



City of Dublin

Land Use and Long
Range Planning

5800 Shier Rings Road
Dublin, Ohio 43016-1236

phone 614.410.4600

fax 614.410.4747

www.dublinohiousa.gov

PLANNING AND ZONING COMMISSION

RECORD OF ACTION

JULY 19, 2012

The Planning and Zoning Commission took the following action at this meeting:

MOTION: To accept the documents into the record as presented.

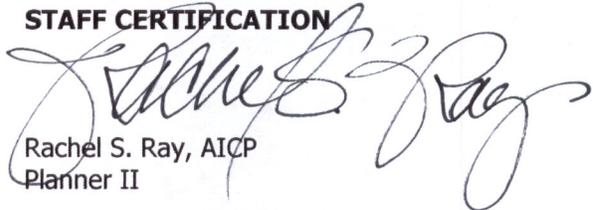
VOTE: 7 – 0.

RESULT: The documents were accepted into the record.

RECORDED VOTES:

Chris Amorose Groomes	Yes
Richard Taylor	Yes
Warren Fishman	Yes
Amy Kramb	Yes
John Hardt	Yes
Joseph Budde	Yes
Victoria Newell	Yes

STAFF CERTIFICATION



Rachel S. Ray, AICP
Planner II



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RECORD OF ACTION

JULY 19, 2012

The Planning and Zoning Commission took the following action at this meeting:

**1. I-270/Tuttle Road PUD – Bradenton Animal Hospital 5020 Bradenton Avenue
12-037CU Conditional Use**

Proposal: A 9,960-square-foot animal hospital use within an existing office building in the I-270/Tuttle Road Planned Unit Development District. The site is located on the north side of Bradenton Avenue, approximately 825 feet west of the intersection with Frantz Road.

Request: Review and approval of a conditional use application under the provisions of Zoning Code Section 153.236.

Applicant: Joe Hoelker, representative.

Planning Contact: Jennifer M. Rauch, AICP, Planner II

Contact Information: (614) 410-4690, jrauch@dublin.oh.us

MOTION:

To approve the proposed Conditional Use request to permit the animal hospital because the proposal complies with the approved Preliminary Development Plan and the Conditional Use review criteria.

VOTE: 7 – 0.

RESULT: This Conditional Use application was approved.

RECORDED VOTES:

Chris Amorose Groomes	Yes
Richard Taylor	Yes
Warren Fishman	Yes
Amy Kramb	Yes
John Hardt	Yes
Joseph Budde	Yes
Victoria Newell	Yes

STAFF CERTIFICATION

Gary Gunderman
Planning Manager



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JULY 19, 2012

The Planning and Zoning Commission took the following action at this meeting:

**2. Perimeter West, Subarea 2 – Dublin Springs 7625 Hospital Drive
12-035AFDP Amended Final Development Plan**

Proposal: A second 36-square-foot monument sign at the Perimeter Drive entrance to the Dublin Springs facility in Subarea 2 of the Perimeter West Planned Commerce District, located on the southwest corner of the intersection of Perimeter Drive and Hospital Drive.

Request: Review and approval of an amended final development plan under the Planned District provisions of Zoning Code Section 153.050.

Applicant: Springstone Properties LLC, represented by API, LLC, Eric Goodman.

Planning Contact: Tammy Noble-Flading, Senior Planner

Contact Information: (614) 410-4649, tnoble-flading@dublin.oh.us

MOTION: To approve this Amended Final Development Plan application because the proposal complies with the approved Preliminary Development Plan and is consistent with existing development in the area, with two conditions:

- 1) The applicant will be required to obtain an easement encroachment permit prior to the approval of a building permit;
- 2) The applicant will work with Planning to determine the appropriate light fixtures and landscape material to effectively screen the proposed light fixture.

* Garry Hoyes, Dublin Springs, agreed to conditions.

VOTE: 7 – 0.

RESULT: This Amended Final Development Plan application was approved.

RECORDED VOTES:

Chris Amorose Groomes	Yes
Richard Taylor	Yes
Warren Fishman	Yes
Amy Kramb	Yes
John Hardt	Yes
Joseph Budde	Yes
Victoria Newell	Yes

STAFF CERTIFICATION



Tammy Noble-Flading
Senior Planner



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RECORD OF ACTION

JULY 19, 2012

The Planning and Zoning Commission took the following action at this meeting:

3. BSC Sawmill Center Neighborhood District – Piada – Master Sign Plan Review
12-042MPR **6495 Sawmill Road**
Minor Project Review

Proposal: A master sign plan to reconfigure two existing building-mounted signs that exceed the maximum area permitted by Zoning Code Section 153.065(H). The existing restaurant site is located at the southwest corner of the intersection of Sawmill Road and Banker Drive in the Bridge Street District.

Request: Review and approval of a master sign plan under the provisions of Zoning Code Section 153.065(H)(2)(c)6 under the Minor Project Review procedures of Zoning Code Section 153.066(G).

Applicant: Thomas Beery, Thomas Beery Architects, Inc.

Planning Contact: Eugenia M. Martin, ASLA, Landscape Architect

Contact Information: (614) 410-4650, emartin@dublin.oh.us

MOTION: To approve this Master Sign Plan application as submitted.

VOTE: 7 – 0.

RESULT: This Master Sign Plan application was approved.

RECORDED VOTES:

Chris Amorose Groomes Yes
Richard Taylor Yes
Warren Fishman Yes
Amy Krumb Yes
John Hardt Yes
Joseph Budde Yes
Victoria Newell Yes

STAFF CERTIFICATION


Eugenia M. Martin, ASLA
Landscape Architect