

**STAFF REPORT
DEVELOPMENT COMMISSION
ZONING MEETING
CITY OF COLUMBUS, OHIO
MAY 10, 2007**

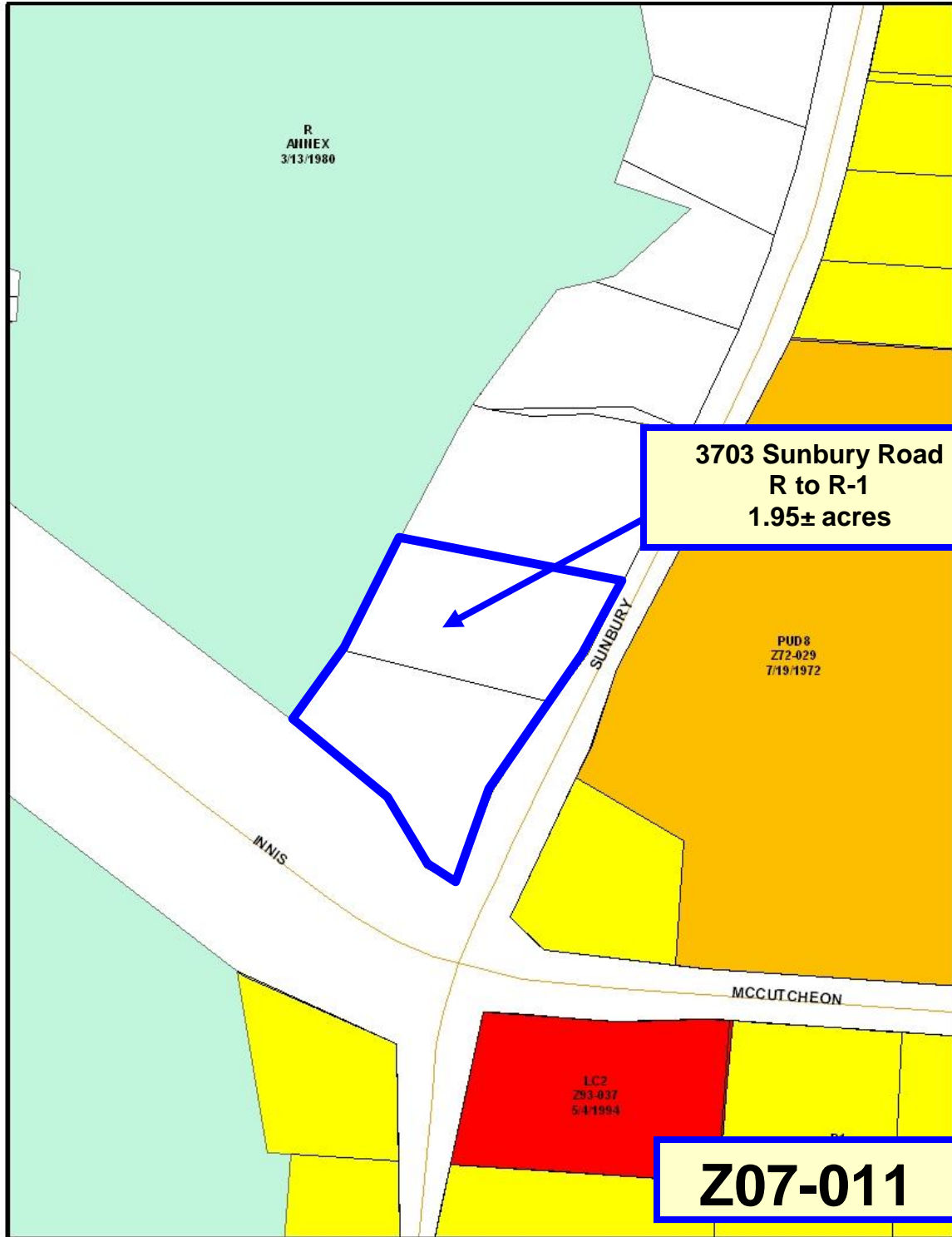
- 3. APPLICATION: Z07-011**
Location: **3703 SUNBURY ROAD (43219)**, being 1.95± acres located on the west side of Sunbury Road, at the northwest corner of Innis Road and Sunbury Road. (190-000269; North East Area Commission).
Existing Zoning: R, Rural District.
Request: R-1, Residential District.
Proposed Use: Single-family dwellings.
Applicant(s): Curtis and Elaine Moody; 2727 Belleroy Way; Columbus, OH 43219.
Property Owner(s): Curtis and Elaine Moody; 2727 Belleroy Way; Columbus, OH 43219.
Planner: Dana Hitt, AICP, 645-2395, dahitt@columbus.gov

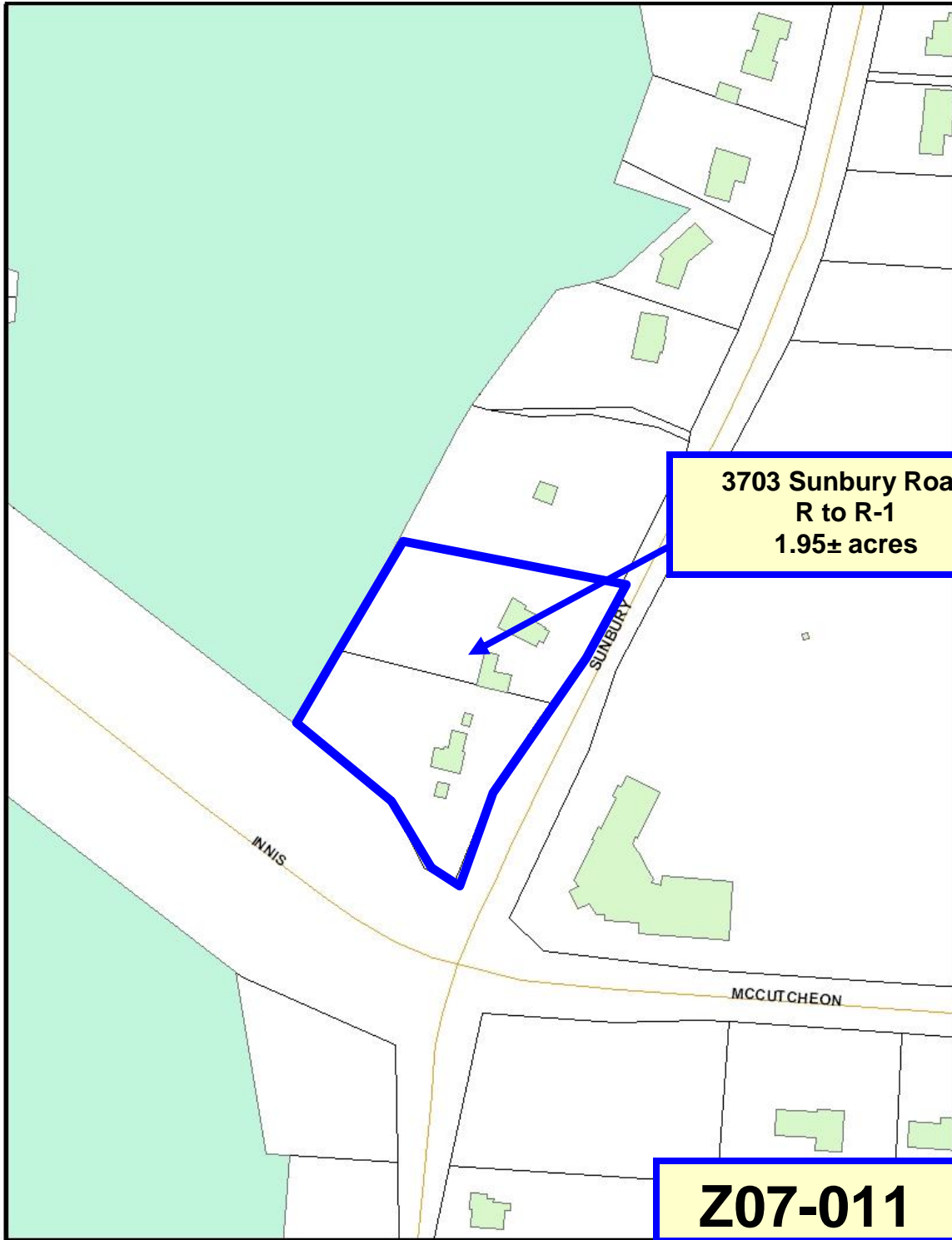
BACKGROUND:

- The applicant is requesting the R-1, Residential District to develop single-family dwellings. The site is located within the *Northeast Area Plan*, which is being updated.
- To the north are single-family dwellings located in Mifflin Township. To the south across Innis Road is vacant land zoned in the R-1, Residential District. To the east across Sunbury Road is a church zoned in R-1, Residential District. To the west is a park and river zoned in the R. Rural District.
- Sunbury Road is a “4-2” arterial requiring 50 feet of right-of-way from the centerline.

CITY DEPARTMENTS' RECOMMENDATION: Approval.

The requested R-1, Residential District would permit single-family residential use consistent with established zoning and development patterns of the area.





**3703 Sunbury Road
R to R-1
1.95± acres**

Z07-011



"Together We Can Make a World of Difference"

North East Area Commission

May 20, 2007

Dana Hitt
Department of Development
Building & Development Services
757 Carolyn Ave
Columbus, OH 43227

Mr. Hitt:

Subject: Application Z07-011, The North East Area Commission at a public meeting on May 15, 2007 voted to approve this project. While the project itself has been approved to move forward, there is some concern about the issuance of a demolition permit for property known as 3681 Sunbury Road.

Sincerely,

A handwritten signature in black ink, appearing to read "Alice K. Porter". The signature is written over the word "Sincerely," and extends to the right.

Alice K. Porter – Zoning Chair
C/o 3130 McCutcheon Place
Columbus, OH 43219-3399

Cc: Elwood Rayford – NEAC Chair
Curtis Moody - Applicant

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 # Z07-011

Being first duly cautioned and sworn (NAME) CURTIS J. MOODY
of (COMPLETE ADDRESS) 2727 BOWEN WAY COLUMBUS OHIO 43219
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. <u>ELAINE S. MOODY</u> <u>2727 BOWEN WAY</u> <u>COLUMBUS, OHIO 43219</u>	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 21st day of FEBRUARY, in the year 2007

SIGNATURE OF NOTARY PUBLIC

My Commission Expires:

[Handwritten Signature]

Daniel W. Delk

5-27-2011

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

Notary Seal Here

DANIEL W. DELK
Notary Public, State of Ohio
My Commission Expires 05-27-2011