AGENDA
DEVELOPMENT COMMISSION
ZONING MEETING
CITY OF COLUMBUS, OHIO
MAY 11, 2017

The Development Commission of the City of Columbus will hold a public hearing on the following applications on Thursday, May 11, 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 WILL BE HEARD ON THE 6:00 PM AGENDA:

1. APPLICATION: Z16-075
Location: 1234 STEELWOOD ROAD (43212), being 7.95± acres located on the north side of Steelwood Road, 1,100± feet west of Kenny Road (010-016574; Fifth by Northwest Area Commission).
Existing Zoning: M, Manufacturing District.
Request: L-AR-1, Limited Apartment Residential District.
Proposed Use: Multi-unit residential development.
Applicant(s): The Griff, LLC; c/o Jill S. Tangeman, Atty.; 52 East Gay Street; Columbus, OH 43215.
Property Owner(s): The applicant.
Planner: Tim Dietrich; 614-645-6665; tedietrich@columbus.gov

2. APPLICATION: Z16-079
Location: 1453 NORTH FOURTH STREET (43201), being 0.39± acres located at the southwest corner of North Fourth Street and East Fifth Avenue (010-025259, 010-030575, and 010-038136; Italian Village Commission).
Existing Zoning: C-4, Commercial District.
Request: AR-1, Apartment Residential District.
Proposed Use: Multi-unit residential building.
Applicant(s): Arch City Development; c/o Nathan Sampson, Agent.; 990 West Third Avenue; Columbus, OH 43212.
Property Owner(s): 4x5 Acquisitions, LLC; 1555 Lake Shore Drive; Columbus, OH 43204.
Planner: Tim Dietrich; 614-645-6665; tedietrich@columbus.gov
3. **APPLICATION:** **Z17-002**
   **Location:** 69 TAYLOR AVENUE (43205), being 1.3± acres located at the southwest corner of Taylor Avenue and East Long Street (010-028592 plus 9 others; Near East Area Commission).
   **Existing Zoning:** P-2, Parking and R-2F, Residential Districts.
   **Request:** CPD, Commercial Planned Development District.
   **Proposed Use:** Public library and parking lots.
   **Applicant(s):** Moody Engineering Inc.; c/o Mark Larrimer; 300 Spruce Street, Suite 200; Columbus OH, 43215.
   **Property Owner(s):** Board of Trustees of the Columbus Metropolitan Library; c/o Wendy Tressler; 96 South Grant Street; Columbus, OH 43215.
   **Planner:** Kelsey Priebe; 614-645-1341; krpriebe@columbus.gov

4. **APPLICATION:** **Z17-003**
   **Location:** 3575 CLEVELAND AVENUE (43224), being 0.58± acres located on the west side of Cleveland Avenue, 210± feet south of Elmore Avenue (010-219215; North Linden Area Commission).
   **Existing Zoning:** CPD, Commercial Planned Development District.
   **Request:** CPD, Commercial Planned Development District.
   **Proposed Use:** COTA park and ride.
   **Applicant(s):** Central Ohio Transit Authority; c/o Perry Payne, Resource International, Inc., Agent; 6350 Presidential Gateway; Columbus, OH 43231.
   **Property Owner(s):** Jaber Al Khader, LLC; 3000 Culver Drive; Hilliard, OH 43206.
   **Planner:** Michael Maret; 614-645-2749; mjmaret@columbus.gov

5. **APPLICATION:** **Z17-009**
   **Location:** 3720 OLENTANGY RIVER ROAD (43202), being 8.19± acres located on the east side of Olentangy River Road, across from the intersection with McConnel Drive (010-007910).
   **Existing Zoning:** C-2, Commercial District.
   **Request:** CPD, Commercial Planned Development District.
   **Proposed Use:** Parking lot.
   **Applicant(s):** OhioHealth Corporation; c/o Christopher N. Slagle, Atty.; 100 South Third Street; Columbus, OH 43215.
   **Property Owner(s):** The Applicant.
   **Planner:** Shannon Pine; 614-645-2208; spine@columbus.gov
6. **APPLICATION:** Z17-010  
**Location:** 3619 OLENTANGY RIVER ROAD (43214), being 1.71± acres located on the west side of Olentangy River Road, 130± feet south of Latham Court (010-103318).  
**Existing Zoning:** L-I, Limited Institutional District.  
**Request:** CPD, Commercial Planned Development District.  
**Proposed Use:** Parking lot.  
**Applicant(s):** OhioHealth Corporation; c/o Christopher N. Slagle, Atty.; 100 South Third Street; Columbus, OH 43215.  
**Property Owner(s):** The Applicant.  
**Planner:** Shannon Pine; 614-645-2208; spine@columbus.gov

7. **APPLICATION:** Z16-011  
**Location:** 2585 WALCUTT ROAD (43026), being 6.9± acres located on the west side of Walcott Road, 135± feet south of Hilliard Oaks Court (560-158117, 560-158115 and 560-158108).  
**Existing Zoning:** R-1, Residential and CPD, Commercial Planned Development Districts.  
**Request:** L-AR-1, Limited Apartment Residential District.  
**Proposed Use:** Multi-unit residential 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; Melving & Lucinda McClaskie; 2595 Walcutt Road; Columbus, OH 43026; and MCM Partnership; 2579 Walcutt Road; Columbus, OH 43026.  
**Planner:** Michael Maret; 614-645-2749; mjmaret@columbus.gov

8. **APPLICATION:** Z14-055 (14335-00000-00863)  
**Location:** 4820 BIG RUN SOUTH ROAD (43213), being 13.4± acres located at the northwest corner of Big Run South Road and Holt Road (010-255272; Westland Area Commission).  
**Existing Zoning:** CPD, Commercial Planned Development District.  
**Request:** L-ARLD, Limited Apartment Residential District.  
**Proposed Use:** Multi-unit residential development.  
**Applicant(s):** Giuseppe Holdings LLC, c/o Jeffrey L. Brown, Atty.; Smith & Hale LLC; 37 West Broad Street, Suite 460; Columbus, OH 43215.  
**Property Owner(s):** The Applicant.  
**Planner:** Shannon Pine, 614-645-2208, spine@columbus.gov