

**AGENDA
DEVELOPMENT COMMISSION
ZONING MEETING
CITY OF COLUMBUS, OHIO
JANUARY 9, 2020**

The Development Commission of the City of Columbus will hold a public hearing on the following zoning applications on **Thursday, January 9, 2020**, 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 WILL BE HEARD ON THE 6 P.M. AGENDA:

- 1. APPLICATION:** [Z19-079](#)
Location: **1420 S. 4TH ST. (43207)**, being 0.10± acres located at the northeast corner of South Fourth Street and East Jenkins Avenue (010-041001; Columbus Southside Area Commission).
Existing Zoning: C-4, Commercial District.
Request: R-2F, Residential District (H-35).
Proposed Use: Single-unit dwelling.
Applicant(s): Brenda Parker; 415 North Front Street; Columbus, OH 43215.
Property Owner(s): Thomas Kerekanich & Timothy Sante; 113 East Mithoff Street; Columbus, OH 43206.
Planner: Tim Dietrich; 614-645-6665; tedietrich@columbus.gov

- 2. APPLICATION:** [Z19-066](#)
Location: **50 HOSACK ST. (43207)**, being 0.96± acres located on the north side of Hosack Street, 360± feet east of South High Street (010-033320 and 3 others; Columbus Southside Area Commission).
Existing Zoning: R-3, Residential District.
Request: L-C-4, Limited Commercial and R-2-F, Residential Districts (H-35).
Proposed Use: Automotive repair and residential use.
Applicant(s): Matthew Schirtzinger; c/o Donald Plank, Atty.; 411 East Town Street, Second Floor; Columbus, OH 43215.
Property Owner(s): A. Kathryn Schirtzinger, Trustee of the Robert L. Schirtzinger Trust; 2272 Canterbury Road; Columbus, OH 43221.
Planner: Kelsey Priebe; 614-645-1341; krpriebe@columbus.gov

3. **APPLICATION:** [Z19-048](#)
Location: **750 E. BROAD ST. (43205)**, being 1.03± acres located at the northeast corner of East Broad Street and Hamilton Park (010-044984 & 2 others; Near East Area Commission).
Existing Zoning: CPD, Commercial Planned Development District.
Request: AR-O, Apartment Residential District (H-60).
Proposed Use: Multi-unit residential development.
Applicant(s): Attainable Luxury, LLC; c/o Brian Higgins; 1310 Dublin Road; Columbus, OH 43215.
Property Owner(s): The applicant.
Planner: Michael Maret; 614-645-2749; mjmaret@columbus.gov
4. **APPLICATION:** [Z19-073](#)
Location: **1233 E. MAIN ST. (43205)**, being 0.29± acres located on the south side of East Main Street, 100± feet east of Wilson Avenue (010-004143; Near East Area Commission).
Existing Zoning: C-4, Commercial District.
Request: R-4, Residential District (H-35).
Proposed Use: Four-unit dwelling.
Applicant(s): Stephanie Hayward; 405 North Front Street; Columbus, OH 43215.
Property Owner(s): Olde Towne East Main 1233 LLC; P.O. Box 247; Galloway, OH 43119.
Planner: Kelsey Priebe; 614-645-1341; krpriebe@columbus.gov
5. **APPLICATION:** [Z18-075](#)
Location: **3035 STELZER ROAD (43219)**, being 3.98± acres located on the west side of Stelzer Road, 400± feet north of McCutcheon Road (010-100685; Northeast Area Commission).
Existing Zoning: R-1, Residential District.
Request: CPD, Commercial Planned Developed District (H-60 and H-35).
Proposed Use: Hotel and commercial development.
Applicant(s): Easton Lodging, 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.
Property Owner(s): West Ohio Conference of the United Methodist Church; c/o William Brownson; 32 Wesley Boulevard; Worthington, OH 43085.
Planner: Tim Dietrich; 614-645-6665; tedietrich@columbus.gov

6. **APPLICATION:** [Z19-075](#)
Location: **2565 LOCKBOURNE RD. (43207)**, being 6.28± acres located on the west side of Lockbourne Road, 850± feet south of State Route 104 (010-112094 & 010-112364; Far South Columbus Area Commission).
Existing Zoning: L-M-2, Limited Manufacturing District.
Request: L-AR-1, Limited Apartment Residential District (H-35).
Proposed Use: Multi-unit residential development.
Applicant(s): Community Housing Network; c/o Dave Perry, Agent; David Perry Company, Inc.; 411 East Town Street, 1st Floor; Columbus, OH 43215; and Donald Plank, Atty.; 411 East Town Street, 2nd Floor; Columbus, OH 43215.
Property Owner(s): 2561 Lockbourne Property, LLC, c/o Sean Mirfendereski; 30 Orange Hill Circle; Chagrin Falls, OH 44022.
Planner: Tim Dietrich; 614-645-6665; tedietrich@columbus.gov

7. **APPLICATION:** [Z19-043](#)
Location: **198 MCNAUGHTEN RD. (43213)**, being 14.8± acres located on the east side of McNaughten Road, 1,425± feet south of East Broad Street (267-298175 and 550-146751; Far East Area Commission).
Existing Zoning: R, Rural District.
Request: L-ARLD, Limited Apartment Residential Development District (H-35).
Proposed Use: Residential development.
Applicant(s): Fatih Gunal; c/o Michael Shannon, Atty.; 8000 Walton Parkway, Suite 260; New Albany, OH 43054.
Property Owner(s): Bonnie J. Miller Trust; 4018 Riverview Drive; Columbus, OH 43221.
Planner: Kelsey Priebe; 614-645-1341; krpriebe@columbus.gov

Tabling Requested



111 North Front Street – Columbus OH 43215 – 614-645-7433 – bzs.columbus.gov

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