



AMENDED AGENDA

Administrative Review Team

Thursday, June 8, 2023 | 2:00 pm
Department of Development Building
5200 Emerald Parkway
Basement Conference Room

I. APPROVAL OF MEETING MINUTES – April 13, 2023

II. MINOR MODIFICATIONS

- 1. Darree Fields Restroom Building & Plaza at 6259 Cosgray Road.** Planning Staff administratively approved a building rotation to an approved but yet to be constructed concession and restroom facility degrees to accommodate the Shier Rings Road extension to Houchard Road, as noted in the Thoroughfare Plan. The plaza layout is modified to accommodate the new building orientation. The site is zoned ID-3, Research Assembly District within the West Innovation District. The Administrative Review Team approved the Development Plan Review, February 9, 2023 (Case #22-158WID-DP).
- 2. Gordon Foods at 3901 W. Dublin-Granville Road.** Planning Staff has administratively approved the installation of a new electric-vehicle charging station to an existing site with the condition that all branding be removed from the charging station, prior to installation.
- 3. Veterinary Emergency Group at 3800 Tuller Road.** The site is zoned Bridge Street District – Sawmill Center Neighborhood. The existing building predates the BSD Code and most closely resembles the commercial center building type, which determines street façade transparency. In June 2022, the Planning & Zoning Commission approved a Waiver for ground story, street façade transparency to permit window film on the west elevation. During a zoning inspection after interior renovations, the end caps of a drop ceiling and vertical partition wall were left with exposed metal studs and various areas near the ceiling left exposed fiber glass insulation, ductwork, electrical conduit, and ceiling hangers. Planning Staff administratively approved: capping of the exposed metal studs above the entry doors; prefinished metal to match the API white aluminum on the existing storefront for the end of the vertical partition wall; and a band of partially opaque Fasara white stripped window film installed on the inside of the glass to screen the exposed ceiling work - a like-for-like match to the window film approved by PZC.



III. DETERMINATION CASE

1. Remediation Trailer at 215 W. Bridge Street 23-019MPR

www.dublinohiousa.gov/art/23-019

Installation of a remediation trailer at an existing gas station on a 1.21-acre site zoned Bridge Street District, Historic Transition Neighborhood. The site is located southeast of the intersection with Corbin Mills Drive.

IV. INTRODUCTION/DETERMINATION CASES

2. J. Hilburn at 6608 Longshore Street 23-039MPR

www.dublinohiousa.gov/art/23-039

Exterior modifications to an existing entrance within a 1.6-acre site zoned Bridge Street District, Spirit River Neighborhood. The site is located north of the intersection with Banker Drive.

3. 4056 & 4070 W. Dublin-Granville 23-047MPR

www.dublinohiousa.gov/art/23-047

Demolition of two, single-family homes with driveways and one detached garage on a 1.1-acre site zoned Bridge Street District, Office. The site is located northwest of the intersection with David Road.

V. COMMUNICATIONS

VI. ADJOURNMENT

