AGENDA
DEVELOPMENT COMMISSION
ZONING MEETING
CITY OF COLUMBUS, OHIO
SEPTEMBER 14, 2017

The Development Commission of the City of Columbus will hold a public hearing on the following applications on Thursday, September 14, 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: Z17-017
   Location: 6395 ABBIE TRAILS DRIVE (43110), being 17.04± acres located at the southeast corner of Abbie Trails Drive and Gender Road, (530-228205; Greater South East Area Commission).
   Existing Zoning: CPD, Commercial Planned Development District.
   Request: CPD, Commercial Planned Development and L-M, Limited Manufacturing Districts.
   Proposed Use: Commercial development and self-storage facility.
   Applicant(s): Long Road Development Co., LLC; c/o Donald Plank, Atty.; Plank Law Firm; 411 East Town Street, 2nd Floor; Columbus, OH 43215.
   Property Owner(s): The Applicant.
   Planner: Tim Dietrich; 614-645-6665; tedietrich@columbus.gov

2. APPLICATION: Z17-019
   Location: 176 RUMSEY ROAD (43207), being 0.56± acres at the northeast corner of Rumsey Road and Sixth Street (010-113981; Far South Columbus Area Commission).
   Existing Zoning: R-2, Residential District.
   Request: CPD, Commercial Planned Development District.
   Proposed Use: Eating and drinking establishment.
   Applicant(s): Brian Daniel; c/o Sean Mentel, Atty.; 100 South Fourth Street, Suite 100; Columbus, OH 43215.
   Property Owner(s): The Applicant.
   Planner: Michael Maret; 614-645-2749; mjmaret@columbus.gov
3. **APPLICATION:** Z17-021  
**Location:** 2561 LOCKBOURNE ROAD (43207), being 6.38± acres located on the west side of Lockbourne Road, 850± feet south of State Route 104 (010-112094 and 010-112364; Far South Columbus Area Commission).  
**Existing Zoning:** L-M-2, Limited Manufacturing District.  
**Request:** C-3, Commercial District and R-2, Residential District.  
**Proposed Use:** Commercial and future residential development.  
**Applicant(s):** Mark Bush, Capital Growth Buchalter; c/o Travis Munn, Agent; Hurley & Stewart, LLC; 2800 South Eleventh Street; Kalamazoo, MI 49009.  
**Property Owner(s):** Ezzo Sausage Co.; 683 Manor Park Drive; Columbus, OH 43207.  
**Planner:** Tim Dietrich; 614-645-6665; tedietrich@columbus.gov

4. **APPLICATION:** Z17-022  
**Location:** 2539 GANTZ ROAD (43123), being 4.72± acres located on the west side of Gantz Road, 1,000± feet north of Dyer Road (160-0010124 and 160-001005; Southwest Area Commission).  
**Existing Zoning:** R, Rural District (Annexation Pending).  
**Request:** L-M, Limited Manufacturing District.  
**Proposed Use:** Self-storage facility.  
**Applicant(s):** LeVeck Commercial Construction and Development; c/o Christopher Cline, Atty.; 300 West Wilson Bridge Road, Number 100; Worthington, OH 43085.  
**Property Owner(s):** Bobby C. Schulz, Rheba S. Morrell, and Elise W. Hunter; 9081 Beavers Road; Orient, OH 43146.  
**Planner:** Tim Dietrich; 614-645-6665; tedietrich@columbus.gov

5. **APPLICATION:** Z17-026  
**Location:** 1281 MOUNT VERNON AVENUE (43203), being 3.00± acres located at the southeast corner of Mount Vernon Avenue and Champion Avenue (010-019138 and 30+ others; Near East Area Commission).  
**Existing Zoning:** C-4, Commercial District.  
**Request:** ARLD, Apartment Residential District.  
**Proposed Use:** Multi-unit residential development.  
**Applicant(s):** Columbus Metropolitan Housing Authority; c/o Travis J. Eifert, Agent; EMH&T, Inc.; 5500 New Albany Road; Columbus, OH 43215.  
**Property Owner(s):** Columbus Holding Group, LLC; 1396 East Broad Street; Columbus, OH 43205.  
**Planner:** Shannon Pine; 614-645-2208; spine@columbus.gov

---

757 Carolyn Avenue – Columbus OH 43224 – 614-645-7433 – bzs.columbus.gov

Director’s Office (614) 645-7776 Research/Records Center (614) 645-6082
Building Plan Review (614) 645-7562 Zoning Clearance (614) 645-8637
Customer Service Center (614) 645-6090 Zoning Public Hearings (614) 645-4522
Engineering Plan Review (614) 645-0032 Zoning Confirmation Letters (614) 645-8637
6. APPLICATION:

Z17-023

Location: 2100 MORSE ROAD (43229), being 22.58± acres located on the north side of Morse Road at the intersection of Morse Centre (010-245370 & 010-291879; Northland Community Council).

Existing Zoning: CPD, Commercial Planned Development District.

Request: CPD, Commercial Planned Development District.

Proposed Use: Commercial development.

Applicant(s): Checkers Drive-In Restaurants, Inc.; c/o James Maniace, Atty.; Taft, Stettinius & Hollister LLP; 65 East State Street, Suite 1000; Columbus, OH 43215

Property Owner(s): MC-NC Holdings, LLC; 12295 Olive Boulevard; St. Louis MO 63141.

Planner: Michael Maret; 614-645-2749; mjmaret@columbus.gov