



**Clintonville Area Commission Meeting Minutes
Thursday, April 6, 2017, 7-9 pm
Whetstone Library Community Meeting Room
(all times are approximate)**

Commissioners in attendance: David Vottero, Nancy Kuhel, Libby Wetherholt, Judy Minister, Matthew Cull, Randy Ketcham, Jason Meek, Chris Allwein

Commissioner(s) absent and excused: D Searcy

7:00 p.m. Call to order by Chair & introduction of commissioners

7:03 p.m. Consideration of prior meeting minutes – Commissioner Cull

- Nothing to report. Minutes for March’s meeting will be distributed within the week.

COMMITTEE REPORTS

7:05 p.m. Southwick Good Property Change – Mary Rodgers, Clintonville Historical Society, presented a power-point on the history of Southwick Good Funeral Home.

Chair opened up the issue for questions, and Mary Rodgers and the Commission took and answered questions from the community members

Historic 6:30 next Wednesday at Moxies

7:25 p.m. Community Update - Isom Nivins

- 1st Area commission training Monday, April 10th, 5:30 to 8:30 on East Broad St, hosted by Jaiza Page. Training will focus on the role of area commissions.
- Old Beechwood crime update. Burglary in 100 Block of Royal Forrest. Burglar caught.
- Addressed issues with Wesley Glenn’s new drain work.
- Chair Wetherholt opened up for questions and a member of the audience asked about what the neighborhood could do.

FINAL: Approved 6/1/2017

7:33 p.m. City of Columbus Code Enforcement - Matt Lewis

- Mr Lewis presented updates on code enforcement:
 - 781 service requests received in Clintonville in the last year (46% required notice of violation); currently at 35%
 - 41% of total were for environmental/26% were code violation / 22% housing code violation.
- Chair Wetherholt opened up the floor for questions.
 - Commissioner Ketcham asked about how most violations reported
 - Commissioner Meek asked about the slit in residential vs. commercial

7:45 p.m. Election Committee – Ryan King

- Districts 1, 2 and 9 are up for election
 - District 1: Commissioner Vottero running unopposed.
 - District 2: Khara Nemitz vs Matthew Brown
 - District 9: BJ White
- Upcoming Dates:
 - Friday April 7th by 5:00pm
 - Write-in Candidates must submit applications to library front desk
 - Monday April 17th
 - Mail-in ballot request forms must be submitted
 - Tuesday May 2nd
 - Early Voting at Library
 - Saturday, May 6th from 10-2pm
 - Voting at Library

7:43 p.m. Technology & Public Relations Committee – Commissioner Minister gave an update.

7:47 p.m. Zoning & Variance – Chair, Stephen Hardwick

1. 4805 Olentangy Blvd., [BZA Variance Request](#), 3332.27, to reduce the minimum rear yard from 25% to 13%; and 3332.26, to reduce the side-yard set-back from 5' to 4.3'; District 6.
 - Approved, 6-0. The proposed 286 sq. ft. deck will replace an existing 500 sq. ft. deck. The house is near the back of the lot. No neighbors opposed. The slope of the back yard makes use without

FINAL: Approved 6/1/2017

a deck impractical. The back door currently opens at deck level.
The deck is not visible from the street.

2. 98 Erie Road, [BZA Variance Request](#), to increase the maximum square footage for a garage from 720 sq. ft. to 768 (from 30' x 24' to 32' x 24'); and to increase the maximum height of the garage from 15' to 21' ;
District 4.
 - Approved, 6-0. The 32'-wide proposed garage is replacing a 40'-wide concrete pad, as well as a storage shed. The house has a 170' lot. The proposal attracted nearly unanimous and strong support from neighbors. The roof pitch is needed to approximate the pitch of the roof of the house and other houses in the neighborhood.
3. 26 W. Henderson, [Council Variance Request](#), Variance Request: To permit the site to be used as a single dwelling, for C-2 office uses, and specifying that the resident need not be the person using the office, as well as to maintain the current 6 parking places. District 6.
 - Approved 6-0, but, with the permission of the applicant's representative, the committee added the underlined language to the end of the first provision: "A variance to permit specific office uses permitted in 3353.03 Office District C-2, as delineated in the attached [Exhibit 'A'](#) and to permit use as a single-family dwelling in all or a portion of the existing house/addition, with the residential portion to be at least 25% of the structure." This is consistent with current use. This property has a unique Council zoning. The 25% minimum was put in place to prevent the house from being converted entirely to office and to maintain the combined residential/office character of the building.

7:55 p.m. Closure of the Indianola Bridge over Glen Echo Ravine

- Commissioner Vottero gave a brief introduction to the ODOT project team in charge of the re-building of the bridge.

FINAL: Approved 6/1/2017

- Project will start April 10, 2017 and last for about 6 months.
- Working hours will be 7am to 5pm Monday-Friday

8:03 p.m. Department of Public Safety – Battalion Chief Caserta of CFD and Sgt Rich of CPD spoke about how the Glen Echo bridge closure will impact response time.

- Ladder 13's distance was increased from 2.4 to 2.8.

8:13 p.m. COTA presented information on how the bridge closing might impact bus routes and specifically, the 4 bus.

- Doug Arseneault presented information on the new COTA network

Commissioner Wetherholt opened the floor up for questions from the community

- A question was asked
- Steve Austin asked about traffic and calumet
- Question asked about bus turning radius

8:30 p.m Stephanie Baker of CRC presented information

- Volunteer Recognition: April 20th, from 5:30-7:30
- Spring Fling: May 4 from 5:00-8:30
- Third Thursdays start May 10th
- 5K run on memorial day
- Kinship Care Program: a little known program serving all of Franklin County, supporting relatives who are caregivers or raising children that can't be cared for by their parents
 - 123 families
 - 468 individuals and 236 children
 -

8:35 p.m. Report on Bird Monitoring Study - Jay Martin of OSU presented information on monitoring of the habitat impacted by Project Blue Print

8:40 p.m. City Attorney's Office/Environmental Court - Katarina Karac, Assistant City Attorney, Zone Initiative.

- Presented information on the Zone Initiative in general. Ms. Karac is the Zone 4 attorney

8:41 p.m. Doug Shoul, President of NCIL board presented information on proposed changes to the baseball fields at Whetstone Park.

8:35 p.m. Public Comments

District Reports

FINAL: Approved 6/1/2017

8:55 p.m. ADJOURN

[Vote Counts and Recommendation Forms attached]

VOTE COUNTS

CLINTONVILLE AREA COMMISSION

Date: 4/6/17

Agenda Item: 4405 Olantagy Blvd (BZA17-032)

Commissioner	Vote	Commissioner	Vote
Vottero	Yes No A	Ketcham	Yes No A
Kuhel	Yes No A	Meek	Yes No A
Wetherholt	Yes No A	Allwein	Yes No A
Minister	Yes No A	Searcy	Yes No A
Cull	Yes No A		
VOTE:	8-0	PASS	FAIL

Chair # EDW

Secretary # MHC

Agenda Item: 98 Eric Rd (BZA17-022)

Commissioner	Vote	Commissioner	Vote
Vottero	Yes No A	Ketcham	Yes No A
Kuhel	Yes No A	Meek	Yes No A
Wetherholt	Yes No A	Allwein	Yes No A
Minister	Yes No A	Searcy	Yes No A
Cull	Yes No A		
VOTE:	8-0	PASS	FAIL

Chair # EDW

Secretary # MHC

Agenda Item: 26 W. Henderson (CV17-017)

Commissioner	Vote	Commissioner	Vote
Vottero	Yes No A	Ketcham	Yes No A
Kuhel	Yes No A	Meek	Yes No A
Wetherholt	Yes No A	Allwein	Yes No A
Minister	Yes No A	Searcy	Yes No A
Cull	Yes No A		
VOTE:	8-0	PASS	FAIL

Chair # EDW

Secretary # MHC

CLINTONVILLE AREA COMMISSION

Date: 4/6/17

Agenda Item: Motion to ~~AB~~ Letter Support NCIL

Commissioner	Vote			Commissioner	Vote		
Vottero	<u>Yes</u>	No	A	Ketcham	<u>Yes</u>	No	A
Kuhel	<u>Yes</u>	No	A	Meek	<u>Yes</u>	No	A
Wetherholt	<u>Yes</u>	No	A	Allwein	Yes	No	<u>A</u>
Minister	<u>Yes</u>	No	A	Searcy	<u>Yes</u>	No	A
Cull	<u>Yes</u>	No	A				
VOTE:				<u>PASS</u>	FAIL		

Chair # 1

Secretary # 2/16

RECOMMENDATION FORMS



DEPARTMENT OF BUILDING AND ZONING SERVICES

Standardized Recommendation Form

757 Carolyn Avenue, Columbus, Ohio 43224 Phone: 614-645-7433 • www.bzs.columbus.gov

FOR USE BY: AREA COMMISSION / COMMUNITY GROUP / HISTORIC ARCHITECTURAL REVIEW

Case Number: BZA17-032
Address: 4805 Olentangy Blvd
Group Name: Clintonville Area Commission
Meeting Date: April 6, 2017
Specify Case Type: [X] BZA Variance / Special Permit
Recommendation: [X] Approval

NOTES: 3332.27, reduce the minimum rear yard from 25% to 13%; and 3332.26, to reduce the side-yard set-back from 5' to 4.3'

Approved, 6-0 at the Zoning Committee meeting and no neighbors opposed

Vote: Passed 8-0 (Both Requests)
Signature of Authorized Representative: Matthew Cull, Secretary
Recommending Group Title: Clintonville Area Commission
Daytime Phone Number: 614-795-3137

Please e-mail this form to the assigned planner within forty-eight (48) hours of your meeting day; or FAX to Zoning at (614) 645-2463; OR MAIL to: Zoning, City of Columbus, Department of Building & Zoning Services, 757 Carolyn Avenue, Columbus, Ohio 43224.

PLEASE NOTE: Incomplete information will result in the rejection of this submittal. Applications must be submitted by appointment. Call 614-645-4502 to schedule. Please make checks payable to the Columbus City Treasurer



Standardized Recommendation Form

DEPARTMENT OF BUILDING AND ZONING SERVICES

757 Carolyn Avenue, Columbus, Ohio 43224
Phone: 614-645-7433 • www.bas.columbus.gov

FOR USE BY: AREA COMMISSION / COMMUNITY GROUP / HISTORIC ARCHITECTURAL REVIEW

Case Number: BZA17-022
Address: 98 Erie Road
Group Name: Clintonville Area Commission
Meeting Date: April 6, 2017
Specify Case Type: [X] BZA Variance / Special Permit
Recommendation: [X] Approval

NOTES: 1. To increase the maximum square footage for a garage from 720 sq. ft. to 768 (from 30' x 24' to 32' x 24')
2. To increase the maximum height of the garage from 15' to 21'

Approved, 6-0 at the Zoning Committee meeting on 4/4/17

Vote: Passed 8-0 (Both Variance Requests)
Signature of Authorized Representative: [Signature] Matthew Cull, Secretary
Recommending Group Title: Clintonville Area Commission
Daytime Phone Number: 614-795-3137

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DEPARTMENT OF BUILDING AND ZONING SERVICES

Standardized Recommendation Form

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FOR USE BY: AREA COMMISSION / COMMUNITY GROUP / HISTORIC ARCHITECTURAL REVIEW

Case Number CV17-017
Address 26 W. Henderson
Group Name Clintonville Area Commission
Meeting Date April 6, 2017
Specify Case Type [] BZA Variance / Special Permit [X] Council Variance [] Rezoning [] Graphics Variance / Plan / Special Permit
Recommendation (Check only one) [X] Approval [] Disapproval

NOTES: Approved by CAC Zoning & Variance Committee by 6-0 on 4/4/17

PLEASE NOTE: CAC approved the request, as amended by the addition of the underlined language below
A variance to permit specific office uses permitted in 3353.03 Office District C-2, as delineated in the attached Exhibit 'A' and to permit use as a single-family dwelling in all or a portion of the existing house/addition, with the residential portion to be at least 25% of the structure.
Exhibit A - C-2 3353.03: Specific Permitted Uses: A. Offices for administrative and Support Services; B. Offices for Finance and Insurance; C. Offices for Professional, Scientific and Technical Services

Vote Passed 8-0
Signature of Authorized Representative [Signature] Matthew Cull, Secretary
Recommending Group Title Clintonville Area Commission
Daytime Phone Number 614-795-3137

Please e-mail this form to the assigned planner within forty-eight (48) hours of your meeting day; or FAX to Zoning at (614) 645-2463; OR MAIL to: Zoning, City of Columbus, Department of Building & Zoning Services, 757 Carolyn Avenue, Columbus, Ohio 43224.

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