

City of Dublin **Agenda**

PLANNING AND ZONING COMMISSION

Dublin City Hall Building
5200 Emerald Parkway
Thursday, April 21, 2016
6:30 pm

Our Mission...

The City of Dublin strives to preserve and enhance the unique high quality offered to those who live and work in our community by providing the vision, leadership and performance standards, which allow for managed growth and development. We endeavor to deliver our services cost-effectively, with an emphasis on quality and innovation. The City of Dublin seeks recognition in the field of local government as being responsive, cooperative, and culturally and environmentally sensitive, while embracing the highest standards of integrity and accountability to those we serve.



Planning

5800 Shier Rings Road
Dublin, Ohio 43016-1236

Phone 614.410.4600

fax 614.410.4747

www.dublinohiousa.gov

Victoria Newell, Chair
Chris Brown, Vice Chair
Amy Salay, City Council Representative
Cathy De Rosa
Bob Miller
Deborah Mitchell
Stephen Stidhem

- I. PLEDGE OF ALLEGIANCE**
- II. ROLL CALL**
- III. ACCEPTANCE OF DOCUMENTS**
- IV. APPROVAL OF MEETING MINUTES**
- V. CASES**

INFORMAL CASES

- 1. Perimeter West, PCD, Subarea 1 - Poet’s Walk – Senior Housing 6700 Perimeter Drive
16-022INF Informal Review**

Proposal: Construction of a 44,000-square-foot assisted-living and memory care facility in Subarea 1 of the Perimeter West PCD on the north side of Perimeter Drive, west of Avery-Muirfield Drive.
Request: Informal review and non-binding feedback for a proposed senior housing facility on a 3.28-acre site prior to a future formal application.
Applicant: Mark Ambach, Dublin Senior Real Estate, LLC; represented by Aaron Underhill, Underhill Yaross, LLC.
Planning Contact: JM Rayburn, Planner I.
Contact Information: (614) 410-4653, jrayburn@dublin.oh.us

- 2. Avery Road Car Wash 5740 Avery Road
16-023INF Informal Review**

Proposal: An expansion and associated site improvements to an existing car wash on a 3.08-acre site on the east side of Avery Road, approximately 350 feet south of the intersection with Woerner-Temple Road.
Request: Informal review and non-binding feedback prior to a future formal plan application.
Applicant: Jeanne Cabral, Mid-States Development Corporation.
Planning Contact: Logan Stang, Planner I.
Contact Information: (614) 410-4652, lstang@dublin.oh.us

NEW CASES

- 3. MAG, Subarea C – Land Rover/Jaguar Expansion 6335 Perimeter Loop Road
16-017FDP Final Development Plan**

Proposal: An approximately 30,000-square-foot showroom, service area, non-retail car wash and all associated site improvements for the Land Rover and Jaguar brands within the MAG Planned Unit Development on the north side of US33/SR161 and the south side of Venture Drive approximately 600 feet south of the intersection with Perimeter Drive.
Request: Review and approval of a Final Development Plan under the provisions of Zoning Code Section 153.050.
Applicant: Brad Parish, President, Architectural Alliance.
Planning Contact: Logan Stang, Planner I.
Contact Information: (614) 410-4652, lstang@dublin.oh.us

**4. Riviera, Subareas A & B, Section 1 (Lots 1 - 40) and Section 2 (Lots 41 - 85)
15-109FDP/FP**
**8205 Avery Road
Final Development Plan/Final Plat**

Proposal: The subdivision and development of 85 single-family lots and associated open space, rights-of-way and landscaping as part of Subareas A and B in the Riviera Planned Unit Development District. The site is on the east side of Avery Road, north of the intersection with Memorial Drive.

Request: Review and approval of a Final Development Plan under the provisions of Zoning Code Section 153.050 and review and recommendation of approval to City Council of Final Plats under the provisions of the Subdivision Regulations.

Applicant: Riviera Ventures, LLC; Jeffrey Strung, EMHT.
Planning Contact: Claudia D. Husak, AICP, Senior Planner.
Contact Information: (614) 410-4675, chusak@dublin.oh.us

VI. PLANNING ITEMS

VII. COMMUNICATIONS

VIII. ADJOURNMENT