

Date 6/2/10 Application # CV10-019/10315-00000-00184

City of Columbus | Department of Development | Building Services Division | 757 Goad Avenue Columbus, Ohio 43261

\$315.00



COUNCIL VARIANCE APPLICATION

OFFICE USE ONLY:

Planning Area: N/A

Received By: SP

LOCATION AND ZONING REQUEST:

Certified Address (for Zoning Purposes) 3276 Petzinger Road Zip 43232

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 010-118-712-00

If applicable, check here if listing additional parcel numbers on a separate page (Required)

Current Zoning District (s) M-2

Recognized Civic Association or Area Commission Southeast Community Coalition

(See Instructions for filling to form number on the front of application packet)

Proposed Use or reason for Council Variance request: To build a single family residence.

Proposed Height District: N/A ACREAGE Approx. 1 acre

(Columbus City Code Section 3529.14)

APPLICANT: Name Angelita M. Driskell

Address 702 Semour Avenue City Columbus Zip 43205

PROPERTY OWNER(S) Name James E C Mowery SU TR

Address 2779 Burton Lane City Greene City Zip 43113

If applicable, check here if listing additional property owners on a separate page (Required)

ATTORNEY / AGENT

Attorney

Agent

Name Rhonda Clark, Realtor for Angelita Driskell

Address PO Box 135 City New Albany Zip 43054

Phone # 614-571-8538 Fax # 614-245-1512

Email rclarkrealestate@hotmail.com

SIGNATURES (ALL SIGNATURES MUST BE SIGNED IN BLUE INK)

Applicant Signature Angelita Driskell

Property Owner Signature James E C Mowery SU TR

Attorney / Agent Signature Rhonda Clark

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.

Planner: Shannon Pine
645-2208
spine@columbus.gov



AFFIDAVIT

(See reverse side for instructions)

STATE OF OHIO

COUNTY OF FRANKLIN

Being first duly cautioned and sworn (1) NAME Angela Driskell
of (1) MAILING ADDRESS 702 Seymour Ave Columbus, Ohio 43205
deposed and states that (he/she) is the applicant, agent, or duly authorized attorney for
same and the following is a list of the name(s) and mailing address(es) of all the owners
of record of the property located at

(2) CERTIFIED ADDRESS FOR ZONING PURPOSES 3204 Petzinger Rd
for which the application for a rezoning, variance, special permit or graphics plan was filed
with the Department of Development, Building Services Division on (3) 6/2/10
(THIS LINE TO BE FILLED OUT BY CITY STAFF)

SUBJECT PROPERTY OWNER'S NAME
AND MAILING ADDRESS

(4) James E C Mowery
PO BOX 336
Grove City, Ohio 43123

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

Angela Driskell
614-252-0110

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

(5) Southeast Community Coalition

and that the attached document (6) is a list of the names and complete mailing
addresses, including zip codes, as shown on the County Auditor's Current Tax List or the
County Treasurer's Mailing List, of all the owners of record of property within 125 feet of
the exterior boundaries of the property for which the application was filed, and all of the
owners of any property within 125 feet of the applicant's or owner's property in the event
the applicant or the property owner owns the property contiguous to the subject
property:(7)

SIGNATURE OF AFFIANT

(8) Angela Driskell
Subscribed to me in my presence and before me this 31 day of May, in the year 2010

SIGNATURE OF NOTARY PUBLIC

(8) Leticia Douds

My Commission Expires:

08/25/2013 Leticia Douds



Seal Here
Leticia Douds
Notary Public, State of Ohio
My Commission Expires 08-25-2013

APPLICANT

Anegela M. Driskell
702 Seymour Avenue
Columbus Ohio 43205

OWNER

Mowery James E C SU TR
P O BOX 336
Grove City Ohio 43123

AGENT

Rhonda Clark
6294 Highgate Place
Lewis Center Ohio 43035

**AREA COMMISSION OR CIVIC
ASSOCIATION**

Southeast Community Coalition
c/o Mrs. Judy White
P.O. Box 16
Brice, OH 43109

**SURROUNDING PROPERTY
OWNERS**

METAL REAL ESTATE LTD
3240 PETZINGER RD
COLUMBUS OHIO 43232

TOMASCO MULCIBER INC
2001 COURTRIGHT RD
COLUMBUS OHIO 43232

TASHA L LEWIS & JONETTE M LEWIS
3261 PETZINGER RD
COLUMBUS OHIO 43232

THEODORE & YVONNE DEIBEL
CITY MORTGAGE INC
FIRST AMERICAN RE TAX SRV
2500 WESTFIELD DR STE 102
ELGIN IL 60124

JAMES E C MOWERY
P O BOX 336
GROVE CITY OHIO 43123

MARGO P WALKER
FIFTH THIRD BANK
FIRST AMERICAN RE TAX SRV
2500 WESTFIELD DR STE 102
ELGIN IL 60124

LUIS AGUIRRE & YESENIA E AGUIRRE
4336 SIDWAY AVENUE
COLUMBUS OHIO 43227

MAMADOU NDIAYE
CHASE HOME FINANCE LLC
FIRST AMERICAN RE TAX SRV
2500 WESTFIELD DR STE 102
ELGIN IL 60124

KAREEM J SMITH
LIBERTY SAVINGS BANK
FIRST AMERICAN RE TAX SRV
2500 WESTFIELD DR STE 102
ELGIN IL 60124

DONALD L JONES & MARLENE L
BRIGHTWELL
LITTON LOAN SERVICING
FIRST AMERICAN RE TAX SRV
2500 WESTFIELD DR STE 102
ELGIN IL 60124



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:

THIS SITE IS CURRENTLY ZONED LM-2 IN AN AREA THAT
IS PREMARILY RESIDENTIAL. I REQUEST VARIANCE TO
BUILD ONE SINGLE FAMILY HOME WHICH IS BEST USED FOR
THIS VACANT LOT.

Signature of Applicant Amegela Driskell Date 5-30-2010



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.

STATE OF OHIO
COUNTY OF FRANKLIN

APPLICATION # CV10-019

Being first duly cautioned and sworn (NAME) Amyela Driskell
of (COMPLETE ADDRESS) 702 Seymour Ave Columbus, Ohio 43205

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, State, Zip
- Number of Columbus based employees
- Contact name and number

If applicable, check here if listing additional parties on a separate page (required)

SIGNATURE OF AFFIANT

Subscribed to me in my presence and before me this 31 day of May, in the year 2010.

SIGNATURE OF NOTARY PUBLIC

Leticia Douds

My Commission Expires:

08/25/2013

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

Notary Seal Here



Leticia Douds
Notary Public, State of Ohio
My Commission Expires 08-25-2013

CV10-019

ANEGELAL M. DRISKELL
702 SEYMOUR AVENUE
COLUMBUS OHIO 43205

RHONDA CLARK
6294 HIGHGATE PLACE
LEWIS CENTER OHIO 43035

JAMES E C MOWERY
P O BOX 336
GROVE CITY OHIO 43123



CV10-019

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: 010118712

Zoning Number: 3276

Street Name: PETZINGER RD

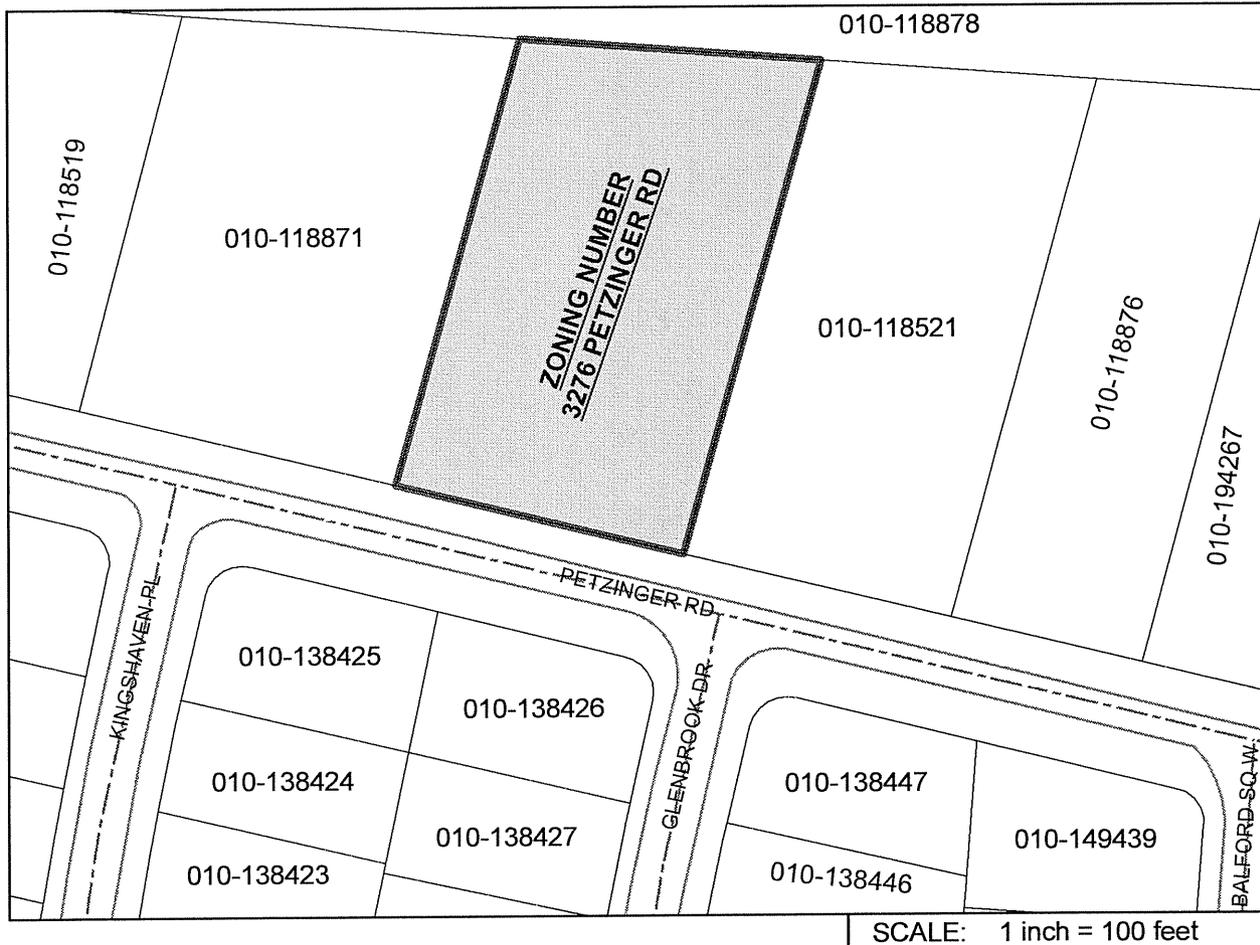
Lot Number: N/A

Subdivision: N/A

Requested By: ANEGELA DRISKELL

Issued By: *Adyana Amuriam*

Date: 6/2/2010



SCALE: 1 inch = 100 feet

GIS FILE NUMBER: 4483



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



CLARENCE E MINGO II FRANKLIN COUNTY AUDITOR

MAP ID: S DATE: 5/28/10

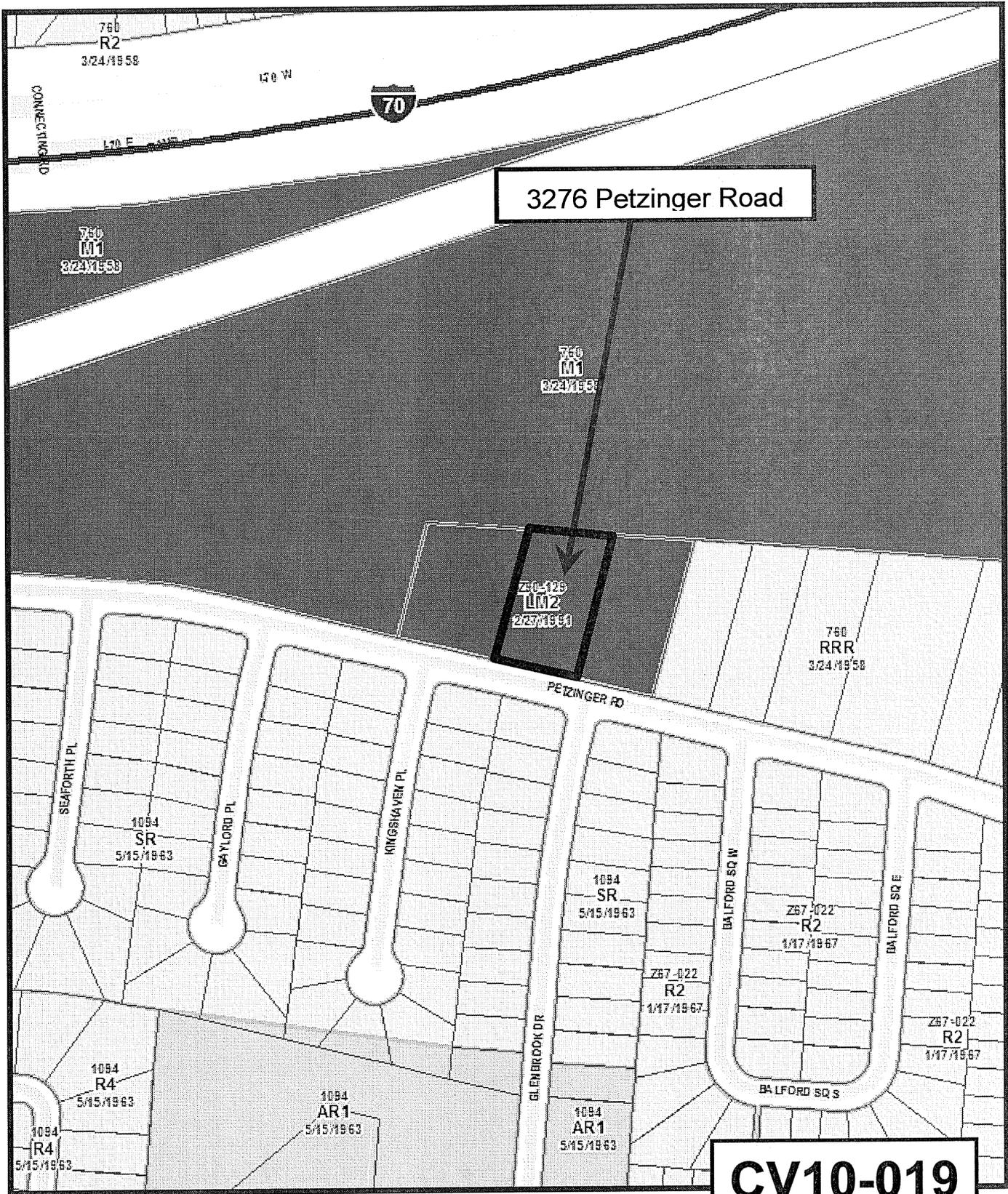


Disclaimer

Scale = 150



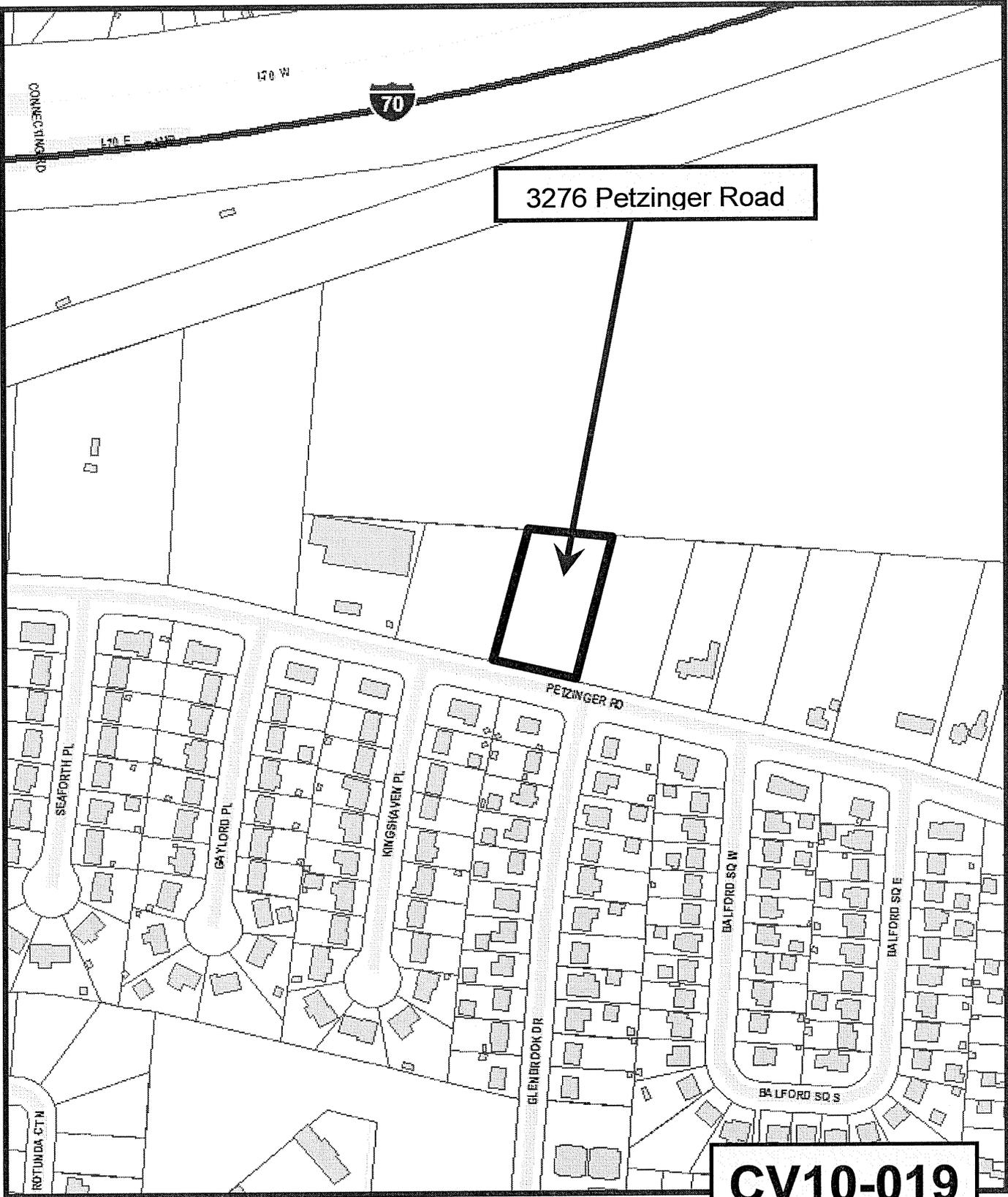
This map is prepared for the real property inventory within this county. It is compiled from recorded deeds, survey plats, and other public records and data. Users of this map are notified that the public primary information sources should be consulted for verification of the information contained on 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.



3276 Petzinger Road

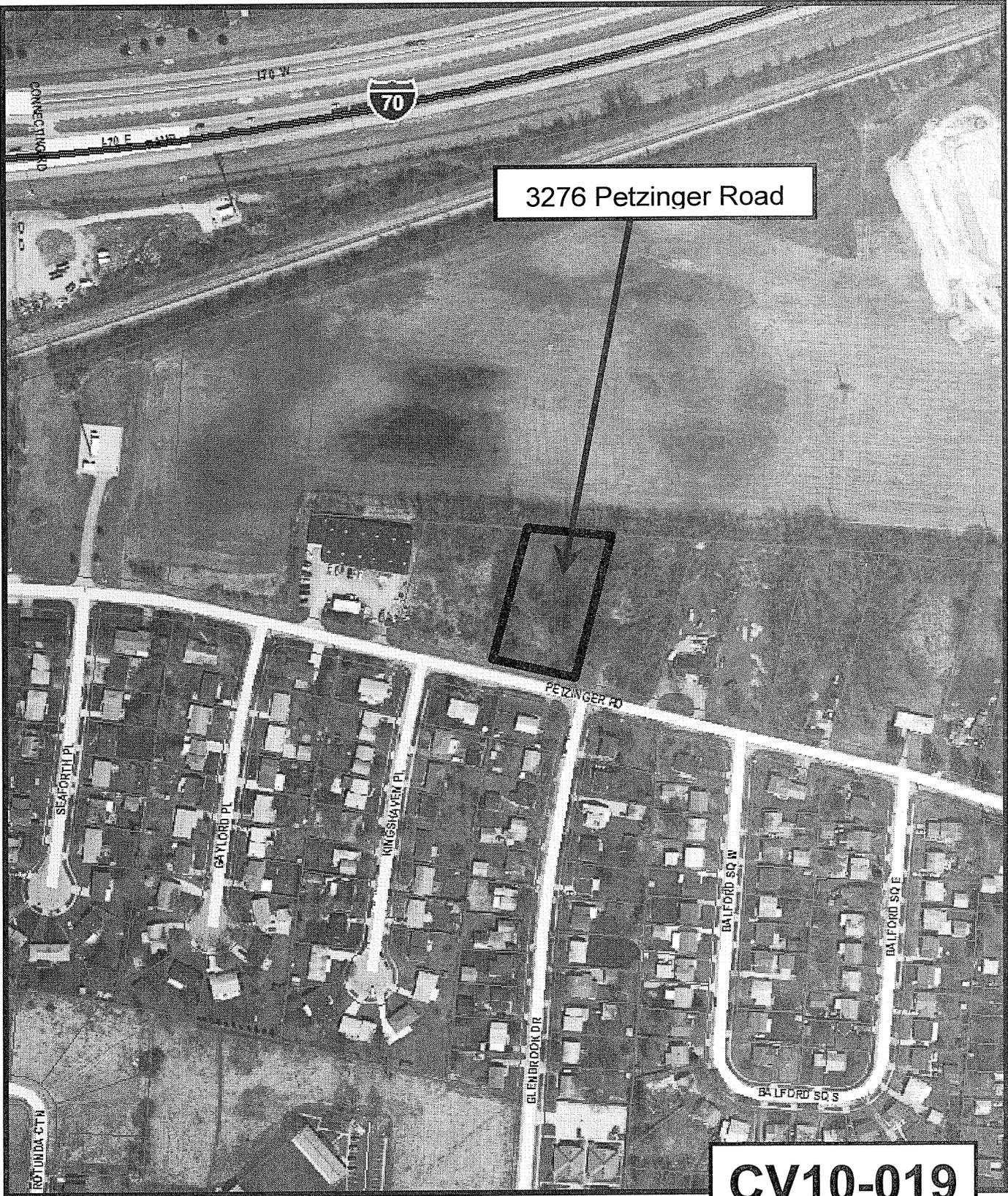
**Z67-022
LM2
2/27/1967**

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3276 Petzinger Road

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