

**AGENDA  
DEVELOPMENT COMMISSION  
ZONING MEETING  
CITY OF COLUMBUS, OHIO  
FEBRUARY 14, 2019**

The Development Commission of the City of Columbus will hold a public hearing on the following applications on **Thursday, February 14, 2019**, beginning at **6:00 P.M.** at the **MICHAEL B. COLEMAN GOVERNMENT CENTER** at 111 North Front Street, Columbus, OH 43215 in the **2<sup>ND</sup> 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 WILL BE HEARD ON THE 6:00 PM AGENDA:**

- 1. APPLICATION:** [Z18-084](#)  
**Location:** **6932 SHOOK ROAD (43137)**, being 14.77± acres located on the east side of Shook Road, 190± feet north of Rickenbacker Parkway West (Parts of 512-234384 & 512-232660; Far South Columbus Area Commission).  
**Existing Zoning:** R, Rural District.  
**Request:** L-M, Limited Manufacturing District (H-35).  
**Proposed Use:** Industrial use.  
**Applicant(s):** Crawford Hoying Development Partners; c/o Nelson Yoder; 6640 Riverside Drive, Suite 500; Dublin, OH 43017.  
**Property Owner(s):** Gordo LLC; c/o Brent Crawford; 6640 Riverside Drive, Suite 500; Dublin, OH 43017.  
**Planner:** Kelsey Priebe; 614-645-1341; [krpriebe@columbus.gov](mailto:krpriebe@columbus.gov)
  
- 2. APPLICATION:** [Z18-076](#)  
**Location:** **6850 SAWMILL ROAD (43235)**, being 0.94± acres located on the east side of Sawmill Road, 68± feet south of I-270 (590-200801; Far Northwest Coalition).  
**Existing Zoning:** L-C-4, Limited Commercial District.  
**Request:** L-M, Limited Manufacturing District (H-35).  
**Proposed Use:** Pet daycare, grooming, and kennel (outdoor runs).  
**Applicant(s):** Pet Palace; c/o Jeffrey L. Brown, Atty.; 37 West Broad Street, Suite 460; Columbus, OH 43215.  
**Property Owner(s):** Ohio Automobile Club; 90 East Wilson Bridge Road; Worthington, OH 43085.  
**Planner:** Michael Maret; 614-645-2749; [mjmaret@columbus.gov](mailto:mjmaret@columbus.gov)

3. **APPLICATION:** [Z18-077](#)  
**Location:** **745 NORTH WAGGONER ROAD (43004)**, being 17.21± acres located at the southwest corner of North Waggoner Road and Wengert Road (515-257296; Far East Area Commission).  
**Existing Zoning:** CPD, Commercial Planned Developed District.  
**Request:** CPD, Commercial Planned Developed District (H-60).  
**Proposed Use:** Update to development standards.  
**Applicant(s):** Eastpointe Christian Church; c/o Jeffrey L. Brown, Atty.; 37 West Broad Street, Suite 460; Columbus, OH 43215.  
**Property Owner(s):** The Applicant.  
**Planner:** Tim Dietrich; 614-645-6665; [tedietrich@columbus.gov](mailto:tedietrich@columbus.gov)
4. **APPLICATION:** [Z18-039](#)  
**Location:** **5570 RIVERSIDE DRIVE (43017)**, being 17.43± acres located on the east side of Riverside Drive, 2,140± feet north of West Case Road (218-298548 and 7 others; Northwest Civic Association).  
**Existing Zoning:** R, Rural District (Annexation Pending).  
**Request:** PUD-4, Planned Unit Development District (H-35).  
**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):** The Applicant.  
**Planner:** Kelsey Priebe; 614-645-1341; [krpriebe@columbus.gov](mailto:krpriebe@columbus.gov)
5. **APPLICATION:** [Z18-078](#)  
**Location:** **6440 EAST BROAD STREET (43213)**, being 2.5± acres located at the northeast corner of East Broad Street and Outerbelt Street (520-214704 & 520-143645; Far East Area Commission).  
**Existing Zoning:** CPD, Commercial Planned Developed District.  
**Request:** CPD, Commercial Planned Developed District (H-60).  
**Proposed Use:** Hotel and commercial development.  
**Applicant(s):** Indus Hotels; c/o Jeffrey L. Brown, Atty.; 37 West Broad Street, Suite 460; Columbus, OH 43215.  
**Property Owner(s):** Deborah L. Shub Trust, et al; 2296 East Broad Street; Columbus, OH 43209.  
**Planner:** Tim Dietrich; 614-645-6665; [tedietrich@columbus.gov](mailto:tedietrich@columbus.gov)

6. **APPLICATION:** [Z17-043](#)  
**Location:** **3100 EASTON SQUARE PLACE (43219)**, being 15.45± acres located at the northwest corner of Easton Square Place and Stelzer Road, (010-282381, 010-146541 & 010-146650; Northeast Area Commission).  
**Existing Zoning:** R-1, Residential District & CPD, Commercial Planned Development District.  
**Request:** CPD, Commercial Planned Development District (H-110).  
**Proposed Use:** Additional parking for office building.  
**Applicant(s):** NRFC Easton Holdings, LLC c/o Jeffrey L. Brown, Atty.; 37 West Broad Street, Suite 460; Columbus, OH 43215.  
**Property Owner(s):** NRFC Easton Holdings, LLC, et al; 433 East Las Colinas Boulevard; Irving, TX 75039.  
**Planner:** Tim Dietrich; 614-645-6665; [tedietrich@columbus.gov](mailto:tedietrich@columbus.gov)
7. **APPLICATION:** [Z18-062](#)  
**Location:** **5085 REED ROAD (43220)**, being 8.39± acres located on the west side of Reed Road, 646± feet south of Bethel Road (010-138822, 010-165167, 010-122538; Northwest Civic Association).  
**Existing Zoning:** C-2, Commercial District.  
**Request:** AR-O, Apartment Office District (H-60).  
**Proposed Use:** Office and multi-unit residential development.  
**Applicant(s):** Preferred Living; c/o David Hodge, Atty.; Underhill & Hodge, LLC; 8000 Walton Parkway, Suite 260; New Albany, OH 43054.  
**Property Owner(s):** Burgess & Niple, Inc.; 5085 Reed Road; Columbus, OH 43220.  
**Planner:** Kelsey Priebe; 614-645-1341; [krpriebe@columbus.gov](mailto:krpriebe@columbus.gov)
8. **APPLICATION:** [Z18-041](#)  
**Location:** **2445 BILLINGSLEY ROAD (43235)**, being 9.8± acres located on the south side of Billingsley Road, 2,780± feet east of Sawmill Road (590-144972 and 590-144973; Far Northwest Coalition).  
**Existing Zoning:** L-C-4, Limited Commercial District.  
**Request:** L-C-4, Limited Commercial District (H-60).  
**Proposed Use:** Modify parking setback.  
**Applicant(s):** 1948 Holdings, LLC; c/o Jeffrey L. Brown, Atty.; 37 West Broad Street, Suite 460; Columbus, OH 43215.  
**Property Owner(s):** Bob Boyd Company, et. al.; 2445 Billingsley Road; Columbus, OH 43235.  
**Planner:** Shannon Pine; 614-645-2208; [spine@columbus.gov](mailto:spine@columbus.gov)

9. **APPLICATION:** [Z18-052](#)  
**Location:** **818 EAST LONG STREET (43205)**, being 2.08± acres located at the northeast corner of East Long Street and Garfield Avenue (010-014545 and 5 others; Near East Area Commission).  
**Existing Zoning:** R-2F, Residential and AR-O, Apartment Office districts.  
**Request:** CPD, Commercial Planned Development District (H-200).  
**Proposed Use:** Mixed-use development.  
**Applicant(s):** Kingsley + Co.; c/o Sean Mentel, Atty.; 100 South Fourth Street, Suite 100; Columbus, OH 43215.  
**Property Owner(s):** Columbus Holding Group LLC; 1393 East Broad Street; Columbus, OH 43205.  
**Planner:** Michael Maret; 614-645-2749; [mjicaret@columbus.gov](mailto:mjicaret@columbus.gov)



111 North Front Street – Columbus OH 43215 – 614-645-7433 – [bzs.columbus.gov](http://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