

**MINUTES OF THE  
COLUMBUS BUILDING COMMISSION  
APRIL 29, 2014  
SPECIAL MEETING**

The Columbus Building Commission met on Tuesday, April 29, 2014 at 1:00 p.m. in Conference Room H at 757 Carolyn Avenue. The following members were present: Chairman William Lantz, Larry Browne, David Morgan, Lynn Heflin, Ralph Kramer and Representing the City was Keith Wagenknecht. Toni Gillum was the Stenographer recording the hearing.

The first order of business was the approval of the March 18, 2014 meeting minutes. **Mr. Browne** made a motion to accept the minutes. **Mr. Morgan** seconded the motion. **MOTION CARRIED.**

The next item on the agenda was **Adjudication Order A/O2014-015DLG** for the property located at 1300 Deckebach Road. The applicant, **Melissa Spires from OHM Advisors and Rick Miller from the City of Columbus Recreation & Parks Department**, were present for the meeting. The applicant was requesting a variance to Section 1150.23 Standards and requirements for activities, development and uses in the floodway fringe. This matter was tabled from the March meeting to allow the applicant time to submit the information requested by the Department of Public Utilities Sewerage and Drainage Division. **Renee VanSickle, City of Columbus Public Utilities - Sewerage and Drainage** was present to provide the Commission with information as to why the Department Public Utilities is opposed to this variance. The applicant did provide the City with the information requested. Ms. VanSickle stated that it was complete and professionally prepared. But she stated that they still could not support the variance request. After questions and discussion from the Board, the Chief Building Official and the applicant, **Mr. Kramer** made a motion that the Flood Plain issues be waived and the building be remodeled as proposed. **Mr. Morgan** seconded the motion. **MOTION CARRIED**

The next item on the agenda was **Adjudication Order A/O2014-017DLG** for the properties located at **5418-5428 Holly River Avenue**. The applicant, Pete Marino of Dominion Homes, is proposing to construct a fee simple, 6-unit condominium building; each unit having a zero property line. On the rear of each unit is proposed a second level deck to be built. The face of each would be 30 inches to the property line. They are requesting relief from the requirement to construct the decks to provide a one-hour fire resistance rating. The Commission voted on a motion by **Mr. Browne** to approve Adjudication Order A/O2014-017DLG with the condition that the decks be no closer than 5 feet apart. **Mr. Kramer** seconded the motion. **MOTION CARRIED**

Next the Commission heard a proposal by Planning Manager **Paul Freedman** on Medical Gas. The presentation was concerning the *Local Permit Repeal (Building Code)* This code change will repeal existing Section 4113.83 of the Columbus City Codes, in order to remove local jurisdictional authority for the permitting and inspection of nonflammable medical gas systems, thus allowing the State of Ohio to resume permitting and inspecting these systems. Due to the minimal volume of permit activity related to nonflammable medical gas systems, as well as the high cost of employee training and certification for this specialized function, the most cost effective approach for both applicants and the Department of Building and Zoning Services is to allow the State of Ohio to resume the centralized permitting and inspection of these specialized systems as it currently does for many other areas and jurisdictions.

The Commission voted on a motion by **Larry Browne**, to accept the proposed legislation and transmit it to City Council for their approval. **Ralph Kramer** seconded the motion. **MOTION CARRIED**

The meeting was adjourned at 1:38 p.m.