

**AGENDA RESULTS
DEVELOPMENT COMMISSION
ZONING MEETING
CITY OF COLUMBUS, OHIO
OCTOBER 12, 2023**

The Development Commission of the City of Columbus held a public hearing on the following zoning applications on **THURSDAY, OCTOBER 12, 2023**, beginning at **4:30 P.M.** at the **MICHAEL B. COLEMAN GOVERNMENT CENTER** at 111 North Front Street, Columbus, OH 43215 in the **2ND FLOOR HEARING ROOM**. You can also monitor the hearing through the City of Columbus YouTube channel at the following link: <http://www.youtube.com/cityofcolumbus>.

SIGN LANGUAGE INTERPRETER: A Sign Language Interpreter, to “Sign” this meeting, will be made available for anyone with a need for this service, provided the Department of Building & Zoning Services is made aware of this need and given a reasonable notice of at least forty-eight (48) hours prior to the scheduled meeting time. To schedule an interpreter, please call 614-645-6373 or TDD 614-645-3293. Further information may be obtained by visiting the City of Columbus Zoning Office website at <http://www.columbus.gov/bzs/zoning/Development-Commission> or by calling the Department of Building and Zoning Services, Council Activities Section at 614-645-4522.

THE FOLLOWING APPLICATIONS WERE HEARD ON THE 4:30 P.M. AGENDA:

1. **APPLICATION:** [Z23-038](#)
Location: **5364-5366 TRABUE RD. (43228)**, being 1.44± acres located south of Renner Road and north of Trabue Road, 650± feet east of Rentra Drive (560-172398 and 560-154704; Far West Side Area Commission).
Existing Zoning: ARLD, Apartment Residential District and R-1, Residential District.
Request: I, Institutional District (H-35).
Proposed Use: Natural gas delivery facility.
Applicant(s): Henry Glaneman; c/o Joshua N. Diaz, Agent; 180 White Oaks Boulevard, Suite 110; Bridgeport, WV 26330.
Property Owner(s): Columbus Gas of Ohio, Inc.; 290 West Nationwide Boulevard; Columbus, OH 43215.
Planner: Eastman Johnson; 614-645-7979; roejohnson@columbus.gov

APPROVAL (5-0) motion to vote by Ingwersen, seconded by Onwukwe.

2. **APPLICATION:** [Z23-049](#)
Location: **919 OLD HENDERSON RD. (43220)**, being 2.07± acres located at the southeast corner of Old Henderson Road and Midwest Drive (010-129788; Northwest Civic Association).
Existing Zoning: CPD, Commercial Planned Development District.
Request: AR-1, Apartment Residential District (H-60).
Proposed Use: Multi-unit residential development.
Applicant(s): Preferred Living; c/o David Hodge, Atty.; 8000 Walton Parkway, Suite 260; New Albany, OH 43054.
Property Owner(s): Infodepot, LLC; 919 Old Henderson Road; Columbus, OH 43220.
Planner: Tim Dietrich; 614-645-6665; tedietrich@columbus.gov

APPROVAL (5-0) motion to vote by Ingwersen, seconded by Carey.

3. **APPLICATION:** [Z22-094](#)
Location: **980 OLD HENDERSON RD. (43220)**, being 0.97± acres located on the north side of Old Henderson Road, 845± feet east of Kenny Road (010-129821; Northwest Civic Association).
Existing Zoning: C-2, Commercial District.
Request: AR-2, Apartment Residential District (H-60).
Proposed Use: Multi-unit residential development.
Applicant(s): Old Henderson Holdings LLC; c/o David Hodge, Atty.; 8000 Walton Parkway, Suite 260; New Albany, OH 43054.
Property Owner(s): The Applicant.
Planner: Eastman Johnson; 614-645-7979; roejohnson@columbus.gov

APPROVAL (5-0) motion to vote by Ingwersen, seconded by Onwukwe.

4. **APPLICATION:** [Z23-040](#)
Location: **8269 MARKET EXCHANGE DR. (43081)**, being 3.83± acres located on the south side of Lazelle Road, 240± feet east of Sancus Boulevard (610-295562; Far North Columbus Communities Coalition).
Existing Zoning: L-C-3, Limited Commercial District.
Request: L-C-4, Limited Commercial District (H-35).
Proposed Use: Expand permitted commercial uses.
Applicant(s): 2WDLZ LLC; c/o Michael Shannon, Atty.; 8000 Walton Parkway, Suite 260; New Albany, OH 43054.
Property Owner(s): 2WDLZ LLC; 10 North High Street, Suite 401; Columbus, OH 43215.
Planner: Brandon Carpenter; 614-645-1574; bmcarpenter@columbus.gov

APPROVAL (5-0) motion to vote by Ingwersen, seconded by Onwukwe.

5. **APPLICATION:** [Z23-050](#)
Location: **7373 PINGUE DR. (43085)**, being 10.75± acres located on the southeast side of Pingue Drive, 130± feet south of Boswall Drive (610-218058 and 610-223121; Far North Columbus Communities Coalition).
Existing Zoning: L-M-2, Limited Manufacturing District and L-R-2, Limited Residential District.
Request: AR-12, Apartment Residential District (H-35).
Proposed Use: Multi-unit residential development.
Applicant(s): Maronda Homes, LLC of Ohio; c/o Rebecca J. Mott; Plank Law Firm; 411 East Town Street, Floor 2; Columbus, OH 43215.
Property Owner(s): Giuseppe Pingue; 1445 Worthington Woods Blvd.; Worthington, OH 43085.
Planner: Joe Rose; 614-645-3526; jmrose@columbus.gov

APPROVAL (5-0) motion to vote by Ingwersen, seconded by Onwukwe.

THE FOLLOWING APPLICATIONS WERE HEARD ON THE 5:00 P.M. AGENDA:

6. **APPLICATION:** [Z21-051](#)
Location: **5757 W. BROAD ST. (43119)**, being 5.4± acres located at the southwest corner of West Broad Street and Galloway Road (246-303211 and part of 246-303212; Westland Area Commission).
Existing Zoning: R, Rural District.
Request: CPD, Commercial Planned Development District (H-35).
Proposed Use. Commercial development.
Applicant(s): CP West Broad, LLC; c/o Eric Leibowitz; 250 Civic Center Drive, Suite 500; Columbus, OH 43215.
Property Owner(s): RJM Star, LLC; c/o Ronald Mullins; 5757 West Broad Street; Galloway, OH 43119.
Planner: Joe Rose; 614-645-3526; jmrose@columbus.gov

APPROVAL (5-0) motion to vote by Ingwersen, seconded by Onwukwe.

7. **APPLICATION:** [Z22-038](#)
Location: **2474 MCKINLEY AVE. (43204)**, being 44.88± acres located on the east side of McKinley Avenue (Subarea A) and 5.21± acres located on the south side of McKinley Avenue (Subarea B), 933± feet north of Harrison Road (010-104705 and 6 others; West Scioto Area Commission).
Existing Zoning: M, Manufacturing District and R, Rural District.
Request: AR-1, Apartment Residential District and ARLD, Apartment Residential District (H-60).
Proposed Use. Multi-unit residential development.
Applicant(s): WestBend QOZB, LLC; c/o Dave Perry, Agent and Charles Campisano, Atty.; David Perry Company; 411 East Town Street, 1st Floor; Columbus, OH 43215; and Donald Plank, Atty.; Plank Law Firm; 411 East Town Street, 2nd Floor; Columbus, OH 43215.
Property Owner(s): Paine-McKinley Properties, LLC; c/o Marvin Paine; 2474 McKinley Avenue, Columbus, OH 43204.
Planner: Tim Dietrich; 614-645-6665; tedietrich@columbus.gov

APPROVAL (5-0) motion to vote by Ingwersen, seconded by Onwukwe.

8. **APPLICATION:** [Z23-028](#)
Location: **1045 E. RICH ST. (43205)**, being 0.53± acres located on the south side of East Rich Street, 150± feet west of South Ohio Avenue (010-025051 and 6 others; Near East Area Commission).
Existing Zoning: R-3, Residential District.
Request: AR-3, Apartment Residential District (H-60).
Proposed Use: Multi-unit residential development.
Applicant(s): Rich Cherry Holdings, LLC; c/o Dave Perry, Agent; David Perry Company, Inc.; 411 East Town Street, First Floor; Columbus, OH 43215, and Donald Plank, Atty.; 411 East Town Street, Second Floor; Columbus, OH 43215.
Property Owner(s): F & W Properties, Inc.; c/o Clare Brofford; 854 East Broad Street; Columbus, OH 43205.
Planner: Joe Rose; 614-645-3526; jmrose@columbus.gov

TABLED (5-0) motion to vote by Ingwersen, seconded by Onwukwe.

111 N. Front Street – Columbus OH 43215 – 614-645-7433 – bzs.columbus.gov

Director's Office	(614) 645-7776	Research/Records Center	(614) 645-6082
Building Plan Review	(614) 645-7562	Zoning Clearance	(614) 645-8637
Code Enforcement	(614) 645-2202	Zoning Public Hearings	(614) 645-4522
Customer Service Center	(614) 645-6090	Zoning Confirmation Letters	(614) 645-8637
Engineering Plan Review	(614) 645-0032		