



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

SEPTEMBER 20, 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


Claudia D. Husak,, AICP
Planner II



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PLANNING AND ZONING COMMISSION

RECORD OF ACTION

SEPTEMBER 20, 2012

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

MOTION: To approve the August 23, 2012 meeting minutes amending page 7, and changing the last sentence in paragraph three, from "theirs" to "the applicants" and changing the last sentence in paragraph six from caliber should be caliber. On page 9, the ninth paragraph, remove "will not be gotten" from the sentence.

VOTE: 7 - 0.

RESULT: The August 23, 2012 meeting minutes were approved as amended.

RECORDED VOTES:

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

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PLANNING AND ZONING COMMISSION

RECORD OF ACTION

SEPTEMBER 20, 2012

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

**1. Tuttle North Extension, Reserve A – IGS Park
12-052FDP**

**6100 Emerald Parkway
Final Development Plan**

Proposal: To develop a 3.5-acre reserve area with bike paths, and picnic areas for the IGS office complex within the Tuttle North Extension PUD. The site is located on the east side of Emerald Parkway at the intersection of Innovation Drive.

Request: Review and approval of final development plan application under the provisions of Zoning Code Section 153.050.

Applicant: Marsha Grigsby, City Manager, City of Dublin.

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

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

MOTION 1: To approve a minor modification to modify the text to permit the concrete pads and bike path to encroach within the building and pavement setbacks, as specified within the Tuttle North Extension PUD.

VOTE: 7 – 0.

RESULT: This minor text modification 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



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PLANNING AND ZONING COMMISSION

RECORD OF ACTION

SEPTEMBER 20, 2012

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

**1. Tuttle North Extension, Reserve A – IGS Park
12-052FDP**

**6100 Emerald Parkway
Final Development Plan**

Proposal: To develop a 3.5-acre reserve area with bike paths, and picnic areas for the IGS office complex within the Tuttle North Extension PUD. The site is located on the east side of Emerald Parkway at the intersection of Innovation Drive.

Request: Review and approval of final development plan application under the provisions of Zoning Code Section 153.050.

Applicant: Marsha Grigsby, City Manager, City of Dublin.

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

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

MOTION: To approve this Final Development Plan application because the proposal complies with the development text, as modified with the final development plan criteria and existing development in the area and approval is recommended with one condition.

- 1) The landscape plans be revised to match the size of the concrete pads for the benches, as shown on the site plan.

VOTE: 7 – 0.

RESULT: This 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

Jennifer M. Rauch, AICP
Planner II



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RECORD OF ACTION

SEPTEMBER 20, 2012

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

**2. The Wendy's Company – Restaurant
12-053Z**

**West Dublin-Granville Road
Standard District Rezoning**

Proposal: To rezone a site located at the southwest corner of West Dublin-Granville Road and Dale Drive from BSC-C, BSC Commercial District, to CC, Community Commercial District.

Request: Review and approval of a standard district rezoning under the provisions of Zoning Code Section 153.234 and a conditional use application under the provisions of Zoning Code Section 153.236.

Applicant: Dennis Hill, Vice President.

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

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

MOTION: To recommend disapproval to City Council of this rezoning.

VOTE: 6 – 1.

RESULT: Disapproval of this standard district rezoning was recommended to City Council.

RECORDED VOTES:

Chris Amorose Groomes	Yes
Richard Taylor	Yes
Warren Fishman	Yes
Amy Kramb	Yes
John Hardt	Yes
Joseph Budde	No
Victoria Newell	Yes

STAFF CERTIFICATION

Jennifer M. Rauch, AICP
Planner II

PLANNING AND ZONING COMMISSION

RECORD OF ACTION

SEPTEMBER 20, 2012

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

**3. Muirfield Village PUD – Muirfield Village Golf Club
12-055AFDP**

**Corporate Suites and Master Plan Update
5750 Memorial Drive**

Proposal: To construct corporate suites and modify the exterior elevations of the existing clubhouse and pavilion for the Muirfield Village Golf Club within the Muirfield Village PUD. The site is located on the north side of Muirfield Drive between Kinross Court and Dunniker Park Drive.

Request: Review and approval of final development plan application under the provisions of Zoning Code Section 153.050.

Applicant: Nicolas LaRocca, Manager.

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

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

MOTION: To approve this Amended Final Development Plan application because the proposal complies with amended final development plan review criteria and the development standards within the area with the condition listed below.

1. The applicant work with Planning to evaluate the appropriateness of EIFS wherever proposed on the buildings, and the applicant also consider the discussion at the meeting to apply building materials with a high level of quality as requested by the Commission.

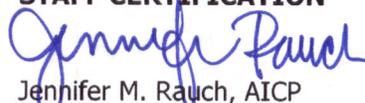
VOTE: 7 – 0.

RESULT: This amended final development plan application was approved with one condition.

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


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SEPTEMBER 20, 2012

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

**4. Fence Code Amendment
12-058ADM**

Administrative Request

Proposal:	To amend the Zoning Code requirements regarding hedges.
Request:	Review and recommendation to City Council regarding amendments to the Zoning Code under the provisions of Zoning Code Sections 153.232 and 153.234.
Applicant:	City of Dublin, Marsha Grigsby, City Manager
Planning Contact:	Eugenia M. Martin, ASLA, Landscape Architect.
Contact Information:	(614) 410-4650 emartin@dublin.oh.us

MOTION: To recommend disapproval to City Council of this administrative request so the Commission could receive additional guidance from City Council.

VOTE: 7 – 0.

RESULT: Disapproval of this administrative request was recommended to City Council.

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

Eugenia M. Martin, ASLA
Landscape Architect