

Council Variance Application

111 North Front Street, Columbus, Ohio 43215

Phone: 614-645-4522 • www.columbus.gov/bzs • zoninginfo@columbus.gov

STATEMENT OF HARDSHIP

CV20-053

Chapter 3307 of the Columbus Zoning Code

Section 3307.10 Variances by City Council

- A.** Permit a variance in the yard, height, or parking requirements of any district only in conjunction with a change in zoning or a use variance and only where there are unusual and practical difficulties or unusual hardships in the carrying out of the zoning district provisions due to an irregular shape of lot, topography, or other conditions, providing such variance will not seriously affect any adjoining property or the general welfare.
- B.** Permit a use of the property not permitted by the Zoning District established on the property if such use will not adversely affect the surrounding property or surrounding neighborhood and if Council is satisfied that the granting of such variance will alleviate some hardship or difficulty which warrants a variance from the Comprehensive Plan.
- Before authorizing any variance from the Zoning Code in a specific case, City Council shall first determine that such variance will not impair an adequate supply of light and air to the adjacent property, unreasonably increase the congestion of public streets, increase the danger of fires, endanger the public safety, unreasonably diminish or impair the public health, safety, comfort, morals, or welfare of the inhabitants of the City of Columbus.
- In granting a variance pursuant to this section, Council may impose such requirements and conditions regarding the location, character, duration, and other features of the variance proposal as Council deems necessary to carry out the intent and purpose of this Zoning Code and to otherwise safeguard the public safety and welfare

List all sections of Code to be varied and explain your reasoning as to why this request should be granted.

PLEASE NOTE: It is the applicant's responsibility to identify all variances required for the project. If any necessary variances are discovered after your application is approved, a new application will be required.

I have read the foregoing and believe my application for relief from the requirements of the Zoning Code contains the necessary hardship, will not adversely affect surrounding property owners and will comply with the variance(s) requested as detailed below (use separate page if needed or desired):

See attached.

Signature of Applicant

Date

5/29/2020

PLEASE NOTE: Incomplete information will result in the rejection of this submittal.

Applications must be submitted by appointment. Call 614-645-4522 to schedule.

Please make checks payable to the Columbus City Treasurer

Council Variance Application
Application CV20-053
550 West Nationwide Boulevard, Columbus, OH 43215

Property Owner/Applicant: Crew SC Stadium Company LLC
76 Lou Groza Blvd, Berea, OH 44112
Agent: Philip Dangerfield

STATEMENT OF HARDSHIP

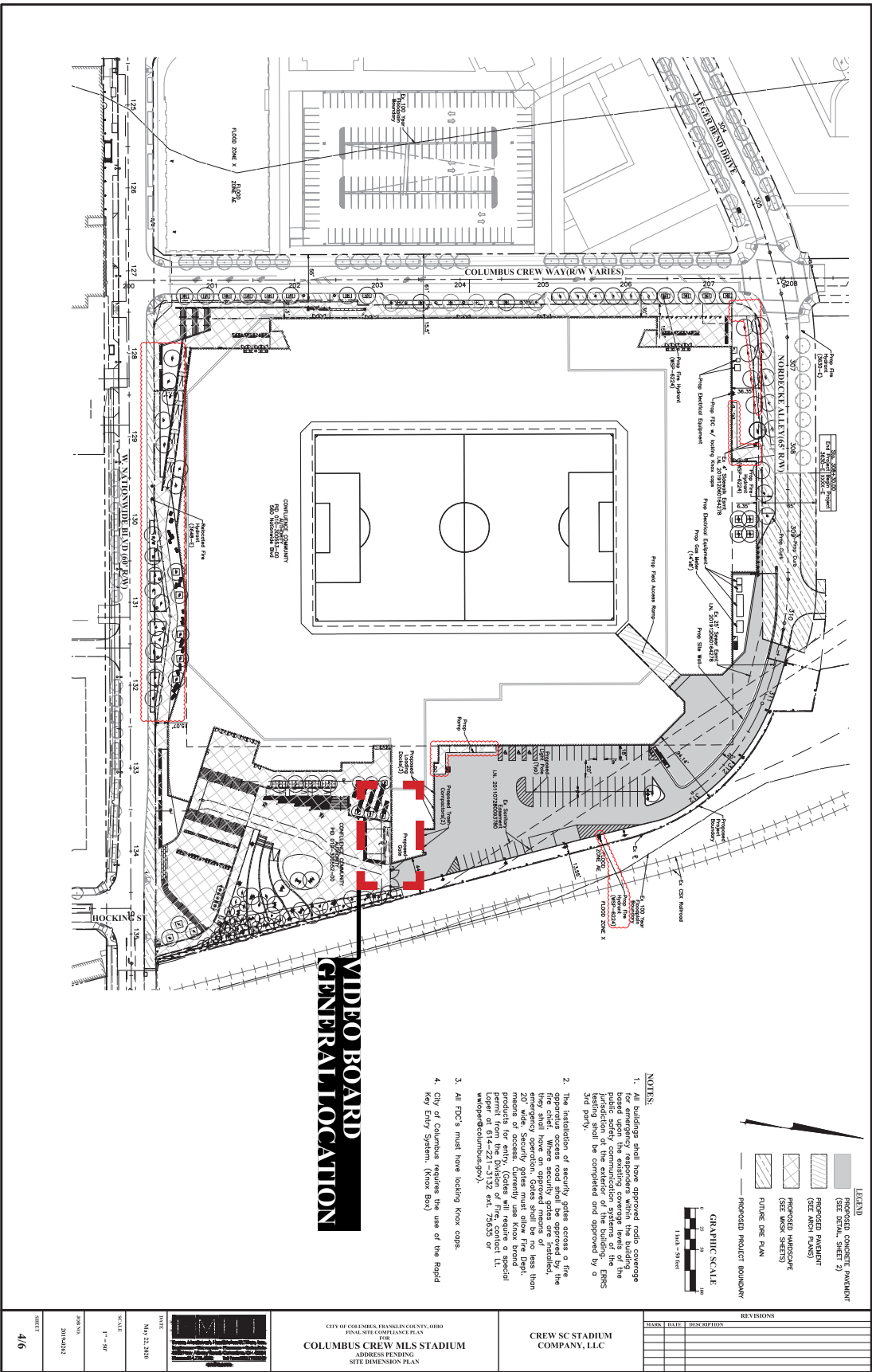
We are seeking a variance from Section 3359.17(B)(4) of the Zoning Code to allow for an outdoor video board at the new Columbus Crew Stadium public plaza in the Arena District. As stated in the Downtown Design Guidelines, special consideration should be given in the Arena District for “general outdoor displays and video screens.” Columbus Crew Stadium will be one of three professional sports facilities in downtown Columbus, where there is precedent for this type of variance to allow for outdoor boards at sports venues. Video boards of this type are customary, appropriate and even expected at professional sports facilities to maximize public engagement. Content to be displayed on the video boards is still being developed, but is expected to be a mix of match/event day activation (scores, replays, fan prompts, etc), sponsorship advertising (video and static images), team and stadium messaging, and depictions of or in connection with non-event day activation (watch parties, farmers markets, civic events, etc). Given the video board’s relatively isolated location, over 275’ north of Nationwide Blvd and bounded by CSX train tracks to the east and new Columbus Crew Stadium to the west, the video board’s impact to the surrounding areas will be minimal.



CV20-053
550 W. Nationwide Blvd.
Approximately 11.83 acres



CV20-053
550 W. Nationwide Blvd.
Approximately 11.83 acres



NOT FOR CONSTRUCTION

CV20-053 Conceptual Only

HNTB
HNTB GROUP, INC.
ARCHITECTS
PLANNERS
ENGINEERS
715 6th Street, Suite 400
Columbus, OH 43215
614.462.1000
CONSULTANTS:

**COLUMBUS CREW
MLS STADIUM**
COLUMBUS, OH

OWNER: COLUMBUS CREW
STADIUM COMPANY, LLC

KEY PLAN

REVISIONS

NO.	DATE	DESCRIPTION
1	05/22/20	ISSUED FOR PERMIT
2	05/22/20	ISSUED FOR PERMIT
3	05/22/20	ISSUED FOR PERMIT
4	05/22/20	ISSUED FOR PERMIT
5	05/22/20	ISSUED FOR PERMIT
6	05/22/20	ISSUED FOR PERMIT
7	05/22/20	ISSUED FOR PERMIT
8	05/22/20	ISSUED FOR PERMIT
9	05/22/20	ISSUED FOR PERMIT
10	05/22/20	ISSUED FOR PERMIT

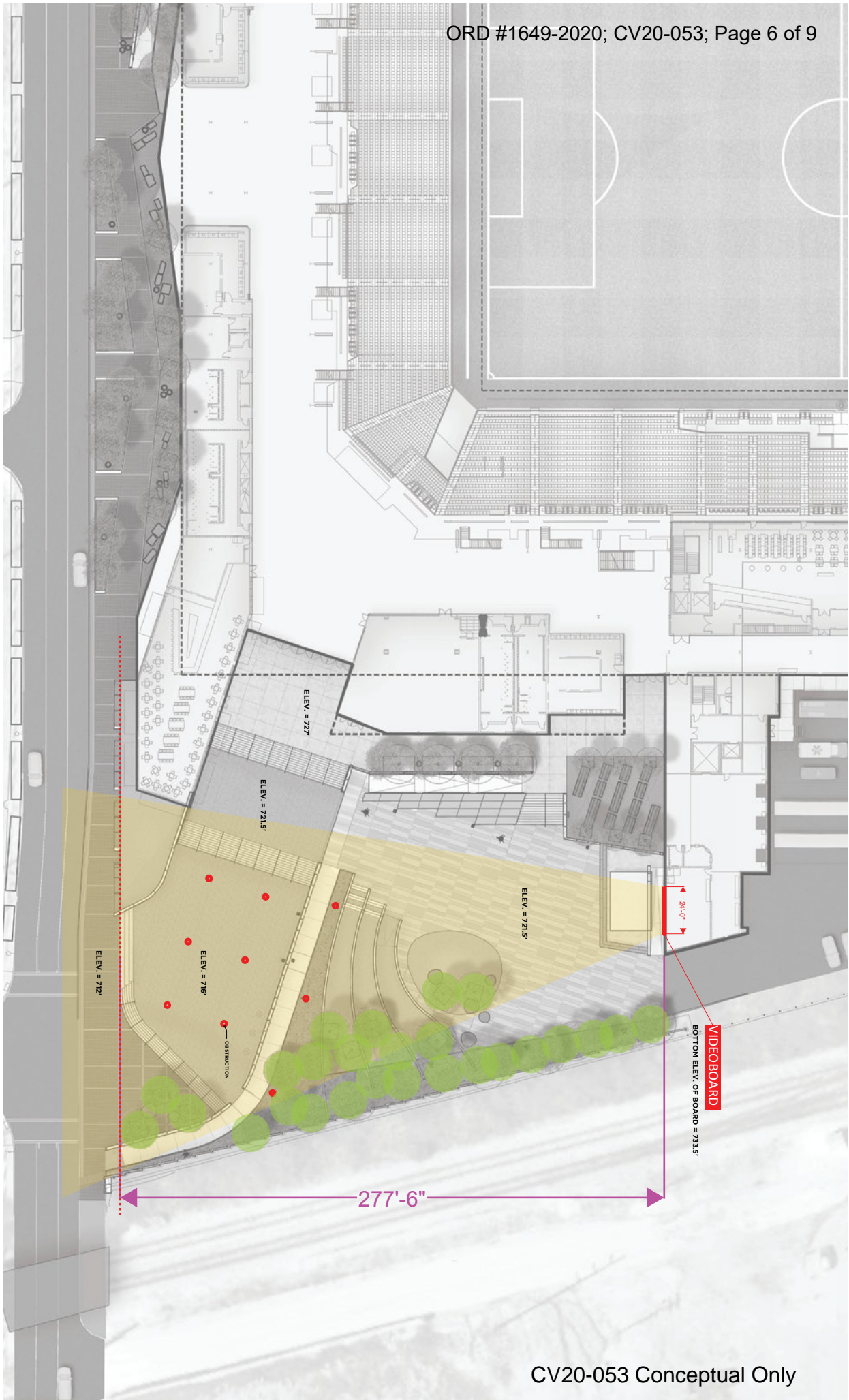
PROJECT NO.: C104
DATE: 05/22/20
BY: [Signature]
CHECKED BY: [Signature]
DESIGNED BY: [Signature]
SCALE: 1" = 50'

SHEET TITLE & NUMBER

SITE DIMENSION PLAN

C104

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CV20-053
Conceptual Only

VIDEO BOARD
DIMENSION

24' X 15'
MAX SIZE

**Office of the
Director**

111 N. Front St.,
8th Floor
Columbus, Ohio
43215-9040
(614) 645-8591
(614) 645-6675
(FAX)

**Planning
Division**

111 N. Front St.,
3rd Floor
Columbus, Ohio
43215-9040
(614) 645-8664

**Downtown
Commission**

Luis F. Teba
(Staff)
Planner II
(614) 645-8062
LFTeba@columbus.gov

CV RECOMMENDATION

application [DC 20-06-008](#)
address [550 West Nationwide Boulevard](#)
app/owner Phillip Dangerfield/ Crew SC Stadium Company LLC
reviewed **Variance**
request Recommendation on a Council Variance to install a billboard at Crew Stadium.

This is a recommendation to the appropriate regulatory body as identified per City Code. It is not a zoning clearance or a building permit. This document does not relieve the applicant from the responsibility of filing for and obtaining any required zoning clearance and/or building permit from the City of Columbus Department of Building & Zoning Services (614-645-4522 / 111 North Front Street, First Floor) and following all other applicable codes and ordinances of the City of Columbus.

The Downtown Commission hereby certifies that the application for the above referenced property and a copy of this Recommendation are on file with the City of Columbus Planning Division within the Development of Department. The Commission has reviewed the application and taken the following action(s)

Variance or Zoning Change Request:

- COUNCIL VARIANCE

TYPE(S) OF ACTION(S) REQUESTED:

Variances to:

3359.17(B)(4) To allow a "Billboard", a use prohibited in the Downtown District

RECOMMENDATION:

<input checked="" type="checkbox"/>	SUPPORT REQUESTED VARIANCES OR ZONING CHANGE	<input type="checkbox"/>	DO NOT SUPPORT REQUESTED VARIANCE OR ZONING CHANGE	<input type="checkbox"/>	NO ACTION TAKEN
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THIS RECOMMENDATION IS FOR CONSIDERATION BY THE DESIGNATED REGULATORY AUTHORITY FOR THE ACTION(S) REQUESTED AS INDICATED.

Luis Teba

Council Variance Application

111 North Front Street, Columbus, Ohio 43215

Phone: 614-645-4522 • www.columbus.gov • zoninginfo@columbus.gov

PROJECT DISCLOSURE STATEMENT

All parties having a 5% or more interest in the project that is the subject of this application should be listed.

THIS PAGE MUST BE FILLED OUT COMPLETELY AND NOTARIZED. Do not indicate 'NONE' in the space provided.

APPLICATION #: CV20-053

STATE OF OHIO
COUNTY OF FRANKLIN

Being first duly cautioned and sworn (NAME) Philip Dangerfield
of (COMPLETE ADDRESS) 76 Lou Groza Blvd, Berea, OH 44017
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 (include contact name and number)
Business or individual's address; City, State Zip Code
Number of Columbus based employees
(Limited to 3 lines per box)

1. Crew SC Holdings, LLC One Black and Gold Blvd. Columbus, OH 43211	2. Haslam Sports Group, LLC 76 Lou Groza Blvd. Berea, OH 44017
3. Edwards Soccer, LLC, 485 S. High St. Columbus, OH	4.

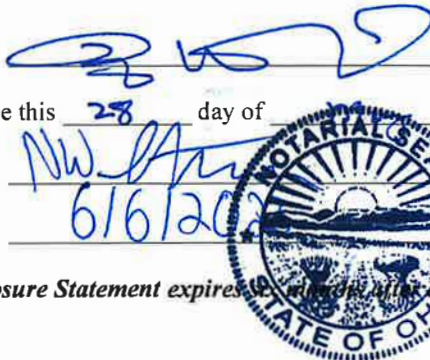
☐ Check here if listing additional parties on a separate page.

SIGNATURE OF AFFIANT

Subscribed to me in my presence and before me this 28 day of June, in the year 2020

SIGNATURE OF NOTARY PUBLIC

My Commission Expires:



NICHOLAS S. WESTHORA

Notary Public, State of Ohio

My Commission Expires 06-06-2023

This Project Disclosure Statement expires 30 days after date of notarization.

Notary Seal Here

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