: Assisted living facility.
Applicant(s): 3342 Henderson Road, LLC; c/o Michael T. Shannon, Atty.; 500 South Front Street, Suite 1200; Columbus, OH 43215.
Property Owner(s): The applicant.
Planner: Tim Dietrich; 645-6665; tedietrich@columbus.gov

TABLED BY DC

