



CITY OF PATASKALA BOARD OF ZONING APPEALS

City Hall, Council Chambers
621 West Broad Street
Pataskala, Ohio 43062

STAFF REPORT

May 14, 2024

Conditional Use Application CU-24-003

Applicant:	Resolute Industrial, LLC. dba Mobile Air and Power Rentals
Owner:	Timmy L. & Theresa M. Bailey
Location:	87 Cypress St, Reynoldsburg, OH 43068 (PID: 063-140430-00.006)
Acreage:	+/- 2.0-acres
Zoning:	M-1 – Light Manufacturing
Request:	Requesting approval of a Conditional Use pursuant to section 1215.08 of the Pataskala Code to allow for outdoor storage on the property.

Description of the Request:

The applicant is seeking approval of a Conditional Use pursuant to Section 1215.08 of the Pataskala Code to allow for outdoor storage on the property.

Staff Summary:

The property located at 87 Cypress Street is currently occupied by a 10,000-square foot commercial structure built in 1994, approximately 1,000-square feet of concrete paved area, approximately 10,000-square feet of asphalt paved area, and a large gravel surface area of unknown size. Access to the property is from Cypress Street to the north. A six (6) foot high chain-link fence surrounds, excepting the south property line, with a 20-foot sliding gate at the driveway, and there is an existing tree line at the south where the property borders the adjacent residential uses.

As proposed, the Applicant is requesting approval of a Conditional Use to allow for outdoor storage on the property. Section 1251.05(J) states that All uses in the M-1 District, including operations incidental to the primary use, shall operate entirely within enclosed structures, except those conditional uses permitted otherwise. The actual use the Applicant will be utilizing the property for is Mobile Air and Power Rentals, who rents portable HVAC units and some generators to customers. The proposed use would fall under NAICS (2007) Code 532940 – Other Commercial and Industrial Machinery Equipment Rental and Leasing, which is a Permitted Use in the M-1 – Light Manufacturing zoning district. However, as the Applicant has proposed storing their larger equipment outside, a Conditional Use is necessary.

Per the submitted site plan, the outdoor storage will be in two (2) areas: first, along the west property line and the gravel area to the south of the existing building, and second; a smaller area just in front of the west face of the structure. The Applicant also indicated that they would like to construct an additional fence along the south property line so that the lot is fully fenced in. Included in the application are images and details of the large units that will be stored outdoors. Smaller equipment will be kept inside.

In the Narrative Statement as submitted by the Applicant, they believe that the proposed use would not adversely impact the use or development of adjacent property, and would not have any uses, activities, processes, materials, equipment, or conditions that would have negative impact to the surrounding properties. Further stated, no customer traffic will be present at the site. There equipment is loaded and

delivered to customers as needed, with equipment typically being rented out for periods of 1-6 months, sometimes a year. No other improvements to the lot are proposed aside from a fence.

Staff Review: *The following summary does not constitute recommendations but merely conclusions and suggestions from the Staff Review, the full text of which follows the summary.*

Planning and Zoning Staff:

The Future Land Use Map recommends this property as “Flex Industrial”, which the Comprehensive Plan (2021) describes as being intended for light industrial users that require space for wholesale, warehousing, clean manufacturing, packaging, and repair. The proposed use would be in line with the recommendations of the Comprehensive Plan.

As mentioned above, pursuant to Section 1251.05(J) states that All uses in the M-1 District, including operations incidental to the primary use, shall operate entirely within enclosed structures, except those conditional uses permitted otherwise. As Applicant intends to utilize outdoor storage as part of the overall use, a Conditional Use is required.

Section 1283.07(B) requires that uses in the M-1 zoning district provide L5 type perimeter screening along rear property lines when adjacent to residential uses. L5 consists of a 4-6’ high berm with one (1) tree per 30 lineal feet. As the property exists today, there is only a tree line separating it from the existing residential uses to the south, the same as the other adjacent existing M-1 uses on Cypress Drive. Staff has concerns that if a mound were to be added, it would require the removal of the existing tree line and diminish the overall buffer between the exiting M-1 uses to the north and the residential to the south.

That being said, Section 1283.06(7) of the Pataskala Code allows for deviation from the minimum standards for perimeter screening with the presentation of an equivalent landscaping plan subject to the approval of City Staff. A possible condition has been included below for a six (6) foot tall, 100% opaque wall or fence in place of the proposed chain-link fence.

Pursuant to Section 1215.09 of the Pataskala Code, Conditional Uses must be carried out within six (6) months of the date of approval. The Applicant may apply for a one-time, six (6) month extension if additional time is needed. The Conditional Use shall automatically expire if, for any reason, such use ceases for a period of more than one (1) year.

Other Departments and Agencies

No other comments were received.

Surrounding Area:

Direction	Zoning	Land Use
North	M-1 – Light Manufacturing	Misc. Industrial
East	M-1 – Light Manufacturing	Misc. Industrial
South	R-20 – Medium-Low Density Residential	Single-Family Homes
West	M-1 – Light Manufacturing	Misc. Industrial

Conditional Use Requirements:

According to Section 1215.04 of the Pataskala Code, the Board of Zoning appeals shall consider whether the conditional use at the proposed location:

1. *Is in fact a conditional use as established under the provisions of Title Three of the Planning and Zoning Code for the specific zoning district of the parcel(s) listed on the application.*
2. *Will be harmonious with and in accordance with the general objectives or with any specific objective of the City comprehensive plan and/or this Code.*
3. *Will be designed, constructed, operated, and maintained so as to be harmonious in appearance with the existing or intended character of the general vicinity and that such use will not change the essential character of the same area.*
4. *Will not be hazardous or disturbing to existing or future neighboring uses.*
5. *Will be served adequately by essential public facilities and services such as highways, streets, police and fire protection, drainage structures, refuse disposal, water and sewer, and schools; or that the persons or agencies responsible for the establishment of the proposed use shall be able to provide adequately any such services.*
6. *Will not create excessive additional requirements at public cost for public facilities and services and will not be detrimental to the economic welfare of the community.*
7. *Will not involve uses, activities, processes, materials, equipment and conditions of operations that will be detrimental to any persons, property, or the general welfare, including but limited to excessive production of traffic, noise, smoke, fumes, glare, odor, potential for explosion, and air or water pollution.*
8. *Will have vehicular approaches to the property which shall be so designed as to not create an interference with traffic on surrounding public thoroughfares.*
9. *Will not result in destruction, loss or damage of a natural, scenic, or historic feature of major importance.*

Furthermore, Section 1215.05 allows other factors to be considered when determining if a conditional use is appropriate. In Staff's opinion the following factors from Section 1215.05 are applicable to Conditional Use Application CU-24-003:

- None.

Department and Agency Review

- Zoning Inspector – No comments.
- Public Service – See attached.
- City Engineer – See attached.
- SWLCWSD – See attached.
- Police Department – No comments.
- West Licking Joint Fire District – No comments.
- Licking Heights School District – No comments.

Conditions:

Should the Board choose to approve the applicant's request, the following conditions may be considered:

1. The Applicant shall carry out the Conditional Use within six months from the date of approval pursuant to Section 1215.09 of the Pataskala Code.
2. The Applicant shall provide a six (6) foot tall, 100% opaque wall or fence along the south rear property line.

Motion:

For your convenience, the following motion may be considered by the Board of Zoning Appeals when making a motion:

"I move to approve a Conditional Use pursuant to Section 1215.08 of the Pataskala Code for application CU-24-003 ("with the following conditions" if conditions are to be placed on the approval)."



CITY OF PATASKALA PLANNING & ZONING DEPARTMENT

621 West Broad Street, Suite 2A
Pataskala, Ohio 43062

CONDITIONAL USE APPLICATION

(Pataskala Codified Ordinances Chapter 1215)

Property Information	
Address: 87 Cypress St. SW, Reynoldsburg, OHIO 43068	
Parcel Number: #63-140430-00.006	
Zoning: M1	Acres: 2.007
Water Supply:	
<input type="checkbox"/> City of Pataskala	<input checked="" type="checkbox"/> South West Licking
<input type="checkbox"/> On Site	
Wastewater Treatment:	
<input type="checkbox"/> City of Pataskala	<input checked="" type="checkbox"/> South West Licking
<input type="checkbox"/> On Site	

Staff Use
Application Number: CU-24-003
Fee: 300
Filing Date: 4-12-24
Hearing Date: 5-14-24
Receipt Number: 001542

Applicant Information		
Name: Resolute Industrial, LLC dba Mobile Air and Power Rentals		
Address: 1021 South 86th Street		
City: Tampa	State: Florida	Zip: 33619
Phone: 612-597-0656	Email: kherber@mobileair.com	

Documents
<input checked="" type="checkbox"/> Application
<input checked="" type="checkbox"/> Fee
<input type="checkbox"/> Narrative
<input checked="" type="checkbox"/> Site Plan
<input type="checkbox"/> Deed
<input checked="" type="checkbox"/> Area Map

Kevin Herber VP-Operations			Adam Peach 614 318 9022		
			Apeach@mobileair.com		
Property Owner Information					
Name: Timmy L Bailey & Theresa M. Bailey					
Address: 7744 AMELIA DR					
City: REYNOLDSBURG	State: OH	Zip: 43068			
Phone: 614-989-9613	Email: REYNOLDSBURGTIM@YAHOO.COM				

Conditional Use Information
Request (Include Section of Code):
Request the ability to use the outdoor storage area at this property for storing our portable and skid mounted
Equipment, when not on rent. We would also be fencing the yard for security, per code, as necessary!
Describe the Project:

Documents to Submit

Conditional Use Application: Submit 1 copy of the conditional use application.

Narrative Statement: Submit 1 copy of a narrative statement explaining the following:

- The reason the conditional use has been requested.
- The specific reasons why the conditional use is appropriate as it pertains to Section 1215.04 of the Pataskala Code:
 1. *Is in fact a conditional use as established under the provisions of Title Three of the Planning and Zoning Code for the specific zoning district of the parcel(s) listed on this application.*
 2. *Will be harmonious with and in accordance with the general objectives, or with any specific objective of the City comprehensive plan and/or this Code.*
 3. *Will be designed, constructed, operated and maintained so as to be harmonious in appearance with the existing or intended character of the general vicinity and that such use will not change the essential character of the same area.*
 4. *Will not be hazardous or disturbing to existing or future neighboring uses.*
 5. *Will be served adequately by essential public facilities and services such as highways, streets, police and fire protection, drainage structures, refuse disposal, water and sewer, and schools; or that the persons or agencies responsible for the establishment of the proposed use shall be able to provide adequately any such services.*
 6. *Will not create excessive additional requirements at public cost for public facilities and services and will not be detrimental to the economic welfare of the community.*
 7. *Will not involve uses, activities, processes, materials, equipment and conditions of operations that will be detrimental to any persons, property, or the general welfare, including but not limited to excessive production of traffic, noise, smoke, fumes, glare, odor, potential for explosion, and air or water pollution.*
 8. *Will have vehicular approaches to the property which shall be so designed as to not create interference with traffic on surrounding public thoroughfares.*
 9. *Will not result in destruction, loss, or damage of a natural, scenic, or historical feature of major importance.*
- Specific standards for conditional uses can be found in Section 1215.05 of the Pataskala Code.
- Wireless Telecommunication Facilities must also meet the requirements outlined in Section 1293.06(B) of the Pataskala Code.

Site Plan: Submit 1 copy (unless otherwise directed by staff) of a site plan to scale of the subject property indicating the following:

- All property lines and dimensions
- Location and dimensions of all existing and proposed buildings and structures.
- Setbacks from property lines for all existing and proposed buildings, structures and additions
- Easements and rights-of-way
- Driveways
- Floodplain areas
- Location of existing wells and septic/aerator systems.
- Any other information deemed necessary for the conditional use request

Deed: Provide a copy of the deed for the property with any deed restrictions. Deeds can be obtained from the Licking County Recorder's website here: <https://apps.lcounty.com/recorder/paxworld/>

Area Map: Submit 1 copy of an area map showing the property and the surrounding area. Area maps can be obtained from the Licking County Auditor's website here: <https://www.lickingcountyoio.us/>

Signatures

I certify the facts, statements and information provided on and attached to this application are true and correct to the best of my knowledge. Also, I authorize City of Pataskala staff to conduct site visits and photograph the property as necessary as it pertains to this conditional use request.

Applicant (Required):

Kevin Herber

Date:

4/10/2024

Property Owner: (Required):

Ling J. Bailey

Date:

4/2/24

April 10, 2024

Conditional Use Permit Request

Resolute Industrial is requesting a Conditional Use Permit (CUP) for installation of a metal fence for secure outside storage of our portable HVAC products (heating, cooling, and dehumidification products) and some generators for the property located at 87 Cypress Street SW, Reynoldsburg, OH 43068

Resolute Industrial, LLC dba Mobile Air and Power Rentals rents portable HVAC products (heating, cooling, and dehumidification products) and some generators to customers across North America. We have 38 locations in the United States and employ approximately 350 people in our business throughout the United States. Our parent company, Aggreko, is an international company with over 60 locations across multiple continents. Our combined workforce is approximately 6000 employees. Mobile Air and Power Rentals have serviced commercial and industrial customers in the Columbus, Ohio area for over 15 years. The following explanation is our answers to the questions in the CUP application under Narrative statement.

All of our locations have some amount of outside storage to accommodate some of our large portable equipment. Sample pictures of some of that equipment has been provided as part of this CUP application. As a result, we need to store some of our equipment at this location outdoors and request a conditional use permit. In reviewing other locations within this area that have the same zoning as this property, we would be very similar in our outdoor storage. Our larger equipment is stored outdoors, and we need to keep some of it local for our customer base here in this part of Ohio. This equipment is stored at our locations when it is not on rent with one of our customers. We have smaller HVAC rental products that will be stored inside the building at this location. We believe that our storage requirements meet the requirements of the local ordinances. Our plan for outdoor storage at this location is to use the existing outdoor storage area with the only modification to have the yard secured (fenced) and gated to protect our equipment that is stored outdoors. Since we are using the existing outdoor storage area at this property, and we are basically a single shift operation, we believe we will have little or no impact on our neighbors.

As part of our Conditional Use Permit (CUP) application for outdoor storage, please find below our narrative statement addressing the provided questions:

For the operation of our business and the outdoor storage request we believe this will have no impact on public facilities or public services. We further believe this will not create any additional costs to the community to support our business operations.

We will not have uses, activities, processes, materials, equipment, and conditions of operations that will have any negative impact to our neighbors and surrounding community. We follow all local, state, and federal safety/environmental compliance regulations. We audit our facilities monthly for compliance with weekly inspections. We further have never been cited by any local, state, or federal agency, or local municipality, for being non-compliant or for not following the requirements as defined by the local municipality zoning requirements. We further have not had any of our neighbors to our existing locations complain about our operations. We also would be willing to provide several of our landlords on our existing properties for references.



We will be using existing roads and the existing vehicle entrances to this property and require no modifications to support the operation of our business. Our business will not interfere with surrounding traffic short of our vehicles entering and exiting this property. Further, we are a rental business that supports commercial and industrial customers. Many of our customers that rent our equipment will take that equipment for typically not less than one month and up to 6 months, with some projects running over 12 months. Since we are a commercial business we do not get customer traffic to our locations. Our work is quoted, and then delivered when our customer needs our products. Our locations are for supporting the local market with our products and for maintaining those products. And again, we plan to use the existing outdoor storage that is available at this location and do not plan any improvements to the outdoor yard that would affect, damage, or destroy any natural, scenic, or historical feature.

Should you require further information or clarification regarding our company or proposed use, please feel free to contact me directly.

Kevin Herber
Vice President- Operations
Resolute Industrial, LLC

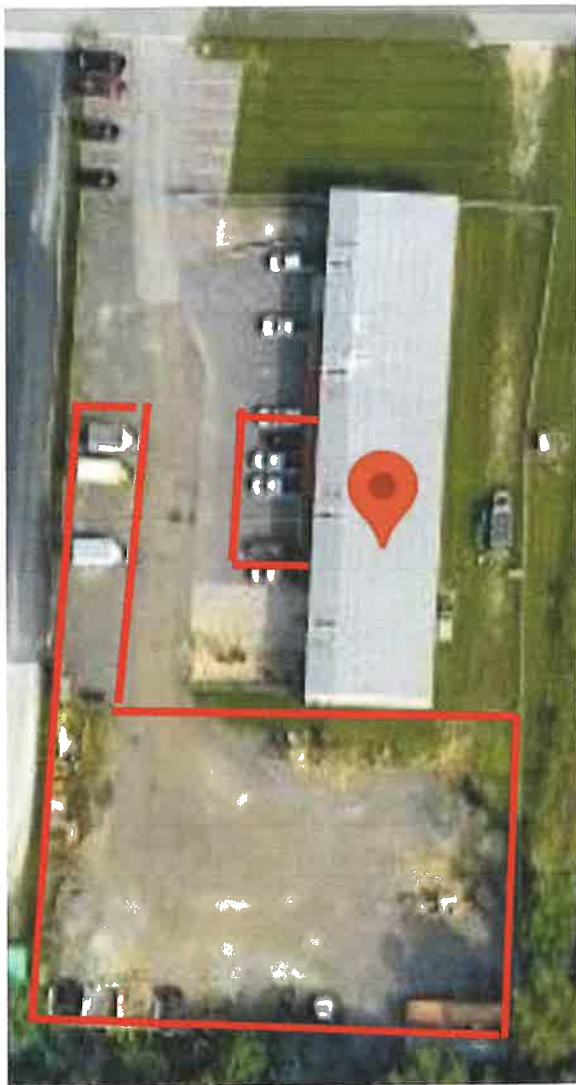
(612)-597-0656
kherber@mobileair.com

87 Cypress St SW, Reynoldsburg, OH

Picture A- is where we plan to store our larger HVAC equipment in the existing outdoor yard at this property. This is in the areas outlined in red.

Picture B- the lines in orange are existing 6 foot high chainlink fence topped with barbed wire. The blue line is not fenced and we would like to fence this so that the lot is fully fenced.

A.



B.



HEATER SPECIFICATIONS

Burner Capacity	4,500,000 BTU/HR
Airflow	25,000 CFM
Firing	Direct Fired, Makeup Air with Modulation
Fuel	Natural Gas or Vapor Propane
Gas Pressure	1 PSI Minimum, Specify Available Gas and Pressure When Ordering
Power	208-240 Vac / 3 Phase / 60 Hz
Full Load	50A @ 240 Vac / 3 Phase 25A @ 480 Vac / 3 Phase
Air Discharge	32" Diameter or 29" x 41" Rect
Discharge Temp.	190°F @ 0°F Ambient
Dimensions	192" L X 91" W X 88" H (without discharge transition)
Weight	5,500 Lbs.



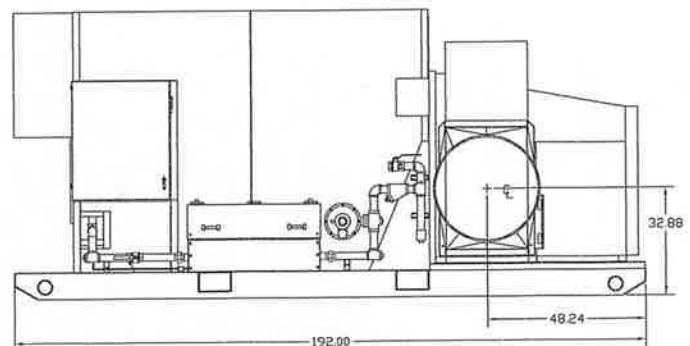
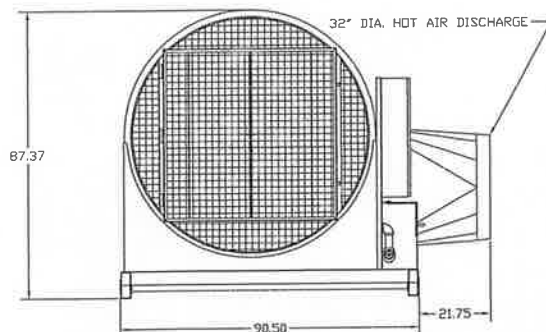
STANDARD EQUIPMENT

- Heavy Duty Welded Construction
- Powerful Backward Inclined Blower
- Artic Wiring Designed for -80°F
- Service Panel with Indicator lights for Heater Functions
- Oil Field Skid with Fork Pockets
- Fireeye Flame Safety Control with Purge Cycle
- Modulating Discharge Temperature Control with High Temp Shutdown
- Air Proving Switch
- Gas Pressure Regulator with Gas Strainer
- Safety Disconnect Switch
- 50' Remote Thermostat

OPTIONAL

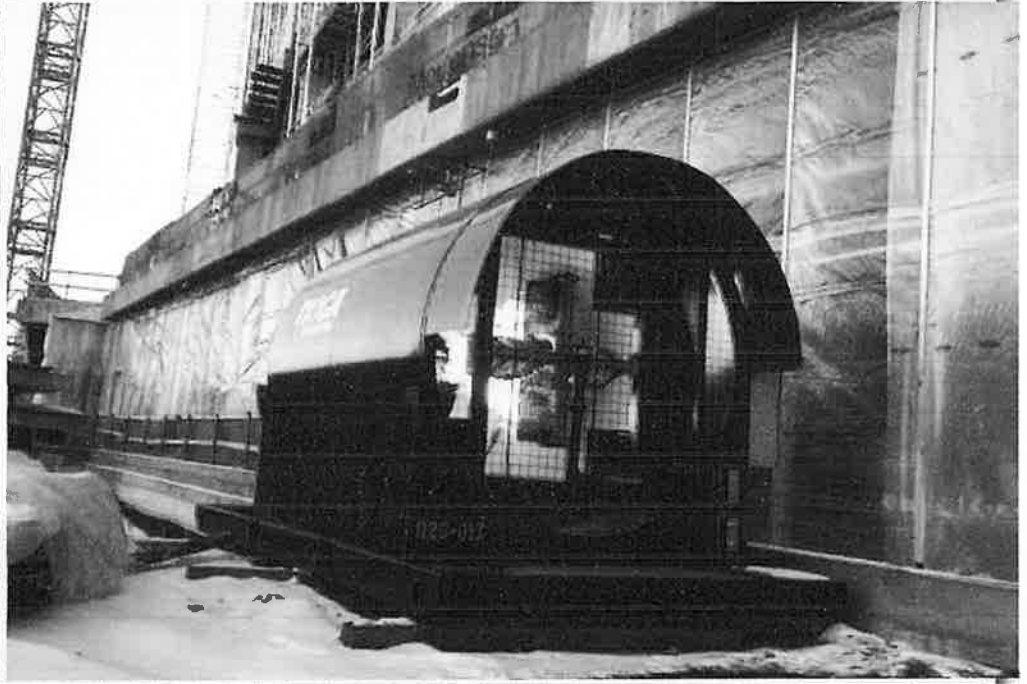
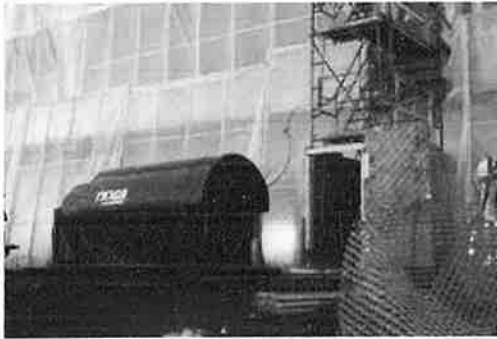
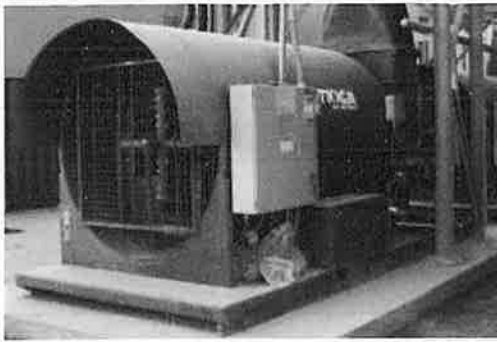
- Auxiliary High Pressure Gas Regulator
- High Pressure Gas Hose
- Rigid or Flexible Ducting
- Insulated and Non-Insulated Ducting
- Specialty Paints and Coatings
- Various Voltages and Frequencies
- Air Circulation Fans from 8,000 to 26,000 CFM

DF-25 BG
4,500,000 BTU/HR
25,000 CFM
DIRECT FIRED



Specifications and dimensions are for reference only and are subject to change without notice.
 Optional equipment may affect dimensions.

Powerful, efficient, and incredibly reliable...



Typical uses for The TIOGA Air Heater

DF Series Air Heaters are ideal for

- Extreme Environments
- Construction
- Ground Thawing
- Concrete and Masonry Pours
- Fireproofing
- Finish Work
- Humidity Control
- Air Distribution
- Mining
- Power Plants
- Remediation
- Surface Preparation
- Processing Facilities
- Bulk Material

DF Series Air Heaters offer

- All Welded Construction
- Powerful Backward Inclined Blower
- Instant Heat
- Low Emissions
- No Exposed Flame at Discharge
- CSA Approved For US and Canada

Benefits

- Extremely Rugged Design
- Ability to Use Cold Outside Air or Recirculate
- Low Maintenance
- Designed to Operate at -40°F
- Increased Air Circulation
- Reduced Moisture Problems
- Clean, Safe and Reliable Heat
- Rapidly Heat Large Volumes of Air
- Pressurize the Building

Additional Services Offered

- Heater recommendations
- 24/7 phone service support
- Estimated fuel consumption
- Duct work design

Tioga designs, manufacturers and refurbishes rental units to like-new condition after every use.

Always check local codes and ordinances for permitted uses.
 CSA ratings may vary, contact office for current CSA information.

Our heating specialists will assist you selecting the exact airflow and burner capacity required for your heating application.

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 Fax (763) 525-9796

Casper, WY
 (307) 237-3473
 Fax (307) 266-5016

Cleveland, OH
 (740) 756-7980
 Fax (740) 756-7981

(800) 218-4642 • www.TiogaAirHeaters.com • Email: salesinfo@TiogaAirHeaters.com

HEATER SPECIFICATIONS

Burner Capacity	750,000 BTU/Hr
Airflow	3,000 CFM
Firing	Indirect Fired, Forced Draft, Lo-Hi-Lo
Fuel	#1 & #2 Diesel Fuel
Fuel Tank	170 Gallons
Power	208 Vac / 3 Phase / 60 Hz
Full Load	15A @ 208 Vac / 3 Phase
Engine	12.5 kW Kubota Tier 4 Generator
Air Discharge	16" Diameter
Discharge Temp.	200°F @ 0°F Ambient
Weight	6,140 Lbs. (Dry)
Dimensions	168" L x 98"W x 101" H



STANDARD EQUIPMENT

- Heavy Duty Welded Construction
- Fire Tube made of 309 Stainless Steel
- Powerful Backward Inclined Blower
- Arctic Wiring good to -80 °F
- Indicator Lights for Main Heater Functions
- Flame Safety Oil Control with Pre-Purge
- Remote Thermostat with 50 Foot Cord
- High Temperature Shutdown
- External 120V - 20 amp GFCI Receptacle Outlet for Power Tools
- Certified to National Highway Traffic Safety Administration Requirements
- LED Running and Brake Lights
- 12V Electric Brakes
- 16" Load E 10-ply Tires
- Secondary Fuel Containment, 3 Position Fuel Light Indication, Lockable Gas Caps, Lockable Doors (on some units)
- Structural Forklift Pockets Integrated into the Heater Design and Lift Points Welded to each Corner of the Heater
- Meltric De-Contactor To Allow Disconnecting Heater From Generator to Run Heater Off an Auxiliary 208V 3 Phase Power Source

OPTIONAL

- Work Lights Package
- Duct Rack
- E-Stop Emergency Shutoff Button
- Fire Extinguisher
- Hydraulic Brakes
- 2 5/16" Diameter Ball Hitch
- GPS Capability
- Combustible Gas Detection with Automatic Shutdown
- Dual Fuel Tanks to Run Engine on Ultra-Low Sulfur Diesel and Burner on #1 Diesel Oil

IDF-3 SCO

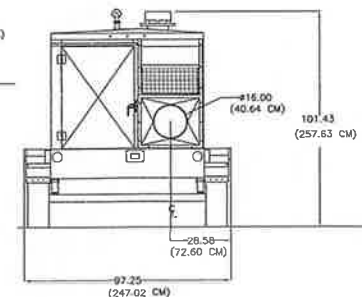
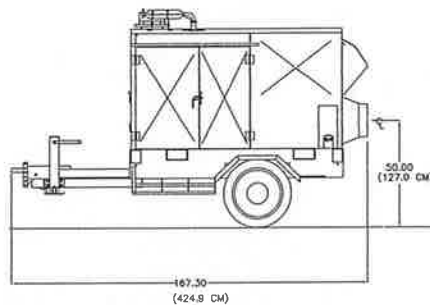
750,000 BTU/HR

3,000 CFM

INDIRECT FIRED

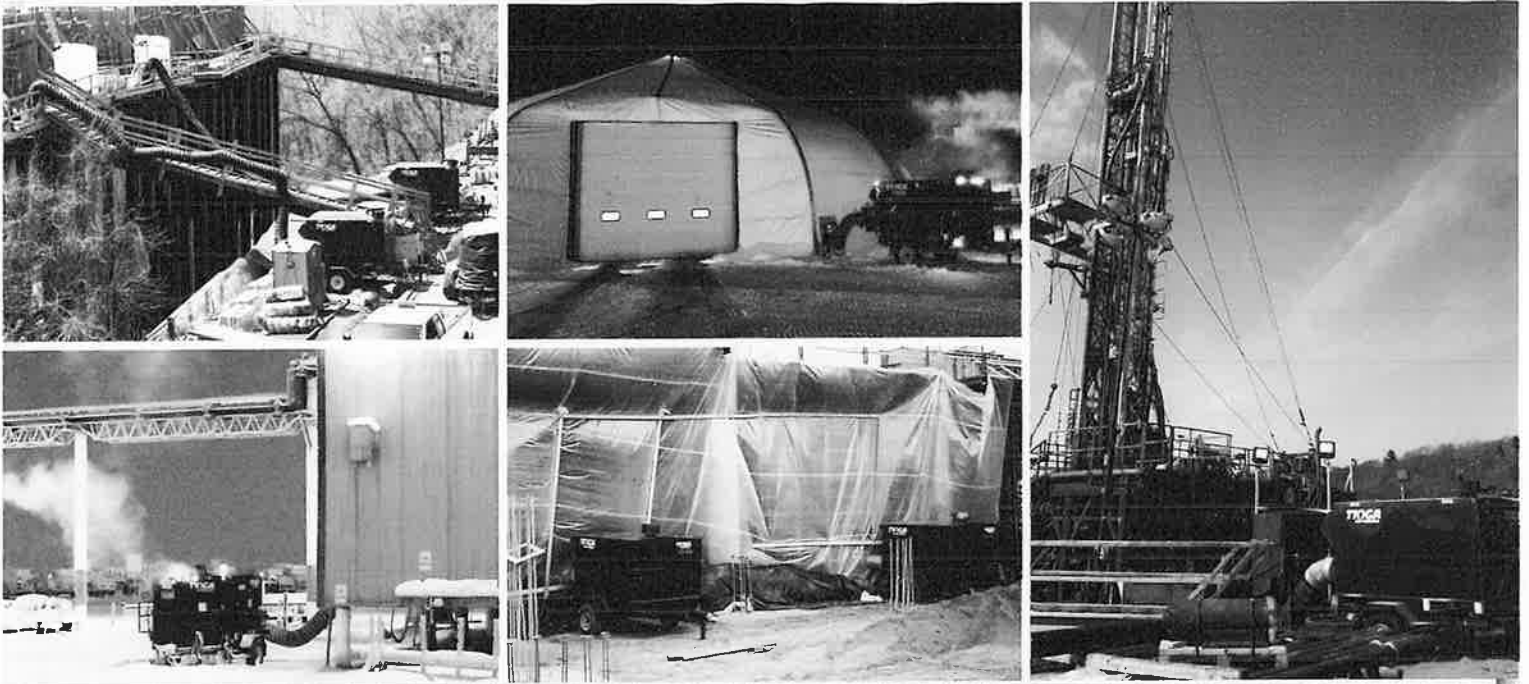
SELF CONTAINED

TRAILER MOUNTED



Specifications and dimensions are for reference only and are subject to change without notice.
Optional equipment may affect dimensions.

Powerful, efficient, and incredibly reliable...



Typical uses for The TIOGA Air Heater

IDF Series Air Heaters are ideal for

- Oil Field
- Pipe Lines
- Construction
- Mining
- Coating & Painting
- Ground Support
- Emergency Heating
- Power Plants
- Refineries
- Bulk Handling Facilities
- Surface Preparation
- Food & Beverage
- Processing Facilities

IDF Series Air Heaters offer

- 100% uncontaminated fresh air
- No combustion by-products in heated air
- No exposed flame
- CSA approved for US and Canada
- Recirculate pre-heated air
- Cleaner heat

Benefits

- Low maintenance
- Portability
- Rugged Design
- Reliable operating components down to -40° F
- Increase air circulation
- Reduce moisture problems
- Prevent valuable materials and equipment from freezing
- Allows for easy relocation onsite to areas requiring heat and ventilation

Additional Services Offered

- Heater recommendation
- 24/7 phone service support
- Estimated fuel consumption
- Duct work design

Tioga designs, manufacturers and refurbishes rental units to like-new condition after every use.

Always check local codes and ordinances for permitted uses.
CSA ratings may vary, contact office for current CSA information

Our heating specialists will assist you selecting the exact airflow and burner capacity required for your heating application.

Minneapolis, MN
(763) 525-4000
Fax (763) 525-9796

Casper, WY
(307) 237-3473
Fax (307) 266-5016

Cleveland, OH
(740) 756-7980
Fax (740) 756-7981

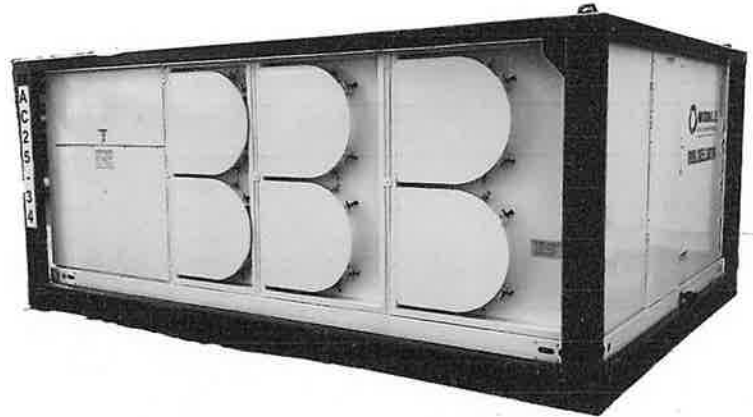
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RENTAL AIR CONDITIONER PACKAGE

25 Ton Portable A/C

GENERAL DESCRIPTION

Mobile Air portable air conditioner package is specifically engineered for commercial and industrial applications. Combination of high static fan and deep row cooling-coil provide 20-30 degree supply temperature difference in long flexible ductwork. Controls and dehumidification offer easy added flexibility. Package is permanently mounted within a tubular steel frame that is easily rigged, fork lifted, stacked, and transported within a compact footprint. Power and duct connections secured in seconds ensure rapid setup/teardown and minimized costs.



TECHNICAL DATA

GENERAL

Model Number J25ZFC
Ambient Operating 0°-120°F
Range Refrigerant Circuit 2
Nominal Air Flow 12,000 CFM

UNIT DIMENSIONS (Including Skid & Frame)

Length 11' 10"
Width 8' 5"
Height 5' 0"
Total weight 4,534 lbs

ELECTRICAL DATA

Single Point Power 460V / 3Ø / 60Hz
Supply Connections (4) Series 16 Cam Type
MCA 67.4 A
MOP 80 A

A/C UNIT FEATURES

(2) Tandem 12.5-ton scroll compressors
0°F low ambient operation
Evaporator Coil: 4-row, 13.5 fpi
Filters (Qty) & Dimensions: (12) 12" x 24" x 2"

PACKAGE OPTIONS

Single Point Power w/Non-Fused Disconnect Switch
Phase Failure, Reversal, Over / Under Protection
Control Lights (main power & main power phasing)
Thermostat Control
"No Tools Required" Supply & Return Duct Covers
(2) Supply & (4) Return
Neoprene Vibration Isolators

SUPPLY FAN

Motor 15 HP
Blower RPM range 1140 / 1365
ESP Available at 10,000 CFM 2.55 (IWG)

COOLING CAPACITY

Actual capacities subject to leaving temperatures, airflows and ambient conditions.

CFM	WB (°F)	Total MBH	Sensible Capacity MBH		
			Entering Dry Bulb (°F)		
			86	77	68
8,000	67	307	257	182	107
10,000	67	317	301	208	115
12,000	67	325	324	214	105

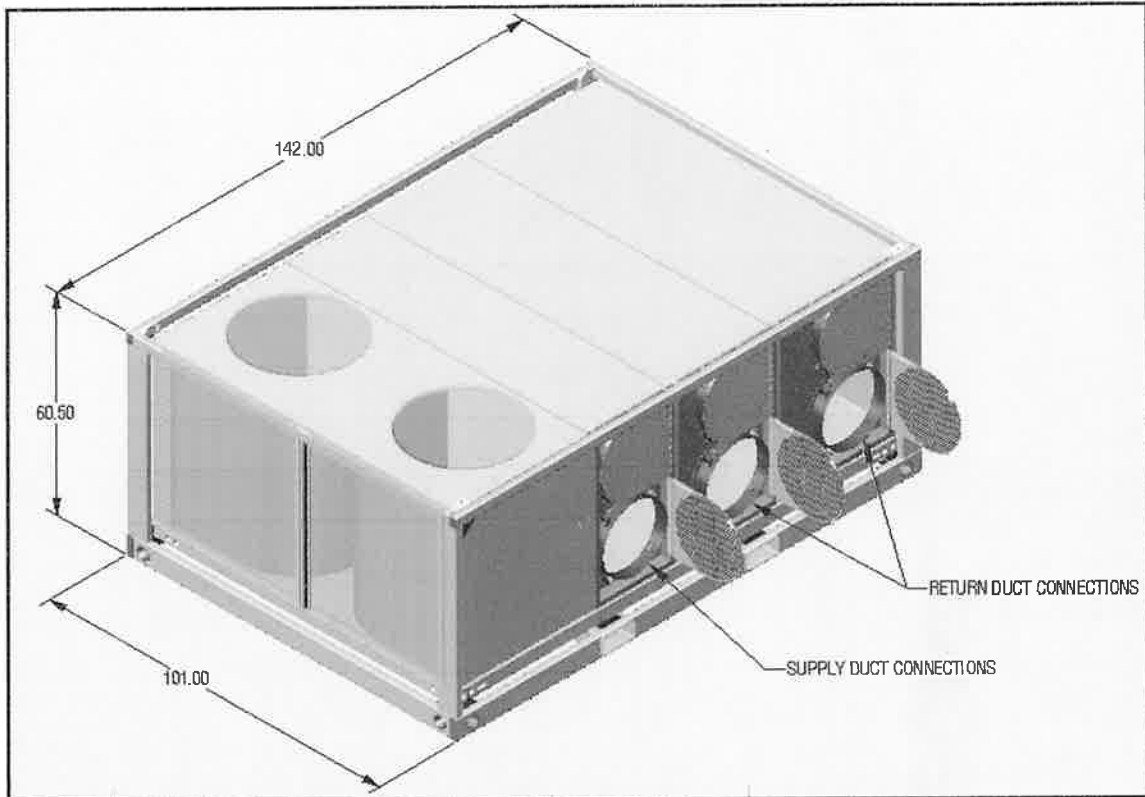
* Capacities are rated on 95 F ambient air

1-800-596-0800

www.mobileair.com

Mobile Air reserves the right to discontinue, modify, or alter the design or specifications shown without notice and without incurring obligations.

25 Ton Portable A/C Layout Drawing



1-800-596-0800

www.mobileair.com

Mobile Air reserves the right to discontinue, modify, or alter the design or specifications shown without notice and without incurring obligations.

Model ST-4500MA



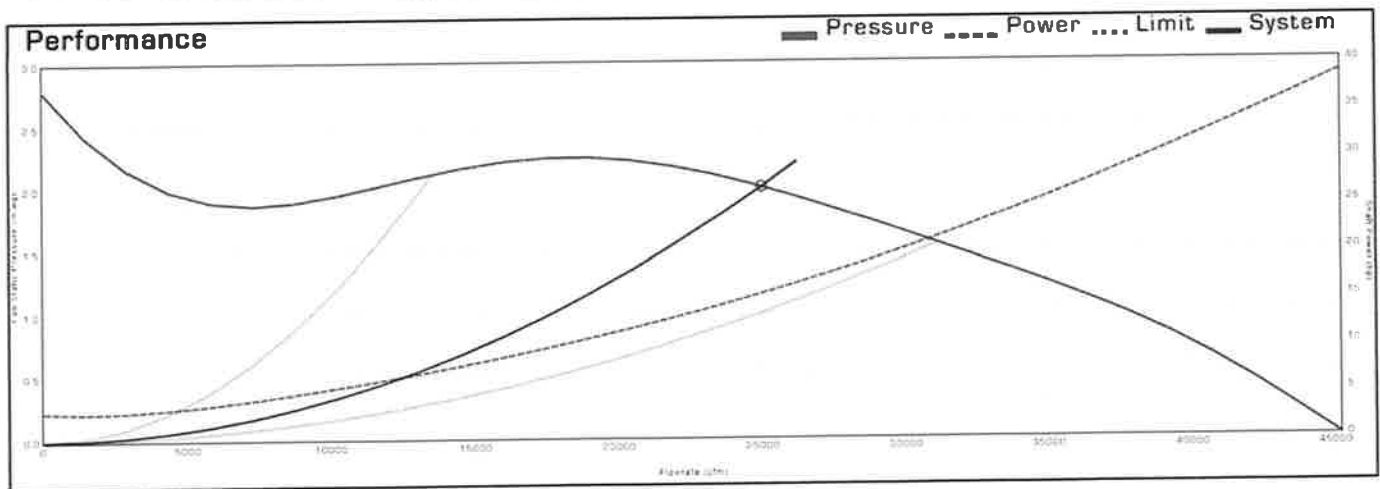
FEATURES

- Prototype & Production Tested Design
- Wide range of options and accessories available including ducting, switchable voltage options, variable speed blowers and more
- Simple access for maintenance and operations
- Weatherproof enclosure - water tested to UL/CSA/ANSI standards.
- Safety guards for all electrical connections
- Toolless latches standard with key or external lock optional
- All parts powder coated or galvanized or aluminum
- Modulating burner design to right size the heater to any ambient condition
- Designed to be switchable between natural gas and propane gas with minimal changes
- Advanced burner management controller monitors all aspects of heater operation
- Simple user interface and operation
- PID Control Robust algorithm for temperature control to reduce fuel consumption and protect heater
- Highly reliable outlet air temperature sensor
- Highly portable design with fork pockets in both directions and a four point lifting system.
- Easy access control panel with clear labelling to support field operations

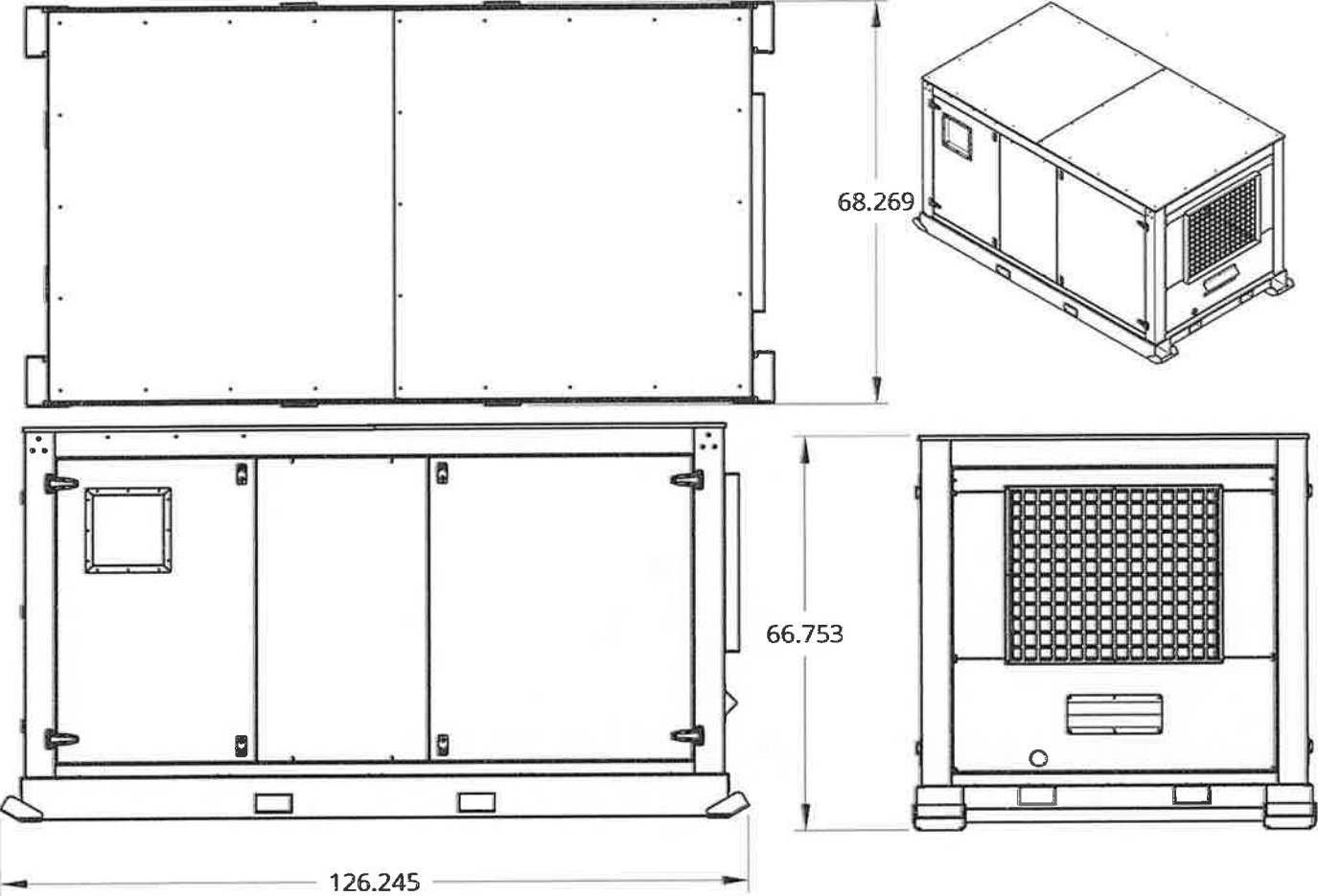
UNIT SPECIFICATIONS

Max BTU / HR	4,500,000
Min Output BTU / HR	375,000
Natural Gas Max Fuel Consumption	10-14 inchs of water column, 25-35 millibar
Propane Gas Max Fuel Consumption	HD5 Propane or Utility Grade Natural Gas
Gas Inlet Pressure	30.25 Inches W x 37 Inches Tall
Rated Gas Type	50 feet
Modulation Range	26:1 Input Range: 180,000 BTU-4,500,000 BTU
Outlet Duct Configuration	30.25" Wide x 37.0" Tall
Maximum Recommended Ducting	50 feet
Power Requirement	208-230V/480V Three Phase (600V Option)
Recommended Circuit	30 Amps @ 480V
Full Load Amps	24
SCCR	10 KA 480V
Burner Head Type	High Temperature, Stainless Steel Baffles
Compliance	cETLus: CSA 2.14 / ANSI Z83.7 ,CSA C22.2#3, UL295, NFPA
Blower Type	Forward Curved Centrifugal Blower
Air Volume	25,000 CFM @ 2" System Back Pressure
Length [INCHES]	126.25"
Width [INCHES]	67.25"
Height [INCHES]	66.75"
Weight [LBS]	2750 Lbs (Pending Configuration - see rating plate on unit)
Compliance / Approvals	cETLus: CSA 2.14 / ANSI Z83.7 ,CSA C22.2#3, UL295, NFPA

FAN CURVE



DIMENSIONS



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Industrial Rental AC Unit *with Heat*



General:

Manufacturer
Unit Model Number
Duct/Hose Connections
Unit Dimensions
Unit Ship Weight

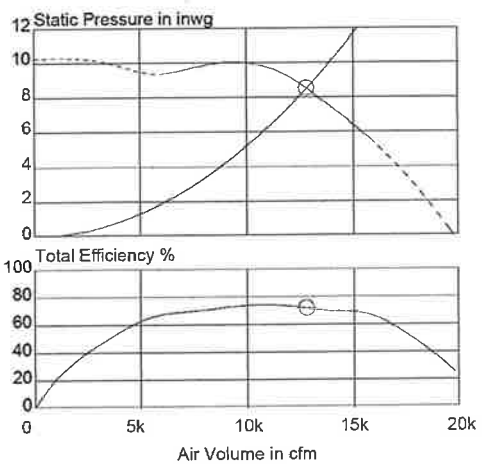
Smart Family of Cooling Products
SACP87A-HS
(3) 20" Supply / (4) x 20" Return
156"L x 88"W x 99.75"H
9,800 lbs

Electrical:

Certification
Single Point Power Supply
Connections
Cooling Amps
Heating Amps
Dehumidification Amps

UL Listed components
460V/3PH/60HZ
Single point Series 16 Cam-Lok connections
147.1 A (460V)
214.3 A
210.8 A

Blower Curve:



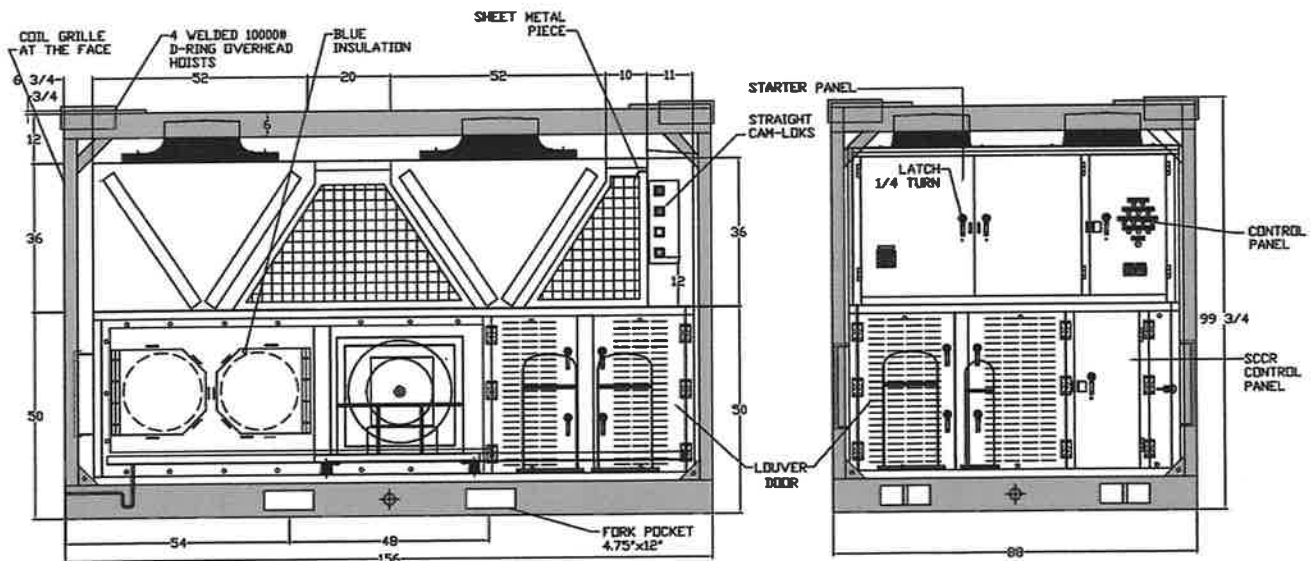
Need Assistance? Call 888-305-3038

Industrial Air Conditioner

Unit Features:

- Single 38HP Copeland Scroll Compressor per circuit, 2 total
- Direct drive High Static plenum fan 30hp TEFC motor
- Maximum rated static pressure of 8.0 in-wg
- Rated cooling air flow of 12,800 cfm with 100% Outside Air
- Air flow range of 4,200 – 17,000 cfm
- Unit can run in COOLING/HEATING or DH modes**
 - Cooling unit may run in HAND (manual) MODE of LOCAL (via PLC control) MODE
 - Unit can control off supply or return air temperature via RS/SA switch
 - In DH mode both stages of cooling and 1 stage heat may operate simultaneously
- Integral 144 KW electric heating section featuring:
 - Stainless steel finned tubular heating elements
 - 3 independent heating stages
 - Independent contactor, hard wired overload, and circuit breaker for each stage
- Hydrophilic coated, non-lanced condenser fins
- Hydrophilic coated evaporator fins
- Stainless steel hardware
- Stainless Steel drain pan
- Permanently installed drain pan P-trap (protected within unit base)

Unit Drawings:



Dimensional data may not include hardware, stacking plates, or bumpers.

Need Assistance? Call 888-305-3038

Industrial Rental Air Conditioner *with Heat/DH*



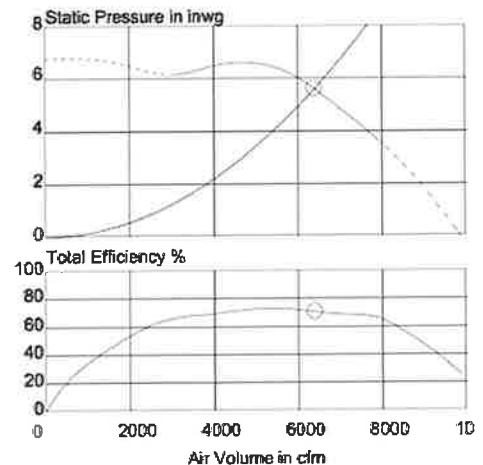
General:

Manufacturer	Smart Family of Cooling Products
Unit Model Number	SACP49A-HS
Duct/Hose Connections	(2) 20" Supply / (2) x 20" Return
Filter Size	QTY (3) FTR27031
Filter Type	2" Washable Media
Certification	ETL listed for UL 1995, CSA 236 STD 22.2

Electrical:

Single Point Power Supply	460V/3PH/60HZ
Connections	Single point Series 16 Cam-Lok connections
Cooling Amps	68.0 A (460V)
Heating Amps	131.6 A (460V)
DH Mode Amps	128.0 A (460V)
Unit MCA	165 A
MFS/MOCP	200 A
Generator Size (DH mode)	134kW
Dimensions	92.5" X 88" X 99.75"
Weight	6,200 lbs

Blower Curve:



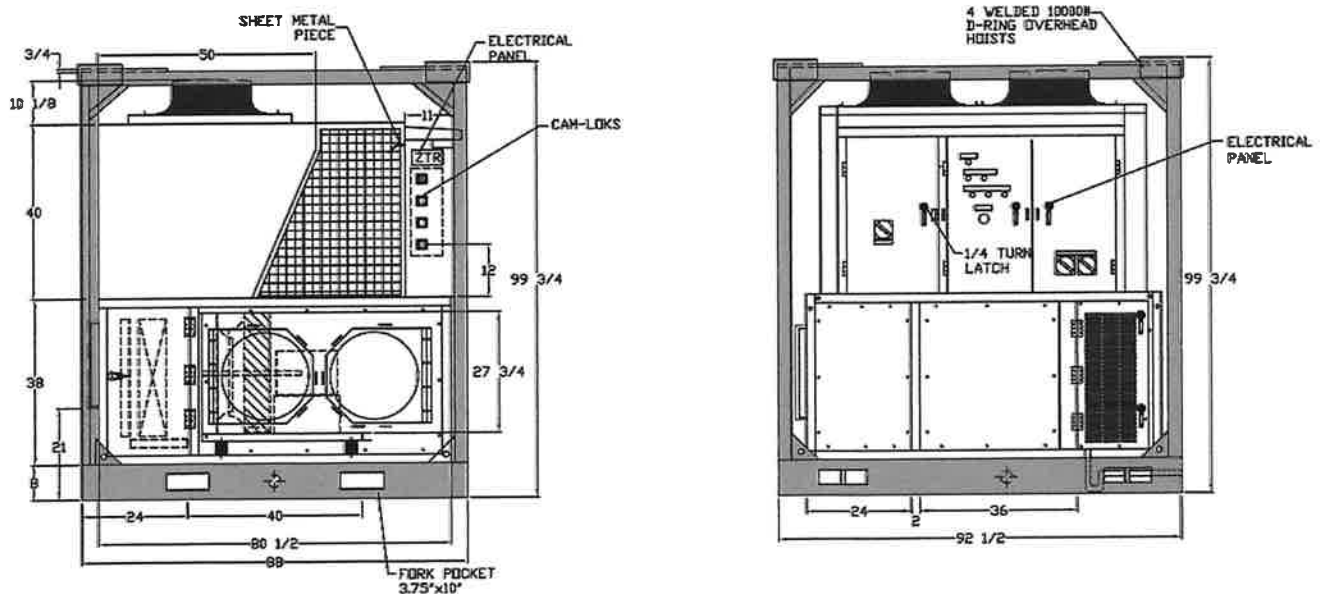
Need Assistance? Call 888-305-3038

Industrial Air Conditioner

Unit Features:

- Direct drive High Static plenum fan with 10hp TEFC motor
- Rated for using 100% return air, 100% outside air or blended air
- Blower Capable of 3,915 – 9,200 cfm
- Hydrophilic coated cooling coil fins
- Integral electric heat section with 96kW heat
 - 2 independent heat stages, SS finned tubular elements
- Stainless steel hardware
- Stainless Steel drain pan
- Permanently installed drain pan P-trap (protected within unit base)
- Phase monitor and Incorrect phase indicator light (red)
- Circuit Breakers on all motors
- Blower VFD with inline starter and bypass switch
- Speed Potentiometer for Blower VFD to adjust speed from 30Hz to 71Hz
- Full tubular rental frame with fork pockets & tie-down points
 - ✓ Hot-dipped galvanized
- Overhead certified lift frame
- Cooling unit may run in VFD or BYPASS mode
- Duct Doors factory installed for all supply/return connections
- Quiet operation

Unit Drawings:



Dimensional data may not include hardware, stacking plates, or bumpers.

Need Assistance? Call 888-305-3038

150Kva-120kW Rental Generator MultiQuip WhisperWatt150

Providing Reliable Power

MQ Power WhisperWatt Super-Silent portable generators provide reliable power to meet the most demanding requirements. They are designed and built to withstand tough environments at construction sites and provide dependable temporary power at entertainment venues and disaster recovery operations.

Product Features

- Patented open delta generator winding provides precise voltage control, allowing superior motor starting capability.
- An electronic governor maintains frequency to $\pm 0.25\%$ from no load to full load.
- Auto start-stop that allows the generator to start from a remote location.
- E-coat and powder-coated, weatherproof steel housing that allows a substantially low operating noise level of 66 dB(A).
- Comprehensive analog control panel provides instrumentation including AC ammeter, AC voltmeter, frequency meter, AC circuit breaker, engine gauges and much more.

Product Specifications

Performance Data

Fuel Capacity	214 gal. (w/ trailer)
Run Time	24 hrs.

Electrical

Nominal Size Rating	120 kW Prime
Main Breaker	400 amp
Voltage	480/208/120V
Connections	4/0 Lug

Motor/Engine

Manufacturer	John Deere
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Dimensions

Width×Length×Height	48×128×75 in.
Weight	11,541 lbs. (w/ trailer)



GENERAL WARRANTY SURVIVORSHIP DEED

Know All By These Presents

THAT Jean E. Klema, married, for valuable consideration paid, grants with General Warranty Covenants to Timmy L. Bailey and Theresa M. Balley for their joint lives, remainder to the survivor of them, the following real property:

Situated in the City of Palaskala (formerly Lima Township), County of Licking, and in the State of Ohio:

Being Lot Number Ten (10) in TAYLOR ROAD COMMERCIAL PARK SECTION TWO as the same is numbered and delineated upon the plat of said addition recorded in Plat Book 14, Pages 128 and 129, Licking County Plat Records.

Tax Parcel No. 63-140430-00.006
Address of Real Estate: 87 Cypress Street SW, Reynoldsburg, Ohio 43068
Map Number: Book 2:55-34

Subject to any and all easements, rights of way, conditions and restrictions of record, all legal highways, zoning ordinances, rules and regulations.

Being the same premises conveyed to Jean E. Klema by document recorded in O.R. Vol. 428 at Page 733 of the Licking County Recorder's Office.

EXCEPTED from the general warranty covenants are the real estate taxes and assessments which shall be prorated between the grantor and the grantee to the time of closing and those taxes and assessments due and payable thereafter.

Jack J. Klema, spouse of Grantor, hereby releases all rights of dower therein.

IN WITNESS WHEREOF, Jean E. Klema and Jack J. Klema have executed this instrument this 8th day of August, in the year Nineteen Hundred and Ninety-seven.

SIGNED AND ACKNOWLEDGED
IN THE PRESENCE OF:

Debra Lee Ashoff
witness signature
Debra Lee Ashoff
print witness name

Judith Y. Baird
witness signature
Judith Y. Baird
print witness name

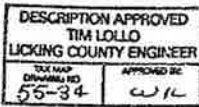
Jean E. Klema
Jean E. Klema

Jack J. Klema
Jack J. Klema

STATE OF OHIO, COUNTY OF LICKING, ss:

The foregoing instrument was acknowledged before me this 8th day of August, 1997, by Jean E. Klema, Grantor, and Jack J. Klema, her husband.

Judith Y. Baird
Notary Public



TRANSFERRED
Date Aug 8 1997
George D. Buchanan
Licking County Auditor

RECEIVED & RECORDED Aug 8 1997
AT 3:25 O'CLOCK P. M. IN OFFICIAL RECORD
VOL. 929 PAGE 484 FEE 14.00
ROBERT E. WISE, LICKING COUNTY RECORDER

SEC. 319.202 COMPLIED WITH
GEORGE D. BUCHANAN, AUDITOR
BY 7/27/97 640.00

THIS INSTRUMENT PREPARED BY
LAW OFFICES
REESE, PYLE, DRAKE & MEYER, P.L.L.
36 NORTH SECOND STREET - P.O. BOX 919
NEWARK, OHIO 43058-0919

101673

