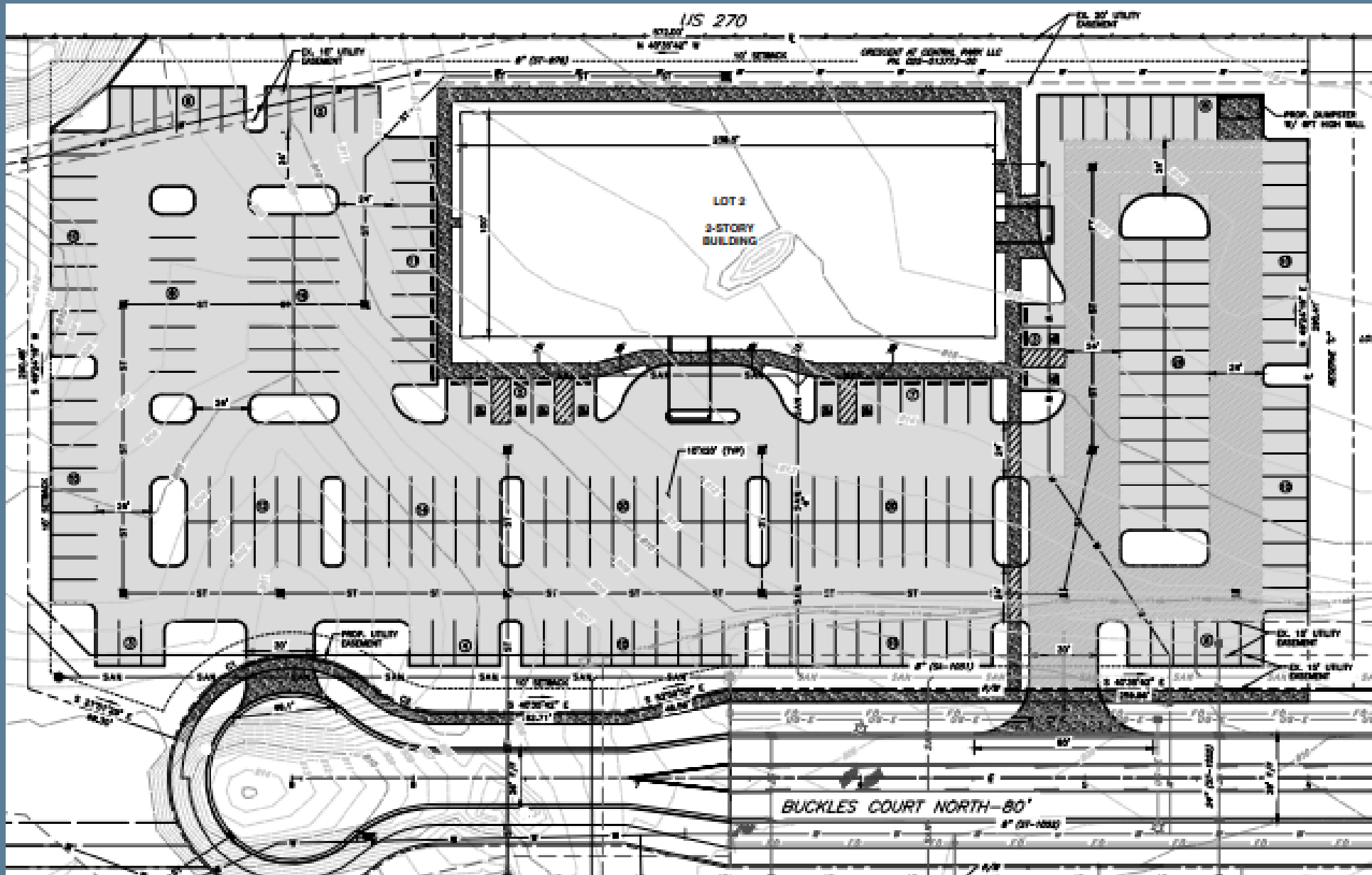


Request Summary

- FDP, DR, variance applications
 - 3.8 acres
 - Two story, 47,000 sf medical building
 - Brick veneer is main exterior material
- Use allowed by right
- Same/similar use to other Crescent at Central Park developments
- Final plat must be approved prior to issuance of permits





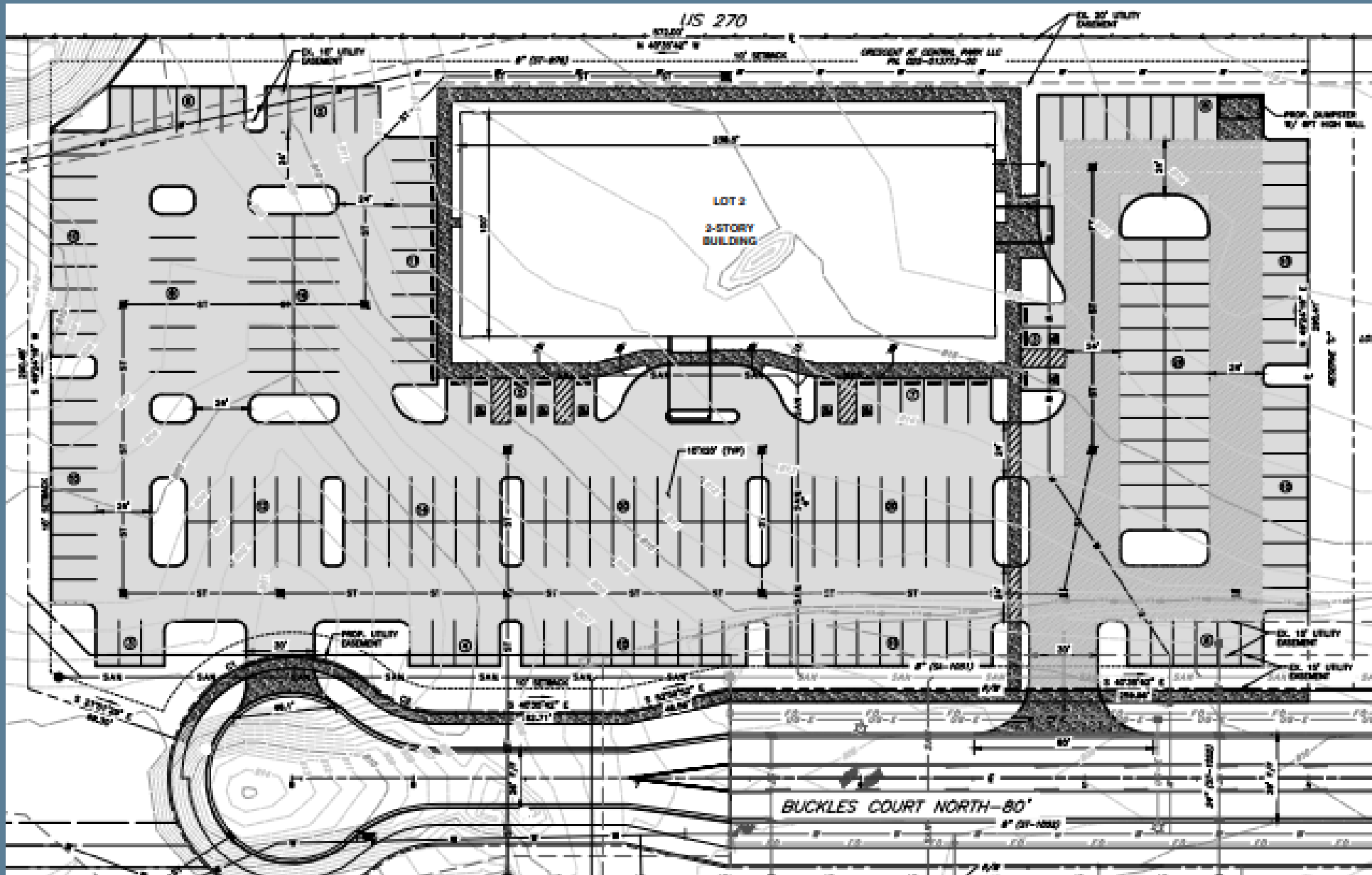
SOUTH WEST VIEW - BUCKLES COURT





Request Summary

- Variances
 - Parking setback
 - 10' wide tree island and landscaping between every two rows of parking
 - 15' wide buffer and landscaping adjacent to freeway
 - Parking lot landscaping



Request Summary

- Staff recommendation
 - Approval
 - Use allowed by right; consistent with uses of surrounding properties
 - Similar variances granted
 - Variances do not appear to create negative impacts
 - Consistent with land use plan



Gahanna