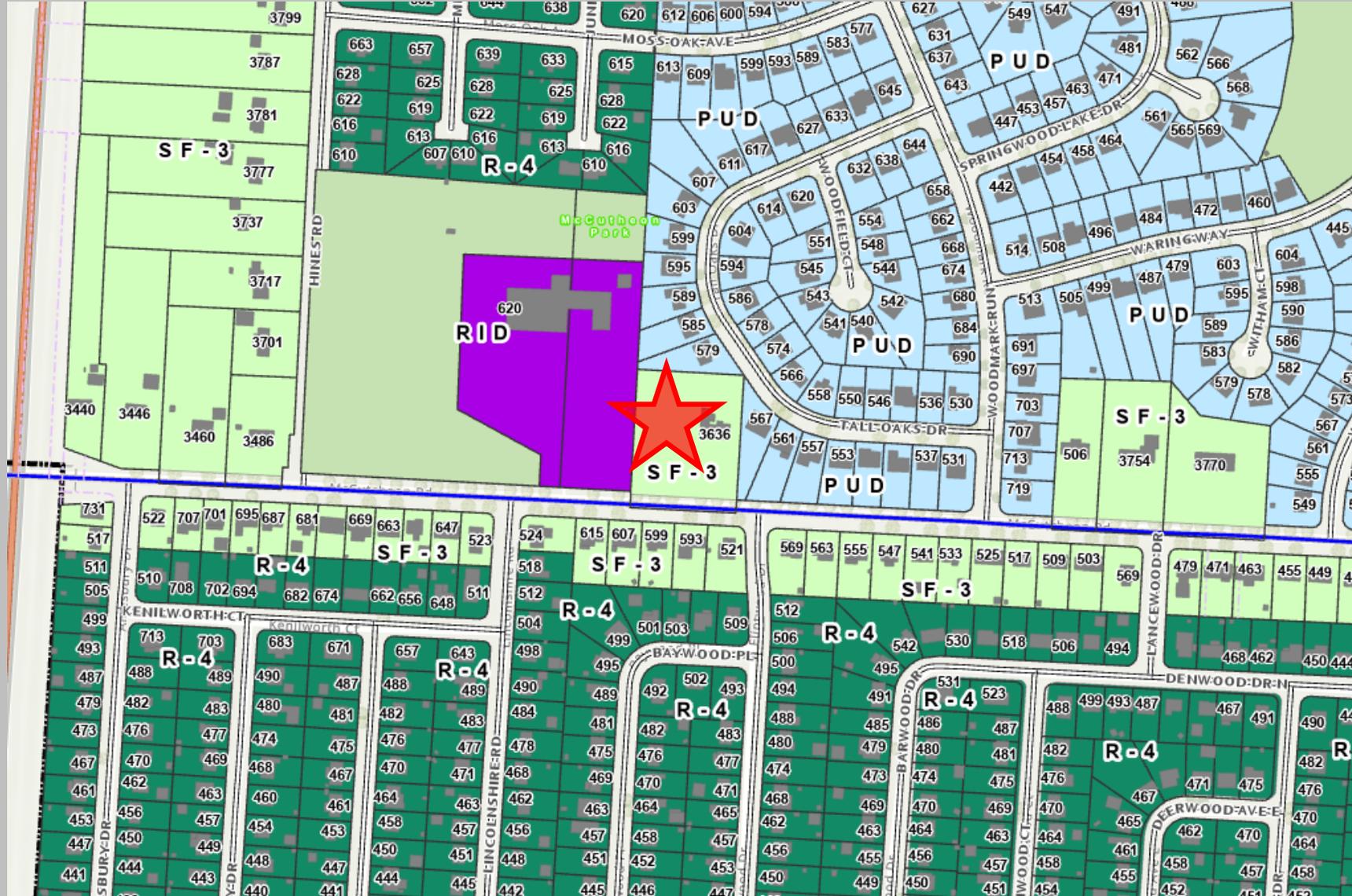


3636 McCutcheon Rd

Lot Split

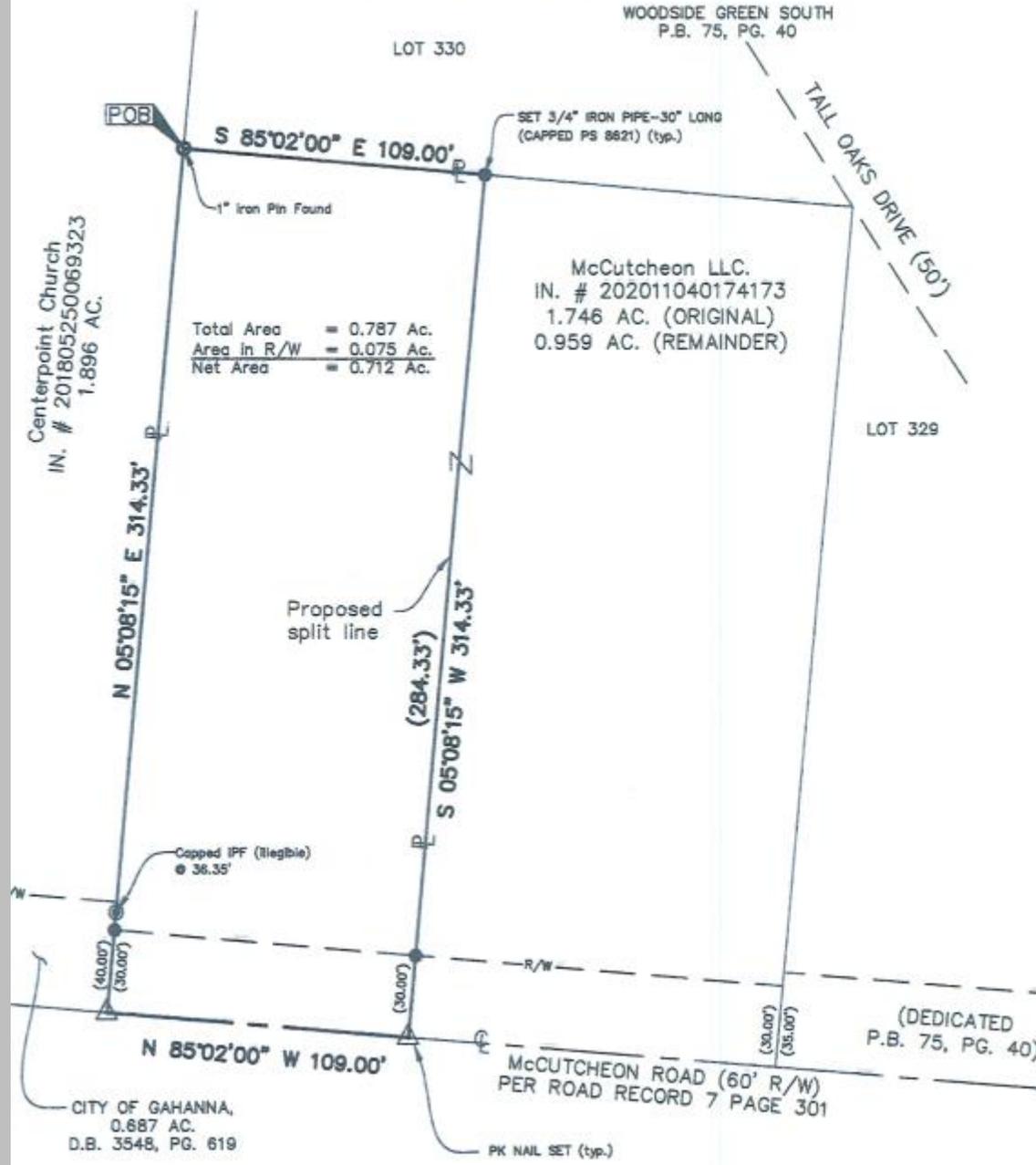
SWP-3-2021

Location/Zoning Map



Summary

- Divide a 1.746 acres parcel into two parcels
 - .787 acres lot
 - .960 acres lot
- Property is zoned SF-3
 - 11,000 sf minimum lot size
 - 80 ft minimum frontage
- Both parcels meet minimum zoning requirements
 - No variances



Summary

- Approval criteria
 - Lots abutting right-of-way
 - No extension/widening/opening of road
 - No more than five lots
 - Not contrary to any subdivision regs
- Staff recommends approval
 - Proposed lots are same size or larger than neighboring residential properties
 - All code requirements are met



Gahanna

DEPARTMENT OF PLANNING