



City of Columbus

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Agenda - Final

Zoning Committee

Monday, April 3, 2023

6:30 PM

City Council Chambers, Rm 231

REGULAR MEETING NO.17 OF CITY COUNCIL (ZONING), APRIL 3, 2023 AT 6:30 P.M. IN COUNCIL CHAMBERS.

ROLL CALL

READING AND DISPOSAL OF THE JOURNAL

EMERGENCY, POSTPONED AND 2ND READING OF 30 DAY LEGISLATION

ZONING: DORANS, CHR. BANKSTON BARROSO DE PADILLA BROWN FAVOR REMY HARDIN

REZONINGS/AMENDMENTS

0855-2023

To rezone 2480 WALCUTT RD. (43228), being 3.21± acres located at the southeast corner of Walcutt Road and Roberts Road, From: R-1, Residential District and C-3, Commercial District, To: CPD, Commercial Planned Development District (Rezoning #Z22-076).

0859-2023

To rezone 6500 TUSSING RD. (43068), being 46.68± acres located on the north side of Tussing Road, 900± feet east of Brice Road, From: CPD, Commercial Planned Development District and L-M, Limited Manufacturing District, To: L-M, Manufacturing District (Rezoning # Z22-091).

0879-2023

To rezone 1095 W. 3RD AVE. (43212), being 0.31± acres located at the southeast corner of West 3rd Avenue and Oxley Road, From: M, Manufacturing District, To: AR-1, Apartment Residential District (Rezoning #Z21-044).

0913-2023

To rezone 7480 SAWMILL RD. (43016), being 1.86± acres located on the east side of Sawmill Road, 215± feet north of Hard Road, From: CPD, Commercial Planned Development District, To: CPD, Commercial Planned Development District (Rezoning #Z22-075).

0740-2023

To rezone 2870 ALUM CREEK DR. (43207), being 4.17± acres located on the east side of Alum Creek Drive, 740± feet north of Watkins Road, From: PUD-8, Planned Unit Development District, To: AR-12, Apartment Residential District (Rezoning #Z22-001).

POSTPONED 3/20/23

VARIANCES

- 0835-2023** To grant a Variance from the provisions of Sections 3332.035, R-3 residential district; 3332.05(A)(4), Area district lot width requirements; and 3332.13, R-3 area district requirements, of the Columbus City Codes; for the property located at 1334 21ST AVE. (43211), to permit a two-unit dwelling with reduced development standards in the R-3, Residential District (Council Variance #CV22-132).
- 0836-2023** To grant a Variance from the provisions of Sections 3332.035, R-3 residential district; 3332.05(A)(4), Area district lot width requirements; and 3332.13, R-3 area district requirements, of the Columbus City Codes; for the property located at 1340 21ST AVE. (43211), to permit a two-unit dwelling with reduced development standards in the R-3, Residential District (Council Variance #CV22-133).
- 0838-2023** To grant a Variance from the provisions of Sections 3332.035, R-3 residential district; 3312.49(C), Minimum numbers of parking spaces required; 3332.05(A)(4), Area district lot width requirements; and 3332.13, R-3 area district requirements, of the Columbus City Codes; for the property located at 1477-1481 26TH AVE. (43211), to permit a two-unit dwelling on each parcel with reduced development standards in the R-3, Residential District (Council Variance #CV22-151).
- 0839-2023** To grant a Variance from the provisions of Sections 3353.03, C-2 Permitted uses; and 3309.14, Height districts, of the Columbus City Codes; for the property located at 2337 KIMBERLY PKWY. E. (43232), to permit a multi-unit residential development with reduced development standards in the C-2, Commercial District (Council Variance #CV22-116).
- 0840-2023** To grant a Variance from the provisions of Sections 3356.03, C-4 permitted uses; and 3309.14, Height districts, of the Columbus City Codes; for the property located at 4323 EASTPOINT DR. (43232), to permit a multi-unit residential development with reduced development standards in the C-4, Commercial District (Council Variance #CV22-117).
- 0854-2023** To grant a Variance from the provisions of Sections 3332.38(H), Private garage; 3332.21, Building lines; and 3332.38(G), Private garage, of the Columbus City Codes; for the property located at 51 E. 4TH AVE. (43201), to permit habitable space above a detached garage with reduced development standards in the R-4, Residential District (Council Variance #CV22-137).
- 0881-2023** To grant a Variance from the provisions of Sections 3333.02, AR-12, ARLD and AR-1 apartment residential district use; 3309.14, Height districts; 3321.05(B)(2), Vision clearance; 3333.15(C), Basis of computing area; 3333.18(F), Building lines; and 3333.255, Perimeter

yard, of the Columbus City Codes; for the property located at 1095 W. 3RD AVE. (43212), to permit a five-unit apartment building and a four-unit dwelling on the same lot with reduced development standards in the AR-1, Apartment Residential District (Council Variance #CV21-066).

0884-2023

To grant a Variance from the provisions of Sections 3332.035, R-3 residential district; 3332.05(A)(4), Area district lot width requirements; and 3332.13, R-3 area district requirements, of the Columbus City Codes; for the property located at 1375 23RD AVE. (43211), to permit a two-unit dwelling with reduced development standards in the R-3, Residential District (Council Variance #CV22-129).

0885-2023

To grant a Variance from the provisions of Sections 3332.035, R-3 residential district; and 3312.49 Minimum numbers of parking spaces required, of the Columbus City Codes; for the property located at 1278 E. 19TH AVE. (43211), to permit a two-unit dwelling with reduced development standards in the R-3, Residential District (Council Variance #CV22-131).

0886-2023

To grant a Variance from the provisions of Sections 3332.035, R-3 residential district; 3332.05(A)(4), Area district lot width requirements; 3332.13, R-3 area district requirements; and 3312.49 Minimum number of parking spaces required, of the Columbus City Codes; for the property located at 1333-1335 E. 18TH AVE. (43211), to permit a two-unit dwelling with reduced development standards in the R-3, Residential District (Council Variance #CV22-134).

0888-2023

To grant a Variance from the provisions of Sections 3332.035, R-3 residential district; 3332.05(A)(4), Area district lot width requirements; and 3332.13, R-3 area district requirements, of the Columbus City Codes; for the property located at 1085-1087 E. 18TH AVE. (43211), to permit a two-unit dwelling with reduced development standards in the R-3, Residential District (Council Variance #CV22-135).

0900-2023

To grant a Variance from the provisions of Sections 3332.035, R-3 residential district; 3332.05(A)(4), Area district lot width requirements; and 3332.13, R-3 area district requirements, of the Columbus City Codes; for the property located at 1535 25TH AVE. (43211), to permit a two-unit dwelling with reduced development standards in the R-3, Residential District (Council Variance #CV22-150).

0902-2023

To grant a Variance from the provisions of Sections 3332.035, R-3 residential district; 3332.05(A)(4), Area district lot width requirements; 3332.13, R-3 area district requirements; and 3312.49 Minimum number of parking spaces required, of the Columbus City Codes; for the property located at 1292-1294 E. 18TH AVE. (43211), to permit a two-unit dwelling with reduced development standards in the R-3, Residential District (Council Variance #CV22-128).

0925-2023

To grant a Variance from the provisions of Sections 3332.035, R-3 residential district; 3332.05(A)(4), Area district lot width requirements; 3332.13, R-3 area district requirements; and 3312.49 Minimum numbers of parking spaces required, of the Columbus City Codes; for the property located at 1249 E. 16TH AVE. (43211), to permit a two-unit dwelling with reduced development standards in the R-3, Residential District (Council Variance #CV22-130).

0926-2023

To grant a Variance from the provisions of Sections 3332.035, R-3 residential district; 3332.05(A)(4), Area district lot width requirements; 3332.13, R-3 area district requirements; and 3312.49 Minimum number of parking spaces required, of the Columbus City Codes; for the property located at 1550 26TH AVE. (43211), to permit a two-unit dwelling with reduced development standards in the R-3, Residential District (Council Variance #CV22-149).

0927-2023

To grant a Variance from the provisions of Sections 3332.035, R-3 residential district; 3332.05(A)(4), Area district lot width requirements; and 3332.13, R-3 area district requirements, of the Columbus City Codes; for the property located at 1457 24TH AVE. (43211), to permit a two-unit dwelling with reduced development standards in the R-3, Residential District (Council Variance #CV22-148).

0929-2023

To grant a Variance from the provisions of Sections 3332.039, R-4 residential district; 3312.49, Minimum numbers of parking spaces required; 3332.05(A)(4), Area district lot width requirements; 3332.15, R-4 area district requirements; 3332.19, Fronting; 3332.26(C)(1), Minimum side yard permitted; and 3332.27, Rear yard; of the Columbus City Codes; for the property located at 317 TAPPAN ST. (43201), to permit two single-unit dwellings on one lot with reduced development standards in the R-4, Residential District (Council Variance #CV22-115).

0741-2023

To grant a Variance from the provisions of Section 3333.18, Building lines, of the Columbus City Codes; for the property located at 2870 ALUM CREEK DR. (43207), to permit a reduced building line in the AR-12, Apartment Residential District for a multi-unit residential development (Council Variance #CV22-138).

POSTPONED 3/20/23

ADJOURNMENT