AGENDA
DEVELOPMENT COMMISSION
ZONING MEETING
CITY OF COLUMBUS, OHIO
DECEMBER 13, 2012

The Development Commission of the City of Columbus will hold a public hearing on the following applications on Thursday, DECEMBER 13, 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: Z12-043 (12335-00000-00438)
   Location: 5372 CENTRAL COLLEGE ROAD (43081), being 85.4± acres located on the north side of Central College Road, 3040± feet west of Harlem Road (Rocky Fork/Blacklick Accord; 010-237894).
   Existing Zoning: NE, Neighborhood Edge, NG, Neighborhood General, NC, Neighborhood Center, and TC, Town Center Districts.
   Request: NE, Neighborhood Edge, NG, Neighborhood General, and NC, Neighborhood Center Districts.
   Applicant(s): Homewood Corp.; c/o Laura MacGregor Comek, Atty.; 500 South Front Street, 12th Floor; Columbus, Ohio 43215.
   Property Owner(s): The Applicant.
   Planner: Shannon Pine, 645-2208, spine@columbus.gov

2. APPLICATION: Z12-053 (12335-00000-00518)
   Location: 5702 HIGH ROCK DRIVE (43081), being 23.87± acres located on the south side of Central College Road, 827± feet east of North Hamilton Road (010-274571; Rocky Fork/Blacklick Accord).
   Existing Zoning: L-AR-12, Limited Apartment Residential District.
   Request: L-AR-12, Limited Apartment Residential District.
   Proposed Use: Multi-unit residential development.
   Applicant(s): Traditions at Rocky Fork LLC; c/o Jill S. Tangeman, Atty.; 52 East Gay Street; Columbus, OH 43215.
   Property Owner(s): Traditions at Rocky Fork LLC et al; 470 Olde Worthington Road, Suite 100; Westerville, OH 43082.
   Planner: Shannon Pine, 645-2208, spine@columbus.gov
3. APPLICATION: Z12-048 (12335-00000-00513)
Location: 3022 EAST FIFTH AVENUE (43219), being 0.79± acres located at the northeast corner of East Fifth and Rarig Avenues (010-045972).
Existing Zoning: C-4, Commercial and R-4, Residential Districts.
Request: CPD, Commercial Planned Development District.
Proposed Use: Community basketball park.
Applicant(s): Chris Edwards; 1087 Miller Avenue; Columbus, Ohio 43219.
Property Owner(s): Living Word Church of Columbus; c/o Pastor Jeff Haygood; 3007 East Sixth Avenue; Columbus, Ohio 43219.
Planner: Dana Hitt, 645-2395; dahitt@columbus.gov

4. APPLICATION: Z12-044 (12335-00000-00444)
Location: 753 CHAMBERS ROAD (43212), being 0.6± acres located on the south side of Chambers Road, 170± feet west of Olentangy River Road (130-003304 and 130-000810).
Existing Zoning: R, Rural District.
Request: CPD, Commercial Planned Development District.
Proposed Use: Commercial development.
Applicant(s): Lennox Town Plaza LLC; c/o Jeffrey L. Brown, Atty.; Smith and Hale LLC; 37 West Broad Street, Suite 725; Columbus, OH 43215.
Property Owner(s): Lennox Town Plaza LLC; 511 North Park Street; Columbus, OH 43215; and Michael Sabo; 755 Chambers Road; Columbus, OH 43212.
Planner: Shannon Pine, 645-2208, spine@columbus.gov.

5. APPLICATION: Z12-023 (12335-00000-00172)
Location: 1372 NORTH GRANT AVENUE (43201), being 1.87± acres located on the north side of East Fifth Avenue, 160± feet east of North Grant Avenue (010-008498, University Area Commission).
Existing Zoning: M, Manufacturing District.
Request: CPD, Commercial Planned Development District.
Proposed Use: Housing for the elderly.
Applicant(s): Weinland Senior LLC; c/o Dave Perry, David Perry Company; 145 East Rich Street; 3rd Floor; Columbus, Ohio 43215.
Property Owner(s): Weinland Park Development LLC; c/o David Perry Company; 145 East Rich Street; 3rd Floor; Columbus, Ohio 43215.
Planner: Dana Hitt, 645-2395; dahitt@columbus.gov
6. APPLICATION: Z12-060 (ACCELA # 12335-00000-00590)
   Location: 2393 WEST DUBLIN GRANVILLE ROAD (43235), being 20.49±
   acres located on the south side of West Dublin-Granville Road,
   625± feet east of McVey Boulevard. (610-198847).

   Existing Zoning: L-C-4, Limited Commercial & L-M-2, Limited Manufacturing
   Districts
   Request: L-ARLD, Limited Apartment Residential District
   Proposed Use: Multi-unit dwelling development.
   Applicant(s): Vision Development Inc; c/o Connie J. Klema, Atty; 145 East Rich
   Street, 2nd Floor; Columbus, OH 43215.
   Property Owner(s): Linworth Village Center; 107 South High Street, 3rd Floor;
   Columbus, OH 43215.
   Planner: Dana Hitt; 645-2395; dahitt@columbus.gov.

7. APPLICATION: Z12-061 (ACCELA # 12335-00000-00586)
   Location: 2585 BILLINGSLEY ROAD (43235), being 4.9± acres located on
   the south side of Billingsley Road, 420± feet west of Shirlington
   Drive. (212-000087).

   Existing Zoning: R, Rural (Annex) District
   Request: L-C-4, Limited Commercial District
   Proposed Use: Commercial use.
   Applicant(s): Billingsley Properties LLC; c/o Jeffrey L. Brown, Atty; Smith and
   Hale LLC; 37 West Broad Street, Suite 725; Columbus, OH 43215.
   Property Owner(s): Billingsley Properties LLC; 4586 Gateway Drive; Columbus, OH,
   43220.
   Planner: Dana Hitt; 645-2395; dahitt@columbus.gov.

8. APPLICATION: Z12-052 (ACCELA # 12335-00000-00517)
   Location: 5910 AND 5942 SUNBURY ROAD (43081), being 7.8± acres
   located at the southeast corner of Sunbury Road, and the exit ramp
   from eastbound State Route 161. (010-213825).

   Existing Zoning: R, Rural District.
   Request: L-C-4, Limited Commercial District.
   Proposed Use: Hotel
   Applicant(s): Metro Development LLC; c/o Jill Tangeman, Atty.; 52 East Gay
   Street, P.O. Box 1008; Columbus, Ohio 43216.
   Property Owner(s): Metro Development LLC et al; 470 Olde Worthington Road;
   Westerville, Ohio 43082.
   Planner: Dana Hitt; 645-2395; dahitt@columbus.gov.