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Ordinance 34-22

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To: citycouncil@bexley.org

Thu, Sep 15, 2022 at 12:42 PM

Hello -

Thank you for giving me the opportunity to speak at City Council Tuesday evening. I wanted to follow up on a few things that were said and also reiterate some points.

Once Mr. Glimcher received the use variance in 1997 to create a carriage house, the Glimcher's used it as outlined in ordinance 69-97, for a nanny and guest quarters for invited guests and family members. They never had a permanent resident live there, as it would have gone against the grain of the ordinance.

Today the Fankhauser's are planning on having a permanent resident in the carriage house and are proposing to expand it from the current living space of 574 square feet to 829 square feet. This goes against both the intent of ordinance 69-97 of it being temporary quarters, and the explicitly written condition "there shall be no expansion of the existing accessory house beyond what was approved by the Board of Zoning Appeals on December 11, 1997."

The Board of Zoning Appeals gave consent as long as there was no expansion, which makes sense since there are numerous free standing houses in Bexley that are approximately 700 feet. Having a carriage house that is bigger than free-standing houses didn't make sense then and it doesn't now.

Nothing has changed at the 216 S Columbia lot that would be a reason to amend ordinance 69-97. The Fankhauser's should not only be denied the ability to add on to the carriage house based on ordinance 69-97, they also shouldn't be allowed to have a permanent resident live there.

I spoke at the ARB and BZAP about the bigger picture of what the Fankhauser's are trying to accomplish, but I want to make sure that you are all clear as well. They are planning to build a family compound for three families. The parents will live in the new house that is built on the north lot, the grown daughter and her family will live in the existing house on the south lot, and the grown son will live in the carriage house.

There are currently no family compounds in Bexley, and as far as I know there never have been. Neither Les Wexner nor Jay Schottenstein built/bought multiple houses around their house for family members to live in, and in the past, those people that have wanted to buy multiple houses around a central house were heavily discouraged from doing so.

The way the lots were split at the recent BZAP meeting, and the way the new house and grounds on the north lot have been designed, are specific to the Fankhauser's familial setup. It is not designed for the future of these properties or our street, when separate families want to live there but don't want to share a center motor court and driveway. This plan is bad for us, the neighbors, for our street of South Columbia, and for Bexley.

Please do not pass ordinance 34-22.

Thank you,
Erica McIntyre