



COUNCIL VARIANCE APPLICATION

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

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:

We are proposing a distillery in the existing C-4 zoning district. The distillery will not impair light or air to adjacent properties. There will be no customers so there will be no affect on traffic. The distillery uses no gas in its process and only uses normal 120V electrical for fans and pumps, so there is no increase fire threat. There will be no retail sales of alcohol at this location and there is only a small volume that is stored before it is taken to a State of Ohio controlled storage facility for hard alcohol. Furthermore, the proposed use will not diminish or impair the public health, safety, comfort, morals, or welfare of the inhabitants of the City of Columbus.

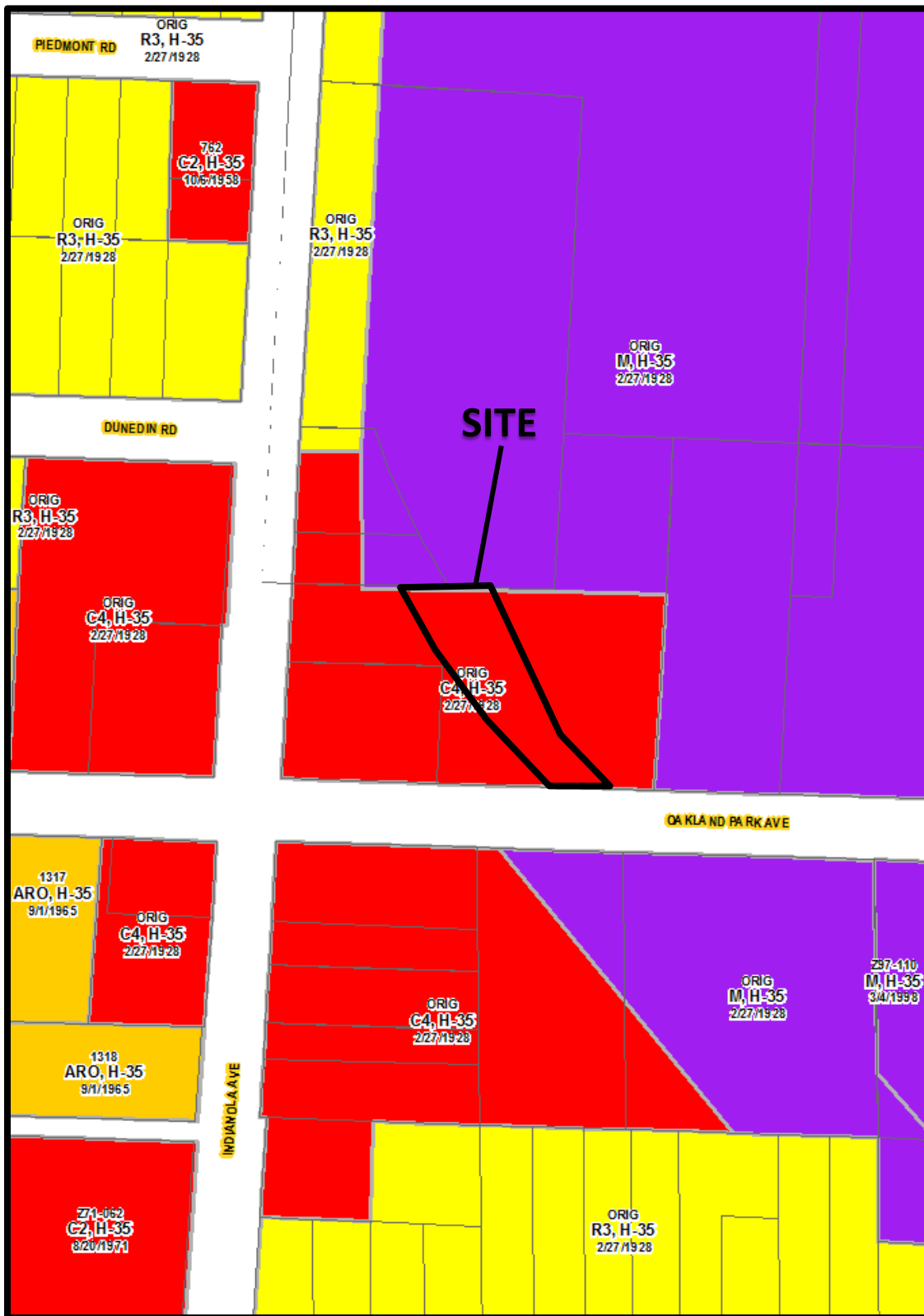
Signature of Applicant

Date 5-30-2014

PLEASE NOTE: incomplete information will result in the rejection of this submittal.

For all questions regarding this form and fees please call: 614-645-4522

Please make all checks payable to the Columbus City Treasurer



CV14-030
590 Oakland Park Avenue
Approximately 0.31 acres

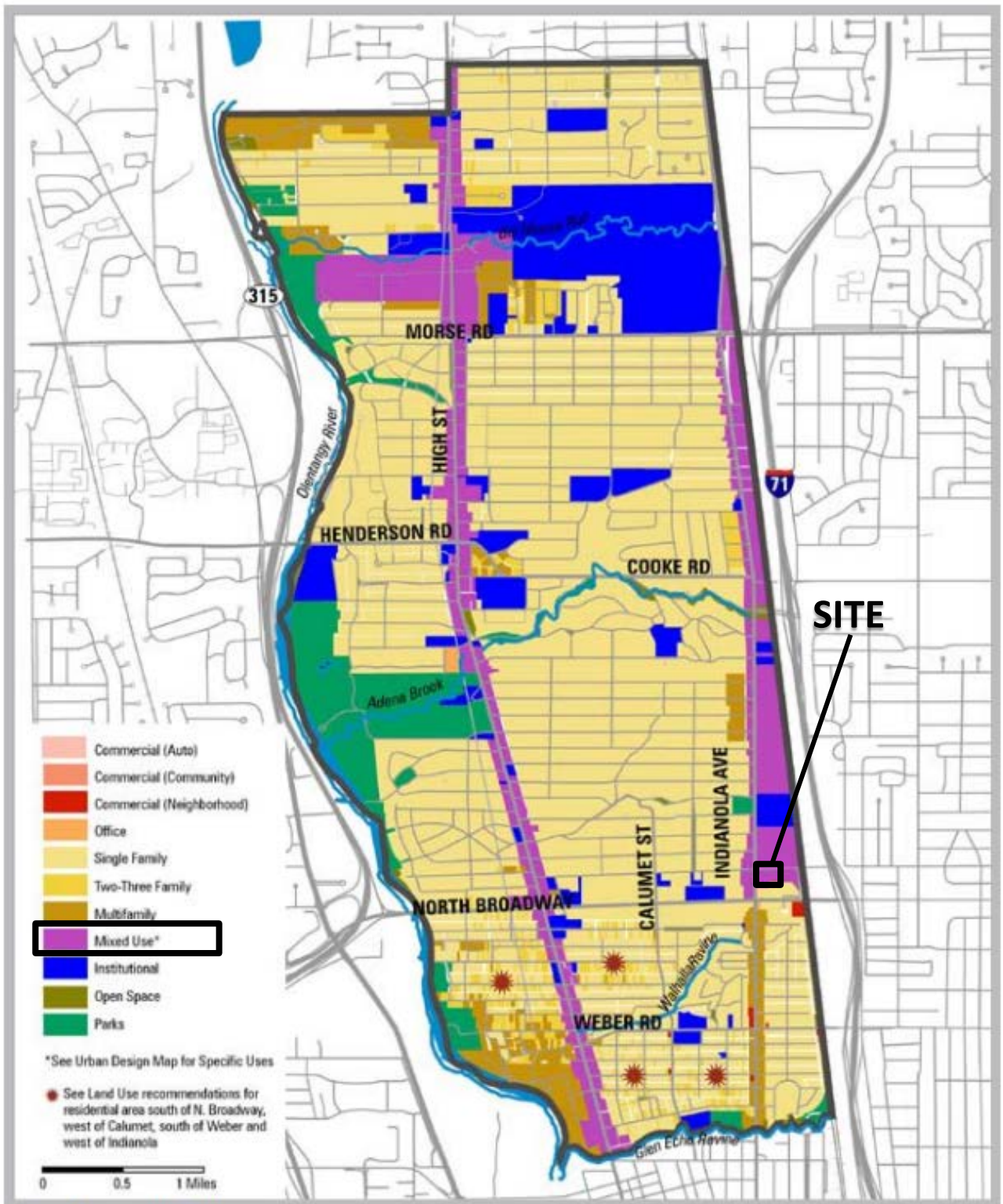


Figure 10 : Land Use Plan

CV14-030
590 Oakland Park Avenue
Approximately 0.31 acres



CV14-030
590 Oakland Park Avenue
Approximately 0.31 acres



July 11, 2014

Dear Ms. Proehl:

I am pleased to notify you that the Clintonville Area Commission approved application number 14315-00000-00370 at our Thursday, July 10, 2014 meeting.

The vote was 8-0-1, with our Chairman, Dan Miller, abstaining.

We look forward to welcoming Mr. Chew's new business into our community!

Please let me know if you need any further information.

Sincerely,

Dana Bagwell
Vice-Chair, Clintonville Area Commission
Chair, Zoning & Variance Committee



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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 # CV14-030

STATE OF OHIO
COUNTY OF FRANKLIN

Being first duly cautioned and sworn [NAME] Dave Kerr, Architect

Of [COMPLETE ADDRESS] 3225 Scioto Run Blvd Hilliard OH 43026

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

1. 451 Spirits LLC 590 Oakland Park Ave, Suite D Columbus OH 43214 2 Employees Dave Chew 614-378-8132	2.
3.	4.

Check here if listing additional parties on a separate page

SIGNATURE OF AFFIANT

Subscribed to me in my presence and before me this 30 day of May, in the year 2014

SIGNATURE OF NOTARY PUBLIC

My Commission Expires:



Wm C Harrison
WILLIAM C. HARRISON
Notary Public, State of Ohio
My Comm. Expires 03-14-2018
Recorded in Franklin County

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

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