



AGENDA

Planning & Zoning Commission

Thursday, May 1, 2025 | 6:30 PM

City Hall - Council Chamber 5555 Perimeter Drive, Dublin, OH 43017 and Live-Streaming on the City of Dublin website

CALL TO ORDER

ROLL CALL

PLEDGE OF ALLEGIANCE

ACCEPTANCE OF DOCUMENTS AND APPROVAL OF MEETING MINUTES

NEW CASES

- Case #23-125Z-PDP
The Beacon – Preliminary Development Plan

Request for review and recommendation of approval of rezoning a +/-21.523-acre site from R-1, Restricted Suburban Residential District; PCD, Planned Commerce Districts (7315 Sawmill Road and part of Milco Office Park); and PUD, Planned Unit Development District, Northeast Quad to a new PUD, Planned Unit Development District, and a Preliminary Development Plan for the construction of a continuum of care retirement community and associated site improvements and amenities. The site is located northeast of the roundabout at Bright Road and Emerald Parkway.

[The Beacon_1 Planning Report.pdf](#)
[The Beacon_2 Rezoning Statement.pdf](#)
[The Beacon_3 Development Text.pdf](#)
[The Beacon_4 Combined Drawings.pdf](#)
[The Beacon_5 Tree Preservation Plan.pdf](#)
[The Beacon_6 History.pdf](#)

- Case #24-142AFDP
Bridge Park, Block H – Amended Final Development Plan

Request for review and approval of Amended Final Development Plan to develop ten 3-story townhome buildings. The +/- 2.25-acre site is zoned BSD-SRN, Bridge Street District, Scioto River Neighborhood and is located southeast of the intersection of John Shields Parkway and Mooney Street.

[Bridge Park, Block H_1 Planning Report.pdf](#)
[Bridge Park, Block H_2 Appendix A.pdf](#)
[Bridge Park, Block H_3 Project Narrative.pdf](#)
[Bridge Park, Block H_4 Combined Drawings.pdf](#)
[Bridge Park, Block H_5 Color Package.pdf](#)
[Bridge Park, Block H_6 Waiver Request.pdf](#)
[Bridge Park, Block H_7 History.pdf](#)
[Bridge Park, Block H_8 Previously Approved FDP.pdf](#)

- Case #24-157PDP
Bridge Park, Block J – Preliminary Development Plan

Request for review and approval of a Preliminary Development Plan to allow a new mixed-use development. The 5.37-acre site is zoned BSD-SRN, Bridge Street District, Scioto River Neighborhood and is located southeast of the intersection of Bridge Park Avenue and Dale Drive

[Bridge Park, Block J_1 Planning Report.pdf](#)
[Bridge Park, Block J_2 Project Narrative.pdf](#)
[Bridge Park, Block J_3 Combined Drawings.pdf](#)
[Bridge Park, Block J_4 History.pdf](#)
[Bridge Park, Block J_5 NewBrick Consultant Review.pdf](#)

- Case # 25-037CU
Bridge Park, Block J – Conditional Use

Request for review and approval of a Conditional Use to allow a parking structure along the street in a mixed-use development. The 5.37-acre site is zoned BSD-SRN, Bridge Street District, Scioto River Neighborhood and is located southeast of the intersection of Bridge Park Avenue and Dale Drive.

[Bridge Park, Block J - Garage_1 Planning Report.pdf](#)
[Bridge Park, Block J - Garage_2 Project Narrative.pdf](#)
[Bridge Park, Block J - Garage_3 History.pdf](#)

COMMUNICATIONS

ADJOURNMENT