



City of Columbus

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Agenda - Final

Zoning Committee

Monday, July 14, 2025

6:30 PM

City Council Chambers, Rm 231

**REGULAR MEETING NO.37 OF CITY COUNCIL (ZONING), JULY 14, 2025 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

- 1840-2025** To rezone 1288 GEORGESVILLE RD. (43228), being 1.17± acres located at the northeast corner of Georgesville Road and Parkwick Drive, From: C-2, Commercial District, To: CPD, Commercial Planned Development District (Rezoning #Z25-013).
- 1843-2025** To rezone 3055 GENDER RD. (43110), being 1.92± acres located at the northwest corner of Gender Road and Centennial Drive, From: L-C-4, Limited Commercial District, To: L-M, Limited Manufacturing District (Rezoning #Z25-017).
- 1850-2025** To rezone 4020 PARSONS AVE. (43207), being 0.17± acres located on the east side of Parsons Avenue, 277± north of Obetz Road, From: C-2, Commercial District, To: R-2, Residential District (Rezoning #Z25-015).
- 1857-2025** To rezone 4570 CENTRAL COLLEGE RD. (43081), being 27.8± acres located at the northwest corner of Central College Road and Lee Road, From: PUD-4, Planned Unit Development District, To: PUD-6, Planned Unit Development District (Rezoning #Z25-023).
- 1862-2025** To rezone 3700 LIFESTYLE BLVD. (43212), being 2.43± acres located on the north side of Lifestyle Boulevard, 300± feet west of Stelzer Road, From: L-C-4, Limited Commercial District, To: AR-O, Apartment Office District (Rezoning #Z24-066).

VARIANCES

1847-2025

To grant a Variance from the provisions of Sections 3367.01, M-2 manufacturing district; 3312.09, Aisle; 3312.43, Improved surface required; 3312.49, Required parking; and 3367.15(d), M-2 manufacturing district special provisions, of the Columbus City Codes; for the property located at 7520 WORTHINGTON-GALENA RD. (43085), to allow unlimited veterinary practice and animal boarding uses with reduced development standards in the M-2, Manufacturing District, and to revoke Ordinance #1491-93 (CV93-040), passed July 12, 1993 (Council Variance #CV25-028).

1863-2025

To grant a Variance from the provisions of Sections 3312.21(D), Landscaping and screening; 3312.27, Parking setback line; 3312.49, Required parking; and 3333.24, Rear yard, of the Columbus City Codes; for the property located at 3700 LIFESTYLE BLVD. (43212) to allow reduced development standards for a mixed-use development in the AR-O, Apartment Office District (Council Variance #CV24-153).

1866-2025

To grant a Variance from the provisions of Sections 3312.09, Aisle; 3312.21(D)(1), Landscaping and screening; 3312.25, Maneuvering; 3312.29, Parking space; 3312.49, Required parking; 3333.18, Building lines; and 3333.255, Perimeter yard, of the Columbus City Codes; for the property located at 4600 LAKEHURST CT. (43016), to allow reduced development standards for a mixed-use development in the AR-O, Apartment Office District, and to revoke Ordinance #0257-2025, passed February 10, 2025 (CV24-139), and Ordinance #1180-2025, passed May 12, 2025 (CV24-139A) (Council Variance #CV24-139B).

1867-2025

To grant a Variance from the provisions of Section 3332.03, R-1 residential district., of the Columbus City Codes; for the property located at 4000-4022 WESTERVILLE RD. (43224), to allow multi-unit residential uses in the R-1, Residential District (Council Variance #CV25-042).

1868-2025

To grant a Variance from the provisions of Sections 3332.035, R-3 residential district; 3312.49, Required parking; 3332.22(a)(1), Building lines on corner lots - Exceptions; and 3332.26, Minimum side yard permitted, of the Columbus City Codes; for the property located at 1625 ABERDEEN AVE. (43211), to allow a four-unit dwelling with reduced development standards in the R-3, Residential District (Council Variance #CV25-044).

ADJOURNMENT