



City of Columbus

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Agenda - Final

Zoning Committee

Monday, December 9, 2024

6:30 PM

City Council Chambers, Rm 231

REGULAR MEETING NO.60 OF CITY COUNCIL (ZONING), DECEMBER 9, 2024 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. HARDIN, VICE CHR. ALL MEMBERS

REZONINGS/AMENDMENTS

[3327-2024](#)

To rezone 5255 CROSSWIND DR. (43228), being 21.06± acres located on the southeast corner of Crosswind Drive and Krieger Street, From: M, Manufacturing District, To: L-AR-1, Limited Apartment Residential District (Rezoning #Z24-027).

VARIANCES

[3265-2024](#)

To grant a Variance from the provisions of Sections 3332.035, R-3, residential district; 3312.21(A) (B), Landscaping and screening; 3312.25, Maneuvering; 3312.27, Parking setback line; 3312.29, Parking space; and 3312.49, Required parking, of the Columbus City Codes; for the property located at 1586 CLIFTON AVE. (43203), to allow a two-unit dwelling and non-accessory parking with reduced development standards in the R-3, Residential District, and to repeal Ordinance #0019-2007 (CV06-052), passed February 26, 2007 (Council Variance #CV24-119).

[3289-2024](#)

To grant a Variance from the provisions of Sections 3332.05, R-3 residential district; 3312.49, Required parking; and 3332.05(4), Area district lot width requirements, of the Columbus City Codes; for the property located at 981 OAK ST. (43205), to allow two-unit dwellings with reduced development standards in the R-3, Residential District (Council Variance #CV24-121).

[3324-2024](#)

To grant a Variance from the provisions of Section 3332.039, R-4 residential district, of the Columbus City Codes; for the property located

at 1041 SUMMIT ST. (43201), to allow food and beverage retail in the R-4, Residential District (Council Variance #CV24-087).

3325-2024

To grant a Variance from the provisions of Sections 3332.38(H), Private garage; 3332.38(F), Private garage; and 3332.38(G), Private garage, of the Columbus City Codes; for the property located at 4377 OLENTANGY BLVD. (43214), to allow habitable space within a detached garage with reduced development standards in the R-3, Residential District (Council Variance #CV24-096).

3328-2024

To grant a Variance from the provisions of Sections 3333.18, Building lines; and 3333.35(G), Private garage, of the Columbus City Codes; for the property located at 5255 CROSSWIND DR. (43228), to allow reduced development standards for an apartment complex in the L-AR-1, Limited Apartment Residential District (Council Variance #CV24-079).

3331-2024

To grant a Variance from the provisions of Sections 3332.037, R-2F Residential District; 3312.49, Required parking; 3312.57, EV parking minimum requirements effective January 1, 2024; 3321.05(A)(B)(2), Vision clearance; 3325.801, Maximum Lot Coverage; 3325.803(A), Building Lines; 3325.805, Maximum Floor Area Ratio (FAR); 3325.809, Landscaped Area and Treatment; 3332.25, Maximum side yards required; 3332.26, Minimum side yard permitted; and 3332.27, Rear yard, of the Columbus City Codes; for the property located at 100 W. OAKLAND AVE. (43201), to allow an apartment building with reduced development standards in the R-2F, Residential District, and to repeal Ordinance #2752-2020 (CV20-086), passed on December 7, 2020 (Council Variance #CV24-088).

3338-2024

To grant a Variance from the provisions of Sections 3312.49, Required parking; and 3333.16, Fronting; of the Columbus City Codes; for the property located at 42 W. JENKINS AVE. (43207), to allow reduced development standards for an apartment building in the AR-2, Apartment Residential District, and to repeal Ordinance #3344.2022 (CV22-081), passed December 12, 2022 (Council Variance #CV24-106).

3340-2024

To grant a Variance from the provisions of Sections 3332.02, R, Rural District; and 3332.06, R-rural area district requirements of the Columbus City codes; for the property located at 4086 S. HIGH ST. (43207), to allow for multiple dwelling development with reduced lot area in the R, Rural District (Council Variance # CV24-093).

ADJOURNMENT