

**AGENDA
DEVELOPMENT COMMISSION
ZONING MEETING
CITY OF COLUMBUS, OHIO
APRIL 9, 2015**

The Development Commission of the City of Columbus will hold a public hearing on the following applications on **Thursday, APRIL 9, 2015**, 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://www.columbus.gov/bzs/zoning/Development-Commission> 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: Z14-058 (14335-00000-00915)**
Location: **3535 WESTERVILLE ROAD (43224)**, being 8.37± acres located on the west side of Westerville Road, 1600± feet north of Innis Road (010-252440; Northeast Area Commission).
Existing Zoning: R, Rural District.
Request: L-M-2, Manufacturing District.
Proposed Use: Commercial landscaping and property maintenance company.
Applicant(s): Pinnacle Property Maintenance, LLC; c/o Laura MacGregor Comek; 300 East Broad Street, Suite 450; Columbus, OH 43215.
Property Owner(s): Amvets Post 89 Department of Ohio; 3535 Westerville Road; Columbus, OH 43224.
Planner: Eliza Thrush, 645-1341, ecthrush@columbus.gov

- 2. APPLICATION: Z15-003**
Location: **868 WEST LANE AVENUE (43221)**, being 0.83± acres located at northeast corner of West Lane Avenue and Kenny Road (010-245536, 010-245534 and 010-245535).
Existing Zoning: CPD, Commercial Planned Development District.
Request: CPD, Commercial Planned Development District.
Proposed Use: Mixed commercial development.
Applicant(s): Blake Taylor, c/o Chris Vallette; DSA Architects; 1277 Worthington Woods Boulevard; Worthington, OH 43085.
Property Owner(s): Church on the Lane Antique and Gift Shop, Inc; c/o Bernard Bush; 2170 West Lane Avenue; Columbus, OH 43221.
Planner: Shannon Pine, 645-2208, spine@columbus.gov

3. **APPLICATION:** **Z14-061 (14335-00000-00933)**
Location: **1151 GEORGESVILLE ROAD (43228)**, being 0.75± acres located at the southwest corner of Georgesville and Hall Roads (010-234536; Greater Hilltop Area Commission).
Existing Zoning: R, Rural District.
Request: CPD, Commercial Planned Development District.
Proposed Use: Office commercial development.
Applicant(s): Custom Built Homes; c/o Dave Perry, Agent; David Perry Company, Inc.; 145 East Rich Street, 3rd Floor; Columbus, OH 43215; and Donald Plank, Atty.; Plank Law Firm; 145 East Rich Street, 3rd Floor; Columbus, OH 43215.
Property Owner(s): The Applicant.
Planner: Eliza Thrush, 645-1341, ecthrush@columbus.gov
4. **APPLICATION:** **Z14-053 (14335-00000-00802)**
Location: **5741 GODOWN ROAD (43235)**, being 11.39± acres located on the west side of Godown Road, 1,100± feet north of West Case Road (010-213489, 010-211705, and 010-211706; Northwest Civic Association).
Existing Zoning: R, Rural, and L-SR, Limited Suburban Residential Districts.
Request: PUD-4, Planned Unit Development District.
Proposed Use: Attached and detached single-unit residential development.
Applicant(s): Preferred Real Estate Investments, LLC; c/o Jill Tangeman, Atty.; 52 East Gay Street; Columbus, OH 43215.
Property Owner(s): Mary S. Barnum; 5741 Godown Road; Columbus, OH 43235.
Planner: Shannon Pine, 645-2208, spine@columbus.gov
5. **APPLICATION:** **Z14-059 (14335-00000-00922)**
Location: **5830 ULRY ROAD (43081)**, being 61.27± acres located at the southeast corner of Ulry and Warner Roads (110-000249 and 112-000011; Northland Community Council).
Existing Zoning: R, Rural District.
Request: PUD-8, Planned Unit Development and L-I, Limited Institutional Districts.
Proposed Use: Multi-unit residential development and assisted living facility.
Applicant(s): Metro Development, LLC; c/o Jill Tangeman, Atty.; 52 East Gay Street; Columbus, OH 43215.
Property Owner(s): McCorkle Soaring Eagles; 5800 Ulry Road; Columbus, OH 43081.
Planner: Shannon Pine, 645-2208, spine@columbus.gov

6. **APPLICATION:** **Z14-044 (14335-00000-00675)**
Location: **5074 EAST DUBLIN-GRANVILLE ROAD (43054)**, being 181.22± acres generally located at the northeast and southeast corners of East Dublin-Granville Road and Hamilton Road, and at the northeast and northwest corners of Hamilton Road and State Route 161 (not all-inclusive; 010-286113 plus 13 others; Northland Community Council and Rocky Fork-Blacklick Accord).
Existing Zoning: L-C-4, Limited Commercial, CPD, Commercial Planned Development, and PUD-8, Planned Unit Development Districts.
Request: CPD, Commercial Planned Development, and L-ARLD, Limited Apartment Residential Districts.
Proposed Use: Mixed commercial and residential development.
Applicant(s): DNC Hamilton Crossing, LLC; c/o Aaron L. Underhill, Atty.; Underhill Yaross, LLC; 8000 Walton Parkway, Suite 260; Columbus, OH 43215.
Property Owner(s): TCCI Acquisitions LLC, et al; c/o Aaron L. Underhill, Atty.; Underhill Yaross, LLC; 8000 Walton Parkway, Suite 260; Columbus, OH 43215.
Planner: Shannon Pine, 645-2208, spine@columbus.gov

