



RECORD OF ACTION

Planning & Zoning Commission

Thursday, July 11, 2024 | 6:30 pm

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

EXECUTIVE SESSION: Mr. Way moved, Mr. Alexander seconded, to adjourn into executive session for the discussion of a personnel matter – consideration of the appointment of public officials.

VOTE: 7 – 0.

RESULT: The motion carried 7-0 to approve the appointments of Rebecca Call to a one-year term as Chair and Kim way to a one-year term as Vice-Chair.

RECORDED VOTES:

- Rebecca Call Yes
- Kim Way Yes
- Kathy Harter Yes
- Jamey Chinnock Yes
- Dan Garvin Yes
- Jason Deschler Yes
- Gary Alexander Yes

ELECTION OF OFFICERS: Mr. Alexander moved, Mr. Deschler seconded the appointment of Ms. Call to a one-year term as Chair.

VOTE: 7 – 0

RESULT: Motion carried 7-0.

RECORDED VOTES:

- Rebecca Call Yes
- Kim Way Yes
- Kathy Harter Yes
- Jamey Chinnock Yes
- Dan Garvin Yes
- Jason Deschler Yes
- Gary Alexander Yes

ELECTION OF OFFICERS: Ms. Harter moved, Mr. Deschler seconded the appointment of Mr. Way to a one-year term as Vice-Chair.

VOTE: 7 – 0

RESULT: Motion carried 7-0.

RECORDED VOTES:

- Rebecca Call Yes
- Kim Way Yes
- Kathy Harter Yes
- Jamey Chinnock Yes
- Dan Garvin Yes



Jason Deschler Yes
Gary Alexander Yes

MOTION: Mr. Way moved, Mr. Alexander seconded acceptance of the documents into the record and approval of the June 20, 2024 meeting minutes.

VOTE: 6-0

RESULT: Motion carried 6-0 to accept the documents into the record and approve the PZC regular meeting minutes of June 20, 2024. Mr. Garvin abstained.

RECORDED VOTES:

Rebecca Call Yes
Kim Way Yes
Kathy Harter Yes
Jamey Chinnock Yes
Dan Garvin Abstained
Jason Deschler Yes
Gary Alexander Yes

STAFF CERTIFICATION

DocuSigned by:

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Jennifer M. Rauch, AICP
Director of Community Planning and Development





RECORD OF ACTION

Planning & Zoning Commission

Thursday, July 11, 2024 | 6:30 pm

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

**1. Miller Farm
24-088CP**

Concept Plan

Proposal: Concept Plan for approximately 113-unit detached single-family units and associated site improvements.

Location: East of Cosgray Road, approximately 1,300 feet south of the intersection with Rings Road.

Request: Review and approval of a Concept Plan (CP) under the provisions of Zoning Code Section 153.050.

Applicant: Greg Chillog, EDGE
Steven Schottenstein, Schottenstein Homes

Planning Contact: Sarah Holt, AICP, ASLA, Senior Planner

Contact Information: 614.410.4662, sholt@dublin.oh.us

Case Information: www.dublinohiousa.gov/pzc/24-088

RESULT: Commission members expressed support for the development proposal and incorporation of the Neighborhood Design Guidelines and provided the following feedback:

- 1) That the central green space should be a focal point for the neighborhood and be further developed.
- 2) Additional green space should be incorporated into the interior of the site and an internal greenway created throughout the development.
- 3) Support for the streetscape design shown as a key feature of the neighborhood design.
- 4) Support for the retention of the existing tree row on the south side of the property.
- 5) Encouraged the applicant to continue to develop the architectural concepts and recommend a greater variety of architecture, materials, building types and heights.
- 6) Recommended exploring the opportunity to create additional side-loaded garages within the development.
- 7) Encouraged further investigation of opportunities to mitigate the proximity of the development to the railroad.
- 8) Identified Cosgray Road and Tuttle Crossing Boulevard as two main edges; consider fronting lots to the open spaces and roadways to capitalize on these edges.
- 9) Expressed appreciation of the neighborhood engagement at this stage.

STAFF CERTIFICATION

Signed by:

 Sarah Holt, AICP, ASLA, Senior Planner

