



# City of Columbus

Office of City Clerk  
90 West Broad Street  
Columbus OH  
43215-9015  
columbuscitycouncil.org

## Minutes - Final Zoning Committee

*A. Troy Miller, Chair  
All Members*

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Monday, September 8, 2014

6:30 PM

City Council Chambers, Rm 231

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### REGULAR MEETING NO. 45 OF CITY COUNCIL (ZONING), SEPTEMBER 8, 2014 AT 6:30 P.M. IN COUNCIL CHAMBERS

#### ROLL CALL

**Absent** 1 - A. Troy Miller

**Present** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson,  
and Andrew Ginther

#### READING AND DISPOSAL OF THE JOURNAL

**A motion was made by Craig, seconded by Paley, to Dispense with the reading of the Journal and Approve. The motion carried by the following vote:**

**Absent:** 1 - A. Troy Miller

**Affirmative:** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson,  
and Andrew Ginther

#### EMERGENCY, TABLED AND 2ND READING OF 30 DAY LEGISLATION

#### ZONING: MILLER, CHR. CRAIG KLEIN MILLS PALEY TYSON GINTHER

##### [1811-2014](#)

To rezone 3392 TRABUE ROAD (43204), being 2.25± acres located on the north side of Trabue Road, 470± feet west of Dublin Road, From: R, Rural District, To: C-2, Commercial District and to declare an emergency (Rezoning # Z14-014).

**A motion was made by Ginther, seconded by Craig, that this Ordinance be Amended to Emergency. The motion carried by the following vote:**

**Absent:** 1 - A. Troy Miller

**Affirmative:** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson,  
and Andrew Ginther

**A motion was made by Ginther, seconded by Craig, that this Ordinance be Approved as Amended. The motion carried by the following vote:**

**Absent:** 1 - A. Troy Miller

**Affirmative:** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson,  
and Andrew Ginther

[1814-2014](#)

To rezone 2636 HILLIARD-ROME ROAD (43026), being 0.97± acres located on the east side of Hilliard-Rome Road, 370± feet north of Roberts Road, From: CPD, Commercial Planned Development District, To: L-C-4, Limited Commercial District (Rezoning # Z14-027).

**A motion was made by Ginther, seconded by Paley, to Waive the 2nd Reading. The motion carried by the following vote:**

**Absent:** 1 - A. Troy Miller

**Affirmative:** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson, and Andrew Ginther

**A motion was made by Ginther, seconded by Paley, that this Ordinance be Approved. The motion carried by the following vote:**

**Absent:** 1 - A. Troy Miller

**Affirmative:** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson, and Andrew Ginther

[1816-2014](#)

To rezone 1319 SOUTH GALLOWAY ROAD (43119), being 111± acres located on the west side of South Galloway Road, 1,800± feet north of Oharra Road, From: LR, Limited Rural, NE, Neighborhood Edge, NG, Neighborhood General, and NC, Neighborhood Center Districts, To: R, Rural District (Rezoning # Z14-019).

**A motion was made by Ginther, seconded by Craig, to Waive the 2nd Reading. The motion carried by the following vote:**

**Absent:** 1 - A. Troy Miller

**Affirmative:** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson, and Andrew Ginther

**A motion was made by Ginther, seconded by Craig, that this Ordinance be Approved. The motion carried by the following vote:**

**Absent:** 1 - A. Troy Miller

**Affirmative:** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson, and Andrew Ginther

[1834-2014](#)

To grant a Variance from the provisions of Sections 3345.04, Planned Unit Development District; and 3312.49, Minimum numbers of parking spaces required; of the Columbus City codes, for the property located at 3137 JAKE PLACE (43219), to permit a Type "A" home day care facility for a maximum of 12 children within an existing single-unit dwelling and reduced number of required parking spaces in the PUD-8, Planned Unit Development District (Council Variance # CV14-023).

*TABLED UNTIL 9/22/2014*

**A motion was made by Ginther, seconded by Paley, that this Ordinance be Tabled to a Certain Date. The motion carried by the following vote:**

**Absent:** 1 - A. Troy Miller

**Affirmative:** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson, and Andrew Ginther

[1838-2014](#)

To grant a Variance from the provisions of Sections 3332.37(D, E), Home occupation, of the Columbus City Codes; for the property located at 1487 MADISON AVENUE (43205), to permit a home occupation to occupy twenty-seven (27) percent of the livable area and have three non-resident employees in the R-3, Residential District (Council Variance # CV14-029).

**A motion was made by Ginther, seconded by Craig, to Waive the 2nd Reading. The motion carried by the following vote:**

**Absent:** 1 - A. Troy Miller

**Affirmative:** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson, and Andrew Ginther

**A motion was made by Ginther, seconded by Craig, that this Ordinance be Approved. The motion carried by the following vote:**

**Absent:** 1 - A. Troy Miller

**Affirmative:** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson, and Andrew Ginther

[1851-2014](#)

To grant a Variance from the provisions of Sections 3356.03, C-4 Permitted Uses, of the Columbus City Codes for the property located at 590 OAKLAND PARK AVENUE (43214), to permit a distillery in the C-4, Commercial District.

**A motion was made by Ginther, seconded by Craig, to Waive the 2nd Reading. The motion carried by the following vote:**

**Absent:** 1 - A. Troy Miller

**Affirmative:** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson, and Andrew Ginther

**A motion was made by Ginther, seconded by Craig, that this Ordinance be Approved. The motion carried by the following vote:**

**Absent:** 1 - A. Troy Miller

**Affirmative:** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson, and Andrew Ginther

[1852-2014](#)

To grant a Variance from the provisions of Section 3353.03, C-2, Commercial District Permitted Uses for the property located at 1545 BETHEL ROAD (43220) to allow a barber shop, salon, and day spa in the C-2 Commercial District (Council Variance #CV14-034).

**A motion was made by Ginther, seconded by Craig, to Waive the 2nd Reading. The motion carried by the following vote:**

**Absent:** 1 - A. Troy Miller

**Affirmative:** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson, and Andrew Ginther

**A motion was made by Ginther, seconded by Craig, that this Ordinance be Approved. The motion carried by the following vote:**

**Absent:** 1 - A. Troy Miller

**Affirmative:** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson, and Andrew Ginther

[1881-2014](#)

To rezone 2539 BILLINGSLEY ROAD (43235), being 10.1± acres located on the south side of Billingsley Road, 1,700± feet east of Sawmill Road, From: L-C-4, Limited Commercial District, To: CPD, Commercial Planned Development District and to declare an emergency (Rezoning # Z14-020).

**A motion was made by Ginther, seconded by Craig, that this Ordinance be Amended to Emergency. The motion carried by the following vote:**

**Absent:** 1 - A. Troy Miller

**Affirmative:** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson, and Andrew Ginther

**A motion was made by Ginther, seconded by Craig, that this Ordinance be Approved as Amended. The motion carried by the following vote:**

**Absent:** 1 - A. Troy Miller

**Affirmative:** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson, and Andrew Ginther

[1891-2014](#)

To rezone 2345 & 2365 EAST DUBLIN GRANVILLE ROAD (43229), being 3.25± acres located at the southeast corner of East Dublin Granville Road and Parkville Street, From: CPD, Commercial Planned Development District, To: L-C-4, Limited Commercial District (Rezoning # Z14-024).

**A motion was made by Ginther, seconded by Craig, to Waive the 2nd Reading. The motion carried by the following vote:**

**Absent:** 1 - A. Troy Miller

**Affirmative:** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson, and Andrew Ginther

**A motion was made by Ginther, seconded by Craig, that this Ordinance be Approved. The motion carried by the following vote:**

**Absent:** 1 - A. Troy Miller

**Affirmative:** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson, and Andrew Ginther

[1943-2014](#)

To rezone 7503 WORTHINGTON-GALENA ROAD (43085), being 5.29± acres located on the west side of Worthington-Galena Road, 97± feet south of Larkfield Drive, From: M-2, Manufacturing District,

To: L-AR-1, Limited Apartment Residential District and to declare an emergency (Rezoning # Z14-017).

**A motion was made by Ginther, seconded by Craig, that this Ordinance be Amended as submitted to the Clerk. The motion carried by the following vote:**

**Absent:** 1 - A. Troy Miller

**Affirmative:** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson, and Andrew Ginther

**A motion was made by Ginther, seconded by Craig, that this Ordinance be Amended to Emergency. The motion carried by the following vote:**

**Absent:** 1 - A. Troy Miller

**Affirmative:** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson, and Andrew Ginther

**A motion was made by Ginther, seconded by Craig, that this Ordinance be Approved as Amended. The motion carried by the following vote:**

**Absent:** 1 - A. Troy Miller

**Affirmative:** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson, and Andrew Ginther

#### 1955-2014

To grant a Variance from the provisions of Section 3333.255, Perimeter Yard, of the Columbus City Codes; for the property located at 7503 WORTHINGTON-GALENA ROAD (43085), to permit reduced development standards in the L-AR-1, Limited Apartment Residential District for a multi-unit residential development (Council Variance # CV14-028).

**A motion was made by Ginther, seconded by Craig, to Waive the 2nd Reading. The motion carried by the following vote:**

**Absent:** 1 - A. Troy Miller

**Affirmative:** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson, and Andrew Ginther

**A motion was made by Ginther, seconded by Craig, that this Ordinance be Approved. The motion carried by the following vote:**

**Absent:** 1 - A. Troy Miller

**Affirmative:** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson, and Andrew Ginther

#### 1092-2014

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 7801 OLENTANGY RIVER ROAD (43235), to permit general or medical office uses (excluding call centers), or spa/beauty salon/barber shop limited C-2, Office Commercial District uses in the R-1, Residential District, and to repeal Ordinance No. 912-84, passed June 4, 1984 (Council Variance # CV14-012).

**A motion was made by Ginther, seconded by Craig, that this Ordinance be Taken from the Table. The motion carried by the following vote:**

**Absent:** 1 - A. Troy Miller

**Affirmative:** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson, and Andrew Ginther

*TABLED UNTIL 9/22/2014*

**A motion was made by Ginther, seconded by Craig, that this Ordinance be Tabled to a Certain Date. The motion carried by the following vote:**

**Absent:** 1 - A. Troy Miller

**Affirmative:** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson, and Andrew Ginther

## **ADJOURNMENT**

*ADJOURNED AT 7:12 PM*

**A motion was made by Craig, seconded by Tyson, to adjourn this Regular Meeting. The motion carried by the following vote:**

**Absent:** 1 - A. Troy Miller

**Affirmative:** 6 - Hearcel Craig, Zachary Klein, Michelle Mills, Eileen Paley, Priscilla Tyson, and Andrew Ginther