Mayor Michael B. Coleman

COUNCIL VARIANCE 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 Number: CV04-009
Date Received: 7/31/12
Application Accepted By: DH Fee:
Comments: 04315-00000 - Case Planner: Dana Hitt dahitt@columbus.gov 645-2395

LOCATION AND ZONING REQUEST:

Certified Address (for Zoning Purposes) 577 W First Avenue Zip 43215
Is this property currently being annexed into the City of Columbus ☐ Yes ■ No
If the site is pending annexation, Applicant must show documentation of County Commissioner's adoption of the annexation petition.
Parcel Number for Certified Address: 010-285101
■ Check here if listing additional parcel numbers on a separate page.
Current Zoning District(s): Pending Z04-026: AR-3, AR-2, R-2F
Recognized Civic Association or Area Commission: Harrison Park Society
Proposed use or reason for Council Variance request: To conform development to district standards of AR-3, AR-2, R-2F and Chapters 3312/3321
Acreage: 10.588 +/- acres

APPLICANT: Name Royal Tallow Holdings, Ltd., c/o Donald Plank, Plank Law Firm
Address 145 East Rich Street, Fl 3 City/State Columbus, OH Zip 43215
Phone # (614) 946-8700 Fax # (614) 228-1790 Email: dplank@planklaw.com

PROPERTY OWNER(S): Name Royal Tallow Holdings, Ltd. et. al., c/o Donald Plank, Plank Law Firm
Address 145 East Rich Street, Fl 3 City/State Columbus, OH Zip 43215
Phone # (614) 946-8700 Fax # (614) 228-1790 Email: dplank@planklaw.com
■ Check here if listing additional property owners on a separate page.

ATTORNEY/ AGENT ■ Attorney ☐ Agent
Name Donald Plank, Plank Law Firm
Address 145 East Rich Street, Fl 3 City/State Columbus, OH Zip 43215
Phone # (614) 946-8700 Fax # (614) 228-1790 Email: dplank@planklaw.com

SIGNATURES (ALL SIGNATURES MUST BE SIGNED IN BLUE INK)

APPLICANT SIGNATURE Donald Plank, attorney
PROPERTY OWNER SIGNATURE Donald Plank, attorney
ATTORNEY/ AGENT SIGNATURE Donald Plank

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

Revised 05/9/12

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

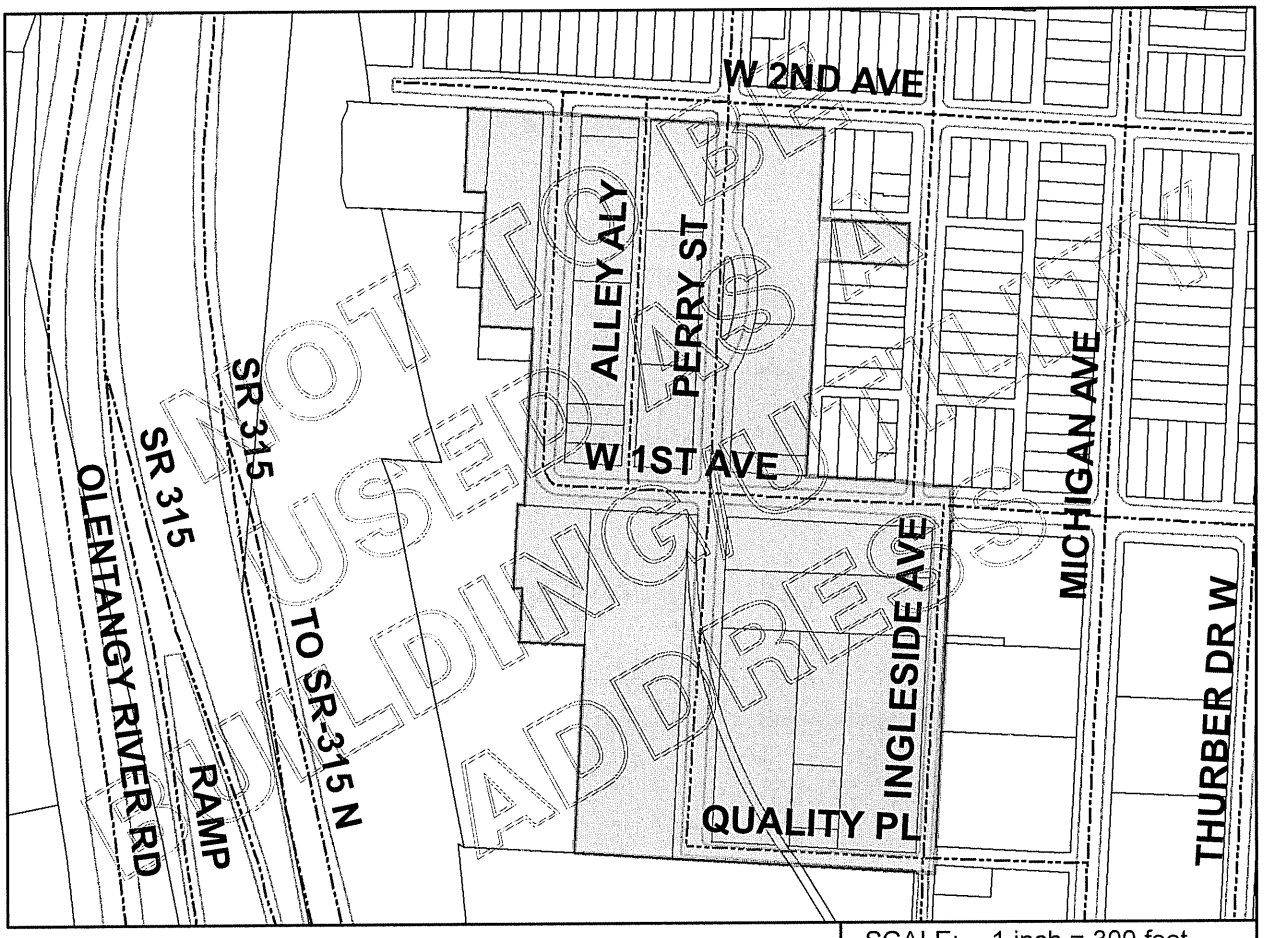
Parcel ID: 010285102 + 16 MORE PARCELS

Zoning Number: 577 **Street Name: 1ST AVE**

Lot Number: N/A **Subdivision: N/A**

Requested By: DAVE PERRY CO, INC. (DAVE PERRY)

Issued By: Adriana Amariano **Date: 3/12/2012**



SCALE: 1 inch = 300 feet

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

GIS FILE NUMBER: 7132

Supplemental List of Property Owners

Z04-026/CV04-009: 575 W First Avenue

Royal Tallow Holdings, Ltd.
575 West First Avenue, Suite 100, Columbus, OH 43215

Harrison Park Recreation Association, Inc.
575 West First Avenue, Suite 100, Columbus, OH 43215

Harrison Park Flats Ltd.
575 West First Avenue, Suite 100, Columbus, OH 43215

And all property owners listed for the following condominium units (See attached pages):

The Flats at Harrison Park

The Homes of Harrison Park

The Offices at Harrison Park

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Parcel	Owner	Num	Dir	Street	Sfx	Unit	City	ST	Zip + 4	Mail1	Mail2	Mail3
010-284141	BECK JENNIFER L	511	W	FIRST	AV		COLUMBUS	OH	43201	NEW YORK COMMUNITY BANK	CORELOGIC	2500 WESTFIELD DR
010-284142	HARRISON PARK FLATS LTD	976		PERRY	ST		COLUMBUS	OH	43201	HARRISON PARK FLATS LTD		575 W 1ST AVE
010-284143	HEDRICK BILLY R	535	W	FIRST	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284144	HELLER ADAM W	531	W	FIRST	AV		COLUMBUS	OH	43201	FLAGSTAR BANK		1ST AMERICAN WAY D
010-284145	CAPELUTO EDUARDO E	527	W	FIRST	AV		COLUMBUS	OH	43201	CHASE HOME FINANCE LLC		1 CORELOGIC DR
010-284146	WU WEI TSU	523	W	FIRST	AV		COLUMBUS	OH	43201	WEI TSU WU	CHIEN CHIEN LIU	854 PIPESTONE DR
010-284147	JKS GROUP LTD	519	W	FIRST	AV		COLUMBUS	OH	43201	JKS GROUP LTD		4890 CHATELAINE DR
010-284148	GRUEVSKI RAMONA	515	W	FIRST	AV		COLUMBUS	OH	43201	RAMONA GRUEVSKI KLINE		493 W 3RD AVE
010-284149	MURRAY ELAINE E	971		INGLESIDE	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284150	MARTIN JOSEPH R	967		INGLESIDE	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284151	HIXON EMILY A	539	W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284152	MONTGOMERY CAROLYN K	539	W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284153	MCGUIRE JAMES P	539	W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284154	PHAM THOMAS A	539	W	FIRST	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284155	SEMON GERALD R	539	W	FIRST	AV		COLUMBUS	OH	43201	ANDREW J BAXTER		539 W 1ST AVE APT
010-284156	MAGUIRE DAVID J	511	W	FIRST	AV		COLUMBUS	OH	43201	PARKVIEW FEDERAL SAVINGS	ATTN: RUTH DURAND	30000 AURORA RD
010-284157	BLESSE KRISTEN E	511	W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284158	FREEMAN JASON M	511	W	FIRST	AV		COLUMBUS	OH	43201	BAC TAX SERVICES CORP	TX-975-02-01	2375 N GLENVILLE D
010-284159	RUSSELL TODD C	511	W	FIRST	AV		COLUMBUS	OH	43201	FIFTH THIRD BANK	DFW4-2	1 FIRST AMERICAN W
010-284160	SUBRAMANIAN AHILA	511	W	FIRST	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284161	VERMA VISHAL	511	W	FIRST	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284162	MENDES MARIA L	511	W	FIRST	AV		COLUMBUS	OH	43201	MARIA L BORNHORST		511 W FIRST AVE ST
010-284163	ANDERSON LORI L	511	W	FIRST	AV		COLUMBUS	OH	43201	LORI L ANDERSON		511 W 1ST AVE APT
010-284164	HANNAN MATTHEW R	539	W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284165	TAN KIA-HUI	539	W	FIRST	AV		COLUMBUS	OH	43201	KIA-HUI TAN		539 W 1ST AVE STE
010-284166	CUNNINGHAM WILLIAM H	539	W	FIRST	AV		COLUMBUS	OH	43201	FLAGSTAR BANK		1ST AMERICAN WAY D
010-284167	BIXEL AMY L	539	W	FIRST	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284168	GRABARZ NICHOLAS W	539	W	FIRST	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284169	KELLER ELIZABETH J	539	W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284170	ARNOLD BRANDI M	539	W	FIRST	AV		COLUMBUS	OH	43201	BRANDI M ARNOLD		539 FIRST AVE W
010-284171	FREY WHITNEY J	539	W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284172	OLSON MARY C	511	W	FIRST	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284173	HIRSH BRIAN R	511	W	FIRST	AV		COLUMBUS	OH	43201	FIFTH THIRD BANK	DFW4-2	1 FIRST AMERICAN W
010-284174	MARTIN ALLISON M	511	W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284175	PATTON JOHN D	511	W	FIRST	AV		COLUMBUS	OH	43201	GREEN TREE SERVICING		345 ST PETER STREE
010-284176	RUDER CHISTOPHER	511	W	FIRST	AV		COLUMBUS	OH	43201	CHRISTOPHER RUDDER		511 W 1ST AVE APT
010-284177	BINKOWSKI JEFF M	511	W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284178	ESPOSITO WILLIAM A JR	511	W	FIRST	AV		COLUMBUS	OH	43201	FIFTH THIRD BANK	DFW4-2	1 FIRST AMERICAN W
010-284179	SPITLER MATT J	511	W	FIRST	AV		COLUMBUS	OH	43201	BAC TAX SERVICES CORP	TX-975-02-01	2375 N GLENVILLE D
010-284180	LANE LINDA M	539	W	FIRST	AV		COLUMBUS	OH	43201	FIFTH THIRD BANK	DFW4-2	1 FIRST AMERICAN W
010-284181	WISSLER CLAIRE R	539	W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284182	COOK ELIZABETH	539	W	FIRST	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284183	MARTIN ALLISON M		W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284184	BINKOWSKI JEFF M		W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284185	TAN KIA-HUI		W	FIRST	AV		COLUMBUS	OH	43201	KIA-HUI TAN		539 W 1ST AVE STE
010-284186	RUDER CHRISTOPHER		W	FIRST	AV		COLUMBUS	OH	43201	CHRISTOPHER RUDER		511 FIRST AVE W
010-284187	MONTGOMERY CAROLYN K		W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284188	CUNNINGHAM WILLIAM H		W	FIRST	AV		COLUMBUS	OH	43201	FLAGSTAR BANK		1ST AMERICAN WAY D
010-284189	ARNOLD BRANDI M		W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284190	LANE LINDA M		W	FIRST	AV		COLUMBUS	OH	43201	FIFTH THIRD BANK	DFW4-2	1 FIRST AMERICAN W
010-284191	OLSON MARY C		W	FIRST	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284192	HIRSH BRIAN R		W	FIRST	AV		COLUMBUS	OH	43201	FIFTH THIRD BANK	DFW4-2	1 FIRST AMERICAN W
010-284193	SUBRAMANIAN AHILA		W	FIRST	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284194	WU WEI TSU		W	FIRST	AV		COLUMBUS	OH	43201	WEI TSU WU	CHIEN CHIEN LIU	854 PIPESTONE DR
010-284195	ANDERSON LORI L		W	FIRST	AV		COLUMBUS	OH	43201	LORI L ANDERSON		511 W 1ST AVE STE
010-284196	COOK ELIZABETH		W	FIRST	AV		COLUMBUS	OH	43201	ELIZABETH COOK		311 1ST ST W
010-284197	PHAM THOMAS A		W	FIRST	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284198	RUSSELL TODD C		W	FIRST	AV		COLUMBUS	OH	43201	FIFTH THIRD BANK	DFW4-2	1 FIRST AMERICAN W
010-284199	VERMA VISHAL		W	FIRST	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284200	GRUEVSKI RAMONA		W	FIRST	AV		COLUMBUS	OH	43201	RAMONA GRUEVSKI		493 W 3RD AVE

The Flats at Harrison Park (1)

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Parcel	Owner	Num	Dir	Street	Sfx	Unit	City	ST	Zip + 4	Mail1	Mail2	Mail3
010-288310	HARRISON PARK FLATS LTD	#G43		QUALITY	PL		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288311	FROST DAVID B	#G44		QUALITY	PL		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288312	HARRISON PARK FLATS LTD	#G45		QUALITY	PL		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288313	HARRISON PARK FLATS LTD	#G46		QUALITY	PL		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288314	HARRISON PARK FLATS LTD	#G47		QUALITY	PL		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288315	HARRISON PARK FLATS LTD	#G48		QUALITY	PL		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288316	TUDELA JOHN B	#G49		QUALITY	PL		COLUMBUS	OH	43201	JOHN TUDELA		953 INGLESIDE AVE
010-288317	HANCOCK NEILL S	#G50		QUALITY	PL		COLUMBUS	OH	43201	NEILL S HANCOCK	JOHN HANCOCK	326 E MAMET ST
010-288318	HARRISON PARK FLATS LTD	#G51		QUALITY	PL		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288319	HARRISON PARK FLATS LTD	#G52		QUALITY	PL		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288320	HARRISON PARK FLATS LTD	#G53		QUALITY	PL		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288321	HARRISON PARK FLATS LTD	#G54		QUALITY	PL		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288322	HARRISON PARK FLATS LTD	#G55		QUALITY	PL		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288323	HARRISON PARK FLATS LTD	#G56		QUALITY	PL		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288324	WEINTRAUB LINDSAY F	#G57		QUALITY	PL		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-288325	HARRISON PARK FLATS LTD	#G58		QUALITY	PL		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE

The Flats at Harrison Park (2)

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Parcel	Owner	Num	Dir	Street	Sfx	Unit	City	ST	Zip + 4	Mail1	Mail2	Mail3
010-288128	ROYAL TALLOW HOLDINGS LTD	929	#929	INGLESIDE		AV	COLUMBUS	OH	43201	ROYAL TALLOW HOLDINGS LTD		1289 GRANDVIE
010-288129	DANIEL ELAN R	933	#933	INGLESIDE		AV	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK
010-288130	ALBERS TERESA A	937	#937	INGLESIDE		AV	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK
010-288131	ROYAL TALLOW HOLDINGS LTD	941	#941	INGLESIDE		AV	COLUMBUS	OH	43201	ROYAL TALLOW HOLDINGS LTD		1289 GRANDVIE
010-288132	WAULIGMAN WHITNEY R	945	#945	INGLESIDE		AV	COLUMBUS	OH	43201	WHITNEY R WAULIGMAN	C/O WAYNE R WAULIGMAN	2170 QUAIL RU
010-288133	ROYAL TALLOW HOLDINGS LTD	949	#949	INGLESIDE		AV	COLUMBUS	OH	43201	ROYAL TALLOW HOLDINGS LTD		1289 GRANDVIE
010-288134	BAAS DAVID H	957	#957	INGLESIDE		AV	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK
010-288135	ROYAL TALLOW HOLDINGS LTD	961	#961	INGLESIDE		AV	COLUMBUS	OH	43201	ROYAL TALLOW HOLDINGS LTD		1289 GRANDVIE
010-288136	ROYAL TALLOW HOLDINGS LTD	514	#514	INGLESIDE		AV	COLUMBUS	OH	43201	ROYAL TALLOW HOLDINGS LTD		1289 GRANDVIE
010-288137	HARRISON PARK FLATS LTD	518	#518	INGLESIDE		AV	COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE
010-288138	CANTERNA MATTHEW R	925	#107	INGLESIDE		AV	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK
010-288139	ROYAL TALLOW HOLDINGS LTD	108	#108	INGLESIDE		AV	COLUMBUS	OH	43201	ROYAL TALLOW HOLDINGS LTD		1289 GRANDVIE
010-288140	BOROWSKI JOSEPH R	925	#111	INGLESIDE		AV	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK
010-288141	SCHOENER JOSEPH A	953	#112	INGLESIDE		AV	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK
010-288142	EHLERS STEVEN M TR	925	#115	INGLESIDE		AV	COLUMBUS	OH	43201	STEVEN EHLERS		925 INGLESIDE
010-288143	WEINTRAUB LINDSAY F	953	#116	INGLESIDE		AV	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK
010-288144	WAGENBRENNER PROPERTIES	#201		INGLESIDE		AV	COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288145	BBARRETT INC	#202		INGLESIDE		AV	COLUMBUS	OH	43201	BBARRETT INC		2022 N DEVON RD
010-288146	WAGENBRENNER PROPERTIES	#203		INGLESIDE		AV	COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288147	BBARRETT INC	#204		INGLESIDE		AV	COLUMBUS	OH	43201	BBARRETT INC		2022 N DEVON RD
010-288148	FROST DAVID B	#205		INGLESIDE		AV	COLUMBUS	OH	43201	KEYBANK RE CAPITAL	ATTN: SERVICING DEPT	11501 OUTLOOK ST S
010-288149	BBARRETT INC	#206		INGLESIDE		AV	COLUMBUS	OH	43201	BBARRETT INC		2022 N DEVON RD
010-288150	WAGENBRENNER PROPERTIES	#207		INGLESIDE		AV	COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288151	HARRISON PARK FLATS LTD	#208		INGLESIDE		AV	COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288152	WAGENBRENNER PROPERTIES	#209		INGLESIDE		AV	COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288153	BBARRETT INC	#210		INGLESIDE		AV	COLUMBUS	OH	43201	BBARRETT INC		2022 N DEVON RD
010-288154	ROYAL TALLOW HOLDINGS LTD	#211		INGLESIDE		AV	COLUMBUS	OH	43201	ROYAL TALLOW HOLDINGS LTD		1289 GRANDVIEW AVE
010-288155	ROYAL TALLOW HOLDINGS LTD	#212		INGLESIDE		AV	COLUMBUS	OH	43201	ROYAL TALLOW HOLDINGS LTD		1289 GRANDVIEW AVE
010-288156	WAGENBRENNER PROPERTIES	#213		INGLESIDE		AV	COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288157	BBARRETT INC	#214		INGLESIDE		AV	COLUMBUS	OH	43201	BBARRETT INC		2022 N DEVON RD
010-288158	ROYAL TALLOW HOLDINGS LTD	#215		INGLESIDE		AV	COLUMBUS	OH	43201	ROYAL TALLOW HOLDINGS LTD		1289 GRANDVIEW AVE
010-288159	ROYAL TALLOW HOLDINGS LTD	#216		INGLESIDE		AV	COLUMBUS	OH	43201	ROYAL TALLOW HOLDINGS LTD		1289 GRANDVIEW AVE
010-288160	HARRISON PARK FLATS LTD	#301		INGLESIDE		AV	COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288161	BUDDHEDEV REENA	953	#302	INGLESIDE		AV	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK
010-288162	HARRISON PARK FLATS LTD	#303		INGLESIDE		AV	COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288163	HARRISON PARK FLATS LTD	#304		INGLESIDE		AV	COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288164	HARRISON PARK FLATS LTD	#305		INGLESIDE		AV	COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288165	HARRISON PARK FLATS LTD	#306		INGLESIDE		AV	COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288166	HARRISON PARK FLATS LTD	#307		INGLESIDE		AV	COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288167	MEWHORT JACK D	#308		INGLESIDE		AV	COLUMBUS	OH	43201	JACK MEWHORT		953 INGLESIDE AVE
010-288168	COFFMAN NATHAN T	925	#309	INGLESIDE		AV	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK
010-288169	TUDELA JOHN B	953	#310	INGLESIDE		AV	COLUMBUS	OH	43201	JOHN TUDELA		953 INGLESIDE
010-288170	HARRISON PARK FLATS LTD	#311		INGLESIDE		AV	COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288171	RASEY PHILLIP	953	#312	INGLESIDE		AV	COLUMBUS	OH	43201	PHH MORTGAGE CORP	STE 100	95 METHODIST
010-288172	HARRISON PARK FLATS LTD	#313		INGLESIDE		AV	COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288173	GOLALIC IGOR	#314		INGLESIDE		AV	COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288174	SULAND LTD	925	#315	INGLESIDE		AV	COLUMBUS	OH	43201	SULAND LTD		29979 PERSIMM
010-288175	HARRISON PARK FLATS LTD	#316		INGLESIDE		AV	COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE

The Flats at Harrison Park (3)

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Parcel	Owner	Num	Dir	Street	Sfx	Unit	City	ST	Zip + 4	Mail1	Mail2	Mail3
010-286787	FORD BRIAN A	962		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286788	GAUDIO JOSHUA G	546		QUALITY	PL		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286789	MCNULTY JESSICA A	966		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286790	BING JEFFREY N	542		QUALITY	PL		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286791	MAYHAN MARIANNE R	958		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286792	BALOY MEGAN L	938		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286793	FACCENDA MEGAN M	107		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286794	CORNA SOPHIA	108		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286795	DIEDRICH LAUREN E	954		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286796	FINIZIO JOHN III	942		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286797	BLETZ ZACHARY J	111		PERRY	ST		COLUMBUS	OH	43201	ZACHARY J BLETZ		960 PERRY ST STE 1
010-286798	NOLAN JAMES P	936		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286799	FULLER TODD E	950		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286800	BURTON CHRISTA D	946		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286801	HARBISON NORMAN D	115		PERRY	ST		COLUMBUS	OH	43201	NORMAN D HARBISON		960 PERRY ST UNIT
010-286802	LEAR AMBER R	116		PERRY	ST		COLUMBUS	OH	43201	AMBER LEAR		936 PERRY ST APT 1
010-286803	HARRISON J A LLC	201		PERRY	ST		COLUMBUS	OH	43201	HARRISON J A LLC		959 MAEBELLE WAY
010-286804	FARRAGHER PATRICK G	936		PERRY	ST		COLUMBUS	OH	43201	PHH MORTGAGE CORP	STE 100	95 METHODIST HILL
010-286805	HACK SHANNON L	203		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286806	HARRISON J A LLC	204		PERRY	ST		COLUMBUS	OH	43201	HARRISON J A LLC		959 MAEBELLE WAY
010-286807	HARRISON J A LLC	205		PERRY	ST		COLUMBUS	OH	43201	HARRISON J A LLC		959 MAEBELLE WAY
010-286808	HARRISON J A LLC	206		PERRY	ST		COLUMBUS	OH	43201	HARRISON J A LLC		959 MAEBELLE WAY
010-286809	GARVIN KRISTINA M	207		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286810	GRIM MARY K TOD	208		PERRY	ST		COLUMBUS	OH	43201	MARY K GRIM		936 PERRY ST STE 2
010-286811	HOMAN RYAN T	209		PERRY	ST		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-286812	HARRISON J A LLC	210		PERRY	ST		COLUMBUS	OH	43201	HARRISON J A LLC		959 MAEBELLE WAY
010-286813	BROWNSHER DANIEL B	211		PERRY	ST		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-286814	QUINONES-MALDONADO	212		PERRY	ST		COLUMBUS	OH	43201	NILDA A QUINONES-MALDONAO		936 PERRY ST #212
010-286815	LJUNGQUIST KARIN L	213		PERRY	ST		COLUMBUS	OH	43201	FIFTH THIRD BANK	DFW4-2	1 FIRST AMERICAN W
010-286816	TADDEO RONALD M	214		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286817	HARRISON J A LLC	215		PERRY	ST		COLUMBUS	OH	43201	HARRISON J A LLC		959 MAEBELLE WAY
010-286818	JANITZKI ANDREW J	216		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286819	ROZANCZYK BROOKE L	301		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286820	SPENCER TODD M	302		QUALITY	PL		COLUMBUS	OH	43201	TODD M SPENCER	NATALIE NAPOLITANO	936 PERRY ST
010-286821	WALTERS GREG R	303		PERRY	ST		COLUMBUS	OH	43201	GREG R WALTERS	GLORIS WALTERS	5 PENTWATER
010-286822	HARRISON J A LLC	304		PERRY	ST		COLUMBUS	OH	43201	HARRISON J A LLC		959 MAEBELLE WAY
010-286823	SLINGER ADAM R	305		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286824	HARRISON J A LLC	306		PERRY	ST		COLUMBUS	OH	43201	HARRISON J A LLC		959 MAEBELLE WAY
010-286825	MCGRATH KEVIN A	307		PERRY	ST		COLUMBUS	OH	43201	THE GUERNSEY BANK	LOAN SERVICING	782 S STATE ST
010-286826	NORDHOFF RYAN C	308		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286827	CLARK COOPER M	309		PERRY	ST		COLUMBUS	OH	43201	COOPER M CLARK		960 PERRY ST APT 3
010-286828	HARRISON J A LLC	310		PERRY	ST		COLUMBUS	OH	43201	HARRISON J A LLC		959 MAEBELLE WAY
010-286829	BARNES JEFFREY L	311		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286830	JAGGERS KENT C SR	312		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286831	HARRISON J A LLC	313		PERRY	ST		COLUMBUS	OH	43201	HARRISON J A LLC		959 MAEBELLE WAY
010-286832	MADRID SUSANA	314		PERRY	ST		COLUMBUS	OH	43201	PHH MORTGAGE CORP	STE 100	95 METHODIST HILL
010-286833	ZHU MENGYAO	315		PERRY	ST		COLUMBUS	OH	43201	MENGYAO ZHU		960 PERRY ST UNIT
010-286834	HANCOCK NEILL ANN	316		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR

The Flats at Harrison Park (4)

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Parcel	Owner	Num	Dir	Street	Sfx	Unit	City	ST	Zip + 4	Mail1	Mail2	Mail3
010-284718	FULLER TODD E		W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284719	GRABARZ NICHOLAS W		W	FIRST	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284720	MCNULTY JESSICA A		W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284721	WISSLER CLAIRE R		W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284722	CORNA SOPHIA		W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284723	ZHU MENGYAO		W	FIRST	AV		COLUMBUS	OH	43201	MENGYAO ZHU		960 PERRY ST UNIT
010-284724	ROZANCZYK BROOKE L		W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284725	FARRAGHER PATRICK G		W	FIRST	AV		COLUMBUS	OH	43201	RICHARD M MONTGOMERY		539 W 1ST AVE APT
010-284726	QUINONES-MALDONADO		W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284727	CLARK COOPER M		W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284728	HARBISON NORMAN D		W	FIRST	AV		COLUMBUS	OH	43201	NORMAN D HARBISON		960 PERRY ST UNIT
010-284729	GRIM MARY K TOD		W	FIRST	AV		COLUMBUS	OH	43201	MARY K GRIM		936 PERRY ST STE 2
010-284730	HARRISON PARK FLATS LTD		W	FIRST	AV		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-284731	HARRISON PARK FLATS LTD		W	FIRST	AV		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-284732	HARRISON PARK FLATS LTD		W	FIRST	AV		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-284733	HARRISON PARK FLATS LTD		W	FIRST	AV		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-284734	WAULIGMAN WHITNEY R		W	FIRST	AV		COLUMBUS	OH	43201	WHITNEY R WAULIGMAN	C/O WAYNE R WAULIGMAN	2170 QUAIL RUN FAR
010-284735	MARTIN JOSEPH R		W	FIRST	AV		COLUMBUS	OH	43201	JOSEPH R MARTIN		967 INGLESIDE AVE
010-284736	TADDEO RONALD M		W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284737	MURRAY ELAINE E		W	FIRST	AV		COLUMBUS	OH	43201	ELAINE E MURRAY		971 INGLESIDE AVE
010-284738	TADDEO RONALD M		W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284739	FREEMAN JASON M		W	FIRST	AV		COLUMBUS	OH	43201	BAC TAX SERVICES CORP	TX-975-02-01	2375 N GLENVILLE D

The Flats at Harrison Park (5)

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Parcel	Owner	Num	Dir	Street	Sfx	Unit	City	ST	Zip + 4	Mail1	Mail2	Mail3
010-281557	SCHIRALDI JOANNA R	986		PERRY	ST	2-986	COLUMBUS	OH	43201	JOANNA R SCHIRALDI		986 PERRY ST
010-281558	HOLLIDAY SCOTT A	990		PERRY	ST	3-990	COLUMBUS	OH	43201	BB & T MORTGAGE		301 COLLEGE ST
010-281559	CASTO ERIC A	994		PERRY	ST	4-994	COLUMBUS	OH	43201	ERIC A CASTO		994 PERRY ST
010-281560	GAINES HOWARD	998		PERRY	ST	5-998	COLUMBUS	OH	43201	HOWARD GAINES		998 PERRY ST
010-281561	PLUNKETT DIANE J	1002		PERRY	ST	6-1002	COLUMBUS	OH	43201	DIANE J PLUNKETT		1002 PERRY ST
010-281562	LF 1991 LLC	1006		PERRY	ST	7-1006	COLUMBUS	OH	43201	LF 1991 LLC		7130 DOMINICAN DR
010-281563	UNVERFERTH BRIAN W	1010		PERRY	ST	8-1010	COLUMBUS	OH	43201	CORI KINDL		1010 PERRY ST
010-281564	WILSON LARRY E TR	1014		PERRY	ST	9-1014	COLUMBUS	OH	43201	LARRY E WILSON		761 WHISPERING WOO

The Homes at Harrison Park (1)

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Parcel	Owner	Num	Dir	Street	Sfx	Unit	City	ST	Zip + 4	Mail1	Mail2	Mail3
010-285951	ANDERSON BART	1010		HARRISON PARK	PL	47-1010	COLUMBUS	OH	43201	GMAC MORTGAGE	DFW 4-2	1 FIRST AMERICAN W
010-285952	MAHER CHRISTIAN D	1014		HARRISON PARK	PL	48-1014	COLUMBUS	OH	43201	CHASE HOME FINANCE LLC		1 CORELOGIC DR
010-285953	NUGENT MICHAEL E TR	1018		HARRISON PARK	PL	49-1018	COLUMBUS	OH	43201	NIKE NUGENT		1018 HARRISON PARK
010-285954	BINKLEY RYAN W	1022		HARRISON PARK	PL	50-1022	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-285955	MOFFA J KEVIN	1026		HARRISON PARK	PL	51-1026	COLUMBUS	OH	43201	FIFTH THIRD BANK	DFW4-2	1 FIRST AMERICAN W
010-285956	KAISER SCOTT M TOD	1030		HARRISON PARK	PL	52-1030	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-285957	WOLF KARLA J	1034		HARRISON PARK	PL	53-1034	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-285958	MOORHEAD DANIEL O	1070		HARRISON PARK	PL	62-1070	COLUMBUS	OH	43201	DANIEL O MOORHEAD		1070 HARRISON PARK

The Homes at Harrison Park (2)

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Parcel	Owner	Num	Dir	Street	Sfx	Unit	City	ST	Zip + 4	Mail1	Mail2	Mail3
010-285846	CASSANDRA JAMES C	1047		PERRY	ST	29-1047	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-285847	PRENGER SCOTT A	1051		PERRY	ST	28-1051	COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-285848	SIMPSON KARI A	1055		PERRY	ST	27-1055	COLUMBUS	OH	43201	CHASE HOME FINANCE LLC		1 CORELOGIC DR
010-285849	COLAROSSI SCOTT A	1059		PERRY	ST	26-1059	COLUMBUS	OH	43201	GMAC MORTGAGE	DFW 4-2	1 FIRST AMERICAN W
010-285850	MARTINEZ ALEIX M	1063		PERRY	ST	25-1063	COLUMBUS	OH	43201	ALEXI M MARTINEZ		1063 PERRY ST
010-285851	ALIFF GARY W JR	1067		PERRY	ST	24-1067	COLUMBUS	OH	43201	BAC TAX SERVICES CORP	TX-975-02-01	2375 N GLENVILLE D

The Homes at Harrison Park (3)

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Parcel	Owner	Num	Dir	Street	Sfx	Unit	City	ST	Zip + 4	Mail1	Mail2	Mail3
010-284889	MANGOLD SCOTT A	1006		HARRISON PARK	PL	46-1006	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284890	JARRARD JAMES C	1017		PERRY	ST	37-1017	COLUMBUS	OH	43201	FIRST FEDERAL OF LAKEWOOD BCS REALTY TAX SR STE 230		6100 ROCKSIDE WDS
010-284891	GIANNETTI JEFFREY	1021		PERRY	ST	36-1021	COLUMBUS	OH	43201	JEFFREY GIANNETTI		1021 PERRY ST
010-284892	GESUE NICHOLAS M	1025		PERRY	ST	35-1025	COLUMBUS	OH	43201	FIRST PLACE BANK		999 E MAIN ST
010-284893	DOOLEY MICHAEL P	1029		PERRY	ST	34-1029	COLUMBUS	OH	43201	PHH MORTGAGE CORP	STE 100	95 METHODIST HILL
010-284894	NOLAN JIM	1033		PERRY	ST	33-1033	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284895	COURSEN SAMUEL S	1035		PERRY	ST	32-1035	COLUMBUS	OH	43201	SAMUEL S COURSEN		1035 PERRY ST
010-284896	ROBB JENNY E	1039		PERRY	ST	31-1039	COLUMBUS	OH	43201	JENNY E ROBB		1039 PERRY ST
010-284897	WALKER LORI A	1043		PERRY	ST	30-1043	COLUMBUS	OH	43201	FIRST MERIT MORTGAGE CORP		4455 HILLS & DALES

The Homes at Harrison Park (4)

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Parcel	Owner	Num	Dir	Street	Sfx	Unit	City	ST	Zip + 4	Mail1	Mail2	Mail3
010-282296	CARPENTER ROBERT J III	1018		PERRY	ST	10-1018	COLUMBUS	OH	43201	WELLS FARGO REAL ESTATE	MAC X2302-04D	1 HOME CAMPUS
010-282297	COPPLE KEVIN J	1022		PERRY	ST	11-1022	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-282298	NADASDY TIBOR	1026		PERRY	ST	12-1026	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-282299	KILLBERY GARRICK R	1030		PERRY	ST	13-1030	COLUMBUS	OH	43201	GARRICK R KILLBERRY		1030 PERRY ST
010-282300	BAILEY JONATHAN J	1034		PERRY	ST	14-1034	COLUMBUS	OH	43201	MIDWEST LOAN SRV INC		616 SHELDON AVE ST
010-282301	RUEN KURT M	1038		PERRY	ST	15-1038	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-282302	CURRY DEAN R	1042		PERRY	ST	16-1042	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-282303	APGAR MICHELLE K	1046		PERRY	ST	17-1046	COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-282304	KENTRIS NICHOLAS M	1050		PERRY	ST	18-1050	COLUMBUS	OH	43201	NICHOLAS KENTRIS		1050 PERRY ST
010-282305	MCROY KENNETH P	1054		PERRY	ST	19-1054	COLUMBUS	OH	43201	METLIFE	STE 200 A	1555 W WALNUT HILL
010-282306	FLYR LAURA O	1058		PERRY	ST	20-1058	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-282307	VITT PETE	1062		PERRY	ST	21-1062	COLUMBUS	OH	43201	VITT PETE		1062 PERRY ST

The Homes at Harrison Park (5)

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Parcel	Owner	Num	Dir	Street	Sfx	Unit	City	ST	Zip + 4	Mail1	Mail2	Mail3
010-285101	HARRISON PARK RECREATION	575	W	FIRST	AV		COLUMBUS	OH	43201	HARRISON PARK RECREATION	ASSOCIATION	9054 COTTER ST
010-285102	ROYAL TALLOW HOLDINGS LTD	575	W	FIRST	AV		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE

The Offices at Harrison Park (1)

Supplemental List of Parcel Numbers

Z04-026/CV04-009: 575 W First Avenue

010-285101
010-279402
010-279410
010-279407
010-289375

And all parcel numbers for the following condominium units (See attached pages):

The Flats at Harrison Park

The Homes of Harrison Park

The Offices at Harrison Park

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Parcel	Owner	Num	Dir	Street	Sfx	Unit	City	ST	Zip + 4	Mail1	Mail2	Mail3
010-284141	BECK JENNIFER L	511	W	FIRST	AV		COLUMBUS	OH	43201	NEW YORK COMMUNITY BANK	CORELOGIC	2500 WESTFIELD DR
010-284142	HARRISON PARK FLATS LTD	976		PERRY	ST		COLUMBUS	OH	43201	HARRISON PARK FLATS LTD		575 W 1ST AVE
010-284143	HEDRICK BILLY R	535	W	FIRST	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284144	HELLER ADAM W	531	W	FIRST	AV		COLUMBUS	OH	43201	FLAGSTAR BANK		1ST AMERICAN WAY D
010-284145	CAPELUTO EDUARDO E	527	W	FIRST	AV		COLUMBUS	OH	43201	CHASE HOME FINANCE LLC		1 CORELOGIC DR
010-284146	WU WEI TSU	523	W	FIRST	AV		COLUMBUS	OH	43201	WEI TSU WU	CHIEN CHIEN LIU	854 PIPESTONE DR
010-284147	JKS GROUP LTD	519	W	FIRST	AV		COLUMBUS	OH	43201	JKS GROUP LTD		4890 CHATELAINE DR
010-284148	GRUEVSKI RAMONA	515	W	FIRST	AV		COLUMBUS	OH	43201	RAMONA GRUEVSKI KLINE		493 W 3RD AVE
010-284149	MURRAY ELAINE E	971		INGLESIDE	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284150	MARTIN JOSEPH R	967		INGLESIDE	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284151	HIXON EMILY A	539	W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284152	MONTGOMERY CAROLYN K	539	W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284153	MCGUIRE JAMES P	539	W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284154	PHAM THOMAS A	539	W	FIRST	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284155	SEMON GERALD R	539	W	FIRST	AV		COLUMBUS	OH	43201	ANDREW J BAXTER		539 W 1ST AVE APT
010-284156	MAGUIRE DAVID J	511	W	FIRST	AV		COLUMBUS	OH	43201	PARKVIEW FEDERAL SAVINGS	ATTN: RUTH DURAND	30000 AURORA RD
010-284157	BLESSE KRISTEN E	511	W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284158	FREEMAN JASON M	511	W	FIRST	AV		COLUMBUS	OH	43201	BAC TAX SERVICES CORP	TX-975-02-01	2375 N GLENVILLE D
010-284159	RUSSELL TODD C	511	W	FIRST	AV		COLUMBUS	OH	43201	FIFTH THIRD BANK	DFW4-2	1 FIRST AMERICAN W
010-284160	SUBRAMANIAN AHILA	511	W	FIRST	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284161	VERMA VISHAL	511	W	FIRST	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284162	MENDES MARIA L	511	W	FIRST	AV		COLUMBUS	OH	43201	MARIA L BORNHORST		511 W FIRST AVE ST
010-284163	ANDERSON LORI L	511	W	FIRST	AV		COLUMBUS	OH	43201	LORI L ANDERSON		511 W 1ST AVE APT
010-284164	HANNAN MATTHEW R	539	W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284165	TAN KIA-HUI	539	W	FIRST	AV		COLUMBUS	OH	43201	KIA-HUI TAN		539 W 1ST AVE STE
010-284166	CUNNINGHAM WILLIAM H	539	W	FIRST	AV		COLUMBUS	OH	43201	FLAGSTAR BANK		1ST AMERICAN WAY D
010-284167	BIXEL AMY L	539	W	FIRST	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284168	GRABARZ NICHOLAS W	539	W	FIRST	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284169	KELLER ELIZABETH J	539	W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284170	ARNOLD BRANDI M	539	W	FIRST	AV		COLUMBUS	OH	43201	BRANDI M ARNOLD		539 FIRST AVE W
010-284171	FREY WHITNEY J	539	W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284172	OLSON MARY C	511	W	FIRST	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284173	HIRSH BRIAN R	511	W	FIRST	AV		COLUMBUS	OH	43201	FIFTH THIRD BANK	DFW4-2	1 FIRST AMERICAN W
010-284174	MARTIN ALLISON M	511	W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284175	PATTON JOHN D	511	W	FIRST	AV		COLUMBUS	OH	43201	GREEN TREE SERVICING		345 ST PETER STREE
010-284176	RUDER CHISTOPHER	511	W	FIRST	AV		COLUMBUS	OH	43201	CHRISTOPHER RUDDER		511 W 1ST AVE APT
010-284177	BINKOWSKI JEFF M	511	W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284178	ESPOSITO WILLIAM A JR	511	W	FIRST	AV		COLUMBUS	OH	43201	FIFTH THIRD BANK	DFW4-2	1 FIRST AMERICAN W
010-284179	SPITLER MATT J	511	W	FIRST	AV		COLUMBUS	OH	43201	BAC TAX SERVICES CORP	TX-975-02-01	2375 N GLENVILLE D
010-284180	LANE LINDA M	539	W	FIRST	AV		COLUMBUS	OH	43201	FIFTH THIRD BANK	DFW4-2	1 FIRST AMERICAN W
010-284181	WISSLER CLAIRE R	539	W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284182	COOK ELIZABETH	539	W	FIRST	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284183	MARTIN ALLISON M		W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284184	BINKOWSKI JEFF M		W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284185	TAN KIA-HUI		W	FIRST	AV		COLUMBUS	OH	43201	KIA-HUI TAN		539 W 1ST AVE STE
010-284186	RUDER CHRISTOPHER		W	FIRST	AV		COLUMBUS	OH	43201	CHRISTOPHER RUDER		511 FIRST AVE W
010-284187	MONTGOMERY CAROLYN K		W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284188	CUNNINGHAM WILLIAM H		W	FIRST	AV		COLUMBUS	OH	43201	FLAGSTAR BANK		1ST AMERICAN WAY D
010-284189	ARNOLD BRANDI M		W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284190	LANE LINDA M		W	FIRST	AV		COLUMBUS	OH	43201	FIFTH THIRD BANK	DFW4-2	1 FIRST AMERICAN W
010-284191	OLSON MARY C		W	FIRST	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284192	HIRSH BRIAN R		W	FIRST	AV		COLUMBUS	OH	43201	FIFTH THIRD BANK	DFW4-2	1 FIRST AMERICAN W
010-284193	SUBRAMANIAN AHILA		W	FIRST	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284194	WU WEI TSU		W	FIRST	AV		COLUMBUS	OH	43201	WEI TSU WU	CHIEN CHIEN LIU	854 PIPESTONE DR
010-284195	ANDERSON LORI L		W	FIRST	AV		COLUMBUS	OH	43201	LORI L ANDERSON		511 W 1ST AVE STE
010-284196	COOK ELIZABETH		W	FIRST	AV		COLUMBUS	OH	43201	ELIZABETH COOK		311 1ST ST W
010-284197	PHAM THOMAS A		W	FIRST	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284198	RUSSELL TODD C		W	FIRST	AV		COLUMBUS	OH	43201	FIFTH THIRD BANK	DFW4-2	1 FIRST AMERICAN W
010-284199	VERMA VISHAL		W	FIRST	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284200	GRUEVSKI RAMONA		W	FIRST	AV		COLUMBUS	OH	43201	RAMONA GRUEVSKI		493 W 3RD AVE

The Flats at Harrison Park (1)

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Parcel	Owner	Num	Dir	Street	Sfx	Unit	City	ST	Zip + 4	Mail1	Mail2	Mail3
010-288310	HARRISON PARK FLATS LTD	#G43		QUALITY	PL		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288311	FROST DAVID B	#G44		QUALITY	PL		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288312	HARRISON PARK FLATS LTD	#G45		QUALITY	PL		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288313	HARRISON PARK FLATS LTD	#G46		QUALITY	PL		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288314	HARRISON PARK FLATS LTD	#G47		QUALITY	PL		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288315	HARRISON PARK FLATS LTD	#G48		QUALITY	PL		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288316	TUDELA JOHN B	#G49		QUALITY	PL		COLUMBUS	OH	43201	JOHN TUDELA		953 INGLESIDE AVE
010-288317	HANCOCK NEILL S	#G50		QUALITY	PL		COLUMBUS	OH	43201	NEILL S HANCOCK	JOHN HANCOCK	326 E MAMET ST
010-288318	HARRISON PARK FLATS LTD	#G51		QUALITY	PL		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288319	HARRISON PARK FLATS LTD	#G52		QUALITY	PL		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288320	HARRISON PARK FLATS LTD	#G53		QUALITY	PL		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288321	HARRISON PARK FLATS LTD	#G54		QUALITY	PL		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288322	HARRISON PARK FLATS LTD	#G55		QUALITY	PL		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288323	HARRISON PARK FLATS LTD	#G56		QUALITY	PL		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288324	WEINTRAUB LINDSAY F	#G57		QUALITY	PL		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-288325	HARRISON PARK FLATS LTD	#G58		QUALITY	PL		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE

The Flats at Harrison Park (2)

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Parcel	Owner	Num	Dir	Street	Sfx	Unit	City	ST	Zip + 4	Mail1	Mail2	Mail3
010-288128	ROYAL TALLOW HOLDINGS LTD	929	#929	INGLESIDE		AV	COLUMBUS	OH	43201	ROYAL TALLOW HOLDINGS LTD		1289 GRANDVIE
010-288129	DANIEL ELAN R	933	#933	INGLESIDE		AV	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK
010-288130	ALBERS TERESA A	937	#937	INGLESIDE		AV	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK
010-288131	ROYAL TALLOW HOLDINGS LTD	941	#941	INGLESIDE		AV	COLUMBUS	OH	43201	ROYAL TALLOW HOLDINGS LTD		1289 GRANDVIE
010-288132	WAULIGMAN WHITNEY R	945	#945	INGLESIDE		AV	COLUMBUS	OH	43201	WHITNEY R WAULIGMAN	C/O WAYNE R WAULIGMAN	2170 QUAIL RU
010-288133	ROYAL TALLOW HOLDINGS LTD	949	#949	INGLESIDE		AV	COLUMBUS	OH	43201	ROYAL TALLOW HOLDINGS LTD		1289 GRANDVIE
010-288134	BAAS DAVID H	957	#957	INGLESIDE		AV	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK
010-288135	ROYAL TALLOW HOLDINGS LTD	961	#961	INGLESIDE		AV	COLUMBUS	OH	43201	ROYAL TALLOW HOLDINGS LTD		1289 GRANDVIE
010-288136	ROYAL TALLOW HOLDINGS LTD	514	#514	INGLESIDE		AV	COLUMBUS	OH	43201	ROYAL TALLOW HOLDINGS LTD		1289 GRANDVIE
010-288137	HARRISON PARK FLATS LTD	518	#518	INGLESIDE		AV	COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE
010-288138	CANTERNA MATTHEW R	925	#107	INGLESIDE		AV	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK
010-288139	ROYAL TALLOW HOLDINGS LTD	108	#108	INGLESIDE		AV	COLUMBUS	OH	43201	ROYAL TALLOW HOLDINGS LTD		1289 GRANDVIE
010-288140	BOROWSKI JOSEPH R	925	#111	INGLESIDE		AV	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK
010-288141	SCHOENER JOSEPH A	953	#112	INGLESIDE		AV	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK
010-288142	EHLERS STEVEN M TR	925	#115	INGLESIDE		AV	COLUMBUS	OH	43201	STEVEN EHLERS		925 INGLESIDE
010-288143	WEINTRAUB LINDSAY F	953	#116	INGLESIDE		AV	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK
010-288144	WAGENBRENNER PROPERTIES	#201		INGLESIDE	AV		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288145	BBARRETT INC	#202		INGLESIDE	AV		COLUMBUS	OH	43201	BBARRETT INC		2022 N DEVON RD
010-288146	WAGENBRENNER PROPERTIES	#203		INGLESIDE	AV		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288147	BBARRETT INC	#204		INGLESIDE	AV		COLUMBUS	OH	43201	BBARRETT INC		2022 N DEVON RD
010-288148	FROST DAVID B	#205		INGLESIDE	AV		COLUMBUS	OH	43201	KEYBANK RE CAPITAL	ATTN: SERVICING DEPT	11501 OUTLOOK ST S
010-288149	BBARRETT INC	#206		INGLESIDE	AV		COLUMBUS	OH	43201	BBARRETT INC		2022 N DEVON RD
010-288150	WAGENBRENNER PROPERTIES	#207		INGLESIDE	AV		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288151	HARRISON PARK FLATS LTD	#208		INGLESIDE	AV		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288152	WAGENBRENNER PROPERTIES	#209		INGLESIDE	AV		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288153	BBARRETT INC	#210		INGLESIDE	AV		COLUMBUS	OH	43201	BBARRETT INC		2022 N DEVON RD
010-288154	ROYAL TALLOW HOLDINGS LTD	#211		INGLESIDE	AV		COLUMBUS	OH	43201	ROYAL TALLOW HOLDINGS LTD		1289 GRANDVIEW AVE
010-288155	ROYAL TALLOW HOLDINGS LTD	#212		INGLESIDE	AV		COLUMBUS	OH	43201	ROYAL TALLOW HOLDINGS LTD		1289 GRANDVIEW AVE
010-288156	WAGENBRENNER PROPERTIES	#213		INGLESIDE	AV		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288157	BBARRETT INC	#214		INGLESIDE	AV		COLUMBUS	OH	43201	BBARRETT INC		2022 N DEVON RD
010-288158	ROYAL TALLOW HOLDINGS LTD	#215		INGLESIDE	AV		COLUMBUS	OH	43201	ROYAL TALLOW HOLDINGS LTD		1289 GRANDVIEW AVE
010-288159	ROYAL TALLOW HOLDINGS LTD	#216		INGLESIDE	AV		COLUMBUS	OH	43201	ROYAL TALLOW HOLDINGS LTD		1289 GRANDVIEW AVE
010-288160	HARRISON PARK FLATS LTD	#301		INGLESIDE	AV		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288161	BUDDHEDEV REENA	953	#302	INGLESIDE		AV	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK
010-288162	HARRISON PARK FLATS LTD	#303		INGLESIDE	AV		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288163	HARRISON PARK FLATS LTD	#304		INGLESIDE	AV		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288164	HARRISON PARK FLATS LTD	#305		INGLESIDE	AV		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288165	HARRISON PARK FLATS LTD	#306		INGLESIDE	AV		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288166	HARRISON PARK FLATS LTD	#307		INGLESIDE	AV		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288167	MEWHORT JACK D	#308		INGLESIDE	AV		COLUMBUS	OH	43201	JACK MEWHORT		953 INGLESIDE AVE
010-288168	COFFMAN NATHAN T	925	#309	INGLESIDE		AV	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK
010-288169	TUDELA JOHN B	953	#310	INGLESIDE		AV	COLUMBUS	OH	43201	JOHN TUDELA		953 INGLESIDE
010-288170	HARRISON PARK FLATS LTD	#311		INGLESIDE	AV		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288171	RASEY PHILLIP	953	#312	INGLESIDE		AV	COLUMBUS	OH	43201	PHH MORTGAGE CORP	STE 100	95 METHODIST
010-288172	HARRISON PARK FLATS LTD	#313		INGLESIDE	AV		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288173	GOLALIC IGOR	#314		INGLESIDE	AV		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-288174	SULAND LTD	925	#315	INGLESIDE		AV	COLUMBUS	OH	43201	SULAND LTD		29979 PERSIMM
010-288175	HARRISON PARK FLATS LTD	#316		INGLESIDE	AV		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE

The Flats at Harrison Park (3)

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Parcel	Owner	Num	Dir	Street	Sfx	Unit	City	ST	Zip + 4	Mail1	Mail2	Mail3
010-286787	FORD BRIAN A	962		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286788	GAUDIO JOSHUA G	546		QUALITY	PL		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286789	MCNULTY JESSICA A	966		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286790	BING JEFFREY N	542		QUALITY	PL		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286791	MAYHAN MARIANNE R	958		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286792	BALOY MEGAN L	938		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286793	FACCENDA MEGAN M	107		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286794	CORNA SOPHIA	108		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286795	DIEDRICH LAUREN E	954		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286796	FINIZIO JOHN III	942		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286797	BLETZ ZACHARY J	111		PERRY	ST		COLUMBUS	OH	43201	ZACHARY J BLETZ		960 PERRY ST STE 1
010-286798	NOLAN JAMES P	936		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286799	FULLER TODD E	950		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286800	BURTON CHRISTA D	946		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286801	HARBISON NORMAN D	115		PERRY	ST		COLUMBUS	OH	43201	NORMAN D HARBISON		960 PERRY ST UNIT
010-286802	LEAR AMBER R	116		PERRY	ST		COLUMBUS	OH	43201	AMBER LEAR		936 PERRY ST APT 1
010-286803	HARRISON J A LLC	201		PERRY	ST		COLUMBUS	OH	43201	HARRISON J A LLC		959 MAEBELLE WAY
010-286804	FARRAGHER PATRICK G	936		PERRY	ST		COLUMBUS	OH	43201	PHH MORTGAGE CORP	STE 100	95 METHODIST HILL
010-286805	HACK SHANNON L	203		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286806	HARRISON J A LLC	204		PERRY	ST		COLUMBUS	OH	43201	HARRISON J A LLC		959 MAEBELLE WAY
010-286807	HARRISON J A LLC	205		PERRY	ST		COLUMBUS	OH	43201	HARRISON J A LLC		959 MAEBELLE WAY
010-286808	HARRISON J A LLC	206		PERRY	ST		COLUMBUS	OH	43201	HARRISON J A LLC		959 MAEBELLE WAY
010-286809	GARVIN KRISTINA M	207		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286810	GRIM MARY K TOD	208		PERRY	ST		COLUMBUS	OH	43201	MARY K GRIM		936 PERRY ST STE 2
010-286811	HOMAN RYAN T	209		PERRY	ST		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-286812	HARRISON J A LLC	210		PERRY	ST		COLUMBUS	OH	43201	HARRISON J A LLC		959 MAEBELLE WAY
010-286813	BROWNSHER DANIEL B	211		PERRY	ST		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-286814	QUINONES-MALDONADO	212		PERRY	ST		COLUMBUS	OH	43201	NILDA A QUINONES-MALDONAO		936 PERRY ST #212
010-286815	LJUNGQUIST KARIN L	213		PERRY	ST		COLUMBUS	OH	43201	FIFTH THIRD BANK	DFW4-2	1 FIRST AMERICAN W
010-286816	TADDEO RONALD M	214		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286817	HARRISON J A LLC	215		PERRY	ST		COLUMBUS	OH	43201	HARRISON J A LLC		959 MAEBELLE WAY
010-286818	JANITZKI ANDREW J	216		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286819	ROZANCZYK BROOKE L	301		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286820	SPENCER TODD M	302		QUALITY	PL		COLUMBUS	OH	43201	TODD M SPENCER	NATALIE NAPOLITANO	936 PERRY ST
010-286821	WALTERS GREG R	303		PERRY	ST		COLUMBUS	OH	43201	GREG R WALTERS	GLORIS WALTERS	5 PENTWATER
010-286822	HARRISON J A LLC	304		PERRY	ST		COLUMBUS	OH	43201	HARRISON J A LLC		959 MAEBELLE WAY
010-286823	SLINGER ADAM R	305		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286824	HARRISON J A LLC	306		PERRY	ST		COLUMBUS	OH	43201	HARRISON J A LLC		959 MAEBELLE WAY
010-286825	MCGRATH KEVIN A	307		PERRY	ST		COLUMBUS	OH	43201	THE GUERNSEY BANK	LOAN SERVICING	782 S STATE ST
010-286826	NORDHOFF RYAN C	308		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286827	CLARK COOPER M	309		PERRY	ST		COLUMBUS	OH	43201	COOPER M CLARK		960 PERRY ST APT 3
010-286828	HARRISON J A LLC	310		PERRY	ST		COLUMBUS	OH	43201	HARRISON J A LLC		959 MAEBELLE WAY
010-286829	BARNES JEFFREY L	311		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286830	JAGGERS KENT C SR	312		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-286831	HARRISON J A LLC	313		PERRY	ST		COLUMBUS	OH	43201	HARRISON J A LLC		959 MAEBELLE WAY
010-286832	MADRID SUSANA	314		PERRY	ST		COLUMBUS	OH	43201	PHH MORTGAGE CORP	STE 100	95 METHODIST HILL
010-286833	ZHU MENGYAO	315		PERRY	ST		COLUMBUS	OH	43201	MENGYAO ZHU		960 PERRY ST UNIT
010-286834	HANCOCK NEILL ANN	316		PERRY	ST		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR

The Flats at Harrison Park (4)

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Parcel	Owner	Num	Dir	Street	Sfx	Unit	City	ST	Zip + 4	Mail1	Mail2	Mail3
010-284718	FULLER TODD E		W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284719	GRABARZ NICHOLAS W		W	FIRST	AV		COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-284720	MCNULTY JESSICA A		W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284721	WISSLER CLAIRE R		W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284722	CORNA SOPHIA		W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284723	ZHU MENGYAO		W	FIRST	AV		COLUMBUS	OH	43201	MENGYAO ZHU		960 PERRY ST UNIT
010-284724	ROZANCZYK BROOKE L		W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284725	FARRAGHER PATRICK G		W	FIRST	AV		COLUMBUS	OH	43201	RICHARD M MONTGOMERY		539 W 1ST AVE APT
010-284726	QUINONES-MALDONADO		W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284727	CLARK COOPER M		W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284728	HARBISON NORMAN D		W	FIRST	AV		COLUMBUS	OH	43201	NORMAN D HARBISON		960 PERRY ST UNIT
010-284729	GRIM MARY K TOD		W	FIRST	AV		COLUMBUS	OH	43201	MARY K GRIM		936 PERRY ST STE 2
010-284730	HARRISON PARK FLATS LTD		W	FIRST	AV		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-284731	HARRISON PARK FLATS LTD		W	FIRST	AV		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-284732	HARRISON PARK FLATS LTD		W	FIRST	AV		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-284733	HARRISON PARK FLATS LTD		W	FIRST	AV		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE
010-284734	WAULIGMAN WHITNEY R		W	FIRST	AV		COLUMBUS	OH	43201	WHITNEY R WAULIGMAN	C/O WAYNE R WAULIGMAN	2170 QUAIL RUN FAR
010-284735	MARTIN JOSEPH R		W	FIRST	AV		COLUMBUS	OH	43201	JOSEPH R MARTIN		967 INGLESIDE AVE
010-284736	TADDEO RONALD M		W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284737	MURRAY ELAINE E		W	FIRST	AV		COLUMBUS	OH	43201	ELAINE E MURRAY		971 INGLESIDE AVE
010-284738	TADDEO RONALD M		W	FIRST	AV		COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284739	FREEMAN JASON M		W	FIRST	AV		COLUMBUS	OH	43201	BAC TAX SERVICES CORP	TX-975-02-01	2375 N GLENVILLE D

The Flats at Harrison Park (5)

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Parcel	Owner	Num	Dir	Street	Sfx	Unit	City	ST	Zip + 4	Mail1	Mail2	Mail3
010-281557	SCHIRALDI JOANNA R	986		PERRY	ST	2-986	COLUMBUS	OH	43201	JOANNA R SCHIRALDI		986 PERRY ST
010-281558	HOLLIDAY SCOTT A	990		PERRY	ST	3-990	COLUMBUS	OH	43201	BB & T MORTGAGE		301 COLLEGE ST
010-281559	CASTO ERIC A	994		PERRY	ST	4-994	COLUMBUS	OH	43201	ERIC A CASTO		994 PERRY ST
010-281560	GAINES HOWARD	998		PERRY	ST	5-998	COLUMBUS	OH	43201	HOWARD GAINES		998 PERRY ST
010-281561	PLUNKETT DIANE J	1002		PERRY	ST	6-1002	COLUMBUS	OH	43201	DIANE J PLUNKETT		1002 PERRY ST
010-281562	LF 1991 LLC	1006		PERRY	ST	7-1006	COLUMBUS	OH	43201	LF 1991 LLC		7130 DOMINICAN DR
010-281563	UNVERFERTH BRIAN W	1010		PERRY	ST	8-1010	COLUMBUS	OH	43201	CORI KINDL		1010 PERRY ST
010-281564	WILSON LARRY E TR	1014		PERRY	ST	9-1014	COLUMBUS	OH	43201	LARRY E WILSON		761 WHISPERING WOO

The Homes at Harrison Park (1)

>

Parcel	Owner	Num	Dir	Street	Sfx	Unit	City	ST	Zip + 4	Mail1	Mail2	Mail3
010-285951	ANDERSON BART	1010		HARRISON PARK	PL	47-1010	COLUMBUS	OH	43201	GMAC MORTGAGE	DFW 4-2	1 FIRST AMERICAN W
010-285952	MAHER CHRISTIAN D	1014		HARRISON PARK	PL	48-1014	COLUMBUS	OH	43201	CHASE HOME FINANCE LLC		1 CORELOGIC DR
010-285953	NUGENT MICHAEL E TR	1018		HARRISON PARK	PL	49-1018	COLUMBUS	OH	43201	NIKE NUGENT		1018 HARRISON PARK
010-285954	BINKLEY RYAN W	1022		HARRISON PARK	PL	50-1022	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-285955	MOFFA J KEVIN	1026		HARRISON PARK	PL	51-1026	COLUMBUS	OH	43201	FIFTH THIRD BANK	DFW4-2	1 FIRST AMERICAN W
010-285956	KAISER SCOTT M TOD	1030		HARRISON PARK	PL	52-1030	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-285957	WOLF KARLA J	1034		HARRISON PARK	PL	53-1034	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-285958	MOORHEAD DANIEL O	1070		HARRISON PARK	PL	62-1070	COLUMBUS	OH	43201	DANIEL O MOORHEAD		1070 HARRISON PARK

The Homes at Harrison Park (2)

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Parcel	Owner	Num	Dir	Street	Sfx	Unit	City	ST	Zip + 4	Mail1	Mail2	Mail3
010-285846	CASSANDRA JAMES C	1047		PERRY	ST	29-1047	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-285847	PRENGER SCOTT A	1051		PERRY	ST	28-1051	COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-285848	SIMPSON KARI A	1055		PERRY	ST	27-1055	COLUMBUS	OH	43201	CHASE HOME FINANCE LLC		1 CORELOGIC DR
010-285849	COLAROSSI SCOTT A	1059		PERRY	ST	26-1059	COLUMBUS	OH	43201	GMAC MORTGAGE	DFW 4-2	1 FIRST AMERICAN W
010-285850	MARTINEZ ALEIX M	1063		PERRY	ST	25-1063	COLUMBUS	OH	43201	ALEXI M MARTINEZ		1063 PERRY ST
010-285851	ALIFF GARY W JR	1067		PERRY	ST	24-1067	COLUMBUS	OH	43201	BAC TAX SERVICES CORP	TX-975-02-01	2375 N GLENVILLE D

The Homes at Harrison Park (3)

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Parcel	Owner	Num	Dir	Street	Sfx	Unit	City	ST	Zip + 4	Mail1	Mail2	Mail3
010-284889	MANGOLD SCOTT A	1006		HARRISON PARK	PL	46-1006	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284890	JARRARD JAMES C	1017		PERRY	ST	37-1017	COLUMBUS	OH	43201	FIRST FEDERAL OF LAKEWOOD BCS REALTY TAX SR STE 230		6100 ROCKSIDE WDS
010-284891	GIANNETTI JEFFREY	1021		PERRY	ST	36-1021	COLUMBUS	OH	43201	JEFFREY GIANNETTI		1021 PERRY ST
010-284892	GESUE NICHOLAS M	1025		PERRY	ST	35-1025	COLUMBUS	OH	43201	FIRST PLACE BANK		999 E MAIN ST
010-284893	DOOLEY MICHAEL P	1029		PERRY	ST	34-1029	COLUMBUS	OH	43201	PHH MORTGAGE CORP	STE 100	95 METHODIST HILL
010-284894	NOLAN JIM	1033		PERRY	ST	33-1033	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-284895	COURSEN SAMUEL S	1035		PERRY	ST	32-1035	COLUMBUS	OH	43201	SAMUEL S COURSEN		1035 PERRY ST
010-284896	ROBB JENNY E	1039		PERRY	ST	31-1039	COLUMBUS	OH	43201	JENNY E ROBB		1039 PERRY ST
010-284897	WALKER LORI A	1043		PERRY	ST	30-1043	COLUMBUS	OH	43201	FIRST MERIT MORTGAGE CORP		4455 HILLS & DALES

The Homes at Harrison Park (4)

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Parcel	Owner	Num	Dir	Street	Sfx	Unit	City	ST	Zip + 4	Mail1	Mail2	Mail3
010-282296	CARPENTER ROBERT J III	1018		PERRY	ST	10-1018	COLUMBUS	OH	43201	WELLS FARGO REAL ESTATE	MAC X2302-04D	1 HOME CAMPUS
010-282297	COPPLE KEVIN J	1022		PERRY	ST	11-1022	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-282298	NADASDY TIBOR	1026		PERRY	ST	12-1026	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-282299	KILLBERY GARRICK R	1030		PERRY	ST	13-1030	COLUMBUS	OH	43201	GARRICK R KILLBERRY		1030 PERRY ST
010-282300	BAILEY JONATHAN J	1034		PERRY	ST	14-1034	COLUMBUS	OH	43201	MIDWEST LOAN SRV INC		616 SHELDON AVE ST
010-282301	RUEN KURT M	1038		PERRY	ST	15-1038	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-282302	CURRY DEAN R	1042		PERRY	ST	16-1042	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-282303	APGAR MICHELLE K	1046		PERRY	ST	17-1046	COLUMBUS	OH	43201	HUNTINGTON MORTGAGE CORP		PO BOX 182661
010-282304	KENTRIS NICHOLAS M	1050		PERRY	ST	18-1050	COLUMBUS	OH	43201	NICHOLAS KENTRIS		1050 PERRY ST
010-282305	MCROY KENNETH P	1054		PERRY	ST	19-1054	COLUMBUS	OH	43201	METLIFE	STE 200 A	1555 W WALNUT HILL
010-282306	FLYR LAURA O	1058		PERRY	ST	20-1058	COLUMBUS	OH	43201	PNC MORTGAGE		3232 NEWMARK DR
010-282307	VITT PETE	1062		PERRY	ST	21-1062	COLUMBUS	OH	43201	VITT PETE		1062 PERRY ST

The Homes at Harrison Park (5)

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Parcel	Owner	Num	Dir	Street	Sfx	Unit	City	ST	Zip + 4	Mail1	Mail2	Mail3
010-285101	HARRISON PARK RECREATION	575	W	FIRST	AV		COLUMBUS	OH	43201	HARRISON PARK RECREATION	ASSOCIATION	9054 COTTER ST
010-285102	ROYAL TALLOW HOLDINGS LTD	575	W	FIRST	AV		COLUMBUS	OH	43201	WAGENBRENNER REALTY	AKA ROYAL TALLOW HOLDINGS	575 W 1ST AVE STE

The Offices at Harrison Park (1)

Mayor Michael B. Coleman

COUNCIL VARIANCE APPLICATION

City of Columbus, Ohio ▪ Department of Building & Zoning Services
757 Carolyn Avenue, Columbus, Ohio 43224 ▪ Phone: 614-645-7433▪ www.columbus.gov

AFFIDAVIT

(See next page for instructions)

APPLICATION # CV04-009

STATE OF OHIO
COUNTY OF FRANKLIN

Being first duly cautioned and sworn **(1)** NAME Donald Plank
of **(1)** MAILING ADDRESS Plank Law Firm, 145 East Rich Street, Fl 3, 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) per CERTIFIED ADDRESS FOR ZONING PURPOSES 577 W First Avenue
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)** 7/31/12
(THIS LINE TO BE FILLED OUT BY CITY STAFF)

SUBJECT PROPERTY OWNERS NAME AND MAILING ADDRESS

(4) Royal Tallow Holdings, Ltd. et. al., c/o Donald Plank
Plank Law Firm
145 East Rich Street, Fl 3
Columbus, OH 43215

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

Royal Tallow Holdings, Ltd., c/o Donald Plank
(614) 947-8600

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

(5) Harrison West Society c/o Kristen Easterday, VP
PO Box 163442
Columbus, OH 43216

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)

☐ **(7)** Check here if listing additional property owners on a separate page.

SIGNATURE OF AFFIANT **(8)** Donald Plank

Subscribed to me in my presence and before me this 30th day of JULY, in the year 2012

SIGNATURE OF NOTARY PUBLIC **(8)** Barbara A. Painter

My Commission Expires: AUGUST 3, 2015

Notary Seal Here

NOTARIAL SEAL STATE OF OHIO

BARBARA A. PAINTER
Notary Public, State of Ohio
My Commission Expires AUGUST 3 2015

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

Revised 05/9/12

EXHIBIT A, Public Notice
577 West First Avenue
Z04-026/CV04-009
July 26, 2012

APPLICANT

Royal Tallow Holdings LTD
c/o Dave Perry, David Perry Co., Inc.
145 East Rich Street, 3rd Floor
Columbus, OH 43215

PROPERTY OWNER

Royal Tallow Holdings LTD
c/o Dave Perry, David Perry Co., Inc.
145 East Rich Street, 3rd Floor
Columbus, OH 43215

ATTORNEY

Donald Plank, Plank Law Firm
145 East Rich Street, 3rd Floor
Columbus, OH 43215

COMMUNITY GROUP

Harrison West Society
c/o Kristen Easterday, VP
PO Box 163442
Columbus, OH 43216

PROPERTY OWNERS WITHIN 125 FEET

Abitec Corp
501 W. 1st Ave.
PO Box 569
Columbus, OH 43216

William A. Gesouras
1005 Oregon Ave.
Columbus, OH 43201

Alice L. Teasley
475 W. 2nd Ave.
Columbus, OH 43201

Stephen M. Schab
1020 Oregon Ave.
Columbus, OH 43201

Barley Equities III LLC
871 Ingleside Avenue
Columbus, OH 43215

St. Paul Baptist Church
496 W. 1st Ave.
Columbus, OH 43201

Selena A. Drafton
584 W. 2nd Ave.
Columbus, OH 43201

Andrea Schuster
1012 Oregon Ave.
Columbus, OH 43201

Megan Sweeney & Carson Thrush
499 W. Second Ave.
Columbus, OH 43201

Charles S. Wince
507 W. 2nd Ave.
Columbus, OH 43201

Jeffrey M. Bergandine
506 W. Second Ave.
Columbus, OH 43201

Richard A. & Nancy D. Schucker
510 W. Second Ave.
Columbus, OH 43201

Ginther Properties LLC
1199 Highland Ave.
Columbus, OH 43201

Bunn=Minnick Company
875 Michigan Ave.
Columbus, OH 43215

Angela T. Deland
1041 Oregon Ave.
Columbus, OH 43201

Mark E. Green
1030 Oregon Ave.
Columbus, OH 43201

David J. Dysinger, et al. 4
8071 Morris Rd.
Hilliard, OH 43026

Kathryn E. Likley & Shawn A. Likley
568 W. Second Ave.
Columbus, OH 43201

Donald J. Compton
Anna B. Compton
1100 Urlin Ave.
Columbus, OH 43212

Lola Drafton
1037 Oregon Ave.
Columbus, OH 43201

Boundtiful Investments LLC
10730 Winchcombe Dr.
Dublin, OH 43016

Jill M. Kawa
522 W. 1st Ave.
Columbus, OH 43201

Terrence R. Fahy
201 Greenglade Ave.
Worthington, OH 43085

Martin W. & Karen L. Wilt
2826 Folkstone Rd.
Columbus, OH 43220

Michael J. & Lynn Crapser
1023 Oregon Ave.
Columbus, OH 43201

Bethany Pocock
1021 Oregon Ave.
Columbus, OH 43201

Enddy V. Messick
548 W. Second Ave.
Columbus, OH 43201

Ad Investors PLL
447 Briarwood Dr .
Columbus, OH 43213

Richard B. Brown & Ellen J. Brown
1018 Oregon Ave.
Columbus, OH 43201

Greg A Komitor
11 Blue Heron Dr.
Thornton, CO 80241

Stephen Homer
544 W. 2nd Ave.
Columbus, OH 43201

Roberta M. Pedersen
498 W. Second Ave.
Columbus, OH 43201

Jennifer L. Beck
511 W. First Ave.
Columbus, OH 43201

James Cowan
Fannie Cowan
518 W. 1st Ave.
Columbus, OH 43201

Joseph R. Armeni &
Amelia A. Salerno
455 W. 3rd Ave.
Columbus, OH 43201

D. L. Thompson
540 W. Second Ave.
Columbus, OH 43201

Alan L. Fetters
596 W. Second Ave.
Columbus, OH 43201

Bailey Investment Properties LLC
The Arlington Bank
2130 Tremont Ctr.
Columbus, OH 43221

576 West Second LLC
PO Box 8431
Columbus, OH 43201

Nathan J. Zurbrugg
Rebekah J. Zurbrugg
492 W. First Ave.
Columbus, OH 43201

Jeffrey J. Rovda
520 W. Second Ave.
Columbus, OH 43201

Quality Holdings LLC
1145 Chesapeake Ave., Ste L
Columbus, OH 43212

Harrison Park Development Ltd
Real Property Management
9054 Cotter St.
Lewis Center, OH 43035

Eric A. Casto
994 Perry St.
Columbus, OH 43201

LF 1991 LLC
7130 Dominican Dr.
Dayton, OH 45415

Robert J. Carpenter, III
1018 Perry St.
Columbus, OH 43201

Garrick R. Killberry
1030 Perry St.
Columbus, OH 43201

Mark Jensen
Anna Jensen
481 W. 2nd Ave.
Columbus, OH 43201

Matthew E. Hall
485 W. Second Ave.
Columbus, OH 43201

Gilbert M. Borlaza
Stephanie J. Borlaza
563 Morning St.
Worthington, OH 43085

Andrew F. Shato
502 W. Second Ave.
Columbus, OH 43201

Daniel W. Lehman
Barbara A. Lehman
610 Second Ave.
Columbus, OH 43201

Joanna R. Schiraldi
Dennis Schiraldi
986 Perry St.
Columbus, OH 43201

Howard Gaines
998 Perry St.
Columbus, OH 43201

Cori A. Bletz & David V. Kindl
1010 Perry St.
Columbus, OH 43201

Kevin J. Copple
1022 Perry St.
Columbus, OH 43201

Jonathan J. Bailey
1034 Perry St.
Columbus, OH 43201

Matthew W. Wolf
483 W. Second Ave.
Columbus, OH 43201

City of Columbus
Real Estate Management
90 W. Broad St., Rm 425
Columbus, OH 43215

Rubylew LLC
2690 Bryden Rd.
Columbus, OH 43209

CSX Transportation Inc.
Tax Dept.
500 Water St. (J-910)
Jacksonville, FL 32202

Harrison Park Flats Ltd
Wagenbrenner Realty
575 W. 1st Ave., Ste 100
Columbus, OH 43215

Scott A. Holliday
990 Perry St.
Columbus, OH 43201

Diane J. Plunkett
1002 Perry St.
Columbus, OH 43201

Larry E. Wilson, TR
761 Whispering Woods
Powell, OH 43065

Tibor Nadasdy & Gyongyi M. Nadasdy
1026 Perry St.
Columbus, OH 43201

Kurt M. Ruen
1038 Perry St.
Columbus, OH 43201

Dean R. Curry & Nancy E. Curry
1042 Perry St.
Columbus, OH 43201

Michelle K. Apgar
Susan M. Crawford
1046 Perry St.
Columbus, OH 43201

Nicholas M. Kentris
Bonnie A. Kentris
1050 Perry St.
Columbus, OH 43201

Kenneth P. McRoy
Anthony G. Scarpelos
1054 Perry St.
Columbus, OH 43201

Laura O. Flyr & Joshua F. Flyr
1058 Perry St.
Columbus, OH 43201

Pete Vitt
1062 Perry St.
Columbus, OH 43201

Andrew P. Lallathin
Kendall E. Broers
982 Perry St.
Columbus, OH 43201

Mark R. Hollern
Matthew T. Williams
993 Perry St.
Columbus, OH 43201

Nkululeko Moyo & Elizabeth L. Moyo
997 Perry St.
Columbus, OH 43201

Michael W. Lester & Paul A. Stanca
1001 Perry St.
Columbus, OH 43201

George L. Kentris & Susan J. Kentris
332 Pheasant Run Pl.
Findlay, OH 45840

Michael E. Horning & Brian S. Rambo
1005 Perry St.
Columbus, OH 43201

Mahala A. Duff
1009 Perry St.
Columbus, OH 43201

Adam D. Ferguson
Katherine C. Ferguson
1013 Perry St.
Columbus, OH 43201

Terrance R. Fahy
201 Greenglade Ave.
Worthington, OH 43085

Scott A. Mangold
1006 Harrison Park Pl.
Columbus, OH 43201

James C. Jarrard
1017 Perry St.
Columbus, OH 43201

Jeffrey Giannetti
1021 Perry St.
Columbus, OH 43201

Nicholas M. Gesue & Jessica Gesue
1025 Perry St.
Columbus, OH 43201

Michael P. Dooley & Sarah A. Dooley
1029 Perry St.
Columbus, OH 43201

Jim Nolan & Amber R. Lear
1033 Perry St.
Columbus, OH 43201

Samuel S. Coursen, et al.
1035 Perry St.
Columbus, OH 43201

Jenny E. Robb
1039 Perry St.
Columbus, OH 43201

Lori A. Walker
1043 Perry St.
Columbus, OH 43201

James C. Cassandra
Marya L. Cassandra
1047 Perry St.
Columbus, OH 43201

Scott A. Prenger
1051 Perry St.
Columbus, OH 43201

Kari A. Simpson
1055 Perry St.
Columbus, OH 43201

Scott A. Colarossi
1059 Perry St.
Columbus, OH 43201

Aleix M. Martinez
1063 Perry St.
Columbus, OH 43201

Gary W. Aliff, Jr.
Jameson M. Dormann
1067 Perry St.
Columbus, OH 43201

Bart Morgan Anderson
Alexander Wendell
1010 Harrison Park Pl.
Columbus, OH 43201

Christian D. Maher
1014 Harrison Park Pl.
Columbus, OH 43201

Michael E. Nugent, TR
1018 Harrison Park Pl.
Columbus, OH 43201

Ryan W. Binkley & Allison M. Binkley
1022 Harrison Park Pl.
Columbus, OH 43201

Kevin J. Moffa
1026 Harrison Park Pl.
Columbus, OH 43201

Scott M. Kaiser, TOD
1030 Harrison Park Pl.
Columbus, OH 43201

Karla J. Wolf & Michael A. Pierce
1034 Harrison Park Pl.
Columbus, OH 43201

Daniel O. Moorhead
Noemi N. Moorhead
1070 Harrison Park Pl.
Columbus, OH 43201

Theresa Wick
Kathleen Van Tassell
998 Harrison Park Pl.
Columbus, OH 43201

William F. Lamey, Jr.
Thuong T. Nguyen-Khac
1027 Oregon Ave.
Columbus, OH 43201

Robert S. Harris & Timothy A. Bledsoe
1031 Oregon Ave.
Columbus, OH 43201

Miriam Brierley, TR
1038 Harrison Park Pl.
Columbus, OH 43201

Jeffrey Kollesser
1042 Harrison Park Pl.
Columbus, OH 43201

Jennifer A. Wrenn
1046 Harrison Park Pl.
Columbus, OH 43201

Richard W. Cumming
Mary D. Cumming
1050 Harrison Park Pl.
Columbus, OH 43201

Adam J. Deutsch & Kristina T. Deutsch
1054 Harrison Park Pl.
Columbus, OH 43201

Mark G. Flesch, TR
Nicole M. Roeder, TR
1058 Harrison Park Pl.
Columbus, OH 43201

Mererdith Merz
1062 Harrison Park Pl.
Columbus, OH 43201

Sharon D. James
1066 Harrison Park Pl.
Columbus, OH 43201

Kyle D. Kaliebe
509 W. Second Ave.
Columbus, OH 43201

Nathan W. Jackson
511 W. Second Ave.
Columbus, OH 43201

Bedford Holdings II LLC
1024 Oregon Ave.
Columbus, OH 43201

Bedford Holdings II LLC
The Arlington Bank
2130 Tremont Ctr.
Columbus, OH 43221

Billy R. Hedrick
535 W. First Ave.
Columbus, OH 43201

Adam W. Heller
531 W. First Ave.
Columbus, OH 43201

Harrison Park Recreation Association
575 W. First Ave.
Columbus, OH 43201

Eduardo E. Capeluto
527 W. First Ave.
Columbus, OH 43201

Wu Wei Tsu
523 W. First Ave.
Columbus, OH 43201

JKS Group Ltd
519 W. First Ave.
Columbus, OH 43201

Ramona Gruevski
515 W. First Ave.
Columbus, OH 43201

Elaine E. Murray
971 Ingleside Ave.
Columbus, OH 43201

Joseph R. Martin
967 Ingleside Ave.
Columbus, OH 43201

Emily A. Hixon
539 W. First Ave.
Columbus, OH 43201

Carolyn K. Montgomery
539 W. First Ave.
Columbus, OH 43201

James P. McGuire
539 W. First Ave.
Columbus, OH 43201

Thomas A. Pham
539 W. First Ave.
Columbus, OH 43201

Gerald R. Semon
539 W. First Ave.
Columbus, OH 43201

David J. Maguire
511 W. First Ave.
Columbus, OH 43201

Kristen E. Blesse
511 W. First Ave.
Columbus, OH 43201

Jason M. Freeman
511 W. First Ave.
Columbus, OH 43201

Todd C. Russell
511 W. First Ave.
Columbus, OH 43201

Ahila Subramanian
511 W. First Ave.
Columbus, OH 43201

Vishal Verma
511 W. First Ave.
Columbus, OH 43201

Maria L. Mendes
511 W. First Ave.
Columbus, OH 43201

Lori L. Anderson
511 W. First Ave.
Columbus, OH 43201

Matthew R. Hannan
539 W. First Ave.
Columbus, OH 43201

Kia-Hui Tan
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Columbus, OH 43201

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Nicholas W. Grabarz
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John B. Tudela
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326 E. Mamet St.
Sanduskey, OH 44870

Lindsay F. Weintraub
PNC Mortgage
3232 Newmark Dr.
Miamisburg, OH 45342

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933 Ingleside Ave.
Columbus, OH 43201

Teresa A. Albers
937 Ingleside Ave.
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957 Ingleside Ave.
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Matthew R. Canterna
925 Ingleside Ave.
Columbus, OH 43201

Joseph R. Borowski
925 Ingleside Ave.
Columbus, OH 43201

Joseph A. Schoener
953 Ingleside Ave.
Columbus, OH 43201

Steven M. Ehlers, TR
925 Ingleside Ave.
Columbus, OH 43201

Wagenbrenner Properties
#201 Ingleside Ave.
Columbus, OH 43201

BBarrett Inc
#202 Ingleside Ave.
Columbus, OH 43201

Reena Buddhedev
953 Ingleside Ave.
Columbus, OH 43201

Jack D. Mewhort
#308 Ingleside Ave.
Columbus, OH 43201

Nathan T. Coffman
925 Ingleside Ave.
Columbus, OH 43201

Phillip Rasey
953 Ingleside Ave.
Columbus, OH 43201

Igor Golalic
#314 Ingleside Ave.
Columbus, OH 43201

Suland Ltd
925 Ingleside Ave.
Columbus, OH 43201

Brian A. Ford
962 Perry St.
Columbus, OH 43201

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546 Quality Pl.
Columbus, OH 43201

Jessica A. McNulty
966 Perry St.
Columbus, OH 43201

Jeffrey N. Bing
542 Quality Pl.
Columbus, OH 43201

Marianne R. Mayhan
958 Perry St.
Columbus, OH 43201

Megan L. Baloy
938 Perry St.
Columbus, OH 43201

Megan M. Faccenda
107 Perry St.
Columbus, OH 43201

Sophia Corna
108 Perry St.
Columbus, OH 43201

Lauren E. Diedrich
954 Perry St.
Columbus, OH 43201

John Finizio, III
942 Perry St.
Columbus, OH 43201

Zachary J. Bletz
111 Perry St.
Columbus, OH 43201

Todd E. Fuller
950 Perry St.
Columbus, OH 43201

Christa D. Burton
946 Perry St.
Columbus, OH 43201

Norman D. Harbison
115 Perry St.
Columbus, OH 43201

Harrison J A LLC
201 Perry St.
Columbus, OH 43201

Patrick G. Farragher
936 Perry St.
Columbus, OH 43201

Shannon L. Hack
203 Perry St.
Columbus, OH 43201

Kristina M. Garvin
207 Perry St.
Columbus, OH 43201

Mary K. Grim, TOD
208 Perry St.
Columbus, OH 43201

Ryan T. Homan
209 Perry St.
Columbus, OH 43201

Daniel B. Brownsher
211 Perry St.
Columbus, OH 43201

Quinones-Maldonado
212 Perry St.
Columbus, OH 43201

Karin L. Ljungquist
213 Perry St.
Columbus, OH 43201

Ronald M. Taddeo
214 Perry St.
Columbus, OH 43201

Andrew J. Janitzki
216 Perry St.
Columbus, OH 43201

Brooke L. Rozanczyk
301 Perry St.
Columbus, OH 43201

Todd M. Spencer
302 Quality Pl.
Columbus, OH 43201

Greg R. Walters
303 Perry St.
Columbus, OH 43201

Adam R. Slinger
305 Perry St.
Columbus, OH 43201

Kevin A. McGrath
307 Perry St.
Columbus, OH 43201

Ryan C. Nordhoff
308 Perry St.
Columbus, OH 43201

Cooper M. Clark
309 Perry St.
Columbus, OH 43201

Jeffrey L. Barnes
311 Perry St.
Columbus, OH 43201

Kent C. Jaggers, Sr.
312 Perry St.
Columbus, OH 43201

Susana Madrid
314 Perry St.
Columbus, OH 43201

Mengyao Zhu
315 Perry St.
Columbus, OH 43201

Neill Ann Hancock
316 Perry St.
Columbus, OH 43201

Brian W. Unverferth
1010 Perry St., Unit 8-1010
Columbus, OH 43201

The Flats at Harrison Park
Condominium Association
c/o Mark Wagenbrenner
575 West First Avenue, Suite 100
Columbus, OH 43215

Homes at Harrison Park Assoc.
c/o Lacy Martin, Real Property Mgt.
9054 Cotter Street
Lewis Center, OH 43035

The Flats at Harrison Park
Condominium Association
c/o Vicki Smith, Real Property Mgt.
9054 Cotter Street
Lewis Center, OH 43035

Homes at Harrison Park Association
c/o Mark Wagenbrenner
575 West First Avenue, Suite 100
Columbus, OH 43215

ALSO NOTIFY

Mark Wagenbrenner
Wagenbrenner Co.
575 West First Avenue, Suite 100
Columbus, OH 43215

Brian Barrett
Wagenbrenner Co.
575 West First Avenue, Suite 100
Columbus, OH 43215

Rob Harris
Wagenbrenner Co.
575 West First Avenue, Suite 100
Columbus, OH 43215

Royal Tallow Holdings Ltd
c/o Brian Barrett
575 West First Avenue, Suite 100
Columbus, OH 43215

Eric Wagenbrenner
Wagenbrenner Co.
575 West First Avenue, Suite 100
Columbus, OH 43215-5100

Mayor Michael B. Coleman

COUNCIL VARIANCE APPLICATION

City of Columbus, Ohio ▪ Department of Building & Zoning Services
757 Carolyn Avenue, Columbus, Ohio 43224 ▪ Phone: 614-645-7433▪ www.columbus.gov

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 # CV04-009

STATE OF OHIO
COUNTY OF FRANKLIN

Being first duly cautioned and sworn [NAME] Donald Plank ----------

Of [COMPLETE ADDRESS] Plank Law Firm, 145 East Rich Street, FL 3, 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 formats

Name of business or individual
Business or individual's address
Address of corporate headquarters
City, Sate, Zip
Number of Columbus based employees
Contact name and number

1. Royal Tallow Holdings, Ltd. 575 West First Avenue, Suite 100 Columbus, OH 43215 # of Columbus Based Employees: 0 Contact: Mark Wagenbrenner, (614) 545-9247	2. ----------
3. ----------	4. ----------

☐ ~~Check here~~ *if listing additional parties on a separate page.*

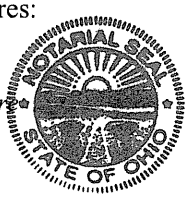
Donald Plank
SIGNATURE OF AFFIANT

Subscribed to me in my presence and before me this 30th day of JULY, in the year 2012

SIGNATURE OF NOTARY PUBLIC Barbara A. Painter

My Commission Expires: AUGUST 3, 2015

Notary Seal Here



BARBARA A. PAINTER
Notary Public, State of Ohio
My Commission Expires AUGUST 3, 2015

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

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

Mayor Michael B. Coleman

COUNCIL VARIANCE APPLICATION

City of Columbus, Ohio ▪ Department of Building & Zoning Services
757 Carolyn Avenue, Columbus, Ohio 43224 ▪ Phone: 614-645-7433▪ www.columbus.gov

STATEMENT OF HARDSHIP

Chapter 3307 of the Columbus Zoning Code
Section 3307.10 Variances by City Council

A. Permit a variance in the yard, height, or parking requirements of any district only in conjunction with a change in zoning or a use variance and only where there are unusual and practical difficulties or unusual hardships in the carrying out of the zoning district provisions due to an irregular shape of lot, topography, or other conditions, providing such variance will not seriously affect any adjoining property or the general welfare.

B. Permit a use of the property not permitted by the Zoning District established on the property if such use will not adversely affect the surrounding property or surrounding neighborhood and if Council is satisfied that the granting of such variance will alleviate some hardship or difficulty which warrants a variance from the Comprehensive Plan.

Before authorizing any variance from the Zoning Code in a specific case, City Council shall first determine that such variance will not impair an adequate supply of light and air to the adjacent property, unreasonably increase the congestion of Public Streets, increase the danger of fires, endanger the public safety, unreasonably diminish or impair the public health, safety, comfort, morals, or welfare of the inhabitants of the City of Columbus.

In granting a variance pursuant to this section, Council may impose such requirements and conditions regarding the location, character, duration, and other features of the variance proposal as Council deems necessary to carry out the intent and purpose of this Zoning Code and to otherwise safeguard the public safety and welfare.

I have read the foregoing and believe my application for relief from the requirements of the Zoning Code contains the necessary hardship, will not adversely affect surrounding property owners and will comply with the variance requested as detailed below:

See Exhibit B

Signature of Applicant Donald Plank Date 7/30/2012

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

EXHIBIT B

STATEMENT OF HARDSHIP

577 West First Avenue, Columbus, OH 43215

CV04-009

The site is generally located on both the east and west side of Perry Street, south of west Second Avenue, east of the Olentangy River and both north and south of West First Avenue. The site is zoned M, C-4, C-3 and CPD (Z92-037). By Ordinance 1344-2004, passed July 19, 2004 (CV04-006), variances were granted to the M, C-4, C-3 and CPD districts to permit single and two family dwellings, multi-family development, a community center for both accessory and non-accessory uses and public parkland on the 16.31 ± Ac. (gross) site. Ordinance 1344-2004 established development areas, land use and maximum density by area. The development areas subsequently corresponded to platted lots with the Harrison Park subdivision plat (PB 108, PG 56). By Ordinance 2302-2011, density on Lot 2 was increased from 75 dwelling units to 108 dwelling, but the overall Harrison Park permitted density of 345 total dwelling units was actually reduced from 345 to 343 dwelling units since fewer dwelling units than permitted had been built on other Harrison Park development sites.

Harrison park is now substantially built with the only development area not developed being the site at the southwest corner of Harrison Park Place and West Second Avenue. Application Z04-026 is pending to rezone Harrison Park to the AR-3, AR-2 and R-2F Districts to conform zoning to the site development. The City of Columbus has elected not to participate in the rezoning, so the parkland dedicated to the City of Columbus with the Harrison Park development is not included in pending application Z04-026 and will remain zoned M, Manufacturing. The net site area, not including parkland conveyed to the City of Columbus and street and alley dedication dedicated on the Harrison Park plat is 10.588 +/- acres.

This variance application is submitted in conjunction with Z04-026 to grant applicable variances to the district standards of the proposed/pending AR-3, AR-2, R-2F zoning districts. Variances are itemized as follows by Lot. See also submitted data table. While all development areas (lots) are included in this variance application since they are contiguous property for purposes of the application, each development area (lot) is separable from this ordinance and shall, for regulatory purposes or future rezoning and/or variance application(s) be separate development areas for which future zoning and/or variance applications may be made independent of any other development area (lot) of Harrison Park.

Lot 1: Community Center, 0.537 +/- acres

1) 3332.037, R-2F residential district, which Section doesn't permit an accessory community center off-premise of the community for which it is accessory and doesn't permit non-accessory uses, while the existing community center is 10,000 +/- sq. ft. and applicant proposes to permit a Community Center as a primary use of a tax parcel for accessory uses related to residential uses within Harrison Park, including, but not limited to, sales, leasing and property management office; gym/pool facilities for residents' resident meeting/social functions; and also non-accessory uses, such as, a community center for uses unrelated to Harrison Park and non-accessory commercial office and/or commercial coffee shop/restaurant, subject to maximum non-accessory office area of 4,250 sq. ft.
2) 3332.21, Building Lines, to permit a two (2) foot building setback line, while Ordinance 1344-2004 permits a two (2) foot building setback line from all public streets within Harrison Park and applicant proposes to continue to be permitted a two (2) foot building setback line on all public streets.
3) 3332.25 - Maximum side yards required, which Section requires the sum of the side yards to equal 20% of the lot width, subject to a maximum side yard of 16 feet, while applicant proposes a maximum side yard of six (6) feet.
4) 3332.26 - Minimum side yard permitted, whish Section requires a minimum side yard of five (5) feet, while applicant proposes a minimum side yard of two (2) feet.
5) 3312.49 - Minimum numbers of parking spaces required, which Section requires parking for the community center as a primary use, rather than an accessory use on-premise of the dwelling units for which it is accessory and 4,250 sq. ft. of non-accessory office use requires 15 parking spaces and applicant proposes to provide zero (0) on-premise and eight (8) off-premise on the abutting parcel to the east (Lot 2).

Lot 2: Multi-family Residential, 1.913 +/- acres

1) 3333.03, AR-3 apartment residential district use, which Section permits parking only as an accessory use to the on-premise residential primary use, while applicant proposes eight (8) parking spaces located on Lot 2 for use by uses on Lot 1 which abuts Lot 2 to the west.
2) 3333.18, Building Lines, to permit a two (2) foot building setback line, while Ordinance 1344-2004 permits a two (2) foot building setback line from all public streets within Harrison Park and applicant proposes to continue to be permitted a two (2) foot building setback line on all public streets.
3) 3333.255, Perimeter yard, which Section requires a 25 foot perimeter yard and a perimeter yard is required to be landscaped, while applicant proposes a 25 foot perimeter building setback on the south and west sides of Lot 2, but the setback is paved and includes vehicle circulation and parking spaces.

4) 3312.27 (3), Parking setback line, which Section permits a parking setback line to follow the building setback line except the parking setback line shall be no less than 10 feet, while the building setback line on West First Avenue is two (2) feet and the parking setback at the parking lot entrance on West First Avenue is five (5) feet.

Lot 3: Multi-family Residential, 3.716 +/- acres

1) 3333.18, Building Lines, to permit a two (2) foot building setback line, while Ordinance 1344-2004 permits a two (2) foot building setback line from all public streets within Harrison Park and applicant proposes to continue to be permitted a two (2) foot building setback line on all public streets.

2) 3333.255, Perimeter yard, which Section requires a 25 foot perimeter yard and a perimeter yard is required to be landscaped, while applicant proposes a 20 foot perimeter building setback on the south side of Lot 3, but the setback is paved and includes vehicle circulation and parking spaces.
3) 3312.21(A), Landscaping and screening, which Section requires interior tree planting in parking lots, while the existing parking lot for this 138 dwelling unit development doe not comply with current interior tree planting requirements.
4) 3312.49, Minimum numbers of parking spaces required, which Section requires 1.5 spaces/dwelling unit and Ordinance 1344-2004 permitted the development of Lot 3 with 1.16 parking spaces per unit and 1.16 parking spaces/unit were developed with the 138 dwelling unit development.

Lot 4: Single and Two-family condominium dwelling units, 1.384 +/- acres

1) 3332.037 - R-2F residential district, which Section requires single and two family dwellings, while the land use is detached single and two-family dwellings, but the single family and two family dwellings are not on separate parcels, thereby making the land use a total of 18 buildings (21 dwelling units) on one parcel.
2) 3332.05(A)(4), Area district lot width requirements, which Section requires a minimum lot width of 50 feet, while Lot 4 is greater than 50 feet wide there aren't separate lots for each single or two-family dwelling (condominiums).
3) 3332.14 - R-2F area district requirements, which Section requires single and two-family dwellings to be on separate lots of not less than 6,000 sq. ft. for each single and/or two-family dwelling, while there are a total of 21 dwelling units on Lot 4, consisting of 15 single family dwellings and three, two family dwellings, the form of ownership is as a condominium and there are no separate lots of record.
4) 3332.21, Building Lines, to permit a two (2) foot building setback line, while Ordinance 1344-2004 permits a two (2) foot building setback line from all public streets within

Harrison Park and applicant proposes to continue to be permitted a two (2) foot building setback line on all public streets.

5) 3332.25, Maximum Side Yards required, which section requires the sum of the side yards to equal 20% of the width of the lot, while the individual attached (two family dwellings) and detached (single family dwellings) condominium units aren't on separate lots.
6) 3332.26, Minimum side yard permitted, which Section requires a minimum side yard of five (5) feet for the side yard of a dwelling and a detached garage, while the dwelling aren't on separate parcels, so no minimum side yard from a property line can be established, but a minimum six (6) feet total distance between dwellings was established at the time of construction and no minimum side yard from the detached garages is applicable since the detached garages aren't on separate lots with each corresponding dwelling and side yards between garages vary.
7) 3332.27, Rear yard, which Section requires each dwelling to be erected so as to provide a rear yard totaling no less than 25 percent of the total lot area, while the dwellings aren't located on separate lots.
8) 3332.38(C), Private garage, which Section limits the height of a detached garage to 15 feet, as measured to the highest point of the garage, while the detached garages are 21'.

<u>Lot 5: Single and Two family condominium dwelling units, 1.120 acres</u>

1) 3332.037 - R-2F residential district, which Section requires single and two family dwellings, while the land use is detached single and two-family dwellings, but the single family and two family dwellings are not on separate parcels, thereby making the land use a total of 19 buildings (20 dwelling units) on one parcel.
2) 3332.05(A)(4), Area district lot width requirements, which Section requires a minimum lot width of 50 feet, while Lot 5 is greater than 50 feet wide there aren't separate lots for each single or two-family dwelling (condominiums).
3) 3332.14 - R-2F area district requirements, which Section requires single and two-family dwellings to be on separate lots of not less than 6,000 sq. ft. for each single and/or two-family dwelling, while there are a total of 20 dwelling units on Lot 5, consisting of 18 single family dwellings and one (1) two family dwelling, the form of ownership is as a condominium and there are no separate lots of record.
4) 3332.21, Building Lines, to permit a two (2) foot building setback line, while Ordinance 1344-2004 permits a two (2) foot building setback line from all public streets within Harrison Park and applicant proposes to continue to be permitted a two (2) foot building setback line on all public streets.
5) 3332.25, Maximum Side Yards required, which section requires the sum of the side yards to equal 20% of the width of the lot, while the individual attached (two family

dwellings) and detached (single family dwellings) condominium units aren't on separate lots.

6) 3332.26, Minimum side yard permitted, which Section requires a minimum side yard of five (5) feet for the side yard of a dwelling and a detached garage, while the dwelling aren't on separate parcels, so no minimum side yard from a property line can be established, but a minimum six (6) feet total distance between dwellings was established at the time of construction and no minimum side yard from the detached garages is applicable since the detached garages aren't on separate lots with each corresponding dwelling and side yards between garages vary.
7) 3332.27, Rear yard, which Section requires each dwelling to be erected so as to provide a rear yard totaling no less than 25 percent of the total lot area, while the dwellings aren't located on separate lots.
8) 3332.38(C), Private garage, which Section limits the height of a detached garage to 15 feet, as measured to the highest point of the garage, while the detached garages are 21'.

Lot 6: Single and Two family condominium dwelling units, 1.119 acres

1) 3332.037 - R-2F residential district, which Section requires single and two family dwellings, while the land use is detached single and two-family dwellings, but the single family and two family dwellings are not on separate parcels, thereby making the land use a total of 19 buildings (20 dwelling units) on one parcel.
2) 3332.05(A)(4), Area district lot width requirements, which Section requires a minimum lot width of 50 feet, while Lot 6 is greater than 50 feet wide there aren't separate lots for each single or two-family dwelling (condominiums).
3) 3332.14 - R-2F area district requirements, which Section requires single and two-family dwellings to be on separate lots of not less than 6,000 sq. ft. for each single and/or two-family dwelling, while there are a total of 20 dwelling units on Lot 6, consisting of 18 single family dwellings and one (1) two family dwelling, the form of ownership is as a condominium and there are no separate lots of record.
4) 3332.21, Building Lines, to permit a two (2) foot building setback line, while Ordinance 1344-2004 permits a two (2) foot building setback line from all public streets within Harrison Park and applicant proposes to continue to be permitted a two (2) foot building setback line on all public streets.
5) 3332.25, Maximum Side Yards required, which section requires the sum of the side yards to equal 20% of the width of the lot, while the individual attached (two family dwellings) and detached (single family dwellings) condominium units aren't on separate lots.
6) 3332.26, Minimum side yard permitted, which Section requires a minimum side yard of five (5) feet for the side yard of a dwelling and a detached garage, while the dwelling

aren't on separate parcels, so no minimum side yard from a property line can be established, but a minimum six (6) feet total distance between dwellings was established at the time of construction and no minimum side yard from the detached garages is applicable since the detached garages aren't on separate lots with each corresponding dwelling and side yards between garages vary.

7) 3332.27, Rear yard, which Section requires each dwelling to be erected so as to provide a rear yard totaling no less than 25 percent of the total lot area, while the dwellings aren't located on separate lots.

8) 3332.38(C), Private garage, which Section limits the height of a detached garage to 15 feet, as measured to the highest point of the garage, while the detached garages are 21'.

Lot 7: Detached single-family, two-family, three-family and/or four-family dwelling(s), with or without separate parcels, and/or townhouse for sale units, and/or multi-family residential, 0.750 +/- acres

1) 3333.025 - AR-2 apartment residential district use, which section doesn't permit single or two-family dwellings and/or single-family, two-family, three-family and/or four-family dwelling(s), without separate parcels, while applicant proposes single-family, two-family, three-family and/or four-family dwelling(s), with or without separate parcels, and, in addition, multi-family residential uses.

2) 3333.09, Area requirements, which Section requires a minimum lot width of 50 feet, while the existing 0.750 acre parcel complies with the 50 foot minimum lot width, but any split of the 0.750 acre parcel shall be permitted a minimum width of fifteen (15) feet.

3) 3333.15, Basis of computing area, which Section permits a maximum lot coverage (buildings) of 50%, while applicant proposes a maximum of 90% lot coverage (building).

4) 3333.18, Building Lines, to permit a two (2) foot building setback line, while Ordinance 1344-2004 permits a two (2) foot building setback line from all public streets within Harrison Park and applicant proposes to continue to be permitted a two (2) foot building setback line on all public streets.

5) 3333.22, Maximum side yard required, which Section requires 20% of the lot width to be provided in total side yard, subject to a maximum of 16 feet, while applicant proposes zero (0) side yard with attached dwelling units along a party wall with a property line and a maximum of six (6) feet between buildings, with or without a property line between the buildings.

6) 3333.23, Minimum side yard permitted, which Section requires a minimum five (5) foot side yard, while applicant proposes a minimum of three (3) feet between detached buildings if separated by a property line or six (6) feet between buildings without a

property line separating the buildings, unless dwelling units are constructed as townhouse for sale product.

7) 3333.24, Rear yard, which Section requires a minimum of 25% of lot area in rear yard, while applicant proposes a minimum of 5%, which rear yard area may be used for parking.

8) 3333.255, Perimeter yard, which Section requires a perimeter yard to be a maximum of 25 feet and a minimum of 10 feet, while applicant proposes a perimeter yard, applicable to the south and west property lines, of five (5) feet.

9) 3333.35 - Private garage, which Section limits the height of a detached garage to 15 feet, while applicant proposes a maximum of 21 feet.

10) 3312.49, Minimum numbers of parking spaces required, which Section requires either 2.0 or 1.5 spaces per dwelling unit, while applicant proposes 1.0 spaces per dwelling unit, as is presently permitted by Ordinance 1344-2004 (CV04-006).

Reserve A: Landscaping and Neighborhood Identification, 0.049 +/- acre

1) 3332.037, R-2F residential district, which Section doesn't permit a reserve for landscaping and neighborhood identification signage, while applicant proposes to use the platted reserve located in the Perry Street right of way for landscaping and/or signage to identify the Harrison Park and/or Harrison West neighborhoods.

07/30/12

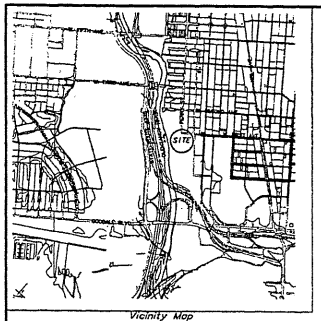
Harrison Park

Lot/Reserve	Area (acres +/-)	Zoning District (1)	Height District	Use (1)	Units (6)	Density (DU/Acre); Lot Area (sq. ft./DU)
1	0.537	R-2F	H-35	Community Center (2)	N/A	N/A; N/A
2	1.913	AR-3	H-60	Multi-family	108 (3)	56.5; 771
3	3.716	AR-2	H-60	Multi-family	138 (4)	37.2; 1,172
4	1.384	R-2F	H-35	15 Single Family detached and 3, Two-family (total 6 DU) attached condominium dwelling units with or without detached garages	21 (1)(5)	15.2; 2,870
5	1.120	R-2F	H-35	18 Single Family detached and 1, Two-family (total 2 DU) detached condominium dwelling units with or without detached garages	20 (1)(5)	17.9; 2,439
6	1.119	R-2F	H-35	18 Single Family detached and 1, Two-family (1) attached condominium dwelling units with or without detached garages	20 (1)(5)	17; 2,437
7 + Part Reserve B + parcel 010-289375	0.750	AR-2	H-60	Detached single-family, two-family, three-family and/or four-family dwelling(s), with or without separate parcels and/or multi-family residential	36 (1)(6)(7)	48; 907
Reserve A	0.049	R-2F	H-35	Landscaping/Harrison Park or Harrison West identification	N/A	N/A
TOTAL	10.588				342	N/A

1) See rezoning and variance applications Z04-026 and CV04-009, and Harrison Park Plat (PB 108, PG 56)
2) Community Center for accessory uses related to residential uses within Harrison Park, including, but not limited to, sales, leasing and property management office; gym/pool facilities for residents' resident meeting/social functions; community center for uses unrelated to Harrison Park and non-accessory commercial office and/or commercial coffee shop/restaurant, subject to maximum area of 4,250 sq. ft.
3) Under construction, 108 dwelling units
4) Existing multi-family and accessory detached garages
5) Existing dwelling units. Units are detached single and two-family attached condominiums, not on separate lots, with detached garages
6) Maximum number of dwelling units.

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Pgs: 4 $44.00
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Brenda J. Cumbo
Franklin County Recorder

PLAT BOOK 108 PAGE 56



Vicinity Map

13 October 2005
Revised 12 December 2005

120' 90' 60' 30' 0' 60' 120'

Scale 1" = 60'

FINAL PLAT OF

HARRISON PARK

LOTS 1 TO 9 INCLUSIVE, RESERVES "A", "B" AND "C", DEDICATION OF HARRISON PARK PLACE, PERRY STREET, WEST FIRST AVENUE, QUALITY PLACE, A TWENTY FOOT ALLEY AND EASEMENTS, VACATION OF A THIRTY FOOT ALLEY, A 0.049 ACRE TRACT AND EASEMENTS.

NOTES:

NOTE "A": No determination has been made by the Building Services Division of the Development Department City of Columbus, as to whether the area proposed to be platted contains area(s) that could be classified as wetlands by the Army Corps of Engineers. It is the developer's responsibility to determine whether wetlands exist on the site. The City of Columbus approval of the plat of Harrison Park does not imply any approval for the development of the site as it may pertain to wetlands.

NOTE "B": Harrison Park is in the Flood Hazard Zones "X" and "AE" as shown on the Federal Emergency Management Agency Flood Insurance Rate Map Number 390170 0232 H, effective date March 16, 2004. Base Flood Elevation through site varies from 723.3' to 723.8'; NGVD 29 datum.

NOTE "C": AGRICULTURAL RECOUPMENT: Grantor being the duly authorized representative of the developer dedicating the property described in this plat, hereby agrees that grantor will indemnify the City of Columbus for and hold it harmless from any agricultural recoupments assessed or levied in the future against the property dedicated herein which result from grantor's conversion of the property from agricultural use.

NOTE "D": Reserve "A" is to be used for open space, to be owned and maintained by Harrison Park Development Company, its successors and assigns.

NOTE "E": Reserve "B", 3.901 Acres, is for public parkland and open space, and shall be owned and maintained by the City of Columbus.

NOTE "F": Reserve "C" is for either a) development in conjunction with Lot 7 or b) public parkland. If Reserve "C" is developed in conjunction with Lot 7, the tax parcels of Reserve "C" and Lot 7 shall be combined. If Reserve "C" is used for public parkland, said reserve shall be conveyed to and maintained by the City of Columbus. Reserve "C" shall be owned and maintained by Harrison Park Development Co. until the use of Reserve "C" is determined.

NOTE "G": PERMANENT MARKERS: Permanent markers, where indicated hereon on the public street centerline, are to be one-inch diameter, thirty-inches long, solid iron pins. Solid pins are to be set to monument the points indicated after the construction of the street pavement, and once installed, the top of the pin shall be marked (punched) to record the actual location of the point.

NOTE "H": The perimeter of the Gazebo Area is depicted within Reserve "B" by ———— The Gazebo Area is part of Reserve "B". Reserve "B" will be owned by The City of Columbus. Harrison Park Development, Ltd. and Royal Tallow Holdings, Ltd., their successors and assigns, may develop and maintain the Gazebo Area for a Gazebo, lawn area and placement of pavement for walks and other use/development as may be approved by the City of Columbus in the future. The location of the Gazebo structure shall be reviewed and approved by the Public Utilities Department prior to the construction of the Gazebo.

NOTE "I": DEPRESSED DRIVE NOTE: The pavement and storm sewer plan together with the master grading plan for HARRISON PARK show a design that would prohibit Lot Nos. 1, 2 and 3 from having a depressed driveway according to Columbus City Code Section 4123.43 unless otherwise approved by the Columbus Building Inspector.

We hereby certify that the foregoing Subdivision Plat was prepared from actual field measurements in accordance with Chapter 4733-37, Ohio Administrative Code. All dimensions are in feet and decimal parts thereof. Dimensions shown on curves are chord measurements. Iron pipes set are 30"X1"(O.D.) with an orange plastic cap inscribed "P.S. 6579". Bearings are based on the west line of Ingleside Avenue, being S 2°40' 27" W, as shown of record in ORV 27597 I-17, Recorder's Office, Franklin County, Ohio.

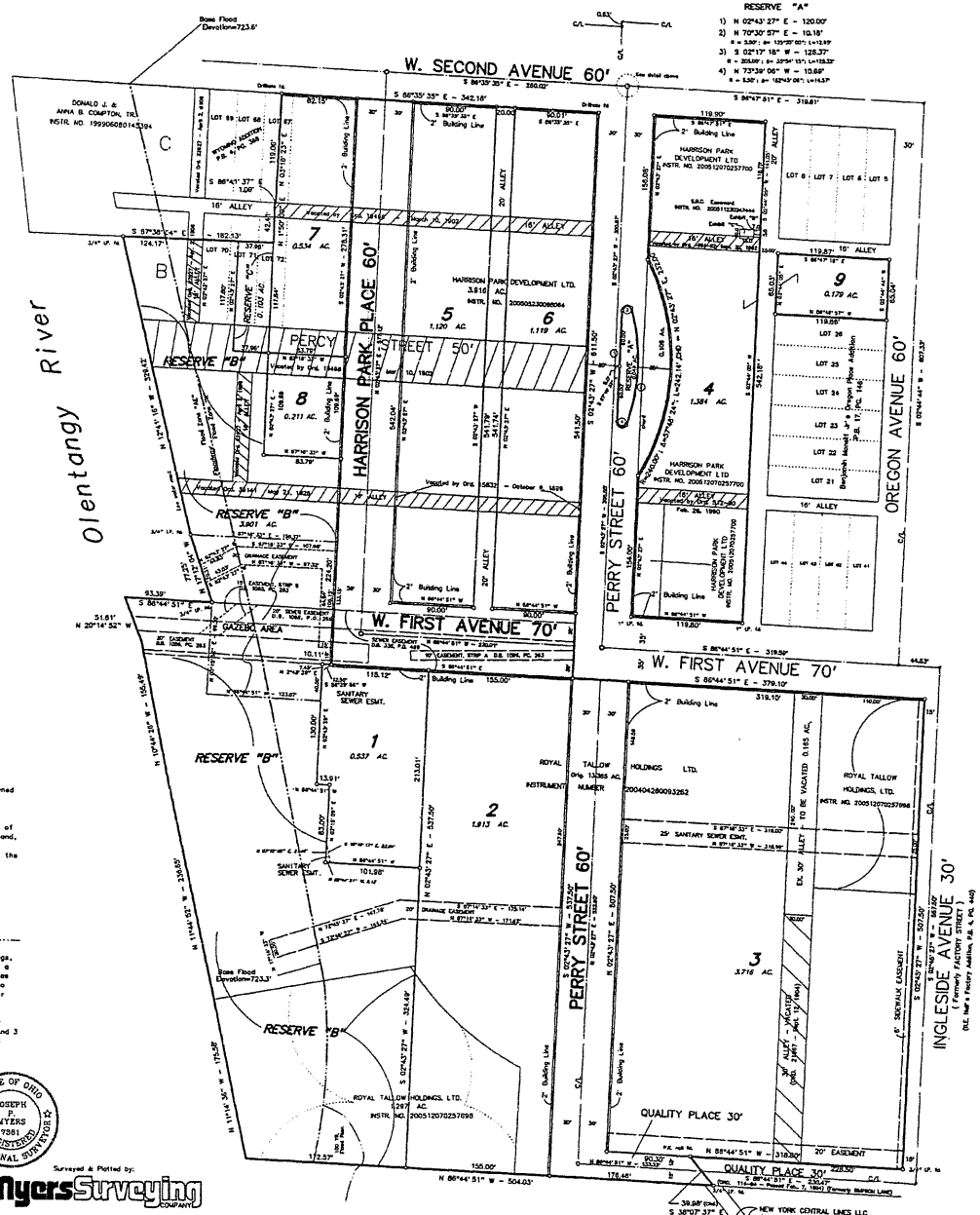
Iron pipes set = ——○—— unless otherwise noted
Permanent markers = ——⊙——
MAG nail set = ——+——

BY: Joseph P. Myers
Joseph P. Myers, Professional Surveyor No. 7381

STATE OF OHIO JOSEPH P. MYERS 7381 REGISTERED PROFESSIONAL SURVEYOR

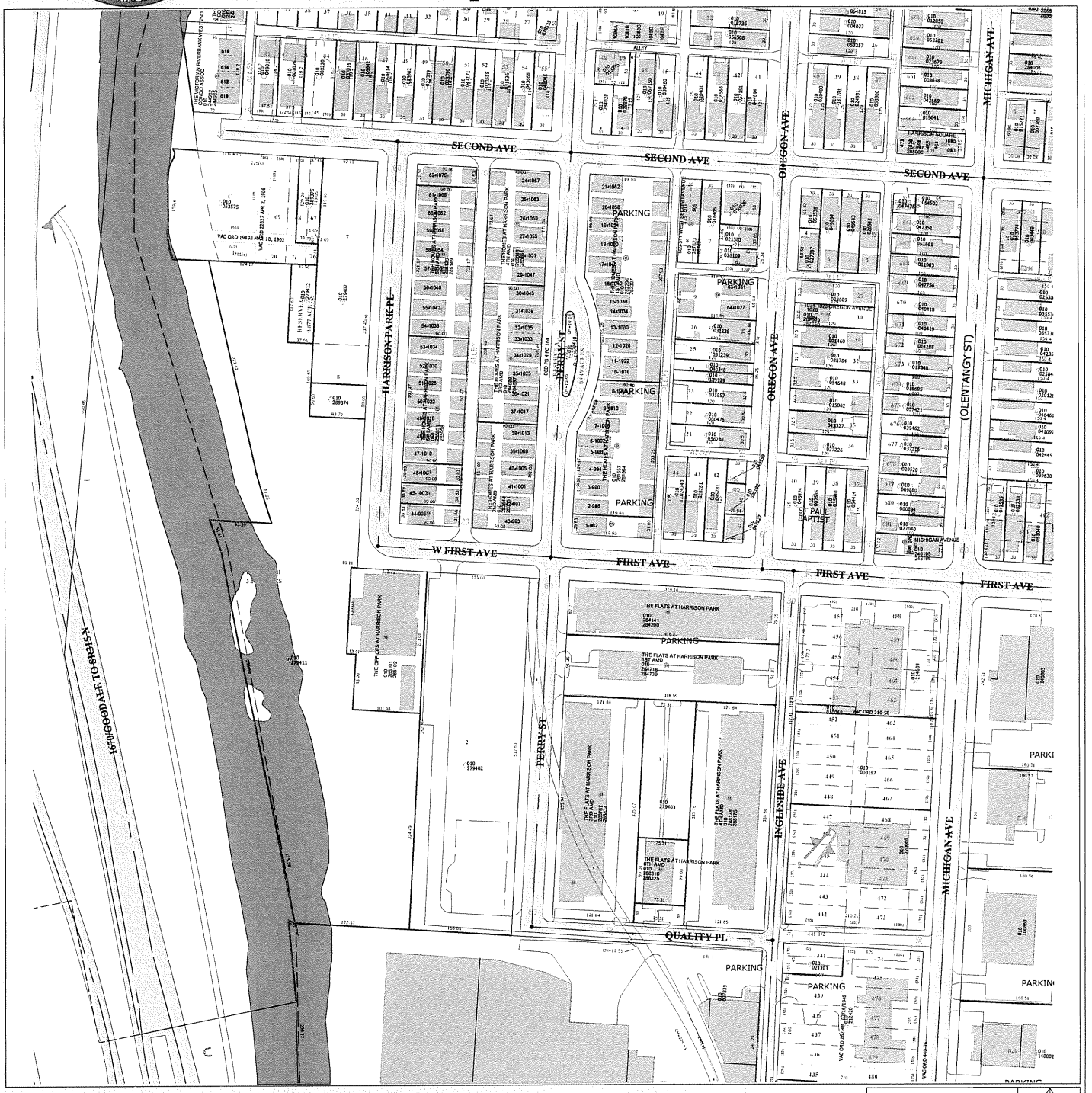
Surveyed & Platted by:
MyersSurveying COMPANY
2740 East Main Street (614) 235 - 8677
Bexley, Ohio 43209-2677 info@myersurveying.com

mp28-04/14/04	2004142004PALSBC	X-	T -


W. SECOND AVENUE 60'
W. FIRST AVENUE 70'
PERRY STREET 60'
HARRISON PARK PLACE 60'
PERCY STREET 50'
OREGON AVENUE 60'
INGLESIDE AVENUE 30'
QUALITY PLACE 30'
Olentangy River
RESERVE "A"
1) N 02°43' 27" E - 120.00'
2) N 70°30' 57" E - 10.18'
3) S 02°17' 18" W - 128.37'
4) N 73°39' 06" W - 10.69'
RESERVE "B"
3.901 AC.
RESERVE "C"
0.049 AC.
GAZEBO AREA
1 0.537 AC.
2 1.913 AC.
3 3.716 AC.
4 1.384 AC.
5 1.120 AC.
6 1.119 AC.
7 0.534 AC.
8 0.211 AC.
9 0.179 AC.
HARRISON PARK DEVELOPMENT LTD. 3.816 AC. INSTR. NO. 200505230098064
HARRISON PARK DEVELOPMENT LTD INSTR. NO. 200512070257700
ROYAL TALLOW HOLDINGS, LTD. 0.297 AC. INSTR. NO. 200512070257698
ROYAL TALLOW HOLDINGS LTD. Orig. 13.085 AC. INSTRUMENT NUMBER 200404280093252
871 MICHIGAN AVENUE CO. LLC 7.027 AC. - Tract One INSTR. NO. 199807300190493
NEW YORK CENTRAL LINES LLC Instr. No. 200212180325201
DONALD J. & ANNA B. COMPTON, TRS. INSTR. NO. 199906080145394
Base Flood Elevation=723.8'
Base Flood Elevation=723.3'
Vacated by Ord. 1468
Vacated by Ord. 583Z - October 6, 1828
Vacated by Ord. 1468 - Feb. 26, 1990
Vacated by Ord. 1468 - Feb. 26, 1990
Vacated by Ord. 1468 - Feb. 26, 1990

CLARENCE E MINGO II
FRANKLIN COUNTY AUDITOR

MAP ID: dbp DATE: 11/22/11



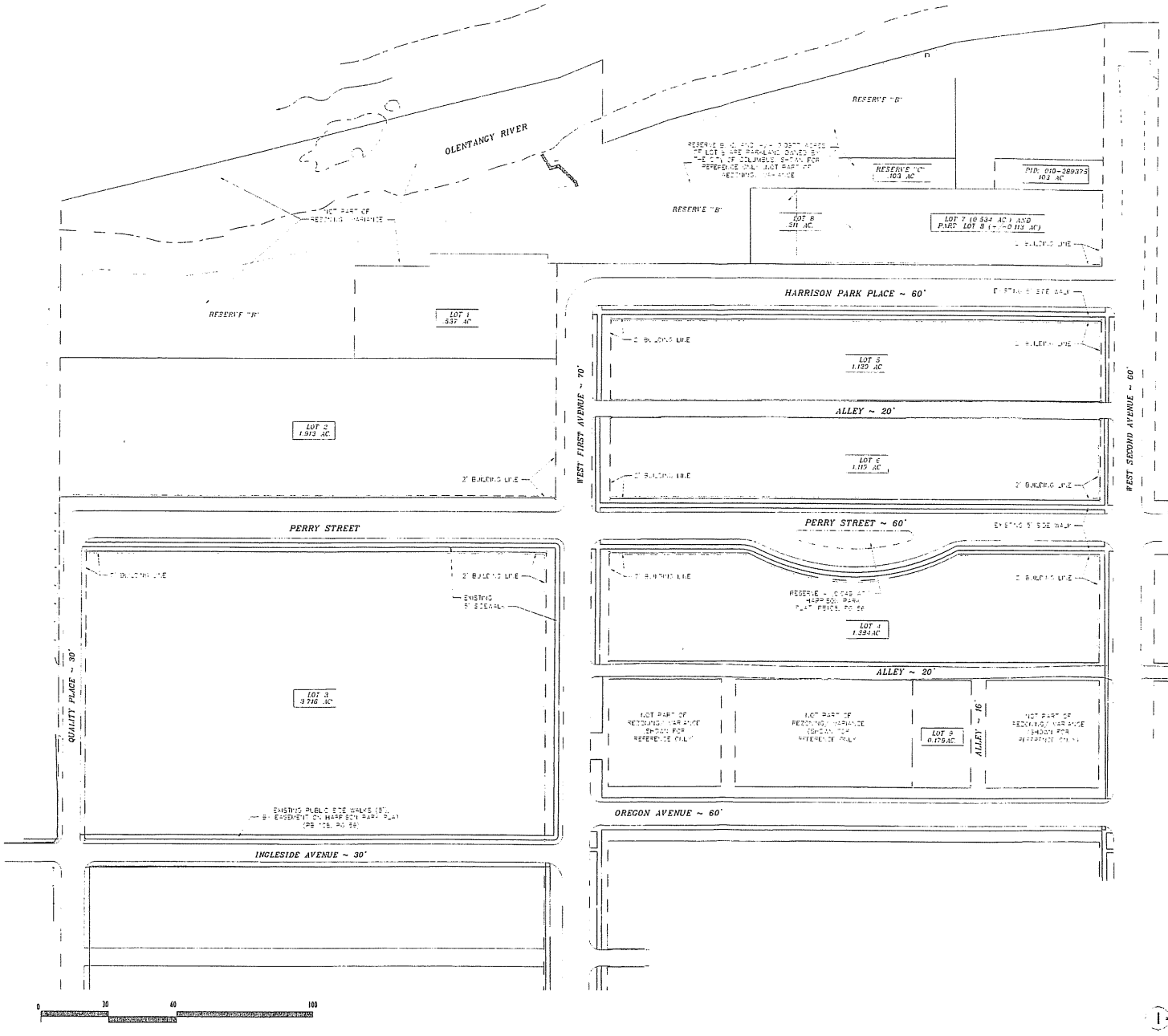
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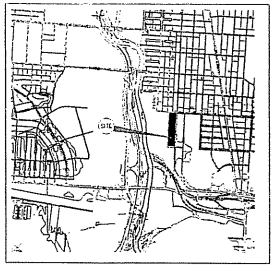
Grid North

Disclaimer

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.

Real Estate / GIS Department





SITE LOCATION MAP

NOTES:

1. ALL LOTS AND RESERVES REFERENCE TO HARRISON PARK PLAT (PB 126, PG 56).
2. TWO (2) FOOT BUILDING SETBACK LINES PERMITTED BY FRONTAGE OF 1344-1410 PARSONS AVE. & 1004-1040 WEST FIRST AVE. AND HARRISON PARK PLAT (PB 126, PG 56).

Z12-_____

CV12-_____

1 ZONING PLAN
SCALE 1" = 50'-0"

HARRISON PARK

577 W. FIRST AVENUE (ZONING ADDRESSES)
Columbus, Ohio 43215

Seal

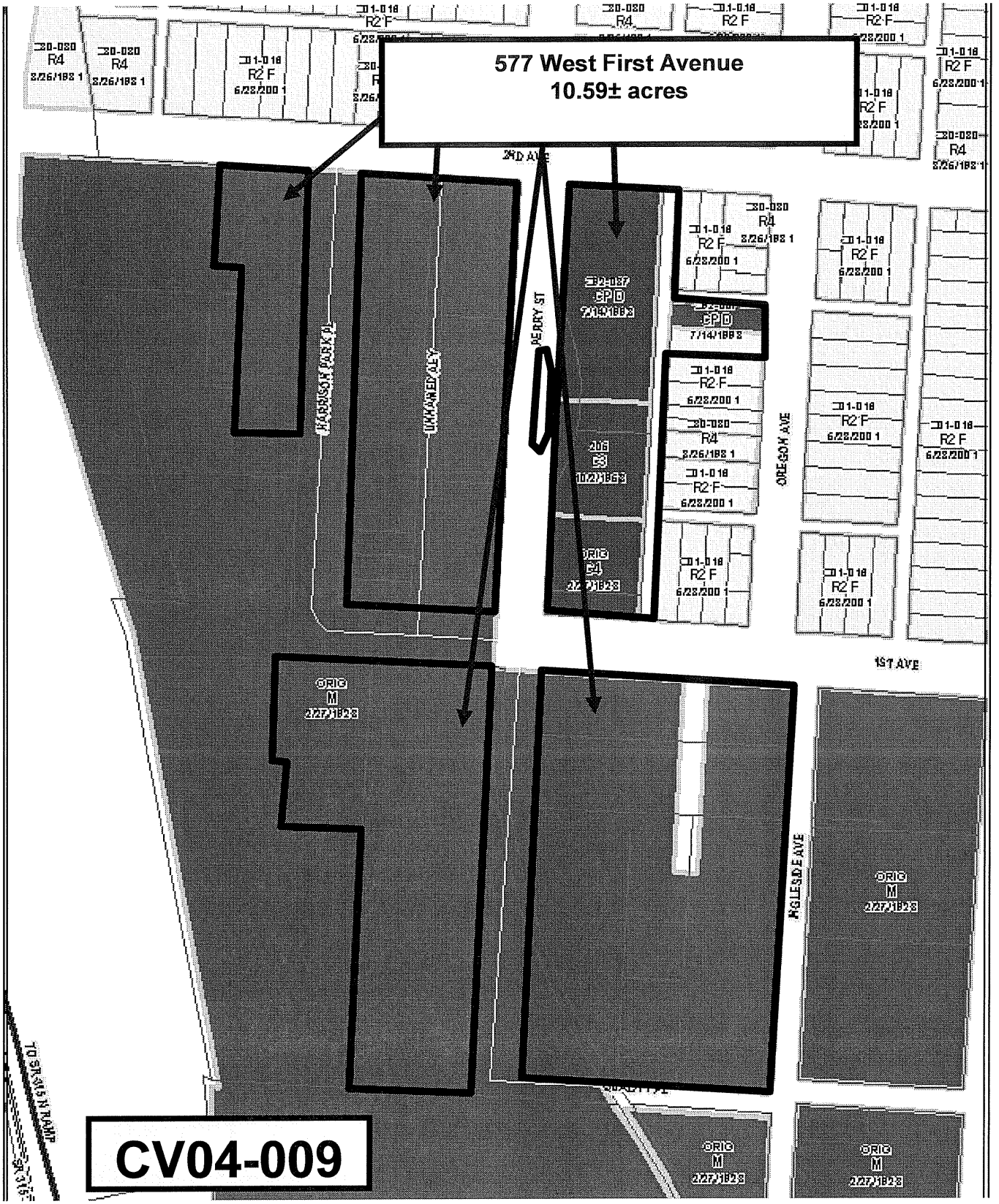
Drawings
- Progress 07/27/12
- Bid Set
- Permit Set
- Construction

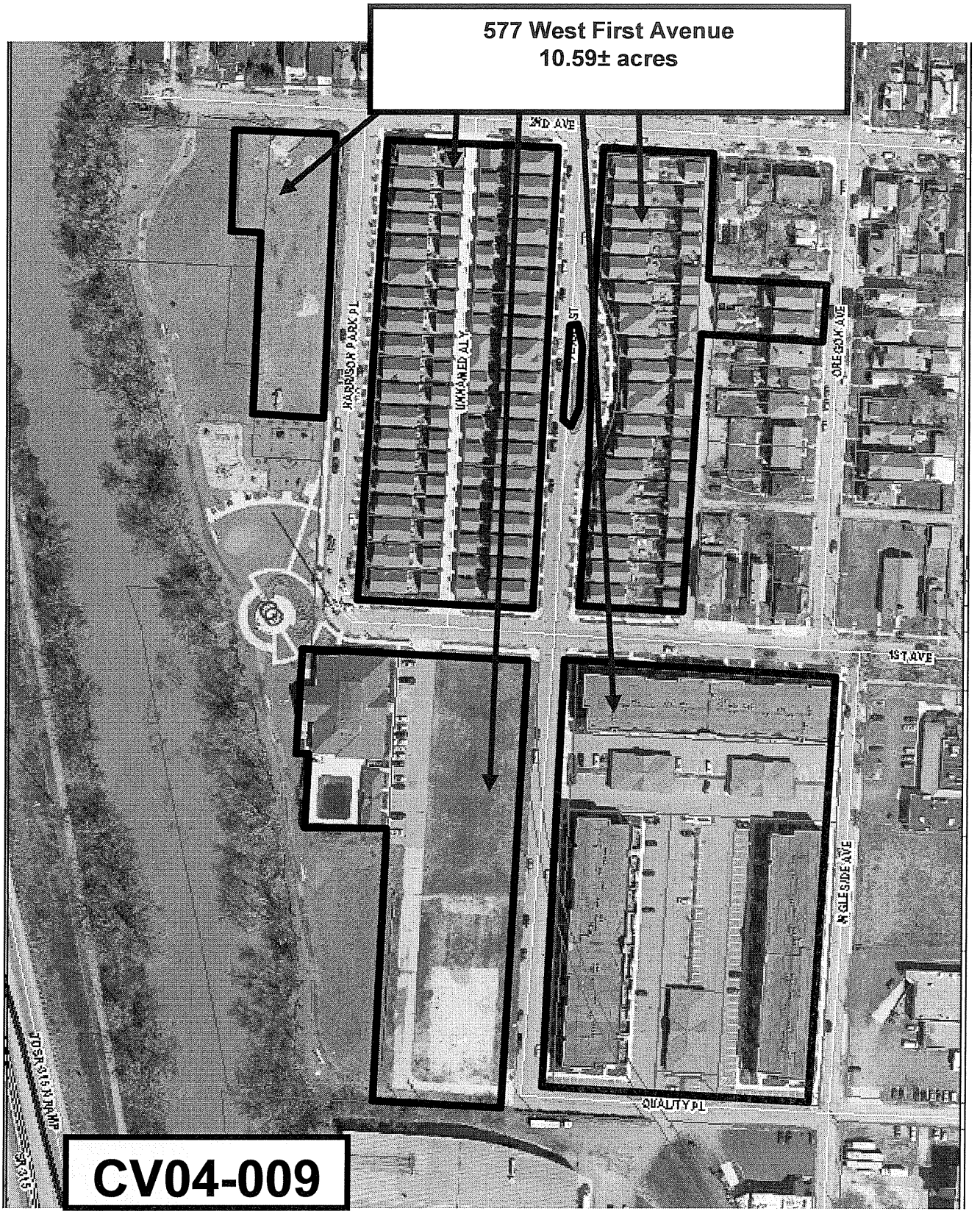
Revisions
1. _____
2. _____
3. _____
4. _____
5. _____
6. _____
7. _____
8. _____
9. _____
10. _____

Project Number
A11_060

Sheet Title
HARRISON PARK
ZONING PLAN

Sheet Number
SHEET
1 of 1


577 West First Avenue
10.59± acres
2ND AVE
1ST AVE
PERRY ST
OREGON AVE
HARRISON AVE
CAMDEN AVE
INGLESIDE AVE
TO SR-315 N RAMP
SR 315
CPD
ORIG
M
R4
R2 F
CV04-009


577 West First Avenue
10.59± acres
2ND AVE
HARRISON PARK PL
UNNAMED ALY
ST
OREGON AVE
1ST AVE
ANGLESIDE AVE
QUALITY PL
SR 315 N RAMP
SR 315
CV04-009