

**AGENDA  
GRAPHICS COMMISSION  
CITY OF COLUMBUS, OHIO  
MARCH 21, 2023**

The City Graphics Commission hears requests for Variances, Special Permits, Appeals, Graphics Plans and certain Miscellaneous Graphics, as provided by the Columbus Graphics Code, Title 33, Article 15 of the City Codes.

The City Graphics Commission will hold a public hearing on the following zoning applications on **TUESDAY, MARCH 21, 2023 at 4:15 p.m.** at the **MICHAEL B. COLEMAN GOVERNMENT CENTER** at 111 North Front Street, Columbus, OH 43215 in the 2ND FLOOR HEARING ROOM. You can also monitor the hearing through the City of Columbus YouTube channel at the following link: <http://www.youtube.com/cityofcolumbus>

**SPECIAL NOTE TO APPLICANT: YOU OR YOUR REPRESENTATIVE MUST ATTEND THIS MEETING.** It is the rule of the Commission to withdraw an application when a representative is not present.

**SIGN LANGUAGE INTERPRETER:** A Sign Language Interpreter, to "Sign" this meeting, will be made available for anyone with a need for this service, provided the Department of Building & Zoning Services is made aware of this need and given a reasonable notice of at least forty-eight (48) hours prior to the scheduled meeting time. To schedule an interpreter, please call 614-645-6373 or TDD 614-645-3293

Further information may be obtained by visiting the City of Columbus Zoning Office website at <https://www.columbus.gov/bzs/zoning/Graphics-Commission/> or by calling the Department of Building and Zoning Services, Council Activities Section at 614-645-4522

- 01. Application No.: GC22-026 \*\*APPROVED\*\***  
**Location:** **3900 S. HIGH STREET (43207)**, located on the southwest corner of High Street and Obetz Road. (010-111553; Far South Columbus Area Commission).  
**Existing Zoning:** C4, Commercial District  
**Request:** Variance(s) to Section(s):  
3372.806(A), Graphics.  
    To allow an automatic changeable copy pole sign in the Regional Commercial Overlay.  
3372.806 (C), Graphics.  
    To reduce the sign setback from 6 feet to 0.5 feet, to increase the sign height from 6 feet to 18.95 feet, to increase the total sign area from 60 square feet to 174.5 square feet and increase the graphic area from 40 square feet to 142.73 square feet.  
3372.806 (E), Graphics.  
    To allow a ground sign with no base rather than limestone base, to not provide the required landscaping around the sign base, and to reduce the the sign base from between 18 - 36 inches in height to 0.  
3377.08(B)(2), Illumination and special effects.  
    to reduce the required percentage of graphic area used for identification of the use which it serves from 50% to 30.5%.  
**Proposal:** To legitimize existing conditions for a ground sign and to reface a with digital copy.  
**Applicant(s):** TH Midwest, Inc.  
165 Flanders Road.  
Westbrough, Massachusetts

**Property Owner(s):** Applicant.  
**Attorney/Agent:** Christopher A. Rinehart c/o Rinehart Legal Services  
P.O. Box 16308  
Columbus, Ohio 43216  
**Planner:** Adam Trimmer, (614)645-1469; [ADTrimmer@Columbus.gov](mailto:ADTrimmer@Columbus.gov)

**02. Application No.:** **GC23-002** **\*\*APPROVED\*\***  
**Location:** **4982-4986 GENDER RD. (43110)**, located at the noreast corner of Chelsea Glen Drive and Gender Road (010-277699; Greater South East Area Commission).  
**Existing Zoning:** CPD, Commercial Planned Development District  
**Request:** Graphics Plan and Variance(s) to Section(s):  
3382.07, Graphics plan.  
To establish a graphics plan for a gas station.  
3377.08 (B) (1), Illumination and special effects.  
To allow an automatic changeable copy sign in the Commercial Planned Development District (CPD).  
**Proposal:** To establish a graphics plan for a newly constructed gas station including 2 wall signs and an automatic changeable copy monument fuel sign.  
**Applicant(s):** Ekalavya Ventures LLC c/o Srinivasarao Kumbha  
7295 Connor Avenue  
Canal Winchester, Ohio 43110  
**Property Owner(s):** Applicant  
**Planner:** Steven Smedley, (614) 645-6130; [SFSmedley@Columbus.gov](mailto:SFSmedley@Columbus.gov)

**03. Application No.:** **GC22-046** **\*\*APPROVED\*\***  
**Location:** **1836 LOCKBOURNE RD. (43207)**, located at the northeast corner of Lockbourne Road and Smith Road (010-089608; Columbus Southside Area Commission).  
**Existing Zoning:** AR-1, Apartment Residential District  
**Request:** Variance(s) to Section(s):  
3376.04, Residential complex signs.  
To increase the number of permanent signs from one to three.  
3376.06, Residential complex instructional signs  
To increase the graphic area of a Residential complex instructional sign from 4 square feet to 15 square feet.  
**Proposal:** To install four wall signs directed towards Lockbourne Road; three Residential complex wall signs and one instructional address wall sign.  
**Applicant(s):** Lockbourne Greene, LP, c/o Jon White  
500 South Front Street, 10th Floor  
Columbus, Ohio 43215  
**Property Owner(s):** Applicant  
**Planner:** Jamie Freise, (614) 645-6350; [JFFreise@Columbus.gov](mailto:JFFreise@Columbus.gov)