



DEVELOPMENT DEPARTMENT REPORT
June 2023

CODE ENFORCEMENT REPORT

There were nine (9) zoning violations for the month of June.

Date: 6/9/2023

Address: 191 Meadow Ridge Court

Code Section: 1145.06(C)(1)

Issue: Boat parked in front of building line longer than 48 hours.

Status: Boat was removed and staff has been monitoring the situation. The boat has returned after ten days and a violation has been issued as of 7/10.

Date: 6/9/2023

Address: 165 Muladore Drive

Code Section: 1145.06(C)(1)

Issue: Boat parked in front of building line longer than 48 hours.

Status: Boat has been removed and compliance has been achieved.

Date: 6/9/2023

Address: 286 South Liberty Street

Code Section: 301.3 Vacant structures and land. 304.10 Stairways, decks, porches and balconies.
302.7 Accessory structures.

Issue: The primary structure had staining on the siding, the deck on the side of the property was in disrepair, and there was yard debris scattered across the property.

Status: Staff has confirmed that the property has been power washed, the deck has been removed, and the debris have been cleaned.

Date: 6/16/2023

Address: 951 Retreat Lane

Code Section: 557.01 Notice to Mow

Issue: Grass was above seven inches on the property.

Status: Grass has been mowed to compliance.

Date: 6/16/2023

Address: 951 Retreat Lane

Code Section: 304.6 Exterior Walls

Issue: Hole in the northern façade of property.

Status: A violation letter has been sent, staff is monitoring the property for compliance.

Date: 6/16/2023

Address: 180 Briarbend Court

Code Section: 304.6 Exterior Walls

Issue: Hole in the eastern façade of property.

Status: The hole in the eastern façade has been repaired.

Date: 6/16/2023

Address: 95 Liberty Ridge Avenue

Code Section: 1145.33.1 - Hazard Tree

Issue: Dying tree near public easement.

Status: Staff has sent a violation letter to the resident and is monitoring for compliance and will follow up on 7/21.

Date: 6/16/2023
Address: 127 Beech Ridge Court
Code Section: 1145.06(B)
Issue: Inoperable car in driveway.
Status: The car has been removed and compliance has been achieved.

Date: 6/26/2023
Address: 333 Hopewell Drive
Code Section: 1145.34(D) Fences
Issue: Chain link enclosure in rear yard.
Status: The enclosure has been removed and compliance has been achieved.

BOARD OF ZONING APPEALS

6/1/2023

VARIANCE REQUEST (2023-15V)

Applicant: Donald and Marlena Taynor
Location: 402 Ashmoore Circle East
Existing Zoning: PR - Planned Residence District
Request: Review and approval of a variance to Code Section 1147.06(b)(2) to reduce the required easement setbacks for swimming pools from twelve feet to two feet from the eastern drainage easement and from twelve feet to seven feet from the northern drainage easement.
Action: Motion approved, the variance was granted.

PLANNING AND ZONING COMMISSION

6/14/2023

CERTIFICATE OF APPROPRIATENESS (2023-17CA)

Applicant: CCC Home Road LLC
Location: Home Road, Parcel Number 31923001003004
Existing Zoning: PC - Planned Commercial District
Request: Review and approval of a Certificate of Appropriateness for the architectural and landscape elements of the Middlebury Crossing multi-family subarea.
Action: Motion approved, the certificate of appropriateness was approved.

COMBINED PRELIMINARY AND FINAL DEVELOPMENT PLAN REVIEW (2023-18PDP/FDP)

Applicant: Compton Addy - Attn: Mark Wilhoite
Location: Woodcutter Drive, Parcel Number 31924001011006
Zoning: PC - Planned Commercial District
Request: Review and recommendation of approval to City Council of a Combined Preliminary and Final Development Plan to construct a new Starbucks with a drive-through on a 1.303-acre site.
Action: Motion approved, the recommendation to City Council of a combined preliminary and final development plan was approved.

HISTORIC DOWNTOWN ADVISORY COMMISSION

6/15/2023

CERTIFICATE OF APPROPRIATENESS REVIEW (2023-16CA)

Applicant: Kontogiannis and Associates, c/o Randall Woodings, AIA
Location: 147 West Olentangy Street
Zoning: DB – Downtown Business District
Request: Review and feedback of architectural elements for the renovation of the Dr. Campbell House, including demolition of an existing addition and construction of a new building addition.
Action: Motion tabled, feedback on the certificate of appropriateness was given to the applicant.