



## RECORD OF DISCUSSION

# Planning & Zoning Commission

Thursday, July 11, 2019 | 6:30 pm

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

- 1. PUD – Tartan Ridge Subareas D1, E, & F** **PIDs: 3900140580000, 4000140580020, 4000140581010, 3900140580020**  
**19-049CP** **Concept Plan**

**Proposal:** Potential rezoning of 24 acres within the Tartan Ridge development to accommodate the construction of 56 single-family homes targeted toward empty-nesters and associated site improvements.

**Location:** On the east side of Hyland-Croy Road, north of the intersection with McKittrick Road

**Request:** Review and approval of a Concept Plan under the provisions of Zoning Code Section 153.066.

**Applicant:** Gary Smith, G2 Planning & Design

**Planning Contact:** Claudia D. Husak, AICP, Senior Planner/Current Planning Manager

**Contact Information:** (614) 410-4675, chusak@dublin.oh.us

**Case Information:** www.dublinohiousa.gov/pzc/19-049

**RESULT:** The Commission reviewed and commented on a Concept Plan application for the potential rezoning of 24 acres in the Tartan Ridge development to convert the currently permitted uses of commercial, townhomes, and single-family lots to small, single-family lots for an empty nester market. Most Commissioners supported the change in use, while others were concerned about losing the option of neighborhood serving commercial services. The Commission commented on the dense layout proposed for the site and the lack of integrated open space. The Commission requested the applicant uphold the architectural character and integrity of the established Tartan Ridge neighborhood.

### MEMBERS PRESENT:

Victoria Newell	Yes
Jane Fox	Yes
Warren Fishman	Yes
Kristina Kennedy	Absent
William Wilson	Yes
Mark Supelak	Yes
Rebecca Call	Absent

### STAFF CERTIFICATION

Claudia D. Husak, AICP  
Senior Planner/ Manager of Current Planning

