



REZONING 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 #: 714-016/14335-00000-00199
Date Received: 4/1/14
Application Accepted By: TP Fee: \$1800
Comments: Assigned to Shannon Pine, 645-2208, spine@columbus.gov

LOCATION AND ZONING REQUEST:

Certified Address (for Zoning Purposes) 1415 Chambers Road Zip 43212
Is this application being annexed into the City of Columbus Yes No (circle one)
If the site is currently pending annexation, Applicant must show documentation of County Commissioner's adoption of the annexation petition.
Parcel Number for Certified Address 130-005581 / 420-292067
 Check here if listing additional parcel numbers on a separate page.
Current Zoning District(s) R Requested Zoning District(s) AR-1
Area Commission Area Commission or Civic Association: 5th X Northwest Area Commission
Proposed Use or reason for rezoning request: Multi-family residential
(continue on separate page if necessary)
Proposed Height District: 60' Acreage .31+/- acre
[Columbus City Code Section 3309.14]

APPLICANT:

Name Guy Williams, Jr.
Address 1387 Chambers Rd. City/State Columbus, OH Zip 43212
Phone # 488-1101 Fax # 488-0028 Email _____

PROPERTY OWNER(S):

Name Guy Williams, Jr., et al.
Address 1387 Chambers Rd. City/State Columbus, OH Zip 43212
Phone # _____ Fax # _____ Email _____
 Check here if listing additional property owners on a separate page

ATTORNEY / AGENT (CHECK ONE IF APPLICABLE)

Attorney Agent

Name David Hodge / Smith & Hale LLC
Address 37 W. Broad St., Suite 460 City/State Columbus, OH Zip 43215
Phone # 221-4255 Fax # 221-4409 Email: _____

SIGNATURES (ALL SIGNATURES MUST BE PROVIDED AND SIGNED IN BLUE INK)

APPLICANT SIGNATURE Guy Williams, Jr. By: [Signature]
PROPERTY OWNER SIGNATURE Guy Williams, Jr., et al. By: [Signature]
ATTORNEY / AGENT SIGNATURE _____ By: [Signature]

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.
Applications must be submitted by appointment. Call 614-645-4522 to schedule.
Please make all checks payable to the Columbus City Treasurer



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AFFIDAVIT

(See instruction sheet)

APPLICATION # 714-016

STATE OF OHIO
COUNTY OF FRANKLIN

Being first duly cautioned and sworn (1) NAME David Hodge
of (1) MAILING ADDRESS 37 W. Broad St., Suite 460, Columbus, OH 43215

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) CERTIFIED ADDRESS FOR ZONING PURPOSES 1415 Chambers Road
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) 4/1/14

(THIS LINE TO BE FILLED OUT BY CITY STAFF)

SUBJECT PROPERTY OWNERS NAME
AND MAILING ADDRESS
 Check here if listing additional property owners
on a separate page.

(4) Guy Williams, Jr.	Matthew Vekasy
1387 Chambers Rd.	1433 Grandview Ave
Columbus, OH 43212	Columbus, OH 43212

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

Guy Williams, Jr.
488-1101

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

(5) 5th X Northwest Area Commission
c/o Mr. Bruce McKibben
1094 Lincoln Ave., Columbus, OH 43212

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)

SIGNATURE OF AFFIANT

Subscribed to me in my presence and before me this 31st day of March, in the year 2014

SIGNATURE OF NOTARY PUBLIC

My Commission Expires:

(8) Natalie C. Timmons
9/4/15

This Affidavit expires six months after date of notarization.



Natalie C. Timmons
Notary Public, State of Ohio
My Commission Expires 09-04-2015

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214-016

APPLICANT

Guy Williams, Jr.
1387 Chambers Road
Columbus, OH 43212

AREA COMMISSION

5th by Northwest
c/o Mr. Bruce McKibben
1094 Lincoln Avenue
Columbus, OH 43212

ATTORNEY

David L. Hodge
Smith & Hale LLC
37 West Broad Street, Suite 460
Columbus, OH 43215

PROPERTY OWNERS

Guy Williams, Jr.
1387 Chambers Road
Columbus, OH 43212

1405 LLC
911 Henry Street
Columbus, OH 43215

Matthew Vekasy
1433 Grandview Avenue
Columbus, OH 43212

SURROUNDING PROPERTY OWNERS

Mark N Barbaglia
1765 D Kings Court
Columbus, OH 43212

Meganne E Piccione
1765 Kings Court, Unit E
Columbus, OH 43312

James J Burchfield
1765 F Kings Court
Columbus, OH 43212

Pauline R Troesch
1773 Kings Court, Apt. A
Columbus, OH 43212

Susan Wolford
1773 B Kings Court
Columbus, OH 43212

William M Mahon
1773 C Kings Court
Columbus, OH 43212

Ronald S & Barbara L Walczak
8390 Bainbrook Drive
Chagrin Falls, OH 44023

T & V Properties LLC
280 Weatherburn Drive
Powell, OH 43065

Dirken D Winkler
1773 F Kings Court
Columbus, OH 43212

Karen S Paoletti
1781 A Kings Court
Columbus, OH 43212

Kelley A Mullick
1928 NE 49th Way
Hillsboro, OR 97127

Kathy Y Bratton
1781 Kings Court, Apt. C
Columbus, OH 43212

Pamela S Cook
1781 Kings Court, Apt. D
Columbus, OH 43212

Angela Mahoney
1781 Kings Court, Apt. E
Columbus, OH 43212

Vida J Winns
1636 61st Street
Downers Grove, IL 60516

714-016

Kroger Co.
Property Tax 7th Floor
1014 Vine Street, Suite 1000
Cincinnati, OH 45202

Ruth W Bianco
2873 Zollinger Road
Columbus, OH 43221

FLC-85
1449 Chambers Road
Columbus, OH 43212

Alexandra J & Isaac W Serfaty
6342 Memorial Drive
Dublin, OH 43017

Dorothy M Staveley, TR
3601 Wooddale Avenue S #522
Minneapolis, MN 55416

Grandview Village I LLC
1433 Grandview Avenue
Columbus, OH 43212

VW Partners
1433 Grandview Avenue
Columbus, OH 43212

Cecilia Devendra
4590 Knightsbridge Blvd., Bl. 301
Columbus, OH 43214

Associated General Contractors of
America
1755 Northwest Blvd
Columbus, OH 43212

Windgate Village Condo.
4900 Reed Road, Suite 230
Columbus, OH 43220

Northwest Area Commission Assoc.
c/o Brian Linhart
6275 Commonwealth Drive
Westerville, OH 43082

chambers2014.lbl (nct)
3/31/14 F:Docs/s&hlabels/2014



REZONING APPLICATION

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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 # 714-016

STATE OF OHIO
COUNTY OF FRANKLIN

Being first duly cautioned and sworn (NAME) David Hodge
of (COMPLETE ADDRESS) 37 W. Broad St., Suite 460, Columbus, OH 43215
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 format:

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. Guy Williams 1387 Chambers Rd. Columbus, OH 43212	2. 1405, LLC 911 Henry St. Columbus, OH 43215 Zero employees Stan Milenkovic, 402-0112
3. VW Partners LLC 1433 Grandview Ave. Columbus, OH 43212 Zero Columbus employees Matt Vekasy, 488-1900 xt. 14	4. Matthew Vekasy 1433 Grandview Ave. Columbus, OH 43212

Check here if listing additional parties on a separate page.

SIGNATURE OF AFFIANT David Hodge
Subscribed to me in my presence and before me this 31st day of March, in the year 2014
SIGNATURE OF NOTARY PUBLIC Natalie C. Timmons
My Commission Expires: 9/4/15

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



Here Natalie C. Timmons
Notary Public, State of Ohio
My Commission Expires 09-04-2015

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City of Columbus Zoning Plat



ZONING NUMBER

The Zoning Number Contained on This Form
is Herein Certified to Obtain Zoning, Rezoning,
and Variances, and is NOT to be Used for
the Securing of Building & Utility Permits

Parcel ID: 130005581,420292067

Zoning Number: 1415

Street Name: CHAMBERS RD

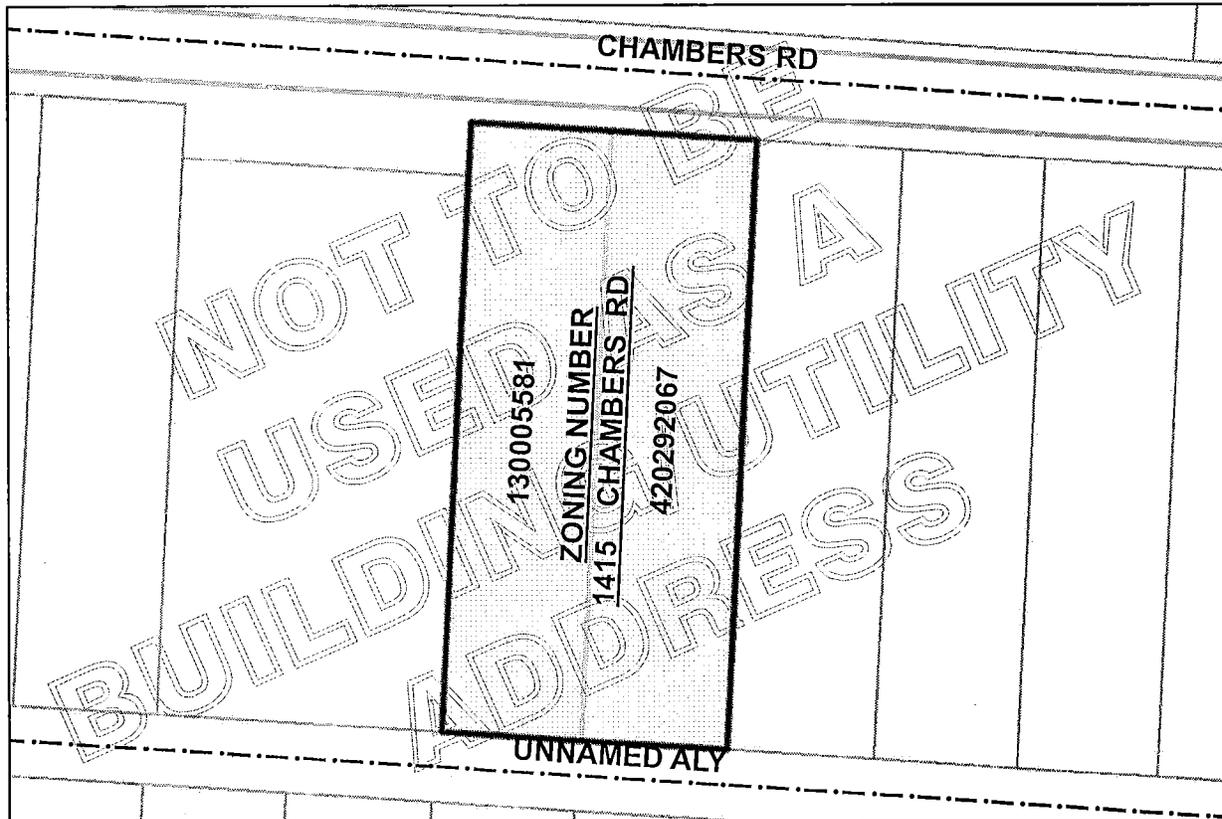
Lot Number N/A

Subdivision: N/A

Requested By: SMITH & HALE (DAVID HODGE)

Issued By: *Patricia Austin*

Date: 3/31/2014

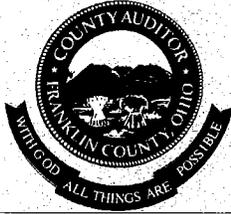


SCALE: 1 inch = 50 feet

PATRICIA A. AUSTIN, P.E., ADMINISTRATOR
DIVISION OF PLANNING AND OPERATIONS
COLUMBUS, OHIO

GIS FILE NUMBER: 18987





CLARENCE E MINGO II FRANKLIN COUNTY AUDITOR

MAP ID: dlh

DATE: 3/7/14



Disclaimer

Scale = 100



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.

Legal Description

Situated in the State of Ohio, County of Franklin, City of Columbus, Quarter Township 3, Township 1, Range 18, U.S.M.D, and being all of Lots 32 and 33 of "Lincoln Heights Addition" subdivision recorded in Plat Book 7, Page 250, said lots being in the name of Guy Williams, Jr. and Mathew Vekasy and described as follows:

Beginning in the south right-of-way line of Chambers Road and at the northwest corner of said Lot 32 of said "Lincoln Heights Subdivision";

Thence Easterly, along said south right-of-way line, about 80 feet to the northeast corner of said Lot 33;

Thence Southerly, along the east line of said Lot 33, about 170.4 feet to the southeast corner of said Lot 33, in the north right-of-way line for an Alley;

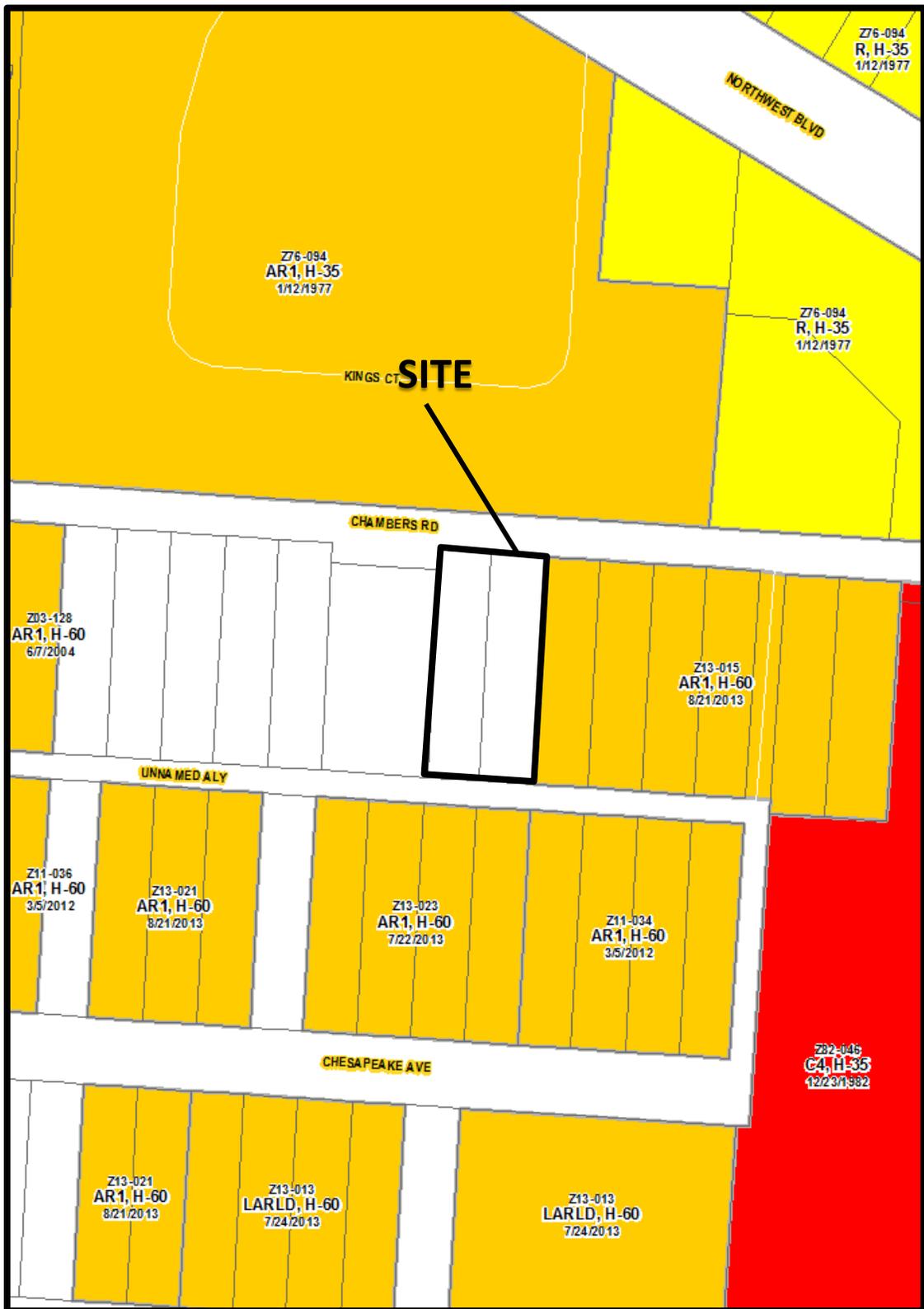
Thence Westerly, along said north right-of-way line, about 80 feet to the southwest corner of said Lot 32;

Thence Northerly, along the west line of said Lot 32, about 170.45 feet to the *Point of Beginning*.

Containing approximately .31 acres of land, more or less.

This description was written for zoning purposes only.

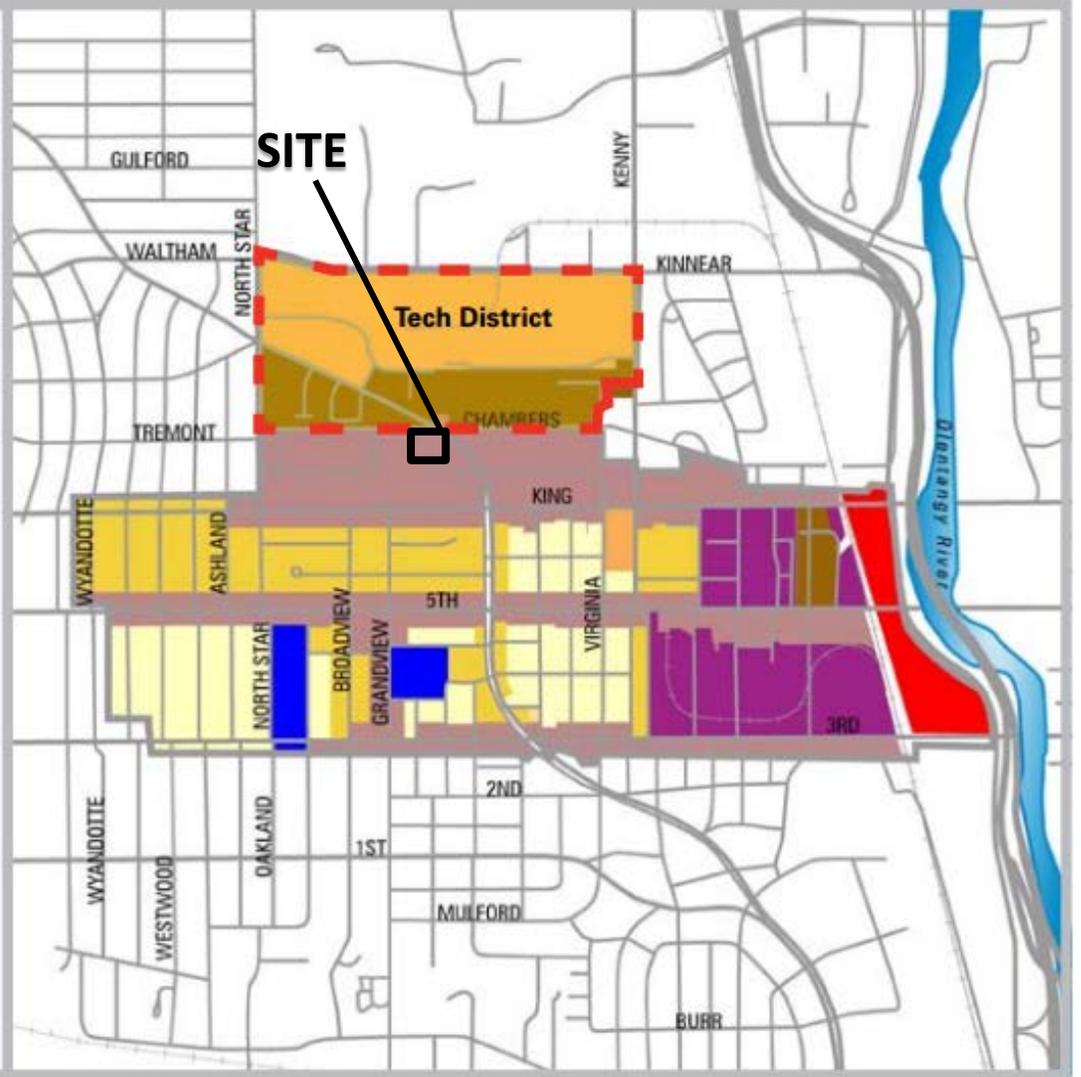
Tax parcel Nos. 130-005581, 420-292067.



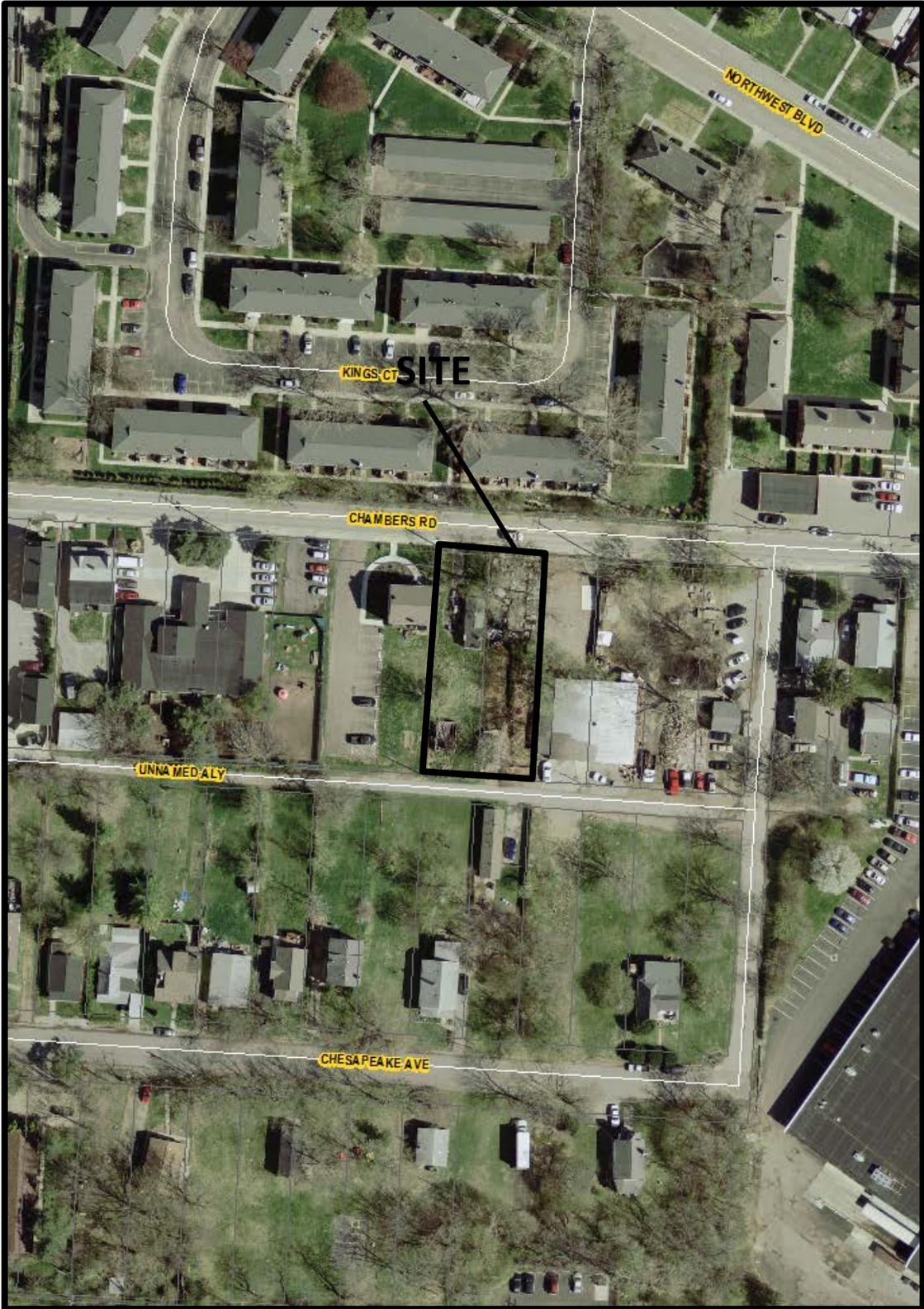
Z14-016
 1415 Chambers Road
 Approximately 0.31 acres
 Request: R to AR-1

**Figure 7
Land Use Plan**

- Commercial (Community)
- Industrial (Light)
- Institutional
- Mixed Use
- Office
- Multifamily
- Medium Density
Mixed Residential
- Single/Two Family



Z14-016
1415 Chambers Road
Approximately 0.31 acres
Request: R to AR-1



Z14-016
1415 Chambers Road
Approximately 0.31 acres
Request: R to AR-1