

Zoning Report

Site Information

Address	381 E BEAUMONT RD, COLUMBUS, OH
Mailing Address	1500 SOLANA BLVD BLDG 1 ROANOKE TX 76262-1720
Owner	CONKLIN JASON
Parcel Number	010084519
In Columbus?	Yes
County	FRANKLIN

Zoning Information

Zoning	ORIG, Residential, R3, 2/27/1928, H-35
Historic District	None
Short North Special Parking Area	Out
Council Variance	None
Board of Zoning Adjustment (BZA) Variance	None
Commercial Overlay	None
Planning Overlay	None
Graphics Variance	None
Area Commission	Clintonville Area Commission
Historic Site	No
Flood Zone	Out
Airport Overlay Environs	None

Pending Zoning Action

Zoning	None
Board of Zoning Adjustment (BZA) Variance	None
Council Variance	None
Graphics Variance	None



DEPARTMENT OF BUILDING
AND ZONING SERVICES

Board of Zoning Adjustment Application

757 Carolyn Avenue, Columbus, Ohio 43224
Phone: 614-645-7433 • www.bzs.columbus.gov

OFFICE USE ONLY

Application Number: BZA 17-120 Date Received: 10/6/17
 Application Accepted by: D. Keiss Fee: \$320⁰⁰
 Commission/Civic: Clintonville
 Existing Zoning: R-3
 Comments: 12/19/17

TYPE(S) OF ACTION REQUESTED (Check all that apply):

☒ Variance ☐ Special Permit

Indicate what the proposal is and list applicable code sections:

To reduce the required minimum side yard from 5 feet to 4.7 feet. The applicable code section is CC3332.26.

To increase the size of a nonconforming structure by more than 50 percent of the total floor area of the original nonconforming structure. The applicable code section is CC3391.05.

LOCATION

Certified Address: 381 EAST BEAUMONT RD City: COLUMBUS Zip: 43214

Parcel Number (only one required): 010-084519-00

APPLICANT (If different from Owner):

Applicant Name: JASON CONKLIN Phone Number: _____ Ext.: _____

Address: _____ City/State: _____ Zip: _____

Email Address: _____ Fax Number: _____

PROPERTY OWNER(S) ☐ Check here if listing additional property owners on a separate page

Name: JASON CONKLIN Phone Number: 760-390-8622 Ext.: _____

Address: 381 EAST BEAUMONT RD City/State: COLUMBUS, OH Zip: 43214

Email Address: COMPTON1402GK@GMAIL.COM Fax Number: _____

ATTORNEY / AGENT (Check one if applicable): ☐ Attorney ☐ Agent

Name: _____ Phone Number: _____ Ext.: _____

Address: _____ City/State: _____ Zip: _____

Email Address: _____ Fax Number: _____

SIGNATURES (All signatures must be provided and signed in blue ink)

APPLICANT SIGNATURE _____

PROPERTY OWNER SIGNATURE JCL

ATTORNEY / AGENT SIGNATURE _____

PLEASE NOTE: Incomplete information will result in the rejection of this submittal.

Applications must be submitted by appointment. Call 614-645-4522 to schedule.



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AFFIDAVIT

STATE OF OHIO
COUNTY OF FRANKLIN

Being first duly cautioned and sworn (1) NAME JASON CONKLIN

of (1) MAILING ADDRESS 381 E Beaumont Rd. Columbus, OH 43214

deposes and states that (he/she) is the applicant, agent, or duly authorized attorney for same and the following is a list of the name(s) and mailing address(es) of all the owners of record of the property located at

(2) per ADDRESS CARD FOR PROPERTY 381 E BEAUMONT RD

for which application for a rezoning, variance, special permit or graphics plan was filed with the Department of Building and Zoning Services, on (3) _____

(THIS LINE TO BE FILLED OUT BY CITY STAFF)

SUBJECT PROPERTY OWNERS NAME
AND MAILING ADDRESS

(4) JASON CONKLIN
381 E BEAUMONT RD
COLUMBUS, OH 43214

APPLICANT'S NAME AND PHONE #
(same as listed on front application)

JASON CONKLIN
760-390-8622

AREA COMMISSION OR CIVIC GROUP
AREA COMMISSION ZONING CHAIR
OR CONTACT PERSON AND ADDRESS

(5) STEPHEN HARDWICK
94 CLINTON HEIGHTS AVE
COLUMBUS, OH 43202

and that the attached document (6) is a list of the **names** and **complete mailing addresses**, including **zip codes**, as shown on the **County Auditor's Current Tax List or the County Treasurer's Mailing List**, of all the **owners of record of property within 125 feet** of the exterior boundaries of the property for which the application was filed, **and** all of the owners of any property within 125 feet of the applicant's or owner's property in the event the applicant or the property owner owns the property contiguous to the subject property

(7) SIGNATURE OF AFFIANT

Sworn to before me and signed in my presence this 5th day of October, in the year 2017

Notary Seal Here

(7) SIGNATURE OF NOTARY PUBLIC

My Commission Expires

3/1/20

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381 East Beaumont Road

Clintonville Area Commission
c/o Stephen Hardwick
94 CLINTON HEIGHTS AVE
COLUMBUS, OH 43202

Jason Conklin
Or Current Occupant
381 E BEAUMONT RD
COLUMBUS, OH 43214

Amy Henderson
Or Current Occupant
4550 SHARON AVE
COLUMBUS, OH 43214

Andrew Jalbrzikowski
Or Current Occupant
400 GARDEN RD
COLUMBUS, OH 43214

Todd Henkaline
Or Current Occupant
403 E BEAUMONT RD
COLUMBUS, OH 43214

Michael See
Or Current Occupant
391 E BEAUMONT RD
COLUMBUS, OH 43214

Shannon Ordway
Or Current Occupant
377 E BEAUMONT RD
COLUMBUS, OH 43214

William Moloney
Or Current Occupant
367 E BEAUMONT RD
COLUMBUS, OH 43214

Ashley Hallier
Or Current Occupant
361 E BEAUMONT RD
COLUMBUS, OH 43214

Richard Fay
Or Current Occupant
360 GARDEN RD
COLUMBUS, OH 43214

Gary Woodworth
Or Current Occupant
368 GARDEN RD
COLUMBUS, OH 43214

Bryant Faulkner
Or Current Occupant
374 GARDEN RD
COLUMBUS, OH 43214

Raymond Brown
Or Current Occupant
380 GARDEN RD
COLUMBUS, OH 43214

Dawn
Or Current Occupant
390 GARDEN RD
COLUMBUS, OH 43214

Michele Hare
Or Current Occupant
362 E BEAUMONT RD
COLUMBUS, OH 43214

Melissa Shimp
Or Current Occupant
370 E BEAUMONT RD
COLUMBUS, OH 43214

Jamie Daskocil
Or Current Occupant
376 E BEAUMONT RD
COLUMBUS, OH 43214

Kathleem Koval
Or Current Occupant
384 E BEAUMONT RD
COLUMBUS, OH 43214

Dawn Depalma
Or Current Occupant
390 E BEAUMONT RD
COLUMBUS, OH 43214

James Bentz
Or Current Occupant
404 E BEAUMONT RD
COLUMBUS, OH 43214

EXHIBIT A

Board of Zoning Application

381 E Beaumont Rd, Columbus, OH 43214

The existing nonconforming structure is nonconforming because it is 4.7 feet from the property line and by code it should be at 5.0 feet. The proposed addition will be kept in line with the existing nonconforming structure to keep the aesthetic appeal of the house consistent. The addition will start with the west side of the addition being 4.7 feet from the property line and will end with the addition being more than 5.0 feet from the property line. By allowing the addition to be more than 50 percent of the existing floor area, this will ensure that house is of adequate size and be comparable to other structures in the immediate area.

Myers Surveying Company, Inc

381 East Beaumont Road
2740 East Main Street, Columbus 43209 (Bexley), Ohio
614-235-8677 FAX: 614-235-4559

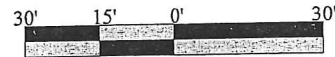
BZA17-120

A Boundary Survey prepared for and certified to:

Jason Conklin

Legal Description: Situated in The State of Ohio, County of Franklin, City of Columbus Being Lot 69 Highland Gardens, Plat Book 12, Page 3

Posted Address: 381 E. Beaumont Road, Columbus, Ohio

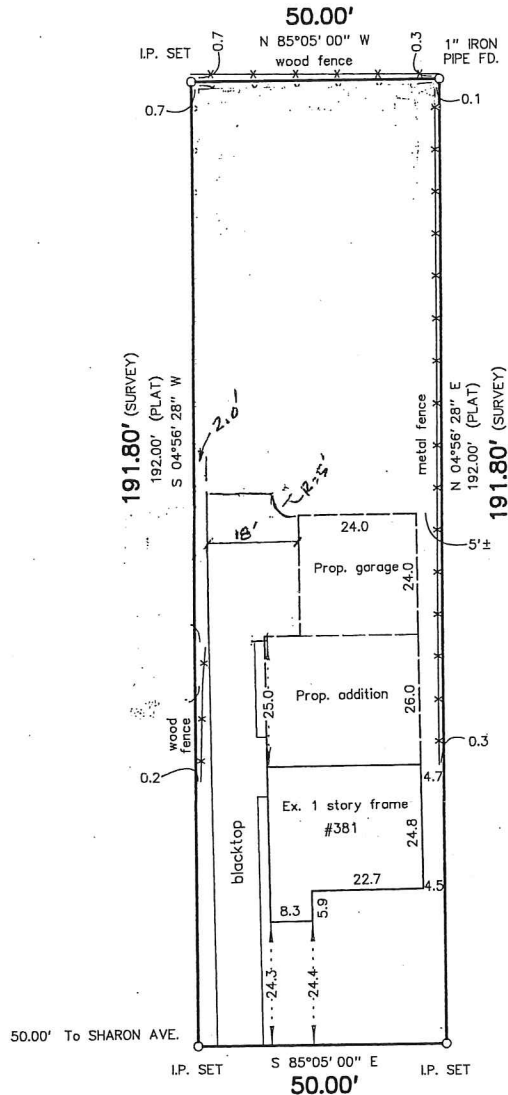


Scale 1" = 30'

Date: 08/24/2017

REV 10/4/2017 (DRVC)

JYM



E. BEAUMONT ROAD 50'

We hereby certify that the foregoing Boundary Survey was prepared from actual field measurements in accordance with Chapter 4733-37 Ohio Administrative Code. Iron pipes set are 30"x1" O.D. with an orange plastic plug inscribed "MYERS P.S. 6579", unless otherwise noted. Basis of bearings is the South line of E. Beaumont Road held as South 85° 05' 00" East per Plat Book 12, Page 30

Myers Surveying Co., Inc.

By *Albert J. Myers*
Professional Surveyor

Myers Order No. - 4-07/14/2017

201707144

Rec.	Field	DWG	Ltr.	Ck.
CA	PO	DSU	DSU	

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PROJECT DISCLOSURE STATEMENT

Parties having a 5% or more interest in the project that is the subject of this application.

THIS PAGE MUST BE FILLED OUT COMPLETELY AND NOTARIZED. Do not indicate 'NONE' in the space provided.

APPLICATION # _____

STATE OF OHIO
COUNTY OF FRANKLIN

Being first duly cautioned and sworn (NAME) JASON CONKLIN
of (COMPLETE ADDRESS) 381 E BEAUMONT RD, COLUMBUS, OH 43214

deposes and states that (he/she) is the APPLICANT, AGENT, OR DULY AUTHORIZED ATTORNEY FOR SAME and the following is a list of all persons, other partnerships, corporations or entities having a 5% or more interest in the project which is the subject of this application and their mailing addresses:

NAME

COMPLETE MAILING ADDRESS

Jason Conklin

381 E Beaumont Rd, Columbus, OH 43214

SIGNATURE OF AFFIANT

Sworn to before me and signed in my presence this 5th day of October, in the year 2017

SIGNATURE OF NOTARY PUBLIC

My Commission Expires

Notary Seal Here

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