

**AGENDA F9G @HG
DEVELOPMENT COMMISSION
ZONING MEETING
CITY OF COLUMBUS, OHIO
SEPTEMBER 13, 2018**

The Development Commission of the City of Columbus HELD a public hearing on the following applications on **Thursday, September 13, 2018**, beginning at **6:00 P.M.** at the **MICHAEL B. COLEMAN GOVERNMENT CENTER** at 111 North Front Street, Columbus, OH 43215 in the **2ND FLOOR 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 WEF9 HEARD ON THE 6:00 PM AGENDA:

1. **APPLICATION:** [Z18-037](#)
Location: **2388 ROKEBY STREET (43232)**, being 17.49 ± acres located at the terminus of Eastland Commerce Center Drive, 940± feet south of Groves Road (010-242999 and/or portions of 3 others; Greater South East Area Commission).
Existing Zoning: L-M, Limited Manufacturing District.
Request: M-2, Manufacturing District.
Proposed Use: Manufacturing uses and storage of truck trailers.
Applicant(s): Marshall Acquisitions, LLC; c/o Donald T. Plank, Atty.; Plank Law Firm; 411 East Town Street, Second Floor; Columbus, OH 43215.
Property Owner(s): Gurgun Muharrem and 3 others; 4706 Sibel Drive; Powell, OH 43065.
Planner: Michael Maret; 614-645-2749; mjmaret@columbus.gov

APPROVAL (5-0)

2. **APPLICATION:** [Z18-040](#)
Location: **5240 WALCUTT COURT (43228)**, being 22.78± acres located at the terminus of Walcutt Court, 750± feet west of Walcutt Road (570-210824 and 245-287914).
Existing Zoning: R, Rural District and L-M-2, Limited Manufacturing District.
Request: L-M, Limited Manufacturing District.
Proposed Use: Less objectionable manufacturing uses.
Applicant(s): Marous Brothers Construction; c/o Dave Perry, Agent; David Perry Company, Inc.; 411 East Town Street, First Floor; Columbus, OH 43215, and Donald Plank, Atty.; Plank Law Firm; 411 East Town Street, Second Floor; Columbus, OH 43215.
Property Owner(s): OMCO Building, LLC; c/o Dave Perry, Agent; David Perry Company, Inc.; 411 East Town Street, First Floor; Columbus, OH 43215, and Donald Plank, Atty.; Plank Law Firm; 411 East Town Street, Second Floor; Columbus, OH 43215.
Planner: Michael Maret; 614-645-2749; mjmaret@columbus.gov

APPROVAL (5-0)

3. APPLICATION: [Z18-034](#)
Location: **5020 GENDER ROAD (43110)**, being 3.37± acres located at the southeast intersection of Gender Road and Chelsea Glen Drive (010-277700; Greater South East Area Commission).
Existing Zoning: CPD, Commercial Planned Development and PUD-8, Planned Unit Development Districts.
Request: CPD, Commercial Planned Development District.
Proposed Use: Mixed-use development.
Applicant(s): GBS Gender LLC, c/o Sean Mentel; 100 South Fourth Street, Suite 100; Columbus, OH 43215.
Property Owner(s): The Applicant.
Planner: Kelsey Priebe; 614-645-1341; krpriebe@columbus.gov

APPROVAL (5-0)

4. APPLICATION: [Z18-038](#)
Location: **3898 ALUM CREEK DRIVE (43207)**, being 2.67± acres located at the northeast corner of Alum Creek Drive and Williams Road (530-162084; Far South Columbus Area Commission).
Existing Zoning: CPD, Commercial Planned Development District and C-4, Commercial District
Request: CPD, Commercial Planned Development District.
Proposed Use: Expansion of existing fuels facility.
Applicant(s): Thorntons, Inc.; c/o Aaron L. Underhill, Atty.; Underhill & Hodge, LLC; 8000 Walton Parkway, Suite 260; Columbus, OH 43054.
Property Owner(s): Kevin G. Bennington, Tr.; P.O. Box 357; Williamsport, OH 43164.
Planner: Tim Dietrich; 614-645-6665; tedietrich@columbus.gov

TABLED (5-0)

5. APPLICATION: [Z18-005](#)
Location: **7488 LEE ROAD (43081)**, being 81.9± acres located on the west side of Lee Road, 1,260± feet south of East Walnut Street (221-000012 and 3 others; Rocky Fork-Blacklick Accord).
Existing Zoning: R, Rural District (Annexation Pending).
Request: PUD-4, Planned Unit Development District.
Proposed Use: Single-unit residential subdivision.
Applicant(s): M/I Homes of Central Ohio LLC; c/o David Hodge, Atty.; Underhill & Hodge, LLC; 800 Walton Parkway, Suite 260; New Albany, OH 43054.
Property Owner(s): Phillip J. Gardner, Tr., et al.; 8585 Cheshire Road; Sunbury, OH 43074.
Planner: Kelsey Priebe; 614-645-1341; krpriebe@columbus.gov

APPROVAL (4-1)

- 6. APPLICATION:** [Z18-039](#)
- Location:** **5570 RIVERSIDE DRIVE (43017)**, being 14.71± acres located on the east side of Riverside Drive, 2,140± feet north of West Case Road (212-000181 and 6 others; Northwest Civic Association).
- Existing Zoning:** R, Rural District (Annexation Pending).
- Request:** PUD-4, Planned Unit Development District.
- Proposed Use:** Single-unit residential development.
- Applicant(s):** Romanelli and Hughes Building Company; c/o Matthew Cull, Atty., Kephart Fisher LLC; 207 North Fourth Street; Columbus, OH 43215.
- Property Owner(s):** David G. Burns and Donald J. and Mary P. DuRivage; 5570 Riverside Drive; Dublin, OH 43017.
- Planner:** Kelsey Priebe; 614-645-1341; krpriebe@columbus.gov

TABLED (5-0)

