

**AGENDA RESULTS
DEVELOPMENT COMMISSION
ZONING MEETING
CITY OF COLUMBUS, OHIO
NOVEMBER 10, 2022**

LOCATION CHANGE – FOR THIS MEETING ONLY

The Development Commission of the City of Columbus held a public hearing on the following zoning applications on **THURSDAY, NOVEMBER 10, 2022**, beginning at **4:30 P.M.** at the **MICHAEL B. COLEMAN GOVERNMENT CENTER – PARKING GARAGE** at 141 North Front Street, Columbus, OH 43215 in **CONFERENCE ROOM 141**. You can also monitor the hearing through the City of Columbus YouTube channel at the following link: <http://www.youtube.com/cityofcolumbus>.

SIGN LANGUAGE INTERPRETER: A Sign Language Interpreter, to “Sign” this meeting, will be made available for anyone with a need for this service, provided the Department of Building & Zoning Services is made aware of this need and given a reasonable notice of at least forty-eight (48) hours prior to the scheduled meeting time. To schedule an interpreter, please call 614-645-6373 or TDD 614-645-3293.

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 ZONING APPLICATIONS WERE HEARD ON THE 4:30 P.M. AGENDA:

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| 1. APPLICATION: | Z22-055 |
| Location: | 2937 COURTRIGHT RD. (43232) , being 4.14± acres located on the west side of Courtright Road, 220± feet south of the Askins Road northern terminus (530-158227; Mideast Area Commission). |
| Existing Zoning: | R, Rural District. |
| Request: | L-AR-3, Limited Apartment Residential District (H-60) & PUD-6, Planned Unit Development District (H-35). |
| Proposed Use: | Single-unit & multi-unit residential development. |
| Applicant(s): | Hope and Heart Property Solutions; c/o Jeffrey L. Brown, Atty.; 37 West Broad Street, Suite 460; Columbus, OH 43215. |
| Property Owner(s): | Sandra J. Jackson; 563 Wickham Way; Columbus, OH 43230. |
| Planner: | Joe Rose; 614-645-3526; jmrose@columbus.gov |

APPROVAL (5-0) CONDITIONED ON THE APPLICANT INCLUDING A 6 FOOT BOARD-ON-BOARD PRIVACY FENCE ALONG THE EASTERN AND SOUTHERN PROPERTY LINES

2. APPLICATION: Z22-060
Location: **42 W. JENKINS AVE. (43207)**, being 1.61± acres located at the northwest corner of West Jenkins Avenue and South Wall Street (010-049236 and 11 others; Columbus Southside Area Commission).
Existing Zoning: M, Manufacturing District.
Request: AR-2, Apartment Residential District (H-60).
Proposed Use: Multi-unit residential development.
Applicant(s): Community Development for All People, Inc.; c/o Dave Perry, Agent; David Perry Company, Inc.; 411 East Town Street, First Floor; Columbus, OH 43215, and Donald Plank, Atty.; 411 East Town Street, Second Floor; Columbus, OH 43215.
Property Owner(s): The Applicant.
Planner: Kelsey Priebe; 614-645-1341; krpriebe@columbus.gov

APPROVAL (5-0)

3. APPLICATION: Z22-064
Location: **475 HARMON AVE. (43223)**, being 3.06± acres located at the southeast corner of Harmon Avenue and South Souder Avenue (010-284121; Franklinton Area Commission).
Existing Zoning: L-M, Limited Manufacturing District.
Request: CPD, Commercial Planned Development District (H-60).
Proposed Use: Mental health & addiction crisis care center.
Applicant(s): ADAMH Board of Franklin Co.; c/o Thaddeus M. Boggs, Atty.; 10 West Broad Street, 23rd Floor; Columbus, OH 43215.
Property Owner(s): The Applicant.
Planner: Joe Rose; 614-645-3526; jmrose@columbus.gov

APPROVAL (5-0)

4. APPLICATION: Z22-070
Location: **990 E. DUBLIN-GRANVILLE ROAD (43229)**, being 1.62± acres located at the northeast corner of East Dublin-Granville Road and Boardwalk Street (010-300590; Northland Community Council).
Existing Zoning: CPD, Commercial Planned Development District.
Request: CPD, Commercial Planned Development District (H-35).
Proposed Use: Car wash facility.
Applicant(s): Driven Brands, Inc.; c/o Dave Perry, Agent; David Perry Company; 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): SIG 1000 EDG, LLC; c/o Jason Linscott; 5607 Glenridge Drive NE, Suite 200; Atlanta, GA 30342.
Planner: Tim Dietrich; 614-645-6665; tedietrich@columbus.gov

APPROVAL (5-0)

5. APPLICATION: Z22-057
Location: **6116 CLEVELAND AVE. (43231)**, being 0.70± acres located on the east side of Cleveland Avenue, 180± feet south of Home Acre Drive (600-212715; Northland Community Council).
Existing Zoning: L-C-2, Limited Commercial District.
Request: L-C-2, Limited Commercial District (H-35).
Proposed Use: Child daycare center.
Applicant(s): Kim Mikanik; 1116 West 2nd Avenue; Columbus, OH 43212.
Owner(s): Graystone Apartment Properties, LLC; 1491 Polaris Parkway, Suite 98; Columbus, OH 43240.
Planner: Joe Rose; 614-645-3526; jmrose@columbus.gov

APPROVAL (5-0)

6. APPLICATION: Z22-080
Location: **1709 FRANK RD. (43223)**, being 10.48± acres located at the southeast corner of Frank Road and Gantz Road (570-126842; Southwest Area Commission).
Existing Zoning: L-M, Limited Manufacturing District.
Request: M-2, Manufacturing District (H-35).
Proposed Use: Food manufacturing.
Applicant(s): T. Marzetti Company; c/o Holly Gross, Agent; 41 South High Street, Suite 2600; Columbus, OH 43215.
Property Owner(s): T. Marzetti Company; c/o Lisa Rathburn; 8333 Green Meadows Drive, Suite C; Lewis Center, OH 43035.
Planner: Tim Dietrich; 614-645-6665; tedietrich@columbus.gov

APPROVAL (5-0)

111 N. 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
Code Enforcement	(614) 645-2202	Zoning Public Hearings	(614) 645-4522
Customer Service Center	(614) 645-6090	Zoning Confirmation Letters	(614) 645-8637
Engineering Plan Review	(614) 645-0032		