

PLANNING AND ZONING COMMISSION

RECORD OF ACTION

AUGUST 18, 2016

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

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|----------------------|---|---|
| 1. | Deer Run, Subarea B 16-052FDP/FP | Deer Run Drive Final Development Plan/Final Plat |
| Proposal: | The subdivision and development of 5 single-family estate lots located in Subarea B of the Deer Run Planned Unit Development. The site is on the east side of Dublin Road, approximately 300 feet north of Memorial Drive. | |
| Request: | Review and approval of a Final Development Plan under the provisions of Zoning Code §153.050 and review and recommendation of approval to City Council for a Final Plat under the provisions of the Subdivision Regulations (Chapter 152 of the Dublin Code of Ordinances). | |
| Applicant: | Michael Close, Deer Run Land, LLC. | |
| Planning Contact: | Logan Stang, Planner I. | |
| Contact Information: | (614) 410-4652, lstang@dublin.oh.us | |

MOTION #1: Ms. Mitchell motioned, Mr. Stidhem seconded to approve three text modifications:

1. To modify the development text so that the rear yard setback is defined by the tree preservation line, 100-year floodplain, or 30 feet from the property line, whichever is greatest.
2. To modify the development text to state that the location of the private street and connections to all lots will be depicted on the Final Development drawings.
3. To modify the development text to revise the location of the tree preservation zone per this application.

VOTE: 4 – 0

RESULT: The text modifications were approved.

RECORDED VOTES:

| | |
|------------------|--------|
| Victoria Newell | Yes |
| Amy Salay | Absent |
| Chris Brown | Absent |
| Cathy De Rosa | Yes |
| Robert Miller | Absent |
| Deborah Mitchell | Yes |
| Stephen Stidhem | Yes |

**1. Deer Run, Subarea B
16-052FDP/FP**

**Deer Run Drive
Final Development Plan/Final Plat**

MOTION #2: Ms. Mitchell motioned, Ms. De Rosa seconded to approve the Final Development Plan with three conditions:

- 1) That the applicant provide the name of the private drive subject to Engineering and Fire approval prior to submitting for building permitting;
- 2) That the applicant continue to work with Staff to identify the required number of caliper inches to be replaced on the site; and
- 3) That the applicant pay a tree replacement fee for outstanding caliper inches prior to submitting for building permitting.

VOTE: 4 – 0

RESULT: The Final Development Plan was approved.

RECORDED VOTES:

| | |
|------------------|--------|
| Victoria Newell | Yes |
| Amy Salay | Absent |
| Chris Brown | Absent |
| Cathy De Rosa | Yes |
| Robert Miller | Absent |
| Deborah Mitchell | Yes |
| Stephen Stidhem | Yes |

MOTION #3: Ms. De Rosa motioned, Mr. Stidhem seconded to recommend approval to City Council for a Final Plat with the following condition:

- 1) That the applicant ensures that any minor technical adjustments to the plat are made prior to City Council submittal.

VOTE: 4 – 0

RESULT: The Final Plat was recommended for approval.

RECORDED VOTES:

| | |
|------------------|--------|
| Victoria Newell | Yes |
| Amy Salay | Absent |
| Chris Brown | Absent |
| Cathy De Rosa | Yes |
| Robert Miller | Absent |
| Deborah Mitchell | Yes |
| Stephen Stidhem | Yes |

STAFF CERTIFICATION


Logan Stang, Planner I