

# Standardized Recommendation Form

DEPARTMENT OF BUILDING  
AND ZONING SERVICES

111 N Front Street, Columbus, Ohio 43215  
Phone: 614-645-4522 • ZoningInfo@columbus.gov • www.columbus.gov/bzs

**FOR USE BY: AREA COMMISSION / NEIGHBORHOOD GROUP**  
(PLEASE PRINT)

**Case Number** BZA24-068

**Address** 2357 - 2359 LINDEN AVENUE

**Group Name** NORTH LINDEN AREA COMMISSION

**Meeting Date** \_\_\_\_\_

**Specify Case Type**

- BZA Variance / Special Permit**
- Council Variance**
- Rezoning**
- Graphics Variance / Plan / Special Permit**

**Recommendation**  **Approval**  
(Check only one)  **Disapproval**

**LIST BASIS FOR RECOMMENDATION:**

3312.49: Healthy Homes says that the variance is needed in order to allow construction of a parking pad without double-stack parking and without moving a utility pole. Healthy Homes says that most families living in their duplexes have only one car per residence, so they do not anticipate parking problems at this location. The North Linden Area Commission is inclined to believe Healthy Homes' statements.

Commissioner Dranichak disagreed, based on her family's experience with rental duplexes. She said that duplexes with less than two parking spots per unit often result in conflict between residents over which unit gets to use the third spot. This would not be a problem, she said, except that there is a fire hydrant located in front of the property, which reduces the street parking available to the occupants.

One non-neighboring community member noted difficulty driving on Linden Avenue due to the street's narrow width and the increasing width of modern cars. The resident stated that many cars park with wheels on the curb or sidewalk in order to avoid getting side-swiped.

**Vote** 6 for, 1 against, 1 absent, 1 abstain

**Signature of Authorized Representative** Benjamin L Keith

**Recommending Group Title** North Linden Area Commission

**Daytime Phone Number** \_\_\_\_\_

Please **e-mail** this form to **the assigned planner within 48 hours of meeting day**; OR **MAIL** to: Zoning, City of Columbus, Department of Building & Zoning Services, 111 N Front Street, Columbus, Ohio 43215.