

***REQUIRED INFORMATION:** All correspondence will be addressed to the applicant, unless noted otherwise.

*Site Address 246 Lincoln Circle
 *Parcel ID# 025-007429-80 *Zoning District CC
 *Special Information Regarding the Property and its Proposed Use: _____

*Applicant Name DaNite Sign Co. *Email awineberg@danitesign.com
 *Applicant Address 1640 Harman Ave. *City/State/Zip Columbus OH 43223
 *Applicant Relationship sign contractor/erector *Phone# 614-323-9138
 *Agent Name Andrew Wineberg *Email above ↑ *Phone "

***ADDITIONAL REQUIRED INFORMATION:** If different than applicant.

*Business Name Strawberry Plaza *Contact 614-865-9445
 *Business Owner Name Errol D Souza *Phone# 614-419-0005
 *Business Address 5025 Pine Creek Dr. City/State/Zip Westerville, OH 43081
 *Designer/ Architect/ Engineer DaNite Sign. *Phone _____
 *Address _____ *City/State/Zip _____
 *D/A/E Representative _____ Title _____

***SUBMISSION REQUIREMENTS:** Applications are not complete until all submission requirements are received and accepted by the Planning and Zoning Administrator. Incomplete applications will not be submitted for review. The Planning and Zoning Administrator may visit the site prior to the approval of the application.

1. Plans and drawings: One (1) 24x36 (folded, **not rolled**, to 8 1/2 x 11 inch size prior to submission) & Two (2) 11x17 of all documents in package. (Only two (2) 11x17's are acceptable if legible.)
2. One (1) digital copy of completed application and associated plans. Plans to be in 11x17 format.
3. Applicant is required to complete the checklist on the following pages.
4. Submit color name(s) and PMS number(s) of sign material.
5. Submit a detailed list of materials.
6. Provide a notarized Agreement to Construct as Approved. Free notary services are provided in our office.
7. Fee: \$50.00 for review plus \$.01 per square foot.
8. Please refer to section 1165 of the City of Gahanna Code Ordinance (found at www.municode.com).

NO SIGNAGE MAY BE ERECTED PRIOR TO OBTAINING APPROVAL FROM PLANNING COMMISSION

*Applicant's Signature  *Date 4-3-16

For Internal Use: **APPROVAL**

In accordance with Sections 1197.05 of the Codified Ordinances of Gahanna, this certifies that this project, as stated above, has been approved by the Gahanna Planning Commission on _____. The applicant shall comply with any conditions approved by the Commission, and shall comply with all building and zoning regulations now in force.
 Conditions: _____

Planning & Zoning Administrator _____ Date _____
 Zoning/PC File No. DR 2016
 Sunguard No. 16040012
 Building File No. 16030162
 Hearing Date: _____

RECEIVED
APR 08 2016
 (Received)
 BY: SW

PAID
APR 03 2016
 BY: CK 13316

ACCEPTED
APR 19 2015
 (Accepted by PZA)
 By: _____

I. GENERAL REQUIREMENTS

- A. All exhibits required for the permanent file (noted in the following paragraphs) must be able to be reduced to "legal size" (8 1/2" x 14) by folding, photo reduction, etc. (ALL PLANS ARE TO BE FOLDED BY APPLICANT PRIOR TO SUBMISSION.) However, large mounting boards, material samples, or other exhibits not meeting this criteria maybe used for Planning Commission workshop presentation.
- B. Ten (10) color representations including the items listed in section II and/or III shall be submitted to the Planning & Zoning Administrator for presentation to the Commission.
- C. **10 Copies of the following photographs are required (any type of photograph is acceptable.):** (1) A wide-angle photograph of the entire lot (or as much of the lot as possible) that illustrates important features, e.g. signs already existing on the property ; (2) a photograph of the specific area of the proposed signage (a super-imposed picture of the proposed signage is strongly encouraged); (3) for strip centers—a photograph (or photographs) that illustrate at least three tenant wall signs to the right and three tenant wall signs to the left of the proposed signage, in addition to a picture of the specific location of the proposed signage.
- D. **Pictures of signs similar in design to the proposed signage are optional.*

A. X ✓
 B. X ✓
 C. X ✓

II. FREE-STANDING GROUND SIGNS SUBMITTAL REQUIREMENTS

- A. Site Plan. A site plan is required containing the following information:
 1. Scale and north arrow;
 2. Address of site;
 3. All property and pavement lines;
 4. Proposed ingress and egress to the site, including on-site parking area(s), parking stalls, and adjacent streets. Delineate the traffic flow with directional arrows and indicate the location of discretion signs and other motorist's aids (if any);
 5. Location of existing and proposed landscaping (50 square feet required);
 6. Location and height of all existing (to remain) and proposed signs on the site, complete with route of electrical supply to signs. Show required setbacks for sign from property lines;
 7. Location of all existing (to remain) routing of electrical supply.
- B. Material samples, color names and PMS numbers are required for all components.

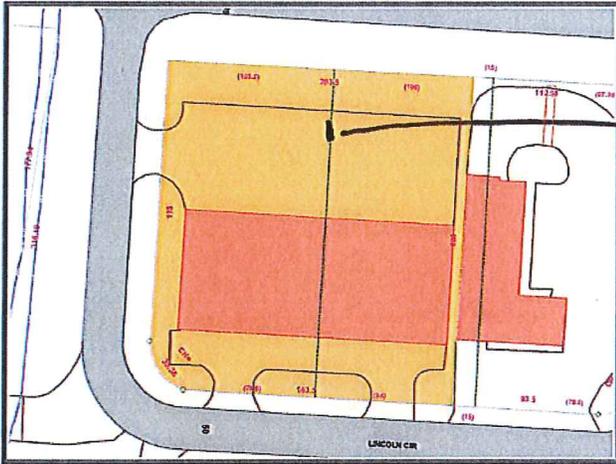
1. X ✓
 2. X ✓
 3. X ✓
 4. X ✓
 5. X _____
 6. X _____
 7. X _____

III. WALL SIGN SUBMITTAL REQUIREMENTS

- A. Sign Drawing. A scaled drawing of each face of the proposed wall sign is required showing the following information:
 1. All size specifications, including the size of letters and graphics;
 2. Description of sign and frame materials and colors;
 3. Wall anchorage details (note: anchorage must be interior to the sign or camouflaged);
- B. Elevation. An elevation drawn to scale of the entire wall of the building to which the sign is to be fixed, correctly locating the sign.
- C. Material samples are required for all components.

1. _____
 2. _____
 3. _____
 B. _____
 C. _____

PID: 025-007429
LND STRAWBERRY PLAZA LTD
PO BOX 284, GALENA OH 43021



existing sign base
to be used.

Image Date: 03/16/2015 10:26:50

Owner Name LND STRAWBERRY PLAZA LTD
Site Address 00246 LINCOLN CR
Mail Address LND STRAWBERRY PLAZA LTD
PO BOX 284
GALENA OH 43021
Tax District CITY OF GAHANNA-GAHANNA JEFFERSON
Description 246 LINCOLN CIRCLE
GAHANNA COMM CENTER
LOT 1 & 85WE LOT 2

Transfer Date 02/03/2014
Sale Amount \$1,096,875
Year Built 1989
Auditor's Map N039FA 001.80
Neighborhood 05202
School Name GAHANNA JEFFERSON CSD
Annual Taxes \$34,055.50

Auditor's Appraised Values

	Taxable	Exempt	Other Exempt
Land	\$358,900	\$43,600	\$0
Building	\$726,100	\$71,400	\$0
Total	\$1,085,000	\$115,000	\$0

Accessed Acreage 0.880
Landuse 426 - COMMUNITY SHOPPING CENTER
CAUV \$0
Homestead NO
Property Class COMMERCIAL

Building Information

Rooms 0 **Baths** 0
Bedrooms 0 **Half Baths** 0

Number of Cards 1
Square Feet 12,432 **Fireplaces** 0
Air Cond. **Stories** 0

Disclaimer

The information on this web site is prepared for the real property inventory within this county. Users of this data are notified that the public primary information source should be consulted for verification of the information contained on this site. The county and vendors assume no legal responsibilities for the information contained on this site. Please notify the Franklin County Auditor's Real Estate Division of any discrepancies.



CITY OF GAHANNA

Agreement to Construct as Approved

Your signature below affirms that, as the contractor/applicant DaNite Sign Co.
(Please print Contractor/Applicant Name)

Andrew Wineberg for Strawberry Plaza,
(Business Name and/or Address)

the above named project will be built as approved and specified by the City of Gahanna Planning & Zoning Administrator (or Designee). As the contractor or applicant, you also agree that any proposed change to the approved plans must be reported to the Planning and Zoning Administrator. Significant changes to the project, as determined by the Planning and Zoning Administrator, must be approved.

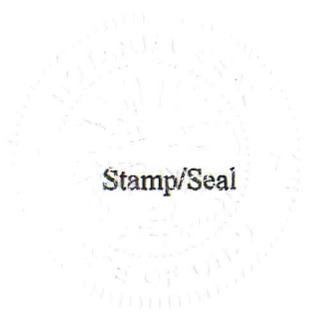
Contractor/Applicant Name [Signature]
(Please sign)

Date 3-1-16

[Signature] BROCK G. TOLAN SA
(Signature of Notary)

3-1-16
(Date)

Commission expires 12/13/2016



Stamp/Seal

Select Language ▾

Powered by Google Translate



- Auditor Home
- Real Estate Home
- Search
- Specialty Maps
- Auditor Services
- Contact Us
- On-Line Tools

Summary

Parcel Info

Parcel ID	Map Routing Number	Owner	Location
025-007429-80	025-N039FA-001-80	LND STRAWBERRY PLAZA LTD. <small>Click owner name for additional records</small>	00246LINCOLN CR

Summary



Property Profile

- Land
- Building
- Improvements
- Interactive Map
- MAP(GIS)
- Sketch
- Photo
- Transfer History
- BOR Status
- CAUV Status
- Area Sales Activity
- Area Rentals
- Tax/Payment Info
- Current Levy Info
- Assessment Payoff
- Tax Distribution
- Levy Distribution
- Tax Estimator
- Property Reports
- Recorder's Office Document Search
- Area Sex Offender Inquiry

Owner Information	
Owner	LND STRAWBERRY PLAZA LTD PO BOX 284 GALENA OH 43021 If the address above is incorrect - Click Here
Tax Bill Mailing Info	LND STRAWBERRY PLAZA LTD PO BOX 284 GALENA OH 43021 To change mailing information ONLY - Click Here

Current Value		
	Market	Taxable
Land	\$358,900	\$125,620
Improvements	\$726,100	\$254,140
Total	\$1,085,000	\$379,760
CAUV	0	0

Legal Description
246 LINCOLN CIRCLE GAHANNA COMM CENTER LOT 1 & 85'WE LOT 2

Building Data			
Year Built	1989	Total Sq Footage	12,432

Most Recent Transfer	
Sale Amount	\$1,096,875
Date of Transfer	02/03/2014
Conveyance Type	GW
Conveyance Number	1542
Number of Parcels	2

2014 Tax Status			
Land Use	[426] COMMUNITY SHOPPING CENTER		
Tax District	[025] CITY OF GAHANNA-GAHANNA JEFFERSON		
School District	[2506] GAHANNA JEFFERSON CSD		
Neighborhood	05202		
City	GAHANNA CITY		
Township	MIFFLIN	Zip	43230
Board of Revision	NO	CDQ	
Homestead Exemption	NO	Owner Occupied Reduction (2.5%)	NO

Tax Year 2014			
Annual Taxes	\$34,055.50	Taxes Paid	\$0.00

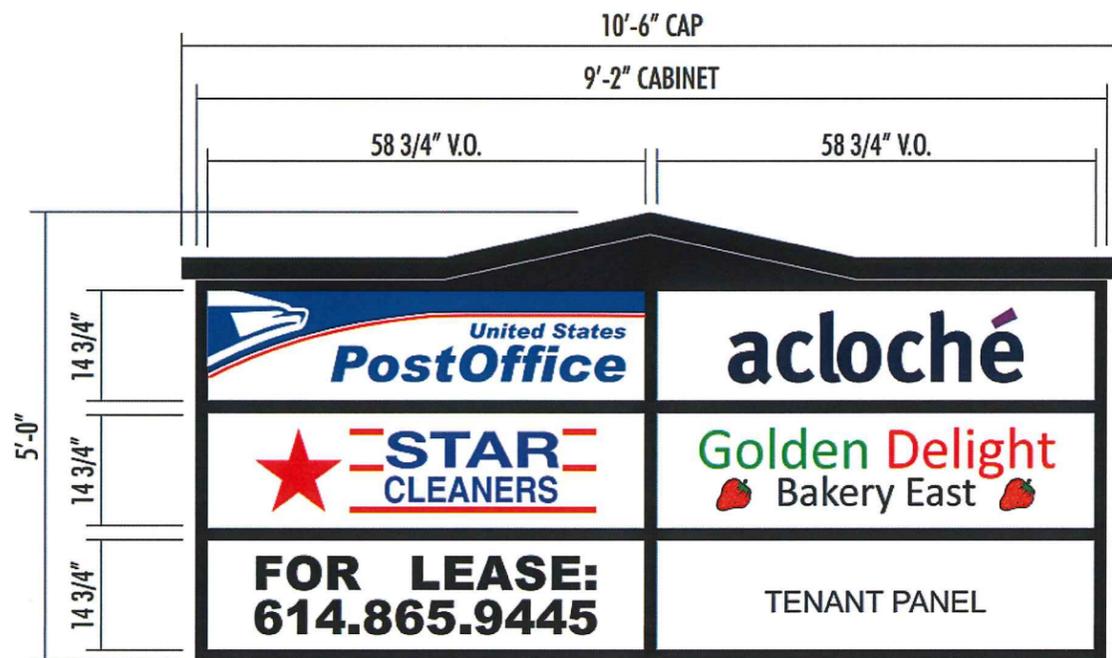
Site Data					
Frontage	0	Depth	0	Acres	0.880
Historic District					

Pay Real Estate Taxes Here

Disclaimer

The information on this web site is prepared for the real property inventory within this county. Users of this data are notified that the public primary information source should be consulted for verification of the information contained on this site. The county and vendors assume no legal responsibilities for the information contained on this site. Please notify the Franklin County Auditor's Real Estate Division of any discrepancies.





NEW D/F INT. ILLUMINATED SIGN CABINET FOR EXISTING MONUMENT SIGN 1/2" = 1'-0"

- CABINET: ALUMINUM CAB. & DIVIDER BARS, BLACK PAINTED FINISH.
- MAIN ID PANEL: WHITE POLY WITH 3630-133 RED, 3630-26 GREEN & BLACK VINYL COPY & GRAPHICS.
- TENANT FACES: WHITE POLY WITH VINYL GRAPHICS (FINAL COLORS & ARTWORK TO BE DETERMINED).
- INTERNALLY ILLUMINATED.
- CAP: ALUMINUM PAINTED BLACK.
- REMOVE EXISTING DECORATIVE "CAP" FROM BRICK BASE PRIOR TO INSTALLATION OF NEW SIGN CABINET.

EXISTING MONUMENT 1/4" = 1'-0"



PROPOSED CONCEPTUAL 1/4" = 1'-0"



DaNite Sign Co.
 Proudly Serving Central Ohio Since 1954
 1640 Harmon Ave Columbus, Ohio, 43223
 (614) 444-3333 (FAX) 444-3026
 www.danitesign.com

APPROVED-CUSTOMER _____ DATE _____

SIGN DESIGN CONSULTANT _____ DATE _____



JOB NAME	STRAWBERRY PLAZA #26621
STREET	246 LINCOLN CIRCLE
CITY, STATE	GAHANNA, OH
LOCATION	MONUMENT
SKETCH #	14-504 R6
DATE	7/17/14 REV. 2/17/16
FILE NAME	STRAWBERRY PLAZA.CDR
DIRECTORY	KEITH > 2014 > S

SCALE AS NOTED SALE AW DESIGNER KS

This project is an original unpublished design concept protected by copyright laws of The United States of America. Prior to sale or paid design fees, all visual materials, specifications, annexes and revisions remain the exclusive property of DaNite Sign Company. The use of any part herein to manufacture, sell or adapt this concept to other mediums by unauthorized parties constitutes an actionable plagiarism.





CITY OF GAHANNA

STAFF COMMENTS

Project Name: Strawberry Plaza
Project Address: 246 Lincoln Circle

The applicant seeks approval to re-image an existing ground sign. The existing brick base will be utilized (minus the red cap) and a new multi-tenant cabinet will be installed on the base. The sign will house six tenant panels. The area of the sign will be 52.5 sq ft, which is well within the 80 sq ft maximum for this zoning district. The overall height is 8' which is code compliant.

Respectfully Submitted By:

BONNIE GARD

Planning & Zoning Administrator
Department of Public Service
Division of Building & Zoning



"HERB CAPITAL OF OHIO"