AGENDA
DEVELOPMENT COMMISSION
ZONING MEETING
CITY OF COLUMBUS, OHIO
DECEMBER 12, 2013

The Development Commission of the City of Columbus will hold a public hearing on the following applications on Thursday, DECEMBER 12, 2013, 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: Z13-049 (13335-00000-00634)
Location: 1580 JOYCE AVENUE (43219), being 0.49± acres located at the southeast corner of Joyce and Seventeenth Avenues (010-108440; North Central Area Commission).
Existing Zoning: C-4, Commercial, and R-2, Residential District.
Request: L-C-4, Limited Commercial District.
Proposed Use: Commercial development.
Applicant(s): Asnakew Tadesse; c/o Alex Gared, Agent; 960 Sunbury Road; Columbus, OH 43219.
Property Owner(s): The Applicant.
Planner: Shannon Pine, 645-2208, spine@columbus.gov

2. APPLICATION: Z13-053 (13335-00000-00761)
Location: 4480 WINCHESTER PIKE (43232), being 2.55± acres located on the north side of Winchester Pike, 300± feet west of South Hamilton Road (180-001492, 180-001440 and 180-001493; Southeast Community Coalition).
Existing Zoning: R, Rural District.
Request: C-4, Commercial District.
Proposed Use: Retail landscape supply store.
Applicant(s): James A. Weber II, Member of Weber Holdings-South, LLC; c/o Kristin E. Chek, Esq.; 1600 Universal Road; Columbus, OH 43207.
Property Owner(s): The Applicant.
Planner: Tori Proehl, 645-2749, viproehl@columbus.gov
3. **APPLICATION:** Z13-057 (13335-00000-00811)  
**Location:** 5062 HAYDEN RUN ROAD (43016), being 12.65± acres located at the northwest corner of Hayden Run Road and Edwards Farms Drive (010-212226).  
**Existing Zoning:** CPD, Commercial Planned Development District.  
**Request:** L-AR-O, Limited Apartment Residential Office District.  
**Proposed Use:** Multi-unit residential development.  
**Applicant(s):** Multicon Development Co.; c/o Jeffrey L. Brown, Atty.; Smith and Hale LLC; 37 West Broad Street, Suite 725; Columbus, Ohio 43215.  
**Property Owner(s):** The Applicant.  
**Planner:** Shannon Pine, 645-2208, spine@columbus.gov

**THE FOLLOWING POLICY ITEMS WILL BE HEARD IMMEDIATELY AFTER THE ZONING AGENDA:**

**MOTION TO APPROVE SUMMARY OF the October 10, 2013 MEETING**

**NEW BUSINESS**

1) **Northland I Area Plan** - Presentation, Discussion, and Action

The *Northland I Area Plan* will provide policy guidance relative to land use, urban design, and development guidelines and it will replace the 2001 *Northland Plan - Volume I*. For more information see the Northland I Plan Update website: [www.tinyurl.com/northlandplan](http://www.tinyurl.com/northlandplan)

Contact: Christine Palmer Leed, Neighborhood Planner  
614.645.8791 or clpalmer@columbus.gov

2) **Appointment to Housing Council for Residential Community Reinvestment Areas** - Discussion and Action

**ADJOURNMENT**