

City of Gahanna

200 South Hamilton Road
Gahanna, Ohio 43230



Meeting Agenda

Planning Commission

Wednesday, December 18, 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: December 4, 2002**
- D. HEARING OF VISITORS - ITEMS NOT ON AGENDA - None**
- E. APPLICATIONS:**

Z-0014-2002	4574 N. Hamilton Rd./Mercado Real Estate Investments	Zoning
	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).	
V-0038-2002	200 Granville St./Karz "R" Us	Variations
	To consider a variance application to vary Section 1150.05(b) - General Downtown Commercial; for property located at 200 Granville St.; to allow a variance to the conditional uses to permit used car sales as a Conditional Use; Karz "R" Us by Lawrence R. Floridi, applicant. (Public Hearing. Advertised in RFE on 12/12/02). (Public Hearing held on 12/18/02).	
CU-0010-2002	200 Granville St./Karz "R" Us	Conditional Uses
	To consider a Conditional Use application to allow a Used Car Sales Lot; for property located at 200 Granville St.; by Karz "R" Us, Lawrence Floridi, applicant.	

FDP-0019-2002 144 W. Johnstown Rd./Gahanna Animal Hospital Final Development Plan

To consider a Final Development Plan for Gahanna Animal Hospital; to be located at 144 W. Johnstown Rd.; Gahanna Animal Hospital, by Dean A. Wenz, Architects, Karla Trott, applicant. (Public Hearing. Advertised in RFE on 12/12/02). (Public Hearing held on 12/18/02).

V-0039-2002 144 W. Johnstown Rd./Gahanna Animal Hospital Variances

To consider a variance application to vary Sections 1167.15 - Building Lines Established for building setback and parking setback; 1171.04(a)(7) - Fence Standards (privacy and/or chain link fences shall be prohibited in the side and front yards); for property located at 144 W. Johnstown Road; to vary front parking setback; to allow a privacy fence in the side yard; Gahanna Animal Hospital by Dean A. Wenz Architects, Karla Trott, applicant. (Public Hearing. Advertised in RFE on 12/12/02). (Public Hearing held on 12/18/02).

DR-0083-2002 144 W. Johnstown Rd./Gahanna Animal Hospital Design Review

To consider a Certificate of Appropriateness; for property located at 144 W. Johnstown Rd.; Gahanna Animal Hospital by Dean A. Wenz Architects, Karla Trott, applicant.

V-0040-2002 983 Windbourne St./Steve & Stephanie Spaulding Variances

To consider a variance application to vary Section 1171.04(a) - Fence Standards; for property located at 983 Windbourne St.; to allow a privacy fence in the side yard; by Steve & Stephanie Spaulding, applicant. (Public Hearing. Advertised in RFE on 12/12/02). (Public Held on 12/18/02).

F. UNFINISHED BUSINESS:

G. NEW BUSINESS:

DR-0084-2002 80 Hamilton Rd./Affordable Tax Solutions Design Review

To consider a Certificate of Appropriateness for Signage; for property located at 80 Hamilton Rd.; Affordable Tax Solutions by Mid Ohio Signs, Stephen Word, applicant.

DR-0085-2002 111 N. Stygler Rd./El Rayo Family Mexican Restaurant Design Review

To consider a Certificate of Appropriateness for Signage; for property located at 111 N. Stygler Rd.; El Rayo Family Mexican Restaurant by Continental Sign Group, Inc., John Holub, applicant.

DR-0086-2002 **153 Mill St./The Batter's Box** **Design Review**

To consider a Certificate of Appropriateness for Signage; for property located at 153 Mill St.; The Batter's Box by Sign-A-Rama, Frank Zura, applicant.

CC-0006-2002 **Code Change/Chapter 1123/Definitions** **Proposed Code Change**

To recommend to Council the approval of changes to Sections 1123.40A, No Build Zone; 1123.53, Structure; 1136.08, Yard Requirements; 1137.08, Yard Requirements; 1139.08, Yard Requirements; 1141.08, Yard Requirements; 1143.08, Yard Requirements; 1147.08, Yard Requirements of Chapter 1123, Definitions, of the Codified Ordinances of the City of Gahanna.

H. COMMITTEE REPORTS:

Committee of the Whole

Gahanna Jefferson Joint Committee - Canter - No Report

Creekside Development Team - Greenblott.- No Report

I. OFFICIAL REPORTS:

City Attorney - No Report

City Engineer

Department of Development.

Chair.

J. CORRESPONDENCE AND ACTIONS

K. POLL MEMBERS FOR COMMENT -

L. ADJOURNMENT - 9:05 P.M.