Northland Community Council
Development Committee

Report

January 28, 2026 6:00 PM
Columbus Metropolitan Library
5590 Karl Road (43229)

Meeting Called to Order: **6:05 pm** by co-chairs **Dave Paul and Bill Logan**

Members represented:
Voting (16): Albany Park (APHA), Asherton Grove (AGCA), Blendon Chase (BCCA), Clinton Estates (CECA), Devonshire (DCA), Elevate Northland (EN), Forest Park (FPCA), Karmel/Woodward Park (KWPCA), Lee/Ulry (LUCA), Little Turtle (LTCA), Minerva Park (MP), Northland Alliance (NA), Rolling Ridge (RRSHA), Salem (SCA), Sharon Woods (SWCA), Trouville Manor (TMHOA)

Case #1 POST- PONED	Application #BZA25-122 (BZA variances to permit a 1090 SF addition to an existing structure not conforming to the Title 34 CAC District: E.20.080 Building Setback, Façade Zone, Transparency; G.20.030.A Landscaping; F.30 Frontage Type Standards; tabled December 2025) Trimmer Andrew Vogel/Edifice1 Architecture representing Buckeye State Auto Sales Co. 6125 Cleveland Ave, 43231 (PID 600-202557)
Case #2	Application #Z25-036 (Rezone 24.71 AC± from CPD to CPD, including specified C-4 uses, to permit hospital, office and other medical uses) Carpenter Matthew Moberg/Porter Wright representing Doug Scholl/OhioHealth Corporation (fmr Big Lots HQ) 4860-4900 E Dublin Granville Rd, 43081 (PID 010-296247) • *The Committee approved 16-0 a motion (by APHA, second by FPCA) to* ***RECOMMEND APPROVAL WITH ONE (1) CONDITION:*** o That the Committee's list of recommended prohibited uses not related to medical facility uses be restored to the CPD text.
Case #3	Application #GC25-052 (Special graphics permit to permit an off-premise graphic on an existing pylon sign at 4048 Morse Roaad for the use at 4056 Morse Road) Trimmer David Mikel/Site Enhancement Services representing Veterinary Emergency Group (VEG) 4056 Morse Road, 43230 (PID 010-227834 et al) • *The Committee approved (16-0) a motion (by SCA, second by CECA) to* ***RECOMMEND APPROVAL*** *of the application.*

Next meeting: *February 25, 2026*

Case #4 **LOOKSEE**	Application #BZA25-151 (Request for variances from Title 34 CAC district requirements: E.20.080(C) front setback from 25 to 140 feet; E.20.080(F) to reduce transparency from 60% to 10%; and E.20.080(G) to permit parking between building and adjacent street) Trimmer

Matt Toddy/Elevation Studio representing
Zomi Christian Church
(fmr Red Lobster) 1691 E Dublin Granville Rd (PID 010-143721)

- *As certain mailings had not been performed by the applicant prior to the meeting, the Committee conducted only an informal review and developed **NO RECOMMENDATION** at this time.*

Case #5	Application #CV25-104 (Council variance from §3353.09 to reduce the required setback line from 60 feet to 47 feet to permit commercial development in a C-2 district for food service, including a drive through, and healthcare uses) Carpenter

Victor Nduaguba, P.E. representing
Shirwa Farhiya
4873 Cleveland Ave, 43231 (PID 101-138823)

- *The Committee approved (16-0) a motion (by FPCA, second by APHA) to **TABLE** the application to a future meeting.*

Executive Session	8:20 pm
Meeting Adjourned	8:40 pm