



November 30th, 2006

Walter Green
City of Columbus
Department of Trade and Development
757 Carolyn Avenue
Columbus, Ohio 43224-3218

Re: Asbury North United Methodist Church
1586 Clifton Ave. Columbus, Ohio 43203

Asbury North United Methodist Church is located in a residential neighborhood on the near east side of Columbus. In December of 2005 the City of Columbus allowed the church to purchase the alley directly adjacent to their property for the express consent of adding additional parking spaces for the church (see attached letter dated 12.21.05). The church is located in an R-3 zoned district. Churches and associated parking lots are a permitted use in an R-3 district. There is a duplex also located on the church property. If the church were to remove the duplex, no zoning variance for parking would be required. However, the community has requested that the church maintain the duplex on site. The duplex is a non-conforming use in an R-3 district. In order to maintain the duplex and add more than 5 parking spaces to the site, a City Council is required.

Variance Request

Asbury North United Methodist Church is requesting four City Council Variances.

1. Parking Variance

Ten (10) parking spaces shall be permitted on a property that is zoned R-3. (3332.035)

2. Parking Variance

The existing 7 parking spaces off the alley on the north side of the church that are only approximately 16' long, rather than the required 18' long, shall be permitted to remain as is. (3342.19)

3. Parking Lot Screening

The screening of the parking lot shall be limited to edge of the parking area rather than to the edge of the south building line as indicated on drawing A-1 dated 11.30.06. (3342.17)

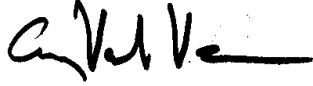
4. Duplex Variance

The existing duplex shall be allowed to remain on the site functioning as an existing non-conforming use. (3332.035)

264 South Third Street
Columbus, Ohio 43215

telephone (614) 461.0243
facsimile (614) 461.6243
www.rogerskrajnak.com

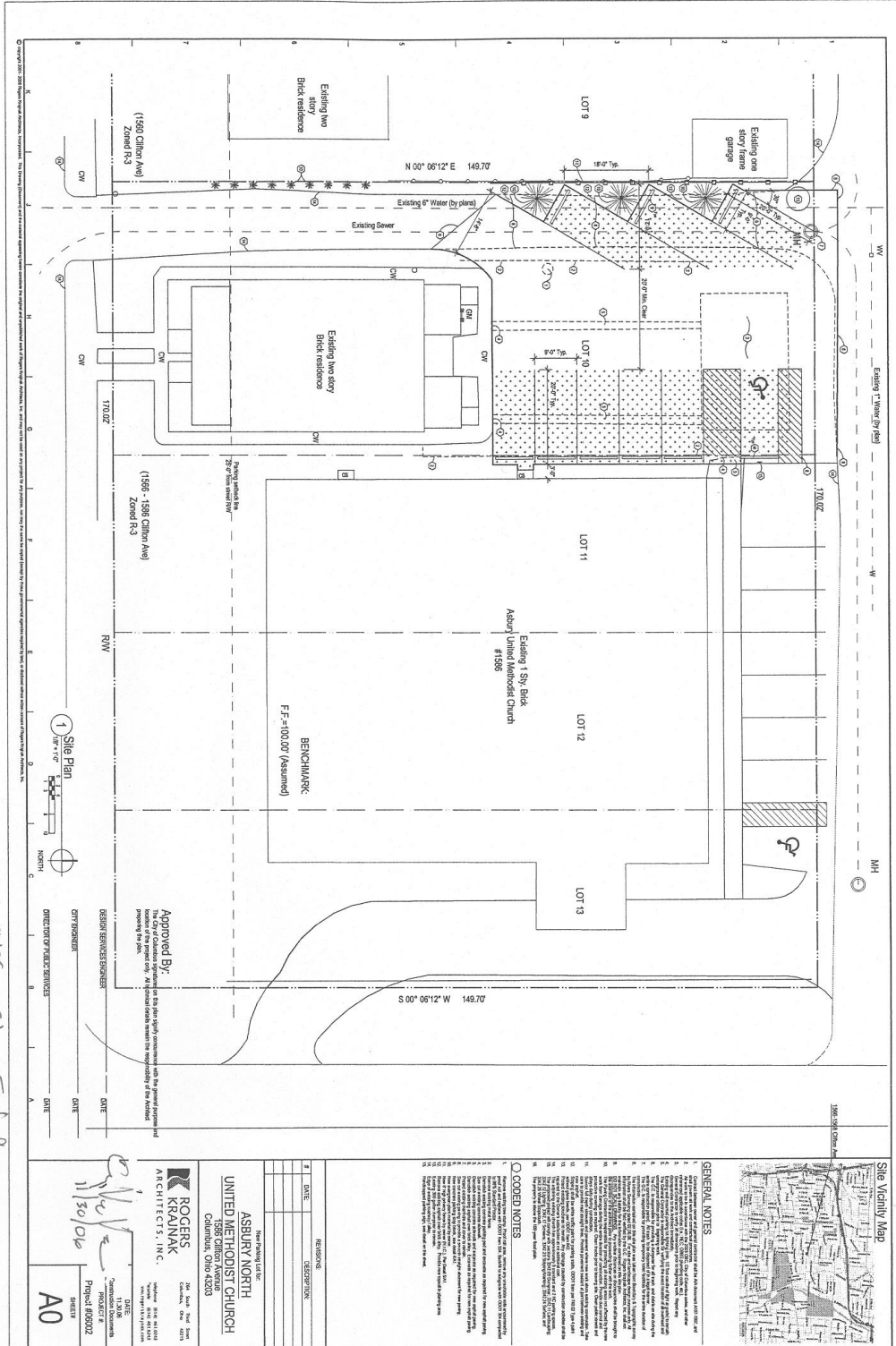
Sincerely,

A handwritten signature in black ink, appearing to read 'Craig Vander Veen', with a long horizontal flourish extending to the right.

Craig Vander Veen, AIA

Attachment: Public Service Department letter (dated 12.21.05)

Cc Rev. Greg Hemdon, Asbury North UMC
Darryl Rogers, RKA



*CV06-052 Final Plan
 11/30/06 Received 12/15/06*

Site Locality Map

GENERAL NOTES

1. The information shown on this plan is based on the information provided by the client and is not to be used for any other purpose.
2. The client is responsible for providing accurate information and for obtaining all necessary permits.
3. The information shown on this plan is not to be used for any other purpose.
4. The client is responsible for providing accurate information and for obtaining all necessary permits.
5. The information shown on this plan is not to be used for any other purpose.
6. The client is responsible for providing accurate information and for obtaining all necessary permits.
7. The information shown on this plan is not to be used for any other purpose.
8. The client is responsible for providing accurate information and for obtaining all necessary permits.
9. The information shown on this plan is not to be used for any other purpose.
10. The client is responsible for providing accurate information and for obtaining all necessary permits.

CODED NOTES

REVISIONS

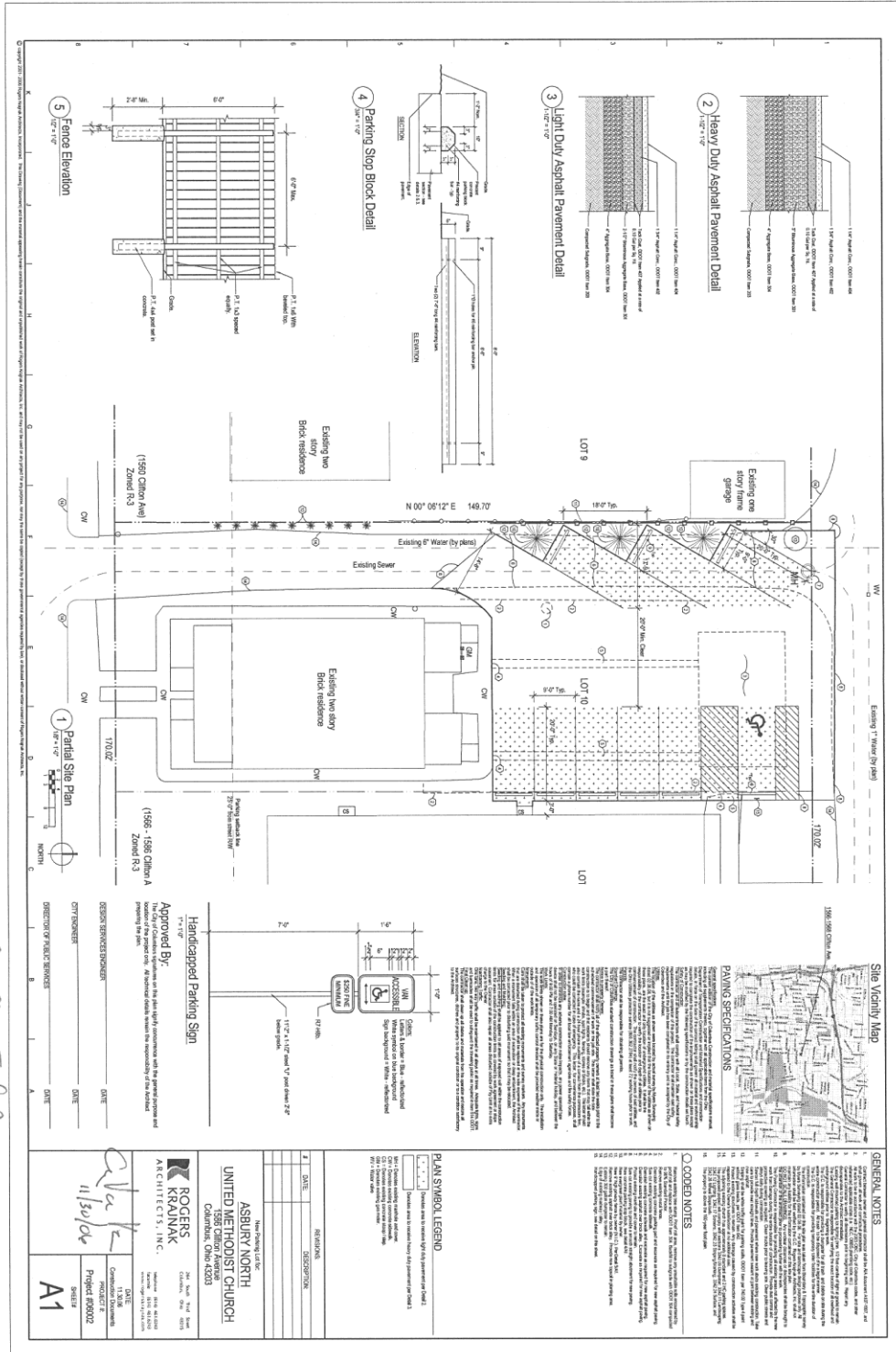
| NO. | DATE | DESCRIPTION |
|-----|------|-------------|
| | | |
| | | |

ASBURY NORTH UNITED METHODIST CHURCH
 1596 CHILTON AVENUE
 CHILTON, OHIO 43005

ROGERS KRAMAK ARCHITECTS, INC.
 244 East Main Street
 Columbus, Ohio 43215
 Phone: 614.261.1111
 Fax: 614.261.1112
 Website: www.rkarchitects.com

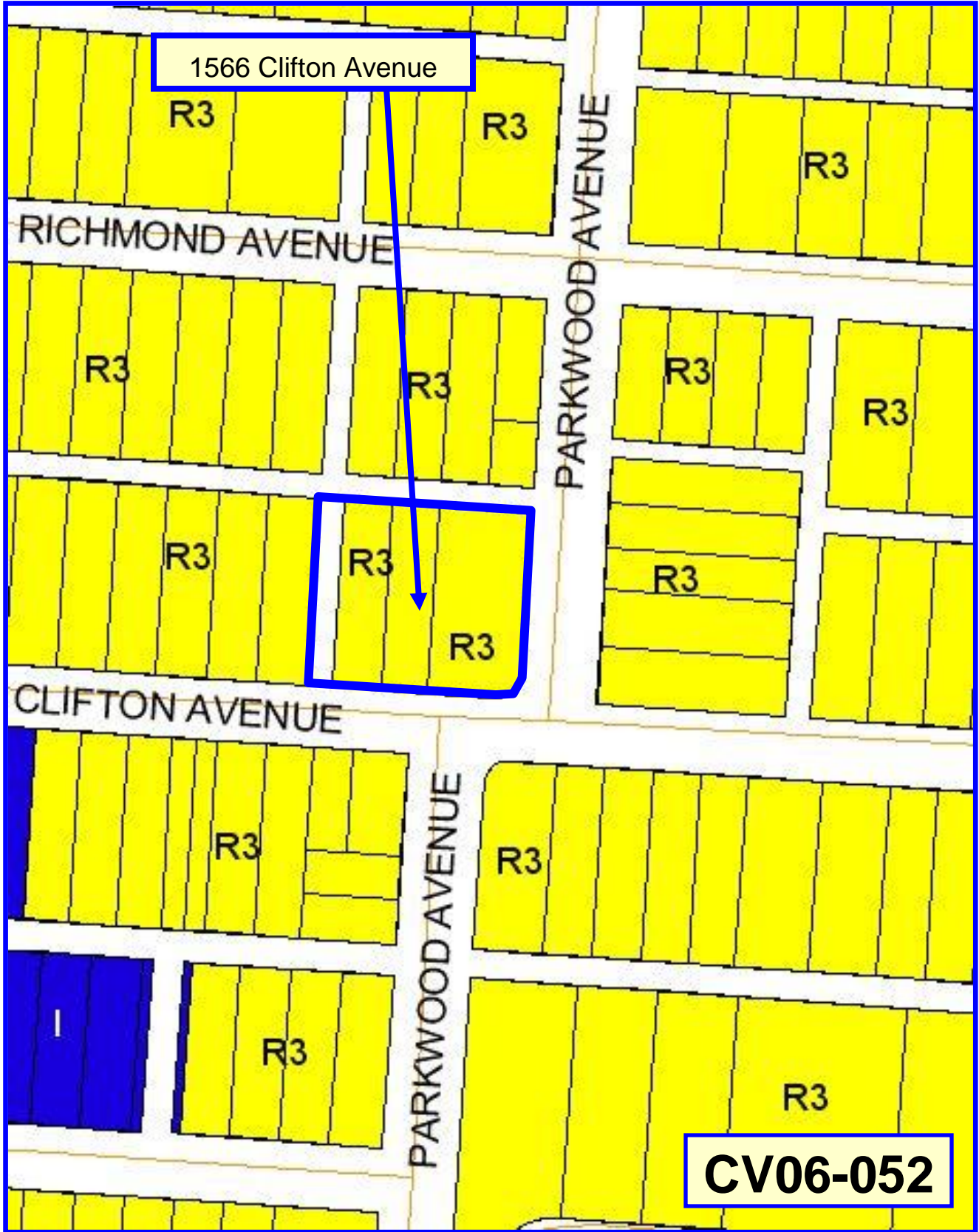
PROJECT # 000000
DATE 11/30/06
PROJECT Asbury North
SHEET A0

CV06-052



CV06-052 Final Plan
 Approved Plans Received 12/15/06

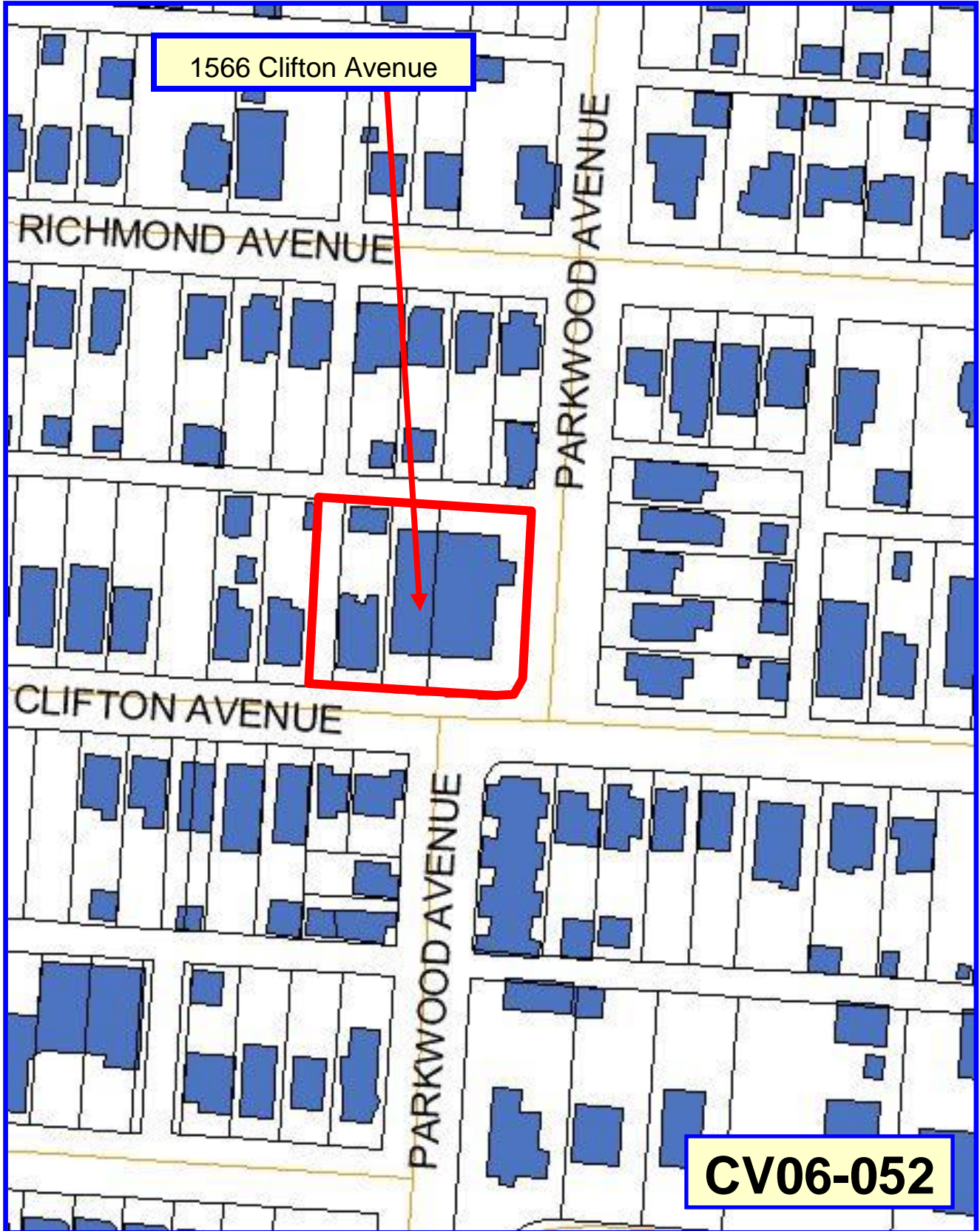
CV06-052



1566 Clifton Avenue

R3

CV06-052



1566 Clifton Avenue

RICHMOND AVENUE

PARKWOOD AVENUE

CLIFTON AVENUE

PARKWOOD AVENUE

CV06-052



1566 Clifton Avenue

CV06-052

City of Columbus | Department of Trade and Development | Building and Development Services | 757 Carolyn Avenue, Columbus, Ohio 43224



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

Group Name NEAR EAST AREA COMMISSION

Meeting Date 10/12/06

- Specify Case Type
- BZA Variance (Begins with "V")
 - BZA Special Permit (Begins with "SP")
 - Council Variance (Begins with "CV")
 - Rezoning (Begins with "Z")
 - Graphics (Begins with "VG")
 - Graphics Special Permit (Begins with "SPG")

Case Number CV06-052 06315-0006-00052

- Recommendation (Check only one)
- Approval
 - Disapproval
 - Conditional Approval (please list conditions below)
(Area Commissions, see note below*)

APPLICANT TO EXTEND LANDSLANDING ON WEST SIDE OF ALLEY HEADING SOUTH.

*Ordinances sent to council will contain only a recommendation for "approval" or "disapproval". If a recommendation for "conditional approval" is sent, the conditions should be concise and specific. Staff will determine whether conditions are met when the final ordinance is prepared unless a revised response indicating "approval" has been received. If staff determines that conditions have not been met, your group's recommendation will be listed as "disapproval".

Vote 10 - FOR 0 - AGAINST 0 - ABS

Signature of Authorized Representative Mahmood D. Bani

SIGNATURE

RECOMMENDING GROUP TITLE

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, Building and Development Services, 757 Carolyn Avenue, Columbus, Ohio 43224.

City of Columbus | Department of Development | Building Services Division | 757 Carolyn Avenue, Columbus, Ohio 43224

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 # CV06-052

Being first duly cautioned and sworn (NAME) CRBIG VANDER VEEN - ROGERS KASTNAK ARCHITECTS
of (COMPLETE ADDRESS) 264 S. THIRD ST. COLUMBUS OH 43215
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

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

| | |
|---|----|
| 1. <u>ASBURY NORTH UNITED METHODIST CHURCH</u> <u>1586 CLIFTON AVE.</u> <u>COLUMBUS, OH 43203</u> | 2. |
| 3. | 4. |

SIGNATURE OF AFFIANT

Subscribed to me in my presence and before me this 4th day of August, in the year 2000


SIGNATURE OF NOTARY PUBLIC

My Commission Expires:

[Signature]
[Signature]
March 21, 2009

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

Notary Seal Here

[Signature]

 ALIA A. BAWAZER
 Notary Public, State of Ohio
 My Commission Expires Mar. 21, 2009

CV06-052