

**AGENDA
DEVELOPMENT COMMISSION
ZONING MEETING
CITY OF COLUMBUS, OHIO
AUGUST 13, 2020**

The Development Commission of the City of Columbus will hold a public hearing on the following zoning applications on **Thursday, August 13, 2020**, beginning at **6:00 P.M.** by WebEx virtual meeting (due to Covid-19). To join the meeting, send an email to the assigned planner listed on the agenda item at least one day before the meeting for an invitation link. You can also monitor the hearing through the City of Columbus YouTube channel at <http://www.youtube.com/cityofcolumbus>.

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:** [Z20-019](#)
Location: **1199 FRANKLIN AVE. (43205)**, being 0.64± acres located at the southwest corner of Franklin Avenue and Sherman Avenue (010-001240 & 010-023240; Near East Area Commission).
Existing Zoning: R-3, Residential District.
Request: CPD, Commercial Planned Development District (H-35).
Proposed Use: Commercial development.
Applicant(s): 1199 Franklin Investments, LLC, et al; c/o Dave Perry, Agent; 411 East Town Street, 1st Floor; Columbus, OH 43201, and Donald Plank, Atty.; 411 East Town Street, 2nd Floor; Columbus, OH 43215.
Property Owner(s): The Applicants.
Planner: Tim Dietrich; 614-645-6665; tedietrich@columbus.gov
2. **APPLICATION:** [Z20-020](#)
Location: **2546 STELZER RD. (43219)**, being 33.9± acres located at the southeast corner of Stelzer Road and Codet Road (010-255297 & 12 others; Northeast Area Commission).
Existing Zoning: R, Rural District (annexation pending on 3 parcels).
Request: L-ARLD, Limited Apartment Residential District (H-60).
Proposed Use: Multi-unit residential development.
Applicant(s): Metro Development LLC; c/o Jeffrey L. Brown, Atty.; 37 West Broad Street, Suite 460; Columbus, OH 43215
Property Owner(s): New Salem Missionary Baptist Church; 2956 Cleveland Avenue; Columbus, OH 43224.
Planner: Shannon Pine; 614-645-2208; spine@columbus.gov

3. **APPLICATION:** [Z20-023](#)
Location: **2214 HILLIARD & ROME RD. (43228)**, being 1.11± acres located on the east side of Hilliard & Rome Road, 225± feet south of Avia Drive (560-154567 and 560-122526; Far West Side Area Commission).
Existing Zoning: C-2, Commercial District.
Request: CPD, Commercial Planned Development District (H-35).
Proposed Use: Auto repair facility and tire store.
Applicant(s): GEMCAP Development; c/o David Hodge, Atty.; Underhill & Hodge LLC; 8000 Walton Parkway, Suite 260; New Albany, OH 43054
Property Owner(s): Hilliard Early Learning LLC; 2222 Hilliard & Rome Road; Hilliard, OH 43026; and Robinwood Corporate Center LLC; 3895 Stoneridge Lane; Dublin, OH 43017.
Planner: Hayley Feightner; 614-645-3526; hefeightner@columbus.gov
4. **APPLICATION:** [Z20-027](#)
Location: **3505 W. DUBLIN-GRANVILLE RD. (43235)**, being 0.90± acres located on the south side of West Dublin-Granville Road, 180± feet west of Federated Boulevard (590-159018; Northwest Civic Association).
Existing Zoning: CPD, Commercial Planned Development District.
Request: CPD, Commercial Planned Development District (H-35).
Proposed Use: Expand parking lot for contractor's office development.
Applicant(s): Dave Fox Remodeling; c/o Greg Reis; 3505 W. Dublin-Granville Road; Columbus, OH 43235.
Property Owner(s): The Applicant.
Planner: Shannon Pine; 614-645-2208; spine@columbus.gov
5. **APPLICATION:** [Z20-043](#)
Location: **875 JASONWAY AVE. (43214)**, being 7.37± acres located at the southwest corner of Jasonway Avenue and Shuster Lane (010-074035; Northwest Civic Association).
Existing Zoning: L-M-2, Limited Manufacturing District.
Request: L-M, Limited Manufacturing District (H-35).
Proposed Use: Office, warehouse, storage, and repair shop uses.
Applicant(s): Savko Bros Properties II, LLC; c/o Craig Moncrief, Atty.; Plank Law Firm; 411 East Town Street, 2nd Floor; Columbus, OH 43215.
Property Owner(s): Savko Bros Properties II, LLC; c/o Marty Savko; 4636 Shuster Road; Columbus, OH 43214
Planner: Tim Dietrich; 614-645-6665; tedietrich@columbus.gov

6. **APPLICATION:** [Z20-045](#)
Location: **8240 SANCUS BLVD. (43081)**, being 3.49± acres located on the east side of Sancus Boulevard, 520± feet south of Lazelle Road (610-218056; Far North Columbus Communities Coalition).
Existing Zoning: L-AR-12, Limited Apartment Residential District.
Request: L-AR-12, Limited Apartment Residential District (H-35).
Proposed Use: Multi-unit residential development and commercial development.
Applicant(s): John McKay; 781 Northwest Boulevard, Suite 100; Columbus, OH 43212.
Property Owner(s): Yaw & Delali Agyekum; 1701 Home Road; Delaware, OH 43015.
Planner: Tim Dietrich; 614-645-6665; tedietrich@columbus.gov
7. **APPLICATION:** [Z20-047](#)
Location: **1775 HILLIARD & ROME RD. (43026)**, being 1.26± acres located on the west side of Hilliard & Rome Road, 680± north of Westchester Woods Boulevard (560-224664; Far West Side Area Commission).
Existing Zoning: CPD, Commercial Planned Development District.
Request: CPD, Commercial Planned Development District (H-35).
Proposed Use: Commercial development.
Applicant(s): Northstar Realty; c/o David Hodge, Atty.; Underhill & Hodge, LLC; 8000 Walton Parkway, Suite 260; New Albany, OH 43054.
Property Owner(s): Hilliard Medical Center, LLC; 2941 Lake Vista Drive; Lewisville, TX 75067.
Planner: Tim Dietrich; 614-645-6665; tedietrich@columbus.gov
8. **APPLICATION:** [Z20-051](#)
Location: **1328 HARRISBURG PIKE (43223)**, being 0.56± acres located at the southeast corner of Harrisburg Pike and Little Avenue (140-003271 and 140-003269; Southwest Area Commission).
Existing Zoning: R, Rural District.
Request: C-4, Commercial District (H-35).
Proposed Use: Commercial development.
Applicant(s): Thompson Thrift Development, Inc., c/o Dave Perry, Agent; Dave Perry Company, Inc.; 411 East Town Street, 1st Floor; Columbus, OH 43215; and Donald Plank, Atty.; Plank Law Firm; 411 East Town Street, 2nd Floor, Columbus, OH 43215.
Property Owner(s): Robert R. Cook; 3293 Grove Park Drive; Grove City, OH 43123; and Thomas B. Fritz, Trustee; 1855 Harbor Light Lane; Saint George Island, FL 32328.
Planner: Hayley Feightner; 614-645-3526; hfeightner@columbus.gov

9. **APPLICATION:** [Z20-044](#)
Location: **6395 ABBIE TRAILS DR. (43110)**, being 9.23± acres located on the east side of Gender Road, 725± feet south of Abbie Trails Drive (530-228205; Greater South East Area Commission).
Existing Zoning: L-M, Limited Manufacturing District.
Request: L-M, Limited Manufacturing District (H-35).
Proposed Use: Update site plan for self-storage facility.
Applicant(s): 1901 Western Avenue LLC; c/o Jeffrey L. Brown, Atty.; Smith and Hale; 37 West Broad Street, Suite 460; Columbus, Ohio 43215.
Property Owner(s): The Applicant.
Planner: Hayley Feightner; 614-645-3526; hefeightner@columbus.gov



111 North Front Street – Columbus OH 43215 – 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