



PUBLIC HEARING NOTICES

BZBA Appeals Meeting & City Council Rezoning Public Hearing

1. **Board of Zoning & Building Appeals** will meet Tuesday, August 13, 2024, at 6:30 PM in Council Chambers (200 S. Hamilton Rd., Gahanna, OH 43230) for a regular meeting, which includes appeal hearings on the following matters:
 - a. [BZA-0001-2024](#)
To consider an appeal of Planning Commission's denial of CU-0002-2024 a Conditional Use Application for property located at 230 Granville St., DR-0006-2024 a Design Review Application, and FDP-0005-2025 a Final Development Plan; Parcel ID: 025-004250; Current Zoning CC; Sheetz Lincoln Circle; D.W. Route, applicant.
 - b. [BZA-0002-2024](#)
To consider an appeal of Planning Commission's denial of V-0012-2024, a variance application to vary Chapter 1171.03(i) swimming pool fencing requirements of the Codified Ordinances of the City of Gahanna; for property located at 1129 Brookhouse Ln., Parcel ID 025-009482; Current Zoning ER-2; Robert LeVeck, applicant.

2. **City Council** will hold a Public Hearing on Monday, August 19, 2024, at 7:00 PM at City Hall (200 S. Hamilton Rd., Gahanna, OH 43230), Council Chambers prior to a vote on a rezoning application as follows:
 - a. [ORD-0047-2024](#)
AN ORDINANCE TO AMEND THE OFFICIAL ZONING MAP OF THE CITY OF GAHANNA ADOPTED BY ORDINANCE 0007-2024 ON APRIL 1, 2024; CHANGING THE ZONING DISTRICT OF 2.58 +/- ACRES OF PROPERTY LOCATED AT 5061 SHAGBARK RD; PARCEL ID 027-000117; CURRENT ZONING ER (FORMERLY ER-2); PROPOSED ZONING L-R-4 (FORMERLY L-MFRD); HC SHAGBARK REAL ESTATE LLC; CHRISTOPHER CHRISTOFF, APPLICANT

Certified by: *Jeremy A. VanMeter, Clerk of Council*

Posted: *July 19, 2024*

200 SOUTH HAMILTON ROAD
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CITY COUNCIL OFFICE

NOTICE OF PUBLIC HEARING – REZONING

July 19, 2024

Dear Property Owner:

You are receiving this notice as a contiguous property owner to the parcel identified below. The Gahanna City Council is scheduled to hold a public hearing on the question of rezoning prior to a vote on the item.

The public hearing is scheduled as follows as part of Council's regular agenda:

Monday, August 19, 2024

7:00 P.M.

City Hall, Council Chambers
200 South Hamilton Road
Gahanna, Ohio 43230

To consider the following:

ORD-0047-2024 AN ORDINANCE TO AMEND THE OFFICIAL ZONING MAP OF THE CITY OF GAHANNA ADOPTED BY ORDINANCE 0007-2024 ON APRIL 1, 2024; CHANGING THE ZONING DISTRICT OF 2.58 +/- ACRES OF PROPERTY LOCATED AT 5061 SHAGBARK RD; PARCEL ID 027-000117; CURRENT ZONING ER (FORMERLY ER-2); PROPOSED ZONING L-R-4 (FORMERLY L-MFRD); HC SHAGBARK REAL ESTATE LLC; CHRISTOPHER CHRISTOFF, APPLICANT

All regular and special meetings of the City Council are open to the public. The draft legislation, including the rezoning application, is on file in the office of the Clerk of Council for review and available online by searching the **ordinance number** (listed in bold above) at <https://gahanna.legistar.com/Legislation.aspx>

For other discussions on this item, please follow the agendas that are published online at <https://gahanna.legistar.com/Calendar.aspx>

Sincerely,

Jeremy A. VanMeter
Clerk of Council

Gahanna's Vision is...

...to be an innovative model community that values its rich heritage, pursues high standards, and where citizens respect one another.

Gahanna's Mission is...

...to ensure an exceptional quality of life by providing comprehensive services, financial stability, and well-planned development which preserves the natural environment, so that city government will continue to be responsive, accessible, and accountable to our diverse and growing community of citizens.

HC Shagbark Real Estate LLC
170 N Sunbury Rd
Westerville Oh 43081

Bridgestone Retail Operations
LLC
200 4th Avenue South
Nashville TN 37201

Canini & Pellecchia Inc.
PO Box 887
New Albany, Oh 43054-0887

Eva Stein & Sheila P. Pickholtz
1670 Birdsong Ct
Blacklick Oh 43004

Nayda Canales, Trustee
1162 Shagbark Rd
Columbus, Ohio 43230

Henry & Beth Langhals
1164 Shagbark Rd
Columbus, Ohio 43230

Jane Mariah Rousseau, Trustee
1166 Shagbark Rd
Columbus, Ohio 43230

Stuart K Hite & Cynthia D. Hite
1168 Shagbark Rd
Columbus, Ohio 43230

Humanitarian Foundation
Grottoes of North America
430 Beecher Rd
Gahanna, Ohio 43230

~~Joseph C. Decarlo~~
4530 N Hamilton Rd
Gahanna, Ohio 43230

Platinum Holdings 1 LLC &
Platinum Holdings 2 LLC
1415 E Moyamensing Ave
Philadelphia Pa 19147

TIJEN INCORPORATED LLC
5945 COOPER RD
WESTERVILLE OH, 43081-8986

5061 Shagbark
Rezoning