

**AGENDA
DEVELOPMENT COMMISSION
ZONING MEETING
CITY OF COLUMBUS, OHIO
JULY 12, 2012**

The Development Commission of the City of Columbus will hold a public hearing on the following applications on **Thursday, JULY 12, 2012**, beginning at **6:00 P.M.** at the **CITY OF COLUMBUS, I-71 NORTH COMPLEX** at 757 Carolyn Avenue, Columbus, OH 43224 in the lower level **HEARING ROOM**.

Further information may be obtained by visiting the City of Columbus Zoning Office website at <http://bzs.columbus.gov/commission.aspx?id=20698> or by calling the Department of Building and Zoning Services, Council Activities section at 645-4522.

THE FOLLOWING APPLICATIONS WILL BE HEARD ON THE 6:00 P.M. AGENDA:

- 1. APPLICATION: Z12-024 (12335-00000-00206)**
Location: **4871 WARNER ROAD (43016)**, being 43.73± acres located on the south side of Warner Road, 1400± feet east of Ulry Road (460-271260 & 010-252430).
Existing Zoning: PUD-8, Planned Unit Development District.
Request: L-AR-12, Limited Apartment Residential District.
Proposed Use: Multi-unit residential development.
Applicant(s): Albany Landings LLC; c/o Jill S. Tangeman, Atty.; 52 East Gay Street; Columbus, OH 43215.
Property Owner(s): Albany Landings LLC; 470 Olde Worthington Road, Suite 100; Westerville, OH 43082.
Planner: Shannon Pine, 645-2208, spine@columbus.gov.

- 2. APPLICATION: Z12-029 (12335-00000-00225)**
Location: **4420 CLIME ROAD (43228)**, being 3.17± acres located at the northeast corner of Clime and Georgesville Roads (010-232675; Greater Hilltop Area Commission).
Existing Zoning: L-C-2, Limited Commercial District.
Request: CPD, Commercial Planned Development District.
Proposed Use: Fuel sales and car wash in conjunction with convenience retail.
Applicant(s): FS Real Estate Development, LLC; c/o Michael T. Shannon, Atty.; Crabbe, Brown & James, LLP; 500 South Front Street, Suite 1200; Columbus, OH 43215..
Property Owner(s): Mount Carmel Health System; 6150 East Broad Street; Columbus, OH 43213.
Planner: Shannon Pine, 645-2208, spine@columbus.gov.

3. **APPLICATION:** **Z12-032 (12335-00000-00228)**
Location: **435 HUTCHINSON AVENUE (43235)**, being 2.8± acres located on the south side of Hutchinson Avenue, 900± feet east of High Cross Boulevard (610-201410).
Existing Zoning: CPD, Commercial Planned Development District.
Request: L-C-4, Limited Commercial District.
Proposed Use: Commercial development.
Applicant(s): The Ellis Company; c/o Jeffrey L. Brown, Atty.; Smith & Hale, LLC; 37 West Broad Street, Suite 725; Columbus, OH 43215.
Property Owner(s): Pontifical College Josephinum; 7625 North High Street; Columbus, Ohio 43235.
Planner: Shannon Pine; 645-2208; spine@columbus.gov.
4. **APPLICATION:** **Z12-031 (12335-00000-00227)**
Location: **5335 NORTH HAMILTON ROAD (43230)**, being 6.7± acres located on the west side North Hamilton Road, 590± feet north of Thompson Road. (010-237830).
Existing Zoning: L-M, Limited Manufacturing and R, Rural Districts.
Request: L-M, Limited Manufacturing District.
Proposed Use: Self Storage
Applicant(s): Cardinal Self Storage LLC; c/o Jeffrey L. Brown & David L. Hodge, Attys.; Smith and Hale; 37 West Broad Street, Suite 725; Columbus, OH 43215.
Property Owner(s): Southland Self Storage; 1301 Dublin Road, Suite 200; Dublin, OH 43215
Planner: Dana Hitt, 645-2395; dahitt@columbus.gov
5. **APPLICATION:** **Z12-030 (12335-00000-00226)**
Location: **1155 BONHAM AVENUE (43211)**, being 0.40± acres located on the south side Bonham Avenue, at the southern terminus of Dolle Avenue. (010-026860, South Linden Area Commission).
Existing Zoning: R-4, Residential District.
Request: M, Manufacturing District.
Proposed Use: Concrete salvage use.
Applicant(s): Dwight Bailey; 982 Hill Road North; Pickerington, OH 43147.
Property Owner(s): Phil-Ro Land Co LLC; 999 Bonham Avenue; Columbus, OH 432121
Planner: Dana Hitt, 645-2395; dahitt@columbus.gov

6. **APPLICATION:** **Z12-027 (12335-00000-00220)**
Location: **2301 REFUGEE ROAD (43205)**, being 0.81± acres located on the south side Refugee Road, 1275± feet east of English Road. (010-289349, Far South Columbus Area Commission).
Existing Zoning: RRR, Restricted Rural Residential District.
Request: M, Manufacturing
Proposed Use: Industrial use.
Applicant(s): Randall Hall; c/o Edward T. McClellan, Atty; 880 Mendes Court; Columbus, OH 43235.
Property Owner(s): William N. Igel; 1855 Snouffer Road; Worthington, OH 43085
Planner: Dana Hitt, 645-2395; dahitt@columbus.gov

7. **APPLICATION:** **Z12-028 (12335-00000-00222)**
Location: **2236 REFUGEE ROAD (43205)**, being 1.19± acres located on the north and south sides Refugee Road, 885± feet east of English Road. (010-237244, Columbus South Side and Far South Columbus Area Commissions).
Existing Zoning: R-1, Residential District.
Request: M, Manufacturing
Proposed Use: Industrial use.
Applicant(s): Randall Hall; c/o Edward T. McClellan, Atty; 880 Mendes Court; Columbus, OH 43235.
Property Owner(s): Randall Hall; c/o Edward T. McClellan, Atty; 7725 Basil Western Road; Canal Winchester, OH 43110.
Planner: Dana Hitt, 645-2395; dahitt@columbus.gov