



# City of Columbus

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

## Agenda - Final Revised Zoning Committee

---

Monday, July 18, 2005

6:30 PM

City Council Chambers

---

**REGULAR MEETING NO. 44 OF CITY COUNCIL (ZONING), JULY 18, 2005 AT 6:30 P.M. IN COUNCIL CHAMBERS.**

**ROLL CALL**

**READING AND DISPOSAL OF THE JOURNAL**

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

**ZONING: MENDEL, CHR. BOYCE HABASH HUDSON O'SHAUGHNESSY  
TAVARES THOMAS**

**0961-2005**

To rezone 1903 STELZER ROAD (43219), being 10.65± acres located on the west side of Stelzer Road, 300± feet south of City Gate Drive, From: R, Rural District, To: L-M, Limited Manufacturing and CPD, Commercial Planned Development Districts and to declare an emergency (Z04-080).

**1119-2005**

To grant a Variance from the provisions of Sections 3356.03, C-4, Permitted Uses and 3372.609, Setback requirements of the Columbus City Code, for the property located at 858 SOUTH HIGH STREET (43206), to permit an existing two-family dwelling with reduced development standards in the C-4, Commercial District (Council Variance # CV05-010)

**1149-2005**

To grant a Variance from the provisions of Section 3363.01, M, Manufacturing District, for the property located at 1280 WILLIAMS ROAD (43207), to permit an existing single-family dwelling in the M, Manufacturing District (Council Variance # CV05-023).

**1150-2005**

To grant a Variance from the provisions of Section 3363.01, M, Manufacturing District, for the property located at 1240 WILLIAMS ROAD (43207), to permit an existing single-family dwelling in the M, Manufacturing District (Council Variance # CV05-026).

**1161-2005**

To rezone 868 WEST LANE AVENUE (43221), being 0.83± acres located at the northeast corner of West Lane Avenue and Kenny Road, From: R, Rural District, To: CPD, Commercial Planned Development District. (Rezoning # Z05-017)

**1174-2005**

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 499 DERRER ROAD (43204), to permit storage associated with a contractor's office in the C-4, Commercial District (Council Variance # CV05-015).

**1187-2005**

To grant a Variance from the provisions of Sections 3332.039, R-4, Residential District use; 3332.15, Area District requirements; 3332.19, Fronting on a public street; 3332.26, Minimum side yard permitted; 3332.27, Rear yard; 3332.28, Side or rear yard obstruction; 3332.33, Private access and parking requirements; 3342.24, Surface and 3342.28, Minimum number of parking spaces required; of the City of Columbus codes, for the property located at 410 NACE AVENUE (43223), to permit two existing single-family dwellings on one lot with reduced development standards in the R-4, Residential District. (Council Variance # CV05-013)

**1210-2005**

To grant a Variance from the provisions of Section 3356.03, C-4 permitted uses, for the property located at 6867 EAST BROAD STREET (43213), to permit motor vehicle fuel sales on a lot zoned in the L-C-4, Limited Commercial District and to declare an emergency. (Council Variance CV05-025)

**0892-2005**

To amend Ordinance #1207-2004, passed on July 19, 2004 (Z04-015), for property located at 5461 NEW ALBANY ROAD EAST (43054), by repealing Section 3 and replacing it with a new Section 3 to amend the L-C-2, Limited Commercial District text to modify only the maximum height allowed for lighting standards (Z04-015A).

*(TABLED 07/11/2005)*

**0939-2005**

To rezone 2410 HILLIARD-ROME ROAD (43228), being 1.380.904± acres located on the east side of Hilliard-Rome Road, 400± feet north of Asics Road, From: R, Rural District, To: L-C-42, Limited Commercial District (Z04-105).

*(TABLED 07/11/2005)*

**0955-2005**

To rezone 3642 AGLER ROAD (43219), being 7.2± acres located on the north side of Agler Road, 340± feet west of Stelzer Road, From: L-C-4, Limited Commercial District, To: L-C-4, Limited Commercial District (Z04-096).

**1201-2005**

To rezone 2895 SOUTH HIGH STREET (43207), being 0.53± acres located at the southwest corner of South High Street and Dolby Drive, From: R-3, Residential District, To: C-3, Commercial District. (Rezoning # Z05-025).

**1142-2005**

To rezone 2635 BILLINGSLEY ROAD (43235), being 5.0± acres located on the south side of Billingsley Road, 620± feet east of Sawmill Road, From: R, Rural District, To: L-C-4, Limited Commercial District (Rezoning # Z05-016).

- 0965-2005** To rezone 5601 FOREST HILLS BOULEVARD (43231), being 1.03± acres located on the west side of Forest Hills Boulevard, 560± feet north of East Dublin-Granville Road, From: C-4, Commercial District, To: CPD, Commercial Planned Development District (Z05-018).
- 1208-2005** To grant a Variance from the provisions of Sections 3332.029, SR Suburban residential district; 3332.035, R-3, Residential district; 3342.08, Driveway; 3342.17, Parking lot screening; 3342.28, Minimum number of parking spaces required; 3356.03, C-4 Permitted Uses; and 3356.05, C-4 District Development Limitations, of the Columbus City Codes for the property located at 1463 COLLEGE AVENUE (43209), to permit two (2) 4-unit dwellings in the C-4, Commercial; SR, Suburban residential; and R-3, Residential Districts.
- 1183-2005** To rezone 1400 FRANCISCO ROAD (43220), being 11.12± acres located at the northwest corner of Francisco Road and Rossmoor Place, From: R-1, Residential District, To: L-R-2, Limited Residential District. (Rezoning # Z05-030)
- 0215-2005** To grant a Variance from the provisions of Section 3332.039, R-4, Residential District Use, for the property located at 29 CLARK PLACE (43201), to permit a private parking lot on a parcel zoned in the R-4, Residential District (Council Variance CV04-036).  
*(TABLED 4/25/2005)*
- 2237-2004** To rezone 1971 EAST LIVINGSTON AVENUE (43209), being 0.73± acres located at the southeast corner of East Livingston Avenue and Alum Creek Drive, From: CPD, Commercial Planned Development District, To: CPD, Commercial Planned Development District (Rezoning # Z04-067).  
*(REQUESTED TO BE DEFEATED AND REPLACED BY ORDINANCE 0923-2005)*  
*(TABLED 07/11/2005)*
- 0923-2005** To rezone 1971 EAST LIVINGSTON AVENUE (43209), being 0.73± acres located at the southeast corner of East Livingston Avenue and Alum Creek Drive, From: CPD, Commercial Planned Development District, To: CPD, Commercial Planned Development District (Rezoning # Z04-067).  
*(TABLED 07/11/2005)*