

SURVEY PREPARED BY
 PRECISION SURVEYING SERVICES, LLC.
 9055 S.R. 50 S.E.
 W.L. STENLING, OH 43143
 OFFICE: (740) 845-1412

PAVEMENT MATERIAL
 LEASE SITE
 1 1/4" S.V.
 3" THICK (MIN.) #57 WASHED STONE, 5" THICK (MIN.) AGGREGATE
 BASE COURSE STONE, 6" WLL MIRARI 500 WEED CONTROL OR
 APPROVED EQUAL.

THE CONTRACTOR SHALL INCLUDE AS PART OF THE BID, THE COST
 OF REMOVAL OF ANY SURFACE VEGETATION AND ORGANIC SOILS OR
 OTHER DEleterious MATERIALS AND THE REPLACEMENT WITH
 ENGINEERED BACKFILL FOR THE AGGREGATE ACCESS DRIVE AND
 LEASE SITE, IN ACCORDANCE WITH THE RECOMMENDATIONS OF THE
 GEOTECHNICAL REPORT.

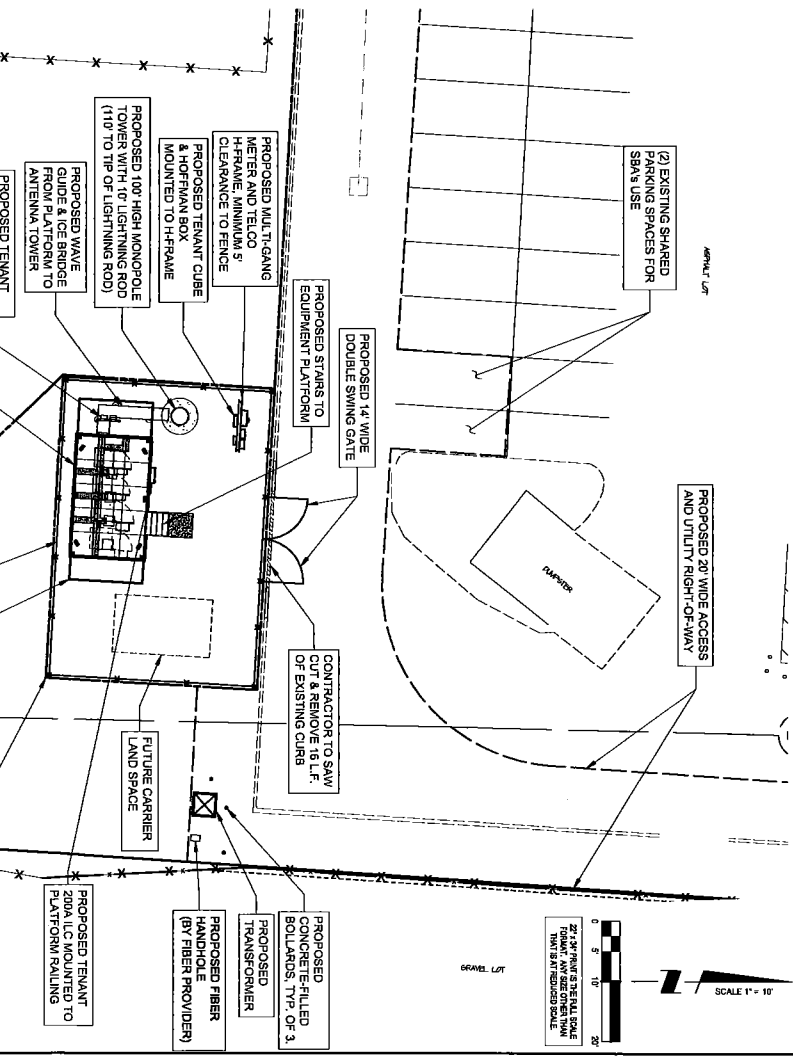
OHIO
 Utilities
 Protection
 SERVICE
 Call Before You Dig
 1-800-362-2764 AT
 LEAST 48 HOURS
 PRIOR TO EXCAVATING

CALL BEFORE YOU DIG
 1-800-362-2764 AT
 LEAST 48 HOURS
 PRIOR TO EXCAVATING

CONTRACTOR IS RESPONSIBLE FOR ANY DAMAGE TO EXISTING PAVEMENT
 CONTRACTOR SHALL PHOTOGRAPH AND VIDEO THE EXISTING PAVEMENT
 BEFORE ANY EXCAVATION. THE PAVEMENT SHALL BE
 REPLACED TO EXISTING OR BETTER CONDITION AT NO ADDITIONAL COST.

THE CONTRACTOR WILL, UPON BECOMING AWARE OF SUBSURFACE OR LATENT
 PHYSICAL CONDITIONS DIFFERING FROM THOSE DISCLOSED BY THE ORIGINAL SOIL
 REPORT, STOP WORK IMMEDIATELY AND NOTIFY THE ENGINEER AND THE OWNER
 AS TO THE NATURE OF THE DIFFERING CONDITIONS. NO CLAIM BY THE CONTRACTOR
 FOR ANY CONDITIONS DIFFERING FROM THOSE ANTICIPATED IN THE PLANS AND
 SPECIFICATIONS AND DISCLOSED BY THE SOIL STUDIES WILL BE ALLOWED UNLESS
 THE CONTRACTOR HAS BEEN ADVISED IN WRITING AS TO SUCH DIFFERING
 SUBSURFACE CONDITIONS.

BEFORE AND DURING CONSTRUCTION, THE CONTRACTOR
 SHALL MAINTAIN ACCESS TO ALL EXISTING UTILITIES, AND SHALL
 PROTECT ALL UTILITIES FROM DAMAGE. THE CONTRACTOR SHALL
 BE RESPONSIBLE FOR THE PROTECTION OF ALL UTILITIES, AND SHALL
 MAINTAIN ACCESS TO ALL EXISTING UTILITIES, AND SHALL PROTECT
 ALL UTILITIES FROM DAMAGE. THE CONTRACTOR SHALL BE RESPONSIBLE
 FOR THE PROTECTION OF ALL UTILITIES, AND SHALL MAINTAIN ACCESS
 TO ALL EXISTING UTILITIES, AND SHALL PROTECT ALL UTILITIES FROM
 DAMAGE.



OH16262
LAZELLE
SANCUS
 MARKET EXCHANGE DR.
 COLUMBUS, OH 43081

ENLARGED SITE PLAN

C-1

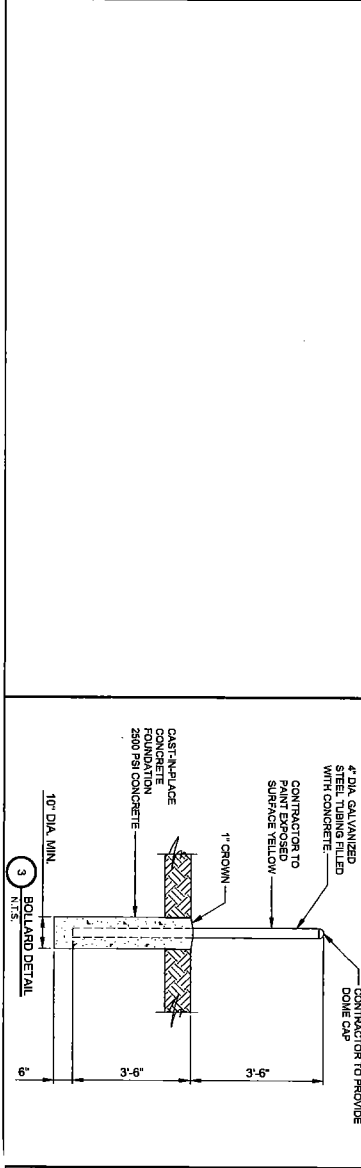
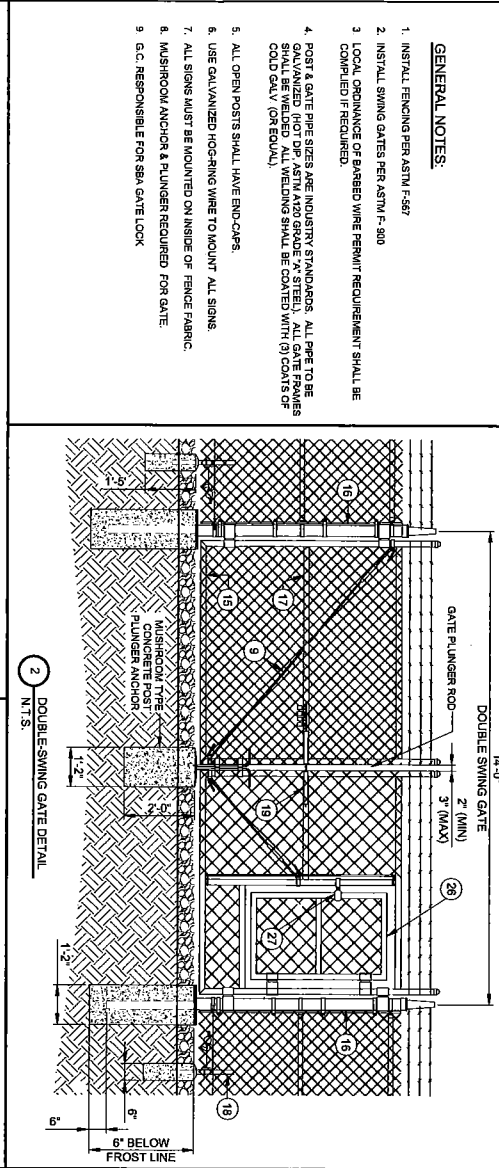
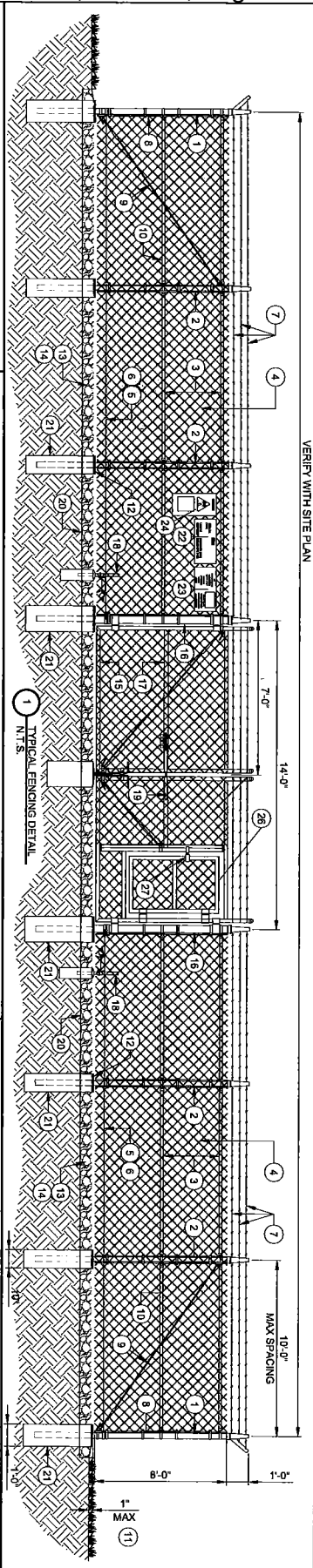
REVISIONS				
NO.	DESCRIPTION	DATE	BY	
1.	ISSUED FOR REVIEW/UPDATE TO CABINET DESIGN	11/23/15	JAY	
2.	CLIENT COMMENTS	11/23/15	JAY	
3.	ISSUED FOR FINAL	12/15/15	JAY	
4.	ADD GEOTECH INFORMATION	12/29/15	JAY	
5.	REVISED TENANT LAND SPACE	12/29/15	JAY	
6.	RE-ISSUED FOR REVIEW	2/29/16	JAY	

TERRA
 CONSULTING ENGINEERS, INC.
 1690 WEST THIRD AVE, SUITE 226
 COLUMBUS, OH 43212
 PH: (614)-764-9166

SBA

SBA TOWERS VI, LLC
 8051 CONGRESS AVENUE
 BOCA RATON, FL 33487
 PHONE: 1-800-487-7483

Z15-060 Final Revised 3/2/16
 ① of ③



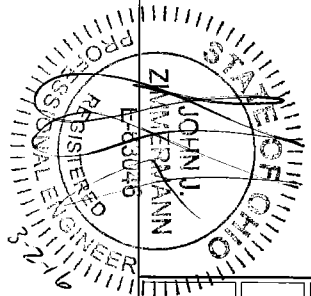
- BALLOON REFERENCE NOTES:**
- CORNER END OR PULL POST: 3" O.D. SCHEDULE 40 PIPE.
 - LINE POST: 2 1/2" NOMINAL SCHEDULE 40 PIPE, PER ASTM F-1083. LINE POSTS SHALL BE EQUALLY SPACED AT MAXIMUM 10'-0" O.C.
 - TOP RAIL & BRACE RAIL: 1/2" O.D. STANDARD ROUND PIPE, PER ASTM F-1083. FABRIC: 9 GA. CORE WIRE SIZE 27 MESH, CONFORMING TO ASTM A432.
 - THE WIRE IS 9 GA ALUMINUM, A SINGLE WRAP OF FABRIC TIE AND AT TENSION WIRE BY HOOP RINGS SPACED 12" O.C. POSTS/RAILS AND 24" RAILS/WIRE.
 - TENSION WIRE: 3 GA. ALUMINUM.
 - BARBED WIRE: DOUBLE STRAND 12-1/2" O.D. TWISTED WIRE TO MATCH WITH FABRIC. 1/4 GA. 4 PT. BARBS SPACED ON APPROXIMATELY 5' CENTERS.
 - 3/4" x 3/4" (MIN) TULL HEIGHT STRETCHER BAR.
 - 3/8" DIAGONAL ROD WITH GALVANIZED STEEL TURNBUCKLE OR DIAGONAL THREADED ROD.
 - FENCE CORNER POST BRACE: 1 1/2" NOMINAL PIPE.
 - 1" MAXIMUM CLEARANCE FROM FINISH GRADE.
 - FENCE POST FOUNDATION TO BE 1" FINISH ABOVE FINISHED GRADE.
 - 8" COMPACTED BASE MATERIAL.
 - FINISH GRADE SHALL BE UNIFORM AND LEVEL.
 - WELDED GATE FRAME: 2" O.D. SCHEDULE 40 PIPE, PER ASTM F-1083.
 - GATE POST: 4" O.D. SCHEDULE 40 PIPE, PER ASTM F-1083.
 - GATE FRAME BRACE RAIL: 1 1/2" NOMINAL PIPE, PER ASTM F-1083.
 - DUCK BILL OPEN GATE HOLDER, VERIFY LOCATION IN FIELD PRIOR TO INSTALLATION.
 - STYALIE LOCK MULTI-TENANT LOCKING DEVICE.
 - GEOTEXTILE FABRIC.
 - CONCRETE FOUNDATION (MIN 3000 PSI) MINIMUM DEPTH: 6" BELOW FROST LINE.
 - 12" x 24" SBA SITE INFORMATION SIGN.
 - 12" x 24" NO TRESPASSING SIGN.
 - 12" x 24" RP CAUTION SIGN.
 - 15" x 12" KEEP GATE CLOSED SIGN.
 - 4" WIDE SNOW GATE WITHIN DOUBLE SWING GATE FRAME FORK LATCH WITH COMBINATION LOCK.

- GENERAL NOTES:**
- INSTALL FENCING PER ASTM F-587
 - INSTALL SWING GATES PER ASTM F-810
 - LOCAL JURISDICTION OF BARBED WIRE PERMIT REQUIREMENT SHALL BE COMPLETED IF REQUIRED.
 - POST & GATE PIPE SIZES ARE INDUSTRY STANDARDS. ALL PIPE TO BE GALVANIZED (HOT DIP ASTM A70 GRADE "A" STEEL). ALL GATE FRAMES SHALL BE WELDED. ALL WELDING SHALL BE COATED WITH (3) COATS OF COLD GALV (OR EQUAL).
 - ALL OPEN POSTS SHALL HAVE END-CAPS.
 - USE GALVANIZED HOOKING WIRE TO MOUNT ALL SIGNS.
 - ALL SIGNS MUST BE MOUNTED ON INSIDE OF FENCE FABRIC.
 - MUSHROOM ANCHOR & PLUNGER REQUIRED FOR GATE.
 - G.C. RESPONSIBLE FOR SBA GATE LOCK.

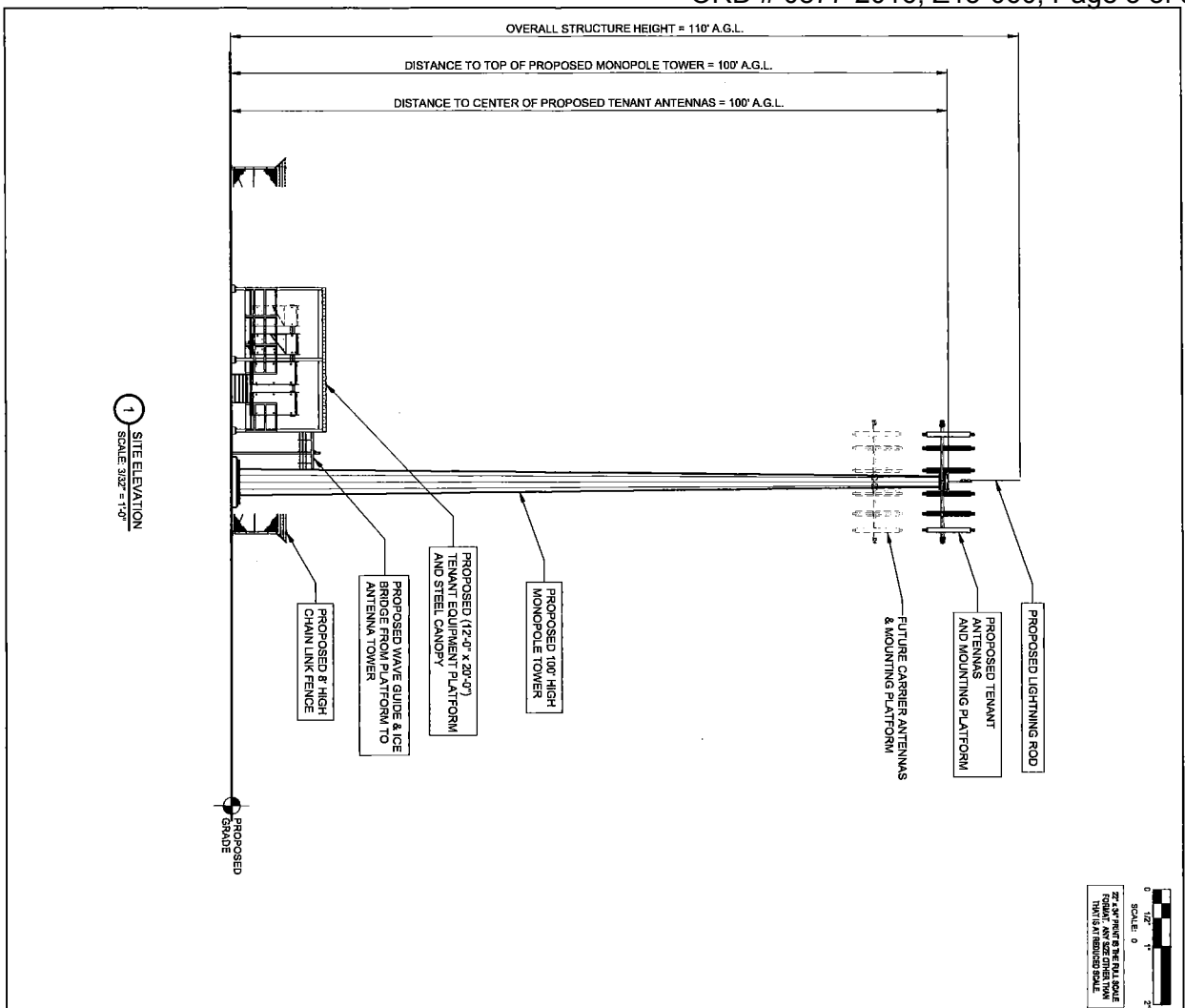
- REVISIONS**
- | NO. | DESCRIPTION | DATE | BY |
|-----|--|----------|-----|
| 1 | ISSUED FOR REVIEW/UPDATE TO CABINET DESIGN | 11/23/15 | JAY |
| 2 | CLIENT COMMENTS | 11/25/15 | JAY |
| 3 | ISSUED FOR FINAL | 12/1/15 | JAY |
| 4 | ADD GEOTECH INFORMATION | 12/8/15 | JAY |
| 5 | REVISED TENANT LAND SPACE | 12/29/15 | JAY |
| 6 | RE-ISSUED FOR REVIEW | 2/26/16 | JAY |

<p>OH16262 LAZELLE SANCUS</p> <p>MARKET EXCHANGE DR. COLUMBUS, OH 43261</p> <p>DRAWN BY: JAY CHECKED BY: TLZ DATE: 11/23/15 PROJECT #: 7533</p>	<p>TERRA CORPORATE TRAIL CENTER 1500 WEST THIRD AVE, SUITE 226 COLUMBUS, OH 43212 PH: (614) 764-8166</p>	<p>SBA</p> <p>SBA TOWERS V.I, LLC 1051 CONGRESS AVENUE BOCA RATON, FL 33487 PHONE: 1-800-487-7483</p>
---	---	--

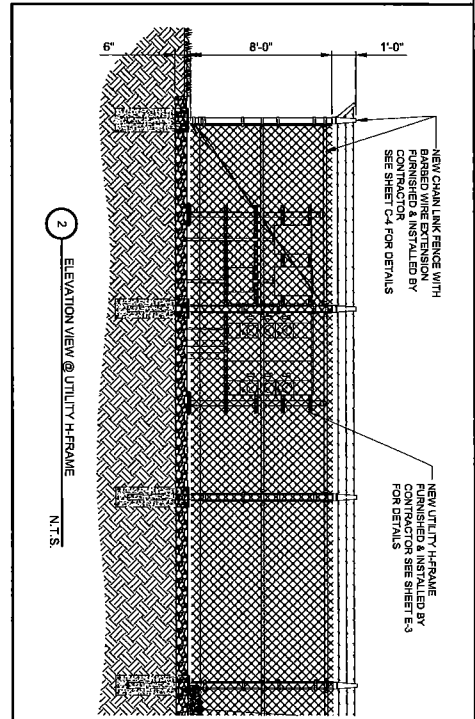
215-060 Final Received
3/2/16
2016



SHEET TITLE: FENCE DETAILS
SHEET NUMBER: C-4

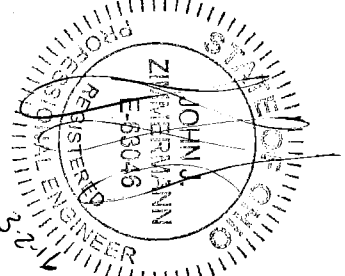


1 SITE ELEVATION
SCALE: 3/32" = 1'-0"



2 ELEVATION VIEW @ UTILITY H-FRAME
N.T.S.

NOTE:
 1. VERIFY EACH COAXIAL CABLE LENGTH, ROUTING AND ALL MOUNTING APPURTENANCES WITH OWNER PRIOR TO ORDERING.
 2. ACTUAL ANTENNA CABLE LENGTHS MAY VARY FROM ESTIMATED CABLE LENGTH AND MUST BE VERIFIED.
 3. CABLE LENGTHS AND ANTENNA HEIGHTS TO BE VERIFIED WITH TENANT PROJECT MANAGER AT (9) LOCATIONS.
 A. TOP OF TOWER ANTENNAS
 B. INSIDE EQUIPMENT SHELF NEAR ENTRY PORT
 C. INSIDE EQUIPMENT SHELF NEAR ENTRY PORT
 4. EACH COAXIAL CABLE TO BE GROUNDED AT THREE (3) LOCATIONS:
 A. TOWER PLATFORM OR T-FRAME
 B. TOWER BASE
 C. AT TOWER END OF SUPPLIED EVERY 3'-0" ON PLATFORM OR T-FRAME WITH STAINLESS STEEL HANGER.
 5. COAXIAL CABLES TO BE SUPPORTED EVERY 18" WITH STAINLESS STEEL HANGERS.



25-060 Final Received 3/2/16
 (3) of (3)

ANT-1 SHEET NUMBER	OH-16262 LAZELLE SANCUS	MARKET EXCHANGE DR. COLUMBUS, OH 43081																														
	DRAWN BY: JAY	CHECKED BY: TJK	DATE: 11/20/15																													
	PROJECT #: 7333	SHEET TITLE: SITE ELEVATION	REVISIONS																													
	<table border="1"> <thead> <tr> <th>NO.</th> <th>DESCRIPTION</th> <th>DATE</th> <th>BY</th> </tr> </thead> <tbody> <tr> <td>1.</td> <td>ISSUED FOR REVIEW/UPDATE TO CABINET DESIGN</td> <td>11/23/15</td> <td>JAY</td> </tr> <tr> <td>2.</td> <td>CLIENT COMMENTS</td> <td>11/25/15</td> <td>JAY</td> </tr> <tr> <td>3.</td> <td>ISSUED FOR FINAL</td> <td>12/11/15</td> <td>JAY</td> </tr> <tr> <td>4.</td> <td>ADD GROUNDCH INFORMATION</td> <td>12/31/15</td> <td>JAY</td> </tr> <tr> <td>5.</td> <td>REVISED TENANT LAND SPACE</td> <td>12/30/15</td> <td>JAY</td> </tr> <tr> <td>6.</td> <td>RE-ISSUED FOR REVIEW</td> <td>2/26/16</td> <td>JAY</td> </tr> </tbody> </table>		NO.	DESCRIPTION	DATE	BY	1.	ISSUED FOR REVIEW/UPDATE TO CABINET DESIGN	11/23/15	JAY	2.	CLIENT COMMENTS	11/25/15	JAY	3.	ISSUED FOR FINAL	12/11/15	JAY	4.	ADD GROUNDCH INFORMATION	12/31/15	JAY	5.	REVISED TENANT LAND SPACE	12/30/15	JAY	6.	RE-ISSUED FOR REVIEW	2/26/16	JAY	 1600 WEST THIRD AVE, SUITE 225 COLUMBUS, OH 43212 PH: (614)-764-6166	 SBA TOWERS VI, LLC 8051 CONGRESS AVENUE BOCA RATON, FL 33487 PHONE: 1-800-487-7483
	NO.	DESCRIPTION	DATE	BY																												
1.	ISSUED FOR REVIEW/UPDATE TO CABINET DESIGN	11/23/15	JAY																													
2.	CLIENT COMMENTS	11/25/15	JAY																													
3.	ISSUED FOR FINAL	12/11/15	JAY																													
4.	ADD GROUNDCH INFORMATION	12/31/15	JAY																													
5.	REVISED TENANT LAND SPACE	12/30/15	JAY																													
6.	RE-ISSUED FOR REVIEW	2/26/16	JAY																													

**STAFF REPORT
DEVELOPMENT COMMISSION
ZONING MEETING
CITY OF COLUMBUS, OHIO
FEBRUARY 11, 2016**

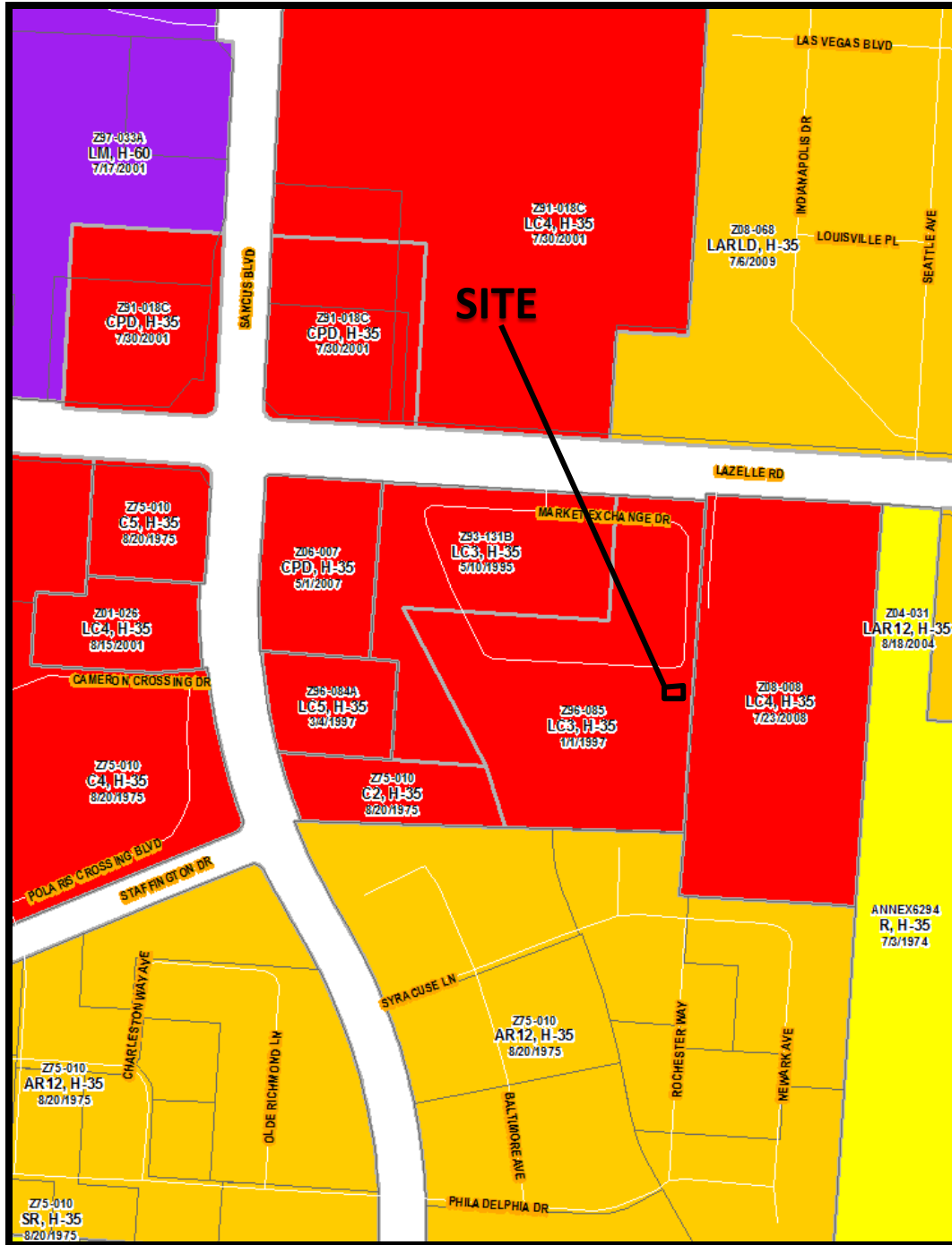
- 6. APPLICATION: Z15-060**
- Location:** **541 LAZELLE ROAD (43081)**, being 0.04± acres located 297± feet south of Lazelle Road, and 674± feet east of Sancus Boulevard (part of 610-218056; Far North Columbus Communities Coalition).
- Existing Zoning:** L-C-3, Limited Commercial District.
- Request:** L-C-3, Limited Commercial District.
- Proposed Use:** Monopole telecommunications antenna.
- Applicant(s):** SBA Towers IX, LLC; c/o Stephen V. Cheatham, Atty.; Buckley King; 600 Superior Avenue East; Suite 1400; Cleveland, OH 44114.
- Property Owner(s):** The Applicant.
- Planner:** Shannon Pine, 645-2208, spine@columbus.gov

BACKGROUND:

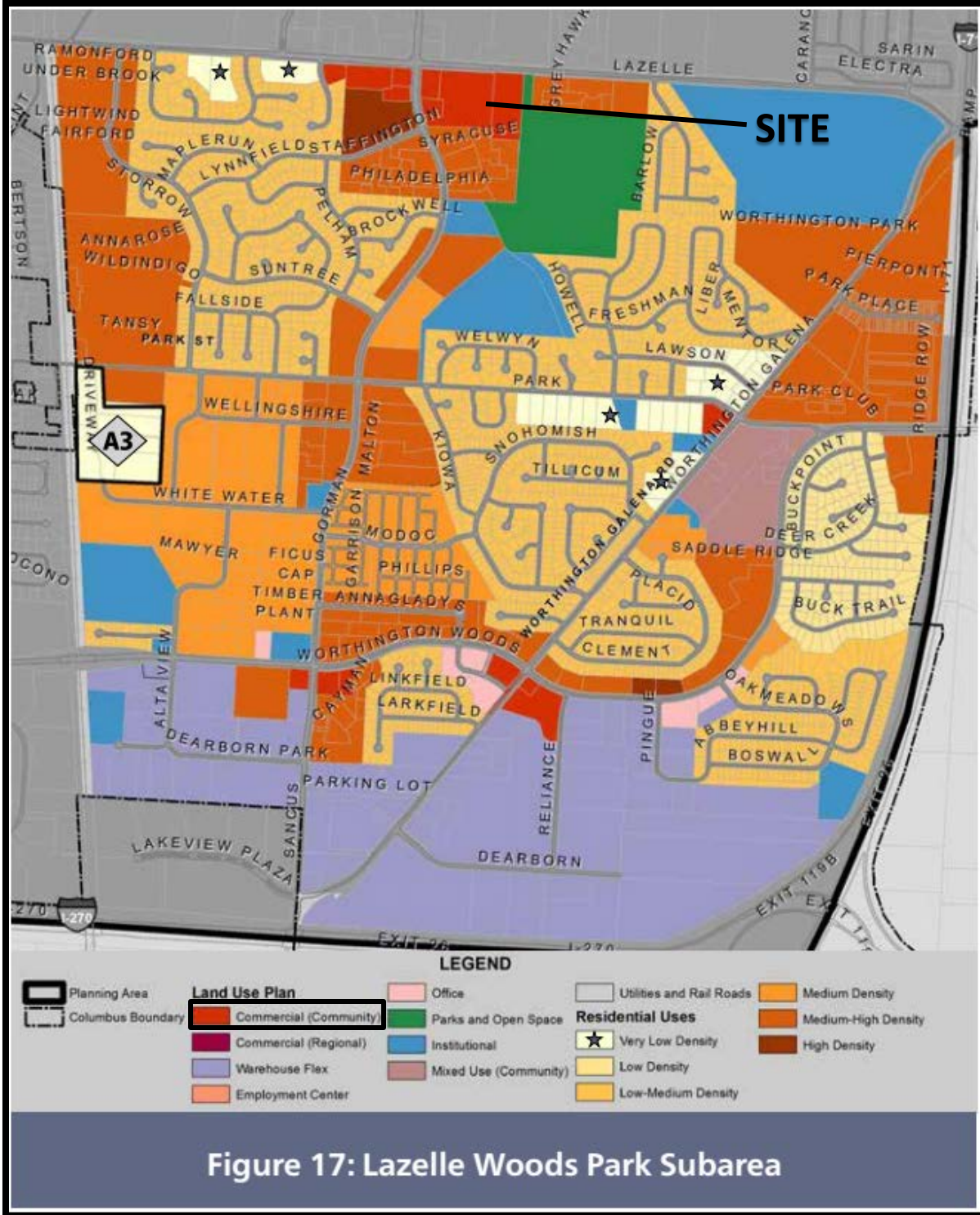
- This site is zoned in the L-C-3, Limited Commercial District, and is an undeveloped portion of a parcel that is developed with a shopping center. The current L-C-3 district permits the proposed use, but contains a height restriction that limits the height of all structures to 35 feet. The requested L-C-3, Limited Commercial District will remove this restriction to permit the construction of a 110-foot monopole telecommunications antenna.
- To the north is a shopping center in the L-C-3, Limited Commercial District. To the east is a garden/landscaping center in the L-C-4, Limited Commercial District. To the south and west is undeveloped land in the L-C-3, Limited Commercial District which is subject to Rezoning Application Z16-002, a request for the AR-12, Apartment Residential District on 3.49± acres.
- The site lies within the planning area of *The Far North Area Plan (2014)*, which recommends community commercial uses for this location.
- The site is located within the boundaries of the Far North Columbus Communities Coalition, whose recommendation is for approval.
- The limitation text includes provisions for permitted uses and screening, and commits to a site plan, fence details, and elevation drawings for the proposed monopole.

CITY DEPARTMENTS' RECOMMENDATION: Approval

The requested L-C-3, Limited Commercial District, will permit the construction of a monopole telecommunications antenna in a commercial area. The request is compatible with the adjacent commercial developments.



Z15-060
541 Lazelle Road
Approximately 0.04 acres
L-C-3 to L-C-3



Z15-060
 541 Lazelle Road
 Approximately 0.04 acres
 L-C-3 to L-C-3



Z15-060
541 Lazelle Road
Approximately 0.04 acres
L-C-3 to L-C-3



Mayor Michael B. Coleman

STANDARDIZED RECOMMENDATION FORM

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

FOR USE BY: AREA COMMISSION / COMMUNITY GROUP / HISTORIC ARCHITECTURAL REVIEW

Case Number

Z15-060

Address

541 Lazelle Rd.

Group Name

Fer North Columbus Communities Coalition

Meeting Date

2/2/2016

Specify Case Type

- BZA Variance / Special Permit
- Council Variance
- Rezoning
- Graphics Variance / Plan / Special Permit

Recommendation
(Check only one)

- Approval
- Disapproval

NOTES:

Vote

10-1

Signature of Authorized Representative

James Palmisano
SIGNATURE

FNCCC President
RECOMMENDING GROUP TITLE

RECOMMENDING GROUP TITLE

614 / 832-9083
DAYTIME PHONE NUMBER

DAYTIME PHONE NUMBER

Please FAX this form to Zoning at (614) 645-2463 within 48 hours of your meeting day; OR MAIL to: Zoning, City of Columbus, Department of Building & Zoning Services, 757 Carolyn Avenue, Columbus, Ohio 43224.

THE CITY OF
COLUMBUS
MAYOR

Rezoning Application

757 Carolyn Avenue, Columbus, Ohio 43224
Phone: 614-645-7433 • www.bzs.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 # 215-060

STATE OF OHIO
COUNTY OF FRANKLIN

Being first duly cautioned and sworn (NAME) Kevin Gallagher, VP of New Tower Development
of (COMPLETE ADDRESS) 8051 Congress Ave., Boca Raton, FL 33487

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 format:

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

1. SBA Towers IX, LLC 8051 Congress Ave. Boca Raton, FL 33487 Kevin Gallagher (561) 226-9757	2. The Robert Weiler Company 10 N. High Street, Suite 401 Columbus, OH 43215 Alex Marsh - (614) 221-4286
3.	4.

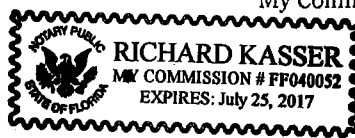
SIGNATURE OF AFFIANT [Signature]

Sworn to before me and signed in my presence this 16th day of MARCH, in the year 2016

[Signature]
SIGNATURE OF NOTARY PUBLIC

7/25/17
My Commission Expires

Notary Seal Here



This Project Disclosure expires six (6) months after the 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 checks payable to the Columbus City Treasurer