



City of Columbus

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Minutes - Final Zoning Committee

Monday, February 7, 2022

6:30 PM

City Council Chambers, Rm 231

REGULAR MEETING NO.6 OF CITY COUNCIL (ZONING), FEBRUARY 7, 2022 AT 6:30 P.M. IN COUNCIL CHAMBERS.

ROLL CALL

Present 7 - Elizabeth Brown, Rob Dorans, Shayla Favor, Emmanuel Remy, Shannon Hardin, Nicholas Bankston, and Lourdes Barroso De Padilla

READING AND DISPOSAL OF THE JOURNAL

A motion was made by Rob Dorans, seconded by Emmanuel V. Remy, to Dispense with the reading of the Journal and Approve. The motion carried by the following vote:

Affirmative: 7 - Elizabeth Brown, Rob Dorans, Shayla Favor, Emmanuel Remy, Shannon Hardin, Nicholas Bankston, and Lourdes Barroso De Padilla

EMERGENCY, TABLED AND 2ND READING OF 30 DAY LEGISLATION

ZONING: DORANS, CHR. BANKSTON BARROSO DE PADILLA BROWN FAVOR REMY HARDIN

[0131-2022](#)

To grant a Variance from the provisions of Sections 3356.03, C-4 permitted uses; 3312.21(A), Landscaping and screening; and 3312.49(C), Minimum numbers of parking spaces required, of the Columbus City Codes; for the property located at 1076 E. LIVINGSTON AVE. (43205), to permit a mixed-used development with reduced development standards in the C-4, Commercial District (Council Variance #CV21-102).

A motion was made by Rob Dorans, seconded by Emmanuel V. Remy, to Accept entire report into evidence as an exhibit. The motion carried by the following vote:

Affirmative: 7 - Elizabeth Brown, Rob Dorans, Shayla Favor, Emmanuel Remy, Shannon Hardin, Nicholas Bankston, and Lourdes Barroso De Padilla

A motion was made by Rob Dorans, seconded by Emmanuel V. Remy, to Adopt the findings of staff as the findings of Council . The motion carried by the following vote:

Affirmative: 7 - Elizabeth Brown, Rob Dorans, Shayla Favor, Emmanuel Remy, Shannon Hardin, Nicholas Bankston, and Lourdes Barroso De Padilla

A motion was made by Rob Dorans, seconded by Emmanuel V. Remy, that this Ordinance be Approved. The motion carried by the following vote:

Affirmative: 7 - Elizabeth Brown, Rob Dorans, Shayla Favor, Emmanuel Remy, Shannon Hardin, Nicholas Bankston, and Lourdes Barroso De Padilla

[0132-2022](#)

To grant a Variance from the provisions of Section 3345.07, Contents of application for establishment of PUD, of the Columbus City Codes; for the property located at 2870 ALUM CREEK DR. (43207), to permit a mix of two-, three-, and four-unit dwellings in the PUD-8, Planned Unit Development District (Council Variance #CV21-125).

A motion was made by Rob Dorans, seconded by Emmanuel V. Remy, to Accept entire report into evidence as an exhibit. The motion carried by the following vote:

Affirmative: 7 - Elizabeth Brown, Rob Dorans, Shayla Favor, Emmanuel Remy, Shannon Hardin, Nicholas Bankston, and Lourdes Barroso De Padilla

A motion was made by Rob Dorans, seconded by Emmanuel V. Remy, to Adopt the findings of staff as the findings of Council . The motion carried by the following vote:

Affirmative: 7 - Elizabeth Brown, Rob Dorans, Shayla Favor, Emmanuel Remy, Shannon Hardin, Nicholas Bankston, and Lourdes Barroso De Padilla

A motion was made by Rob Dorans, seconded by Emmanuel V. Remy, that this Ordinance be Approved. The motion carried by the following vote:

Affirmative: 7 - Elizabeth Brown, Rob Dorans, Shayla Favor, Emmanuel Remy, Shannon Hardin, Nicholas Bankston, and Lourdes Barroso De Padilla

[0184-2022](#)

To grant a Variance from the provisions of Sections 3356.03, C-4 Permitted uses; 3309.14, Height districts; 3312.21(A)(2), Landscaping and screening; and 3312.49 Minimum numbers of parking spaces required, of the Columbus City Codes; for the property located at 70 OBETZ RD. (43207), to permit a senior housing apartment building with reduced development standards in the C-4, Commercial District (Council Variance #CV21-094).

A motion was made by Rob Dorans, seconded by Emmanuel V. Remy, to Accept entire report into evidence as an exhibit. The motion carried by the following vote:

Affirmative: 7 - Elizabeth Brown, Rob Dorans, Shayla Favor, Emmanuel Remy, Shannon Hardin, Nicholas Bankston, and Lourdes Barroso De Padilla

A motion was made by Rob Dorans, seconded by Nicholas Bankston, to Adopt the findings of staff as the findings of Council . The motion carried by the following vote:

Affirmative: 7 - Elizabeth Brown, Rob Dorans, Shayla Favor, Emmanuel Remy, Shannon Hardin, Nicholas Bankston, and Lourdes Barroso De Padilla

A motion was made by Rob Dorans, seconded by Nicholas Bankston, that this Ordinance be Approved. The motion carried by the following vote:

Affirmative: 7 - Elizabeth Brown, Rob Dorans, Shayla Favor, Emmanuel Remy, Shannon Hardin, Nicholas Bankston, and Lourdes Barroso De Padilla

[0188-2022](#)

To grant a Variance from the provisions of Sections 3363.01, M-manufacturing districts; 3370.05, Permitted uses; 3370.06, Standards; and 3370.07, Conditions and limitations, of the Columbus City Codes; for the property located at 103 FORNOF RD. (43207), to permit a multi-unit residential development with reduced development standards in the L-M, Limited Manufacturing District (Council Variance #CV21-092).

A motion was made by Rob Dorans, seconded by Nicholas Bankston, to Accept entire report into evidence as an exhibit. The motion carried by the following vote:

Affirmative: 7 - Elizabeth Brown, Rob Dorans, Shayla Favor, Emmanuel Remy, Shannon Hardin, Nicholas Bankston, and Lourdes Barroso De Padilla

A motion was made by Rob Dorans, seconded by Shayla Favor, to Adopt the findings of staff as the findings of Council . The motion carried by the following vote:

Affirmative: 7 - Elizabeth Brown, Rob Dorans, Shayla Favor, Emmanuel Remy, Shannon Hardin, Nicholas Bankston, and Lourdes Barroso De Padilla

A motion was made by Rob Dorans, seconded by Shayla Favor, that this Ordinance be Approved. The motion carried by the following vote:

Affirmative: 7 - Elizabeth Brown, Rob Dorans, Shayla Favor, Emmanuel Remy, Shannon Hardin, Nicholas Bankston, and Lourdes Barroso De Padilla

[0189-2022](#)

To grant a Variance from the provisions of Sections 3356.03, C-4 Commercial District; 3312.09, Aisle; 3312.21(B), Landscaping and screening; 3312.25, Maneuvering; 3312.27, Parking setback line; 3312.29, Parking space; 3312.49, Minimum numbers of parking spaces required; 3321.05(B)(1), Vision Clearance; and 3356.11, C-4 district setback lines, for the property located at 145 E. LIVINGSTON AVE. (43215), to permit a one-unit dwelling and a four-unit dwelling with reduced development standards in the C-4, Commercial District (Council Variance #CV21-105).

A motion was made by Rob Dorans, seconded by Nicholas Bankston, to Accept entire report into evidence as an exhibit. The motion carried by the following vote:

Affirmative: 7 - Elizabeth Brown, Rob Dorans, Shayla Favor, Emmanuel Remy, Shannon Hardin, Nicholas Bankston, and Lourdes Barroso De Padilla

A motion was made by Rob Dorans, seconded by Emmanuel V. Remy, to Adopt the findings of staff as the findings of Council . The motion carried by the following vote:

Affirmative: 7 - Elizabeth Brown, Rob Dorans, Shayla Favor, Emmanuel Remy, Shannon Hardin, Nicholas Bankston, and Lourdes Barroso De Padilla

A motion was made by Rob Dorans, seconded by Emmanuel V. Remy, that this Ordinance be Approved. The motion carried by the following vote:

Affirmative: 7 - Elizabeth Brown, Rob Dorans, Shayla Favor, Emmanuel Remy, Shannon Hardin, Nicholas Bankston, and Lourdes Barroso De Padilla

[0190-2022](#)

To grant a Variance from the provisions of Section 3367.01, M-2, Manufacturing district, of the Columbus City Codes; for the property located at 3592 CORPORATE DR. (43231), to permit an education facility in the M-2, Manufacturing District (Council Variance #CV21-116) and to declare an emergency.

A motion was made by Rob Dorans, seconded by Nicholas Bankston, to Accept entire report into evidence as an exhibit. The motion carried by the following vote:

Affirmative: 7 - Elizabeth Brown, Rob Dorans, Shayla Favor, Emmanuel Remy, Shannon Hardin, Nicholas Bankston, and Lourdes Barroso De Padilla

A motion was made by Rob Dorans, seconded by Emmanuel V. Remy, to Adopt the findings of staff as the findings of Council . The motion carried by the following vote:

Affirmative: 7 - Elizabeth Brown, Rob Dorans, Shayla Favor, Emmanuel Remy, Shannon Hardin, Nicholas Bankston, and Lourdes Barroso De Padilla

A motion was made by Rob Dorans, seconded by Emmanuel V. Remy, that this Ordinance be Amended to Emergency. The motion carried by the following vote:

Affirmative: 7 - Elizabeth Brown, Rob Dorans, Shayla Favor, Emmanuel Remy, Shannon Hardin, Nicholas Bankston, and Lourdes Barroso De Padilla

A motion was made by Rob Dorans, seconded by Emmanuel V. Remy, that this Ordinance be Approved as Amended. The motion carried by the following vote:

Affirmative: 7 - Elizabeth Brown, Rob Dorans, Shayla Favor, Emmanuel Remy, Shannon Hardin, Nicholas Bankston, and Lourdes Barroso De Padilla

[0284-2022](#)

To grant a Variance from the provisions of Sections 3332.38(H), Private garage; and 3332.38(G), Private garage, of the Columbus City Codes; for the property located at 61 W. NORTH BROADWAY (43214), to permit habitable space within a detached garage with increased height in the R-3, Residential District (Council Variance #CV21-126).

A motion was made by Rob Dorans, seconded by Nicholas Bankston, that this Ordinance be Tabled Indefinitely. The motion carried by the following vote:

Affirmative: 7 - Elizabeth Brown, Rob Dorans, Shayla Favor, Emmanuel Remy, Shannon Hardin, Nicholas Bankston, and Lourdes Barroso De Padilla

[0288-2022](#)

To grant a Variance from the provisions of Sections 3333.02, AR-12, ARLD and AR-1 apartment residential district use; 3309.14, Height districts; 3312.49(C), Minimum numbers of parking spaces required; 3333.11, ARLD area district requirements; 3333.18(E), Building lines;

and 3333.23, Minimum side yard permitted, of the Columbus City Codes, for the property located at 1540 E. MAIN ST. (43205), to permit a mixed-use development with reduced development standards in the ARLD, Apartment Residential District (Council Variance #CV21-118).

A motion was made by Rob Dorans, seconded by Nicholas Bankston, to Accept entire report into evidence as an exhibit. The motion carried by the following vote:

Affirmative: 7 - Elizabeth Brown, Rob Dorans, Shayla Favor, Emmanuel Remy, Shannon Hardin, Nicholas Bankston, and Lourdes Barroso De Padilla

A motion was made by Rob Dorans, seconded by Emmanuel V. Remy, to Adopt the findings of staff as the findings of Council . The motion carried by the following vote:

Affirmative: 7 - Elizabeth Brown, Rob Dorans, Shayla Favor, Emmanuel Remy, Shannon Hardin, Nicholas Bankston, and Lourdes Barroso De Padilla

A motion was made by Rob Dorans, seconded by Emmanuel V. Remy, that this Ordinance be Approved. The motion carried by the following vote:

Affirmative: 7 - Elizabeth Brown, Rob Dorans, Shayla Favor, Emmanuel Remy, Shannon Hardin, Nicholas Bankston, and Lourdes Barroso De Padilla

ADJOURNMENT

A motion was made by Rob Dorans, seconded by Elizabeth Brown, to adjourn this Regular Meeting. The motion carried by the following vote:

Affirmative: 7 - Elizabeth Brown, Rob Dorans, Shayla Favor, Emmanuel Remy, Shannon Hardin, Nicholas Bankston, and Lourdes Barroso De Padilla

ADJOURNED AT 6:47 PM.