



## Board of Zoning and Planning Meeting Agenda

Thursday, February 25, 2021

6:00 PM

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- 1) **Call to Order**
- 2) **Roll Call of Members**
- 3) **Presentations/Special Guests**
- 4) **Public Comments**
- 5) **Old Business**
  - A) Application No.: BZAP-20-63  
Applicant: Sullivan Builders  
Owner: Summit Shailesh Shah  
Location: 424 S. Columbia  
**BZAP:** The motion to approve amendments to the 2018 Certificate of Appropriateness, with conditions, failed with 2 votes yes and 4 votes no. The Board may, upon majority vote, reconsider their action.
  - B) Application No.: BZAP-20-48  
Applicant: Community Builders  
Owner: Sally Woodyard  
Location: 2300 E. Livingston Ave  
**BZAP:** The applicant is seeking architectural review and approval to allow a 3- story structure with residential use on the first, 2<sup>nd</sup> and 3<sup>rd</sup> floors. The applicant is also seeking a Conditional Use approval to allow a residential use on all 3 floors of this new s-story building. If approved, the existing structure would be demolished.
  - C) Application No.: BZAP-20-52  
Applicant: Bexley CIC  
Owner: 420 N. Cassady Ave. LLC  
Location: 420 N. Cassady Ave.  
**BZAP:** The applicant is seeking architectural review and approval to allow a 3- story structure with commercial on the first floor and residential on the 2<sup>nd</sup> and 3<sup>rd</sup> floors. If approved, the existing structure would be demolished.  
The applicant is also seeking a (parking) variance from Bexley Code Section 1262.02 to allow eleven (11) parking spaces for this Mixed-Use-Commercial building, with retail space

on the 1<sup>st</sup> floor, and 8 residential units on both the 2<sup>nd</sup> and 3<sup>rd</sup> floors.

D) Application No.: BZAP-19-10

Applicant: Mike Shannon

Owner: St. Charles Preparatory School

Location: 2010 E. Broad Street

**BZAP Request:** The applicant is seeking planning review and approval of a parking lot expansion and landscaping on the east side of St. Charles Preparatory School, which will include underground water detention. The applicant is also seeking a variance for parking in the front/side yard in accordance with Bexley Code Section 1262.04(b).

6) **New Business**

A) Application No.: BZAP-21-01

Applicant: Robert Miller

Owner: Georgia Ruch

Address: 46 N. Parkview

**BZAP Request:** The applicant is seeking architectural review and approval for an addition connecting the principal structure to the detached garage. The applicant is also seeking a variance from Bexley code Section 1252.09(R-3 zoning) which requires a 40' setback from the rear yard property line and a 12' setback from the side yard property line, to allow a 1-story addition that will connect the principal structure to the detached garage.

B) Application No.: BZAP-20-46

Applicant: Brenda Parker

Owner: Tyler and Allizon Chamblin

Location: 2404 Fair

**BZAP:** The applicant is seeking architectural review and approval to allow a 2-story addition to the rear of the principal structure that connect to the detached garage. The applicant is also seeking a variance from Bexley Code Section 1252.09 (R-6) which requires a 25' setback from the rear yard property line and an 8' setback from the side yard property, to allow an addition that attaches the principal structure to the detached garage.

7) **Adjourn**