



COUNCIL VARIANCE APPLICATION

City of Columbus, Ohio • Department of Building & Zoning Services
757 Carolyn Avenue, Columbus, Ohio 43224 • Phone: 614-645-7433 • www.columbus.gov

OFFICE USE ONLY

Application Number: CV12-021/12 315-00000-00231
Date Received: 5/1/12
Application Accepted By: S. Pine Fee: \$1600
Comments: Assigned to Shannon Pine, 645-2208, spine@columbus.gov

LOCATION AND ZONING REQUEST:

Certified Address (for Zoning Purposes) 1601 E 12th Ave Columbus OH zip 43219

Is this property currently being annexed into the City of Columbus Yes No

If the site is pending annexation, Applicant must show documentation of County Commissioner's adoption of the annexation petition.

Parcel Number for Certified Address: 010126430

Check here if listing additional parcel numbers on a separate page.

Current Zoning District(s): ~~R3~~ R3

Recognized Civic Association or Area Commission: North Central Area Commission

Proposed use or reason for Council Variance request: _____

Acreage: _____

APPLICANT: Name Fardosa Elmi
Address 1601 E 12th Ave City/State Columbus OH Zip 43219
Phone # 614-804-1286 Fax # _____ Email: ~~Fardosa@ATT.net~~ Fardosa@ATT.net

PROPERTY OWNER(S): Name Fardosa Elmi / Mahail JSSG
Address 1601 E 12th Ave City/State Columbus OH Zip 43219
Phone # 614-804-1286 Fax # _____ Email: Fardosa@ATT.net
 Check here if listing additional property owners on a separate page.

ATTORNEY / AGENT Attorney Agent
Name _____
Address _____ City/State _____ Zip _____
Phone # _____ Fax # _____ Email: _____

SIGNATURES (ALL SIGNATURES MUST BE SIGNED IN BLUE INK)
APPLICANT SIGNATURE [Signature]
PROPERTY OWNER SIGNATURE [Signature]
ATTORNEY / AGENT SIGNATURE _____

X

My signature attests to the fact that the attached application package is complete and accurate to the best of my knowledge. I understand that the City staff review of this application is dependent upon the accuracy of the information provided and that any inaccurate or inadequate information provided by me/my firm/etc. may delay the review of this application.

PLEASE NOTE: incomplete information will result in the rejection of this submittal.
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C/12-021

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STATEMENT OF HARDSHIP

Chapter 3307 of the Columbus Zoning Code
Section 3307.10 Variances by City Council

- A. Permit a variance in the yard, height, or parking requirements of any district only in conjunction with a change in zoning or a use variance and only where there are unusual and practical difficulties or unusual hardships in the carrying out of the zoning district provisions due to an irregular shape of lot, topography, or other conditions, providing such variance will not seriously affect any adjoining property or the general welfare.
- B. Permit a use of the property not permitted by the Zoning District established on the property if such use will not adversely affect the surrounding property or surrounding neighborhood and if Council is satisfied that the granting of such variance will alleviate some hardship or difficulty which warrants a variance from the Comprehensive Plan.

Before authorizing any variance from the Zoning Code in a specific case, City Council shall first determine that such variance will not impair an adequate supply of light and air to the adjacent property, unreasonably increase the congestion of Public Streets, increase the danger of fires, endanger the public safety, unreasonably diminish or impair the public health, safety, comfort, morals, or welfare of the inhabitants of the City of Columbus.

In granting a variance pursuant to this section, Council may impose such requirements and conditions regarding the location, character, duration, and other features of the variance proposal as Council deems necessary to carry out the intent and purpose of this Zoning Code and to otherwise safeguard the public safety and welfare.

I have read the foregoing and believe my application for relief from the requirements of the Zoning Code contains the necessary hardship, will not adversely affect surrounding property owners and will comply with the variance requested as detailed below:

I would like to inform City Council that by granting me the requested variance. To establishing better business as a childcare provider who would like to be home with her own children, and run home business to provide income my family. Run type A home child care will attract me new customer and keeping my customer whom their family is growing like my family. I am type B child care for last three years and I will like to

Signature of Applicant *[Signature]* Date *4/30/12*

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grant ~~to~~ type A Home Child care, because when you are type B child care Provider you are allow to ~~to~~ care 6 children including your own children who does not go to school, I have two children of my own, therefore I can only care ~~for~~ 4 more children and that is why I am asking City Council to consider my request as mother who care her children and will like bring income for her ~~the~~ family.

Type A child care allows me to satisfy my customer and also help me and my family financially.

Thank you advance -
sincerely Farooze Ali.



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AFFIDAVIT

(See next page for instructions)

APPLICATION # CV12-021

STATE OF OHIO _____
COUNTY OF FRANKLIN _____

Being first duly cautioned and sworn (1) NAME Fardosa Elmi
of (1) MAILING ADDRESS 1601 E 12th Ave Columbus OH 43219
deposed and states that (he/she) is the applicant, agent, or duly authorized attorney for same and the following is a
list of the name(s) and mailing address(es) of all the owners of record of the property located at

(2) per CERTIFIED ADDRESS FOR ZONING PURPOSES 1601 E 12th Ave Columbus OH 43219
for which the application for a rezoning, variance, special permit or graphics plan was filed with the Department of Building
and Zoning Services, on (3) 5/11/12

(THIS LINE TO BE FILLED OUT BY CITY STAFF)

SUBJECT PROPERTY OWNERS NAME
AND MAILING ADDRESS

(4) Fardosa Elmi
1601 E 12th Ave
Columbus OH 43219

APPLICANT'S NAME AND PHONE #
(same as listed on front of application)

Fardosa Elmi
614-804-1286

AREA COMMISSION OR CIVIC GROUP
AREA COMMISSION ZONING CHAIR OR
CONTACT PERSON AND ADDRESS

(5) North Central Area Commission
1362 Sigsbee Avenue
Columbus OH 43219
Douglas McDonald, Chair Person 614-584-99

and that the attached document (6) is a list of the names and complete mailing addresses, including zip codes, as shown on the County Auditor's Current Tax List or the County Treasurer's Mailing List, of all the owners of record of property within 125 feet of the exterior boundaries of the property for which the application was filed, and all of the owners of any property within 125 feet of the applicant's or owner's property in the event the applicant or the property owner owns the property contiguous to the subject property(7)

(7) Check here if listing additional property owners on a separate page.

SIGNATURE OF AFFIANT Fardosa Elmi (8) _____

Subscribed to me in my presence and before me this 7th day of May, in the year 2012

SIGNATURE OF NOTARY PUBLIC (8) [Signature]

My Commission Expires October 16 2012



STAR GULED
Notary Public, State of Ohio
My Comm. Expires Oct. 16, 2012

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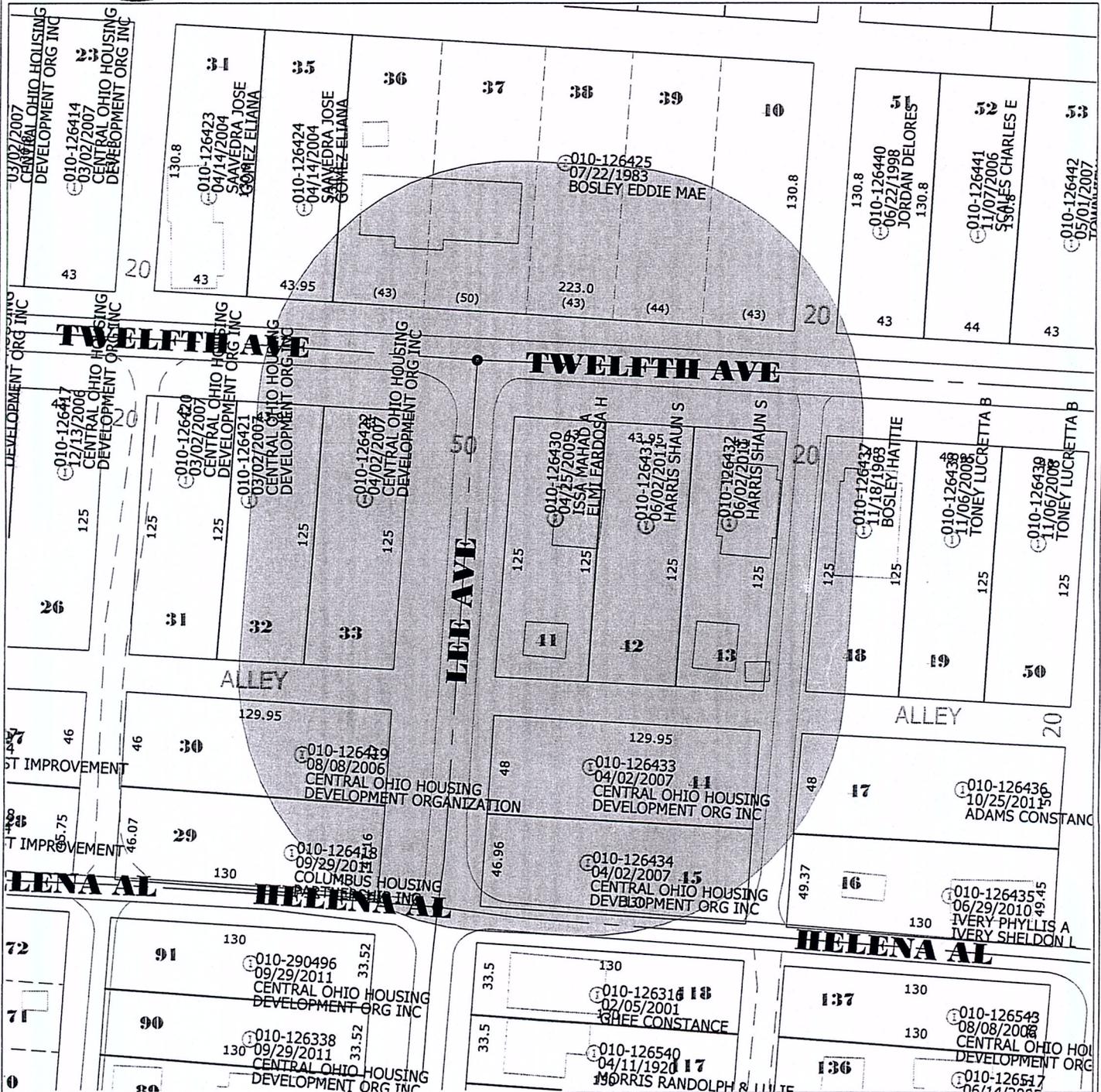
C12-021



CLARENCE E MINGO II FRANKLIN COUNTY AUDITOR

MAP ID: mb

DATE: 4/27/12



Disclaimer

Scale = 72'



This map is prepared for the real property inventory within this county. It is compiled from recorded deeds, survey plats, and other public records and data. Users of this map are notified that the public primary information sources should be consulted for verification of the information contained on this map. The county and the mapping companies assume no legal responsibilities for the information contained on this map. Please notify the Franklin County GIS Division of any discrepancies.

CV 12-021

APPLICANT/PROPERTY OWNER

AREA COMMISSION

Fardosa Elmi
1601 E 12th Ave.
Columbus, OH 43219

North Central Area Commission
1362 Sigsbee Ave.
Columbus, OH 43219

SURROUNDING PROPERTY OWNERS:

Saun S. Harris
206 Clark Rd.
Cincinnati, OH 45215

Columbus Housing Partnership
562 E Main St.
Columbus, OH 43215

Central Ohio Housing Development
Org. Inc.
562 E Main St.
Columbus, OH 43215

Delores A. Jordan
1658 Bryn Mawr Rd.
Cleveland, OH 44112

Constance C. Adams
1833 Cleveland Ave.
Columbus, OH 43211

Hattie Bosley
c/o Sylvia Crawford
996 E. 26th Ave.
Columbus, OH 43211

Eddie Mae Bosley
1594 E 12th Ave.
Columbus, OH 43219

Jose Saavedra & Eliana Gomez
1582 E 12th Ave.
Columbus, OH 43219



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PROJECT DISCLOSURE STATEMENT

Parties having a 5% or more interest in the project that is the subject of this application. THIS PAGE MUST BE FILLED OUT COMPLETELY AND NOTARIZED. Do not indicate 'NONE' in the space provided.

APPLICATION # CV 12-021

STATE OF OHIO
COUNTY OF FRANKLIN

Being first duly cautioned and sworn [NAME] Fardosa Elmi

Of [COMPLETE ADDRESS] 1601 E 12th Ave Columbus OH 43219

deposes and states that [he/she] is the APPLICANT, AGENT or DULY AUTHORIZED ATTORNEY FOR SAME and the following is a list of all persons, other partnerships, corporations or entities having a 5% or more interest in the project which is the subject of this application in the following formats

Name of business or individual
Business or individual's address
Address of corporate headquarters
City, State, Zip
Number of Columbus based employees
Contact name and number

1. <u>Fardosa Elmi</u> <u>1601 E 12th Ave</u> <u>Columbus OH 43219</u>	2. 1601 E 12th Ave <u>SS</u> <u>1601 E 12th Ave</u> <u>Columbus OH 43219</u>
3.	4.

Check here if listing additional parties on a separate page.

SIGNATURE OF AFFILIANT

Subscribed to me in my presence and before me this 1st day of May, in the year 2012

SIGNATURE OF NOTARY PUBLIC

My Commission Expires:



Notary Seal Here

STAR GULED
Notary Public, State of Ohio
My Comm. Expires Oct. 16, 2012

This Project Disclosure Statement expires six months after date of notarization.

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CV12-021

PRE-APPLICATION REVIEW WORKSHEET

THIS PAGE WILL BE COMPLETED AT THE PRE-APPLICATION REVIEW MEETING BY CITY STAFF

- Address of location of the site 1601 E 12th Ave.
- Annexation status In Columbus
- Current development on the property 1-Family
- Current zoning and legal use of the property
(Attach computer record if applicable) Type A home day care
- Proposed use of the site CV for use
- Zoning Districts, Variances or Special Permit requested > 1 acre
- Total acreage of the site
- Site location-
Attach and identify here the types of maps referenced (Zoning Map/GIS Map)
- Special development review standards:
 - Flood plain N/A
 - Airport Environs Overlay
 - Historic Districts [HRC, Architectural Review, Listed Property]
 - Traffic Standards Code [Right of Way, TIS, other]
 - Parkland (land, easements, bike paths, other)
 - Zoning Clearance (Site plan review)
 - Other
- Review of Public Notice Affidavit requirements
- Adopted Area Plan or Development Policies
Recommendation / Other North Central Plan
- Preliminary Review of Limitation text or planned district text standards Single-family
- Area Commission or other Community Group
- Proposed Hearing Date
- Cut-off Date for the Proposed Hearing Date 5/1/12 & 6/5/12
- Items to be completed or revised before submittal
 - (1)
 - (2)
 - (3)
 - (4)
 - (5)
- Requested Variances: use in R-3 to allow day care (Type A) and parking

Comments [Applicant] _____

Comments [City] _____

Staff met with Fardosa Elm on 4/16/12 regarding this proposed application
and applicant received a copy of this pre-application worksheet.
City Staff Representative Shannon J Piny Date 4/16/12

Note: This Pre-Application Review is preliminary, based upon the information presented. This document is a tool to allow staff to become acquainted with the proposal and to identify issues relevant to the application. Additional information may be necessary after City Staff formally reviews your request.

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CV12-021

CITY OF COLUMBUS, OH

ADDRESS INQUIRY- ALL APPLICATIONS (with most recent file date first)

PRINT DATE: 4/18/2012

PARAMETERS

STREET NAME: 12TH HIGH ADDRESS: 1601 LOW ADDRESS: 1601 STREET DIRECTION: E

1601 E 12TH AV

1601 E 12TH AV

PARCEL NUMBER 010-126430 SUB-DIV/LOT # AMERICAN ADDITION, 41 ZIP CODE 432191904
 04120-00000-03647 C-40 CODE
 FILE DATE 9/15/2004 RES/COMM New Construction
 PERMIT TYPE Residential NEW/RPLC/ALTER Electrical
 CONTRACTOR E0557 CONTRACTOR SPEED'S ELECTRICAL SERVICE

ISSUED

OBBC-CON
OBBC-USE
SQUARE FT
TOTAL VALUATION

LINE # WORK DESCRIPTION

1 TEMP ELECTRIC SERVICE 100 AMPS BLDG PERMIT 04115-0-02274

04115-00000-02274 C-40 CODE
 FILE DATE 9/1/2004 RES/COMM New Construction
 PERMIT TYPE Residential NEW/RPLC/ALTER Structure
 CONTRACTOR P0360 CONTRACTOR MILLER & RANNEY PLUMBING CO INC

ISSUED

OBBC-CON
OBBC-USE
SQUARE FT
TOTAL VALUATION \$50,000.00

CONTRACTOR H0032 CONTRACTOR NORTHLAND HEATING & AIR CONDITIONING CO INC

OBBC-CON
OBBC-USE
SQUARE FT
TOTAL VALUATION \$50,000.00

CONTRACTOR G3670 CONTRACTOR GREATER COLUMBUS HABITAT FOR HUMANITY

OBBC-CON
OBBC-USE
SQUARE FT
TOTAL VALUATION \$50,000.00

CONTRACTOR E0557 CONTRACTOR SPEED'S ELECTRICAL SERVICE

OBBC-CON
OBBC-USE
SQUARE FT
TOTAL VALUATION \$50,000.00

LINE # WORK DESCRIPTION

***** G3Comments Begin: BUILD A 2-STORY FRAME,1-FAMILY DWELLING WITH FULL BASEMENT WATERPROOF
1-BATHROOM,1-TOILETROOM,2-CAR DETACHED GARAGE,3-BEDROOMS *TCO ISSUED PER C. SPRUILL - 60 DAYS - COMPLETE
TAGGED ITEMS - 4/20/05 R. LAHR*

OTHER APPLICATIONS

05440-00000-01431
 APPLICATION NUMBER 05440-00000-01431 FILE DATE 4/15/2005
 PERMIT TYPE Housing Code Inspection PERMIT GROUP Enforcement
 PERMIT SUB TYPE Exterior PERMIT CATEGORY General
 COMMENT

NO MORE ACTION

CITY OF COLUMBUS, OH

ADDRESS INQUIRY- ALL APPLICATIONS (with most recent file date first)

PRINT DATE: 4/18/2012

PARAMETERS

STREET NAME: 12TH HIGH ADDRESS: 1601 LOW ADDRESS: 1601 STREET DIRECTION: E

1601 E 12TH AVE

1601 E 12TH AVE

ZIP CODE 43219

PARCEL NUMBER 010126430

SUB-DIV/LOT #

ELEC1122689

C-40 CODE

FILE DATE 8/2/2011

RES/COMM Repair Replace

PERMIT TYPE Residential

NEW/RPLC/ALTER Electrical

ISSUED

CONTRACTOR E1663

CONTRACTOR HAWKINS JR MARTIN

OBBC-CON

OBBC-USE

SQUARE FT

TOTAL VALUATION \$350.00

LINE # WORK DESCRIPTION

RESIDENTIAL SF
INSTALL A DISCONNECT FOR A AC

1601 E 12TH AVE

OTHER APPLICATIONS

10470-00756

APPLICATION NUMBER 10470-00756
PERMIT TYPE Zoning Code Inspection
PERMIT SUB TYPE Inoperable Vehicle Storage
COMMENT

FILE DATE 3/23/2010
PERMIT GROUP Enforcement
PERMIT CATEGORY NA

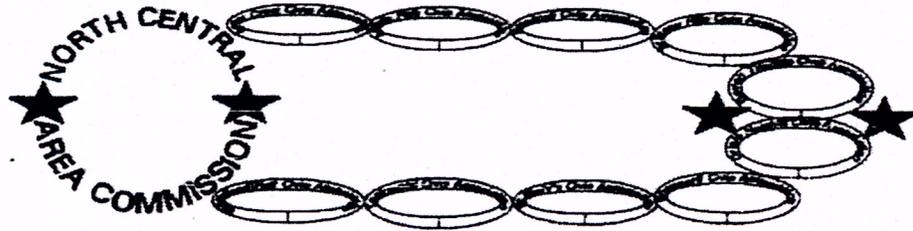
NO MORE ACTION

09475-09939

APPLICATION NUMBER 09475-09939
PERMIT TYPE Environmental Health
PERMIT SUB TYPE Occupied
COMMENT

FILE DATE 7/10/2009
PERMIT GROUP Enforcement
PERMIT CATEGORY NA

NO MORE ACTION



Commissioners:

Douglas McDonald, Sr.
Chairperson
Commissioner-At-Large

Linda Stubbs
Vice Chairperson
Devon Triangle

Gloria Zebbs Anderson
Secretary
Commissioner-At-Large

Norma Jean Whitehead
Correspondence Secretary
St. Mary's

Wallace McLean
Parliamentarian
Commissioner-At-Large

Tiffany White
Commissioner-At-Large

Frank R. Brown, II
Amer Crest

Carlton Fraley
Argyle Park

Vacant
Brentnell

Alfonso Hooper
Brittany Hills

Marie Moreland Short
Mayoral Appointee

Vacant
Oriole Heights

Marilyn Crockett
Shepard

Nancy Hill-McClary
Teakwood Heights

Vacant
Woodland-Holt

April 20, 2012

Fardosa Elmi
1601 E 12th Ave
Columbus OH 43219

Dear Fardosa,

The North Central Area Commission met on April 5, 2012 with a quorum present. We welcomed you to present your appeal to change your in-home child-care from Type B to Type A.

The Commissioners voted unanimously to recommend Approval and support of your request.

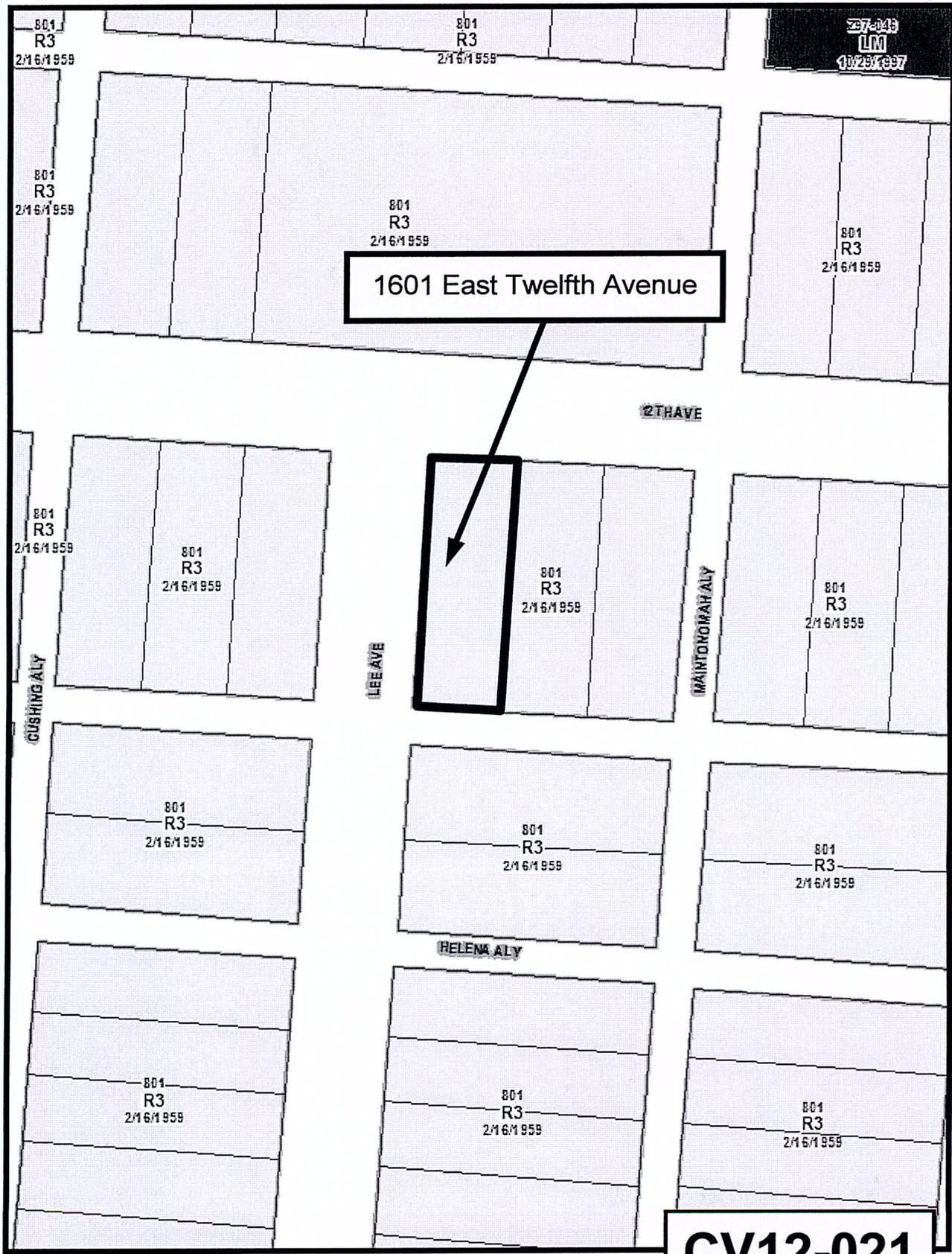
We look forward to working with you in service to our community.

If you need further assistance, you may call me at 267-2693. My email address is gzebbs@aol.com.

Sincerely,
THE NORTH CENTRAL AREA COMMISSION

Gloria Zebbs Anderson, Secretary

Cc: NCAC Commissioners



1601 East Twelfth Avenue

27-046
LM
10/29/1997

801
R3
2/16/1959

CUSHING AVE

LEE AVE

MARTINOWAR AVE

801
R3
2/16/1959

801
R3
2/16/1959

801
R3
2/16/1959

RELENA AVE

801
R3
2/16/1959

801
R3
2/16/1959

801
R3
2/16/1959

CV12-021

1601 East Twelfth Avenue

CUSHING AVE

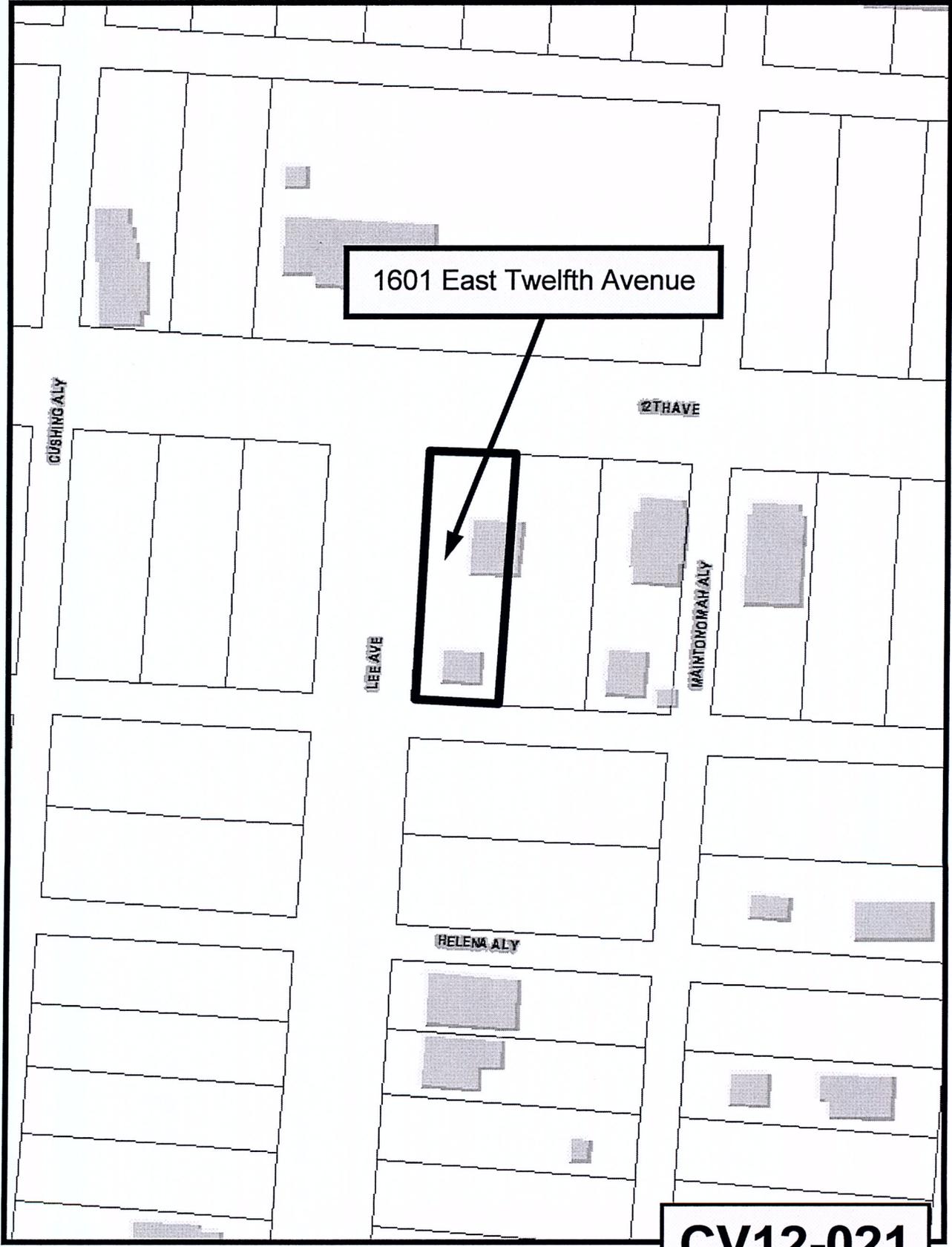
12TH AVE

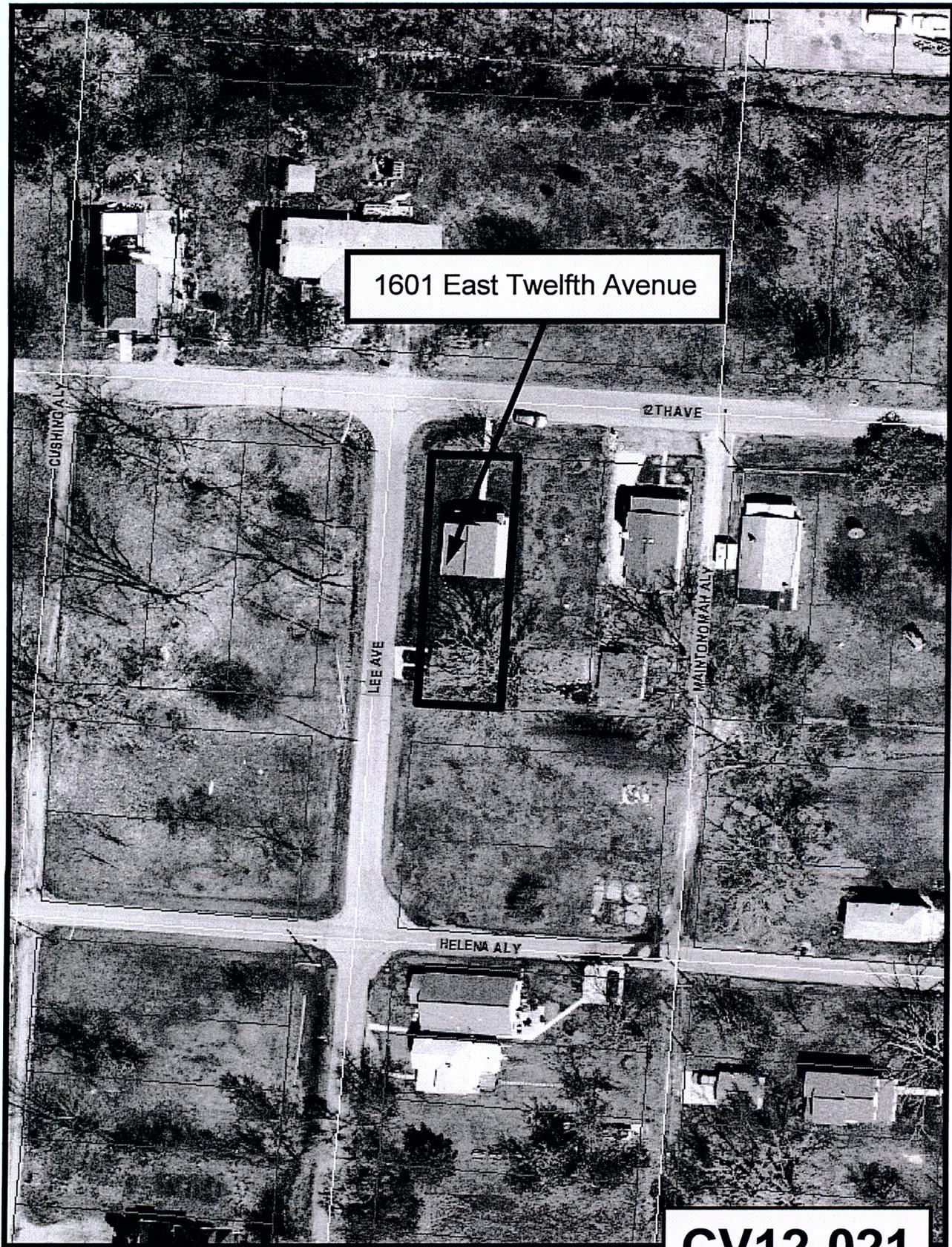
LEE AVE

MAINTON AVE

HELENA AVE

CV12-021





1601 East Twelfth Avenue

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