

City of Gahanna

200 South Hamilton Road
Gahanna, Ohio 43230



Meeting Agenda

Planning Commission

Wednesday, November 20, 2002

Committee of the Whole - 6:00 P.M.

City Hall - 7:00 PM

GAHANNA'S VISION is...

... to be an innovative model community that values its rich heritage, pursues high standards, and promotes respect among its citizens.

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, in order that city government will continue to be responsive, accessible and accountable to our diverse and growing community of citizens.

Richard A. Peck, Chair

Jane Turley, Vice Chair

Cynthia G. Canter

Candace Greenblott

P. Frank O'Hare

Donald R. Shepherd

Othelda A. Spencer

Tanya M. Word, Deputy Clerk of Council

All meetings and meeting agendas are subject to last minute changes. Please contact the Clerk's Office at 614-342-4090 to confirm the date and time of this meeting or to request any special accommodations.

IT IS THE RESPONSIBILITY OF THE APPLICANT TO HAVE A COURT REPORTER PRESENT, AT THE APPLICANT'S EXPENSE, IF THEY WISH TO HAVE A VERBATIM TRANSCRIPT OF THE MEETING. COUNCIL OFFICE SHOULD BE ADVISED IN ADVANCE IF A COURT REPORTER IS GOING TO BE PRESENT.

- A. CALL MEETING TO ORDER/PLEDGE OF ALLEGIANCE/ROLL CALL.**
- B. ADDITIONS OR CORRECTIONS TO THE AGENDA - None**
- C. APPROVAL OF MINUTES: November 6, 2002**
- D. HEARING OF VISITORS - ITEMS NOT ON AGENDA - None**
- E. APPLICATIONS:**

V-0032-2002	4115 Stygler Rd./Christine J. Messick	Variances
	<p>To consider a variance application to vary Section 1107.01(d) - Required Improvements; to allow deletion of required sidewalks; Section 1143.08(a) - Dwelling Dimensions and Lot Coverages; to allow a front yard setback of less than 35'; Section 1167.06 - Building on Corner Lot; Setback Requirements; for property located at 4115 Stygler Rd.; by Christine J. Messick, applicant. (Public Hearing. Advertised in RFE on 10/17/02). (Public Hearing held on 10/23/02, 11/6/02, 11/20/02, 12/4/02).</p>	
Z-0014-2002	4574 N. Hamilton Rd./Mercado Real Estate Investments	Zoning
	<p>To consider a zoning change application for 1.8 acres located at 4574 N. Hamilton Rd.; current zoning ER-2, Estate Residential; proposed zoning of CC2, Community Commercial; Mercado Real Estate Investments, applicant. (Public Hearing. Advertised in RFE on 10/3/02 and 10/10/02). (Public Hearing Re-advertised in RFE on 10/24/02). (Public Hearing held on 10/23/02, 11/6/02, 11/20/02, 12/18/02, 01/22/03).</p> <p><i>Applicant has requested postponement til the December 4th Public Hearing.</i></p>	
Z-0015-2002	435/437/439 Johnstown Rd./Jancor Properties	Zoning
	<p>To consider a zoning application on 1.999 acres of property located at 435/437/439 Johnstown Rd.; current zoning is SF-3 (Residential Districts); requested zoning of AR (Multi-Family Residence Districts); Jancor Properties, by Peter J. Cordts, applicant. (Public Hearing. Advertised in RFE on 10/24/02, 10/31/02). (Public Hearing held on 11/6/02, 11/20/02).</p>	

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| FDP-0018-2002 | 275-277 W. Johnstown Rd./Countryside Electric, Inc. | Final Development Plan |
| | To consider a Final Development Plan for Countryside Electric, Inc. to be located at 275-277 W. Johnstown Rd.; Glen Lehman, applicant. (Public Hearing. Advertised in RFE on 10/31/02). (Public Hearing held on 11/6/02, 11/20/02). | |
| DR-0075-2002 | 275-277 W. Johnstown Rd./Countryside Electric, Inc. | Design Review |
| | To consider a Certificate of Appropriateness; for property located at 275-277 W. Johnstown Rd.; by Countryside Electric, Inc., Glen Lehman, applicant. | |
| V-0035-2002 | 153 Mill Street/The Batter's Box Academy | Variances |
| | To consider a variance application to vary Section 1150.06(b) - Downtown Creekside; for property located at 153 Mill Street; to allow a conditional use not listed in Code Section 1150.06; by The Batter's Box Academy, Dave Morlan, applicant. (Public Hearing. Advertised in RFE on 11/14/02). (Public Hearing held on 11/20/02). | |
| CU-0008-2002 | 153 Mill Street/The Batter's Box Academy | Conditional Uses |
| | To consider a Conditional Use application to allow a Baseball Instruction School; for property located at 153 Mill Street; by The Batter's Box Academy, Dave Morlan, applicant. (Public Hearing. Advertised in RFE on 11/14/02). (Public Hearing held on 11/20/02). | |
| DR-0078-2002 | 153 Mill Street/The Batter's Box Academy | Design Review |
| | To consider a Certificate of Appropriateness; for property located at 153 Mill Street; by The Batter's Box, Dave Morlan, applicant. | |
| CU-0009-2002 | 485 Rocky Fork Blvd/Lil' Footprints Child Care | Conditional Uses |
| | To consider a Conditional Use application for operation of a child care facility; for property located at 485 Rocky Fork Blvd.; by Li'l Footprints Child Care, Dawn C. Todd, applicant. (Public Hearing. Advertised in RFE on 11/14/02). (Public Hearing held on 11/20/02). | |

F. UNFINISHED BUSINESS:

2002-0058 Recommendation to Council the Repeal of Ord-0022-2001 PC-Discussion Items

To recommend to Council the repeal of ORD-0022-2001; To abandon a portion of McCutcheon Road as a public roadway with utility easements to be maintained; to declare as excess land; for 0.106 acres and 0.553 acres located on McCutcheon Road east of Stygler Road and west Olde Ridenour Road.

G. NEW BUSINESS:

DR-0079-2002 265 Lincoln Circle, Studio C/Dorothy's Gift Shop Design Review

To consider a Certificate of Appropriateness for Signage; for property located at 265 Lincoln Circle, Studio C; Dorothy's Gift Shop, by Sign-A-Rama, Scott Wagner, applicant.

DR-0080-2002 154 N. Hamilton Road/Stoly's Bar & Billiards Design Review

To consider a Certificate of Appropriateness for Signage; for property located at 154 N. Hamilton Road; Stoly's Bar & Billiards by Capital Sign, Paul North, applicant.

DR-0081-2002 81 North High Street/Olde Gahanna Sanctuary Design Review

To consider a Certificate of Appropriateness; for property located at 81 N. High Street; Olde Gahanna Sanctuary by Schieber & Associates, Mark A. Schieber, applicant.

H. COMMITTEE REPORTS:

Committee of the Whole

Gahanna Jefferson Joint Committee - Canter - No Report

Creekside Development Team -

I. OFFICIAL REPORTS:

City Attorney - No Report

City Engineer - No Report

Department of Development - No Report

Chair.

J. CORRESPONDENCE AND ACTIONS -

K. POLL MEMBERS FOR COMMENT.

L. ADJOURNMENT - 8:00 P.M.