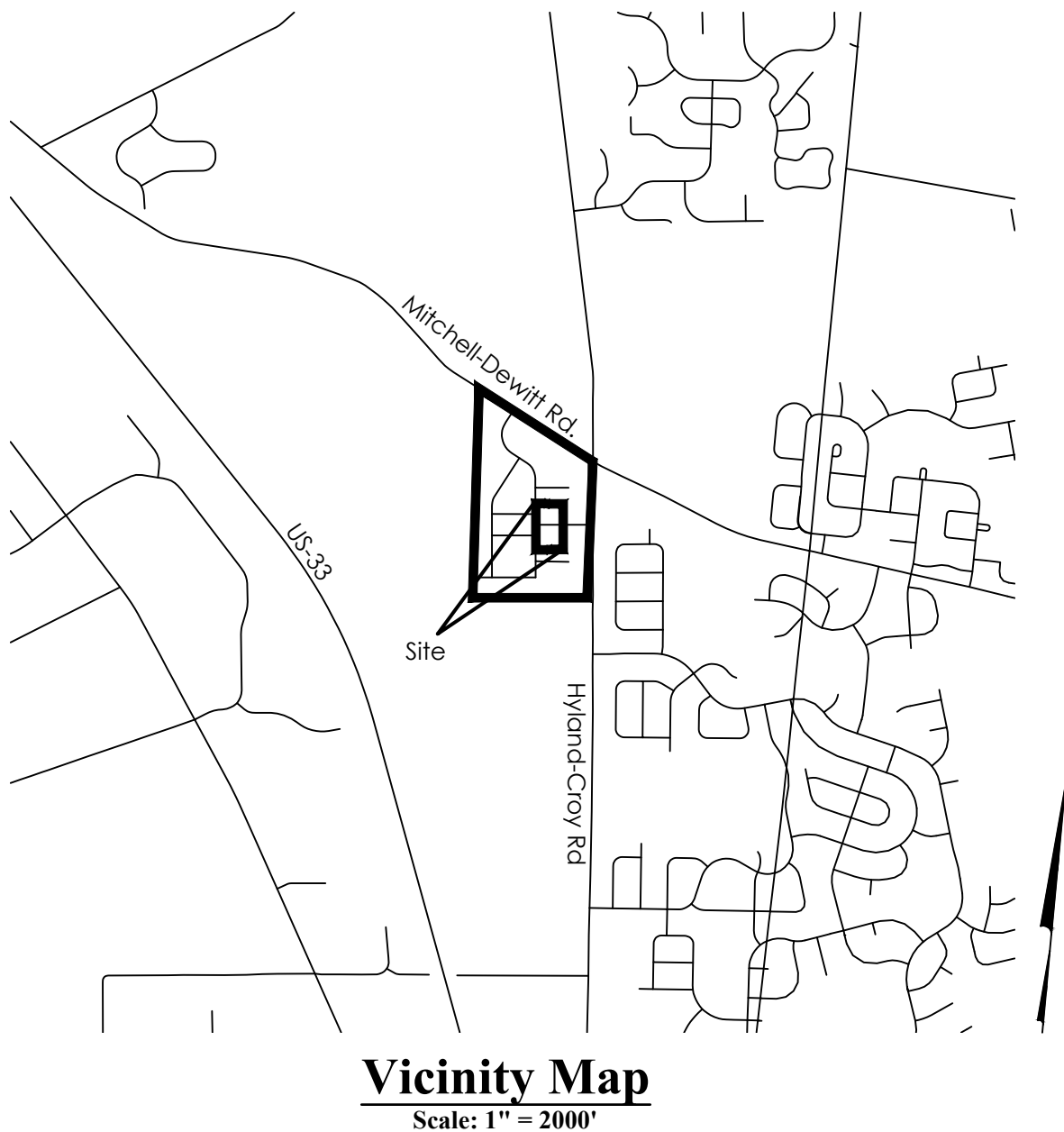


OAK PARK
PRELIMINARY PLAT
(REPLAT OF RESERVES A AND D)
DUBLIN, OHIO



INDEX OF DRAWINGS

1. VICINITY MAP
2. PRELIMINARY PLAT
3. TREE PRESERVATION PLAN

PREPARED FOR:
OAK PARK DUBLIN, LLC
90 Woodbridge Center Drive
Woodbridge, NJ 07095
P: 732.750.1111
F: 732.596.8461

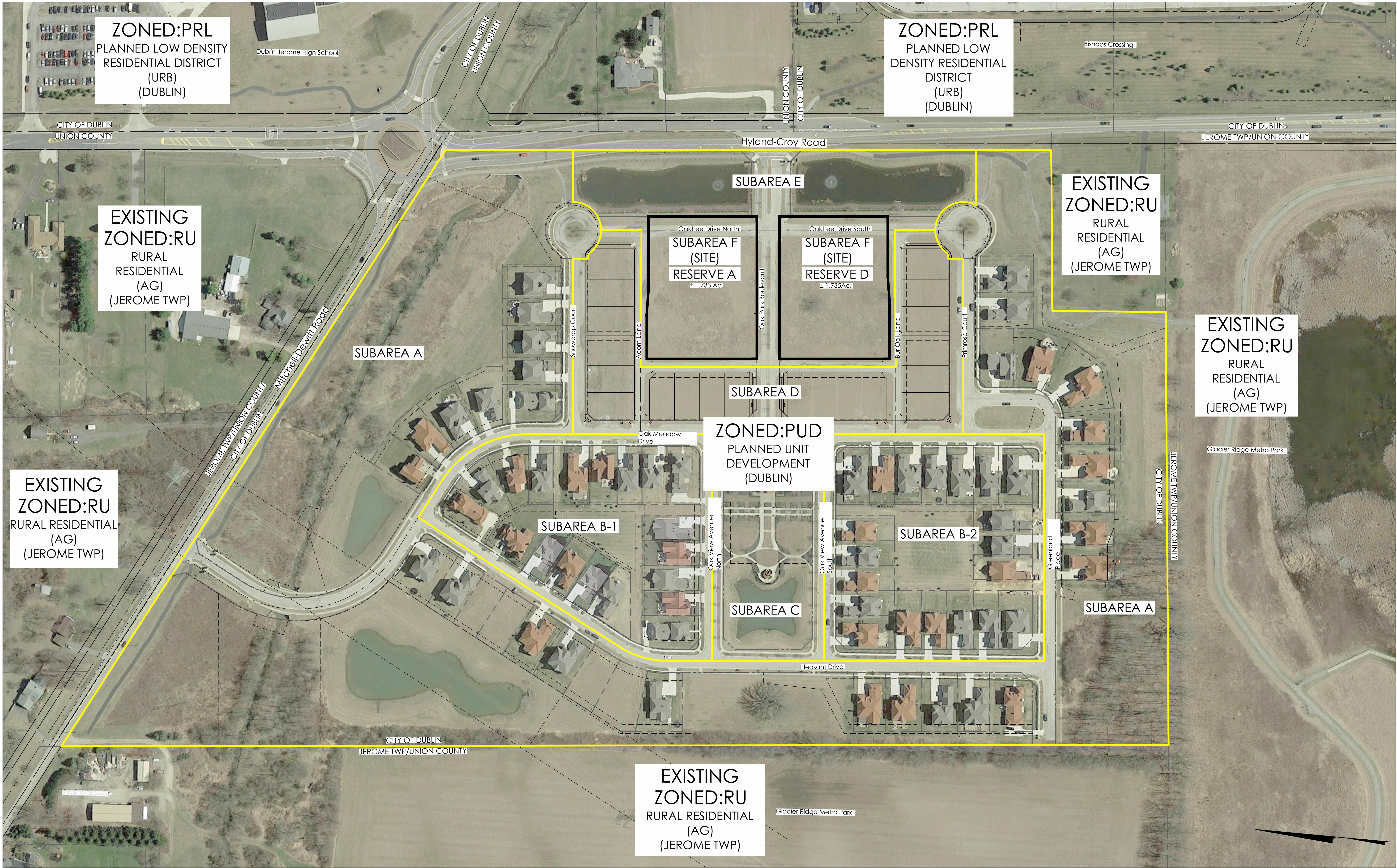
CIVIL ENGINEER &
LANDSCAPE ARCHITECT



CITY COUNCIL SUBMITTAL:
April 22, 2020

LEGAL COUNSEL

Christopher T. Cline c/o Haynes, Kessler, Myers & Postalakis
300 West Wilson Bridge Rd. #100 Worthington, OH 43085
Phone: 614-764-0681
Email: ctc@BHMLaw.com



ZONED:PRL
PLANNED LOW DENSITY
RESIDENTIAL DISTRICT
(URB)
(DUBLIN)

ZONED:PRL
PLANNED LOW
DENSITY RESIDENTIAL
DISTRICT
(URB)
(DUBLIN)

**EXISTING
ZONED:RU**
RURAL
RESIDENTIAL
(AG)
(JEROME TWP)

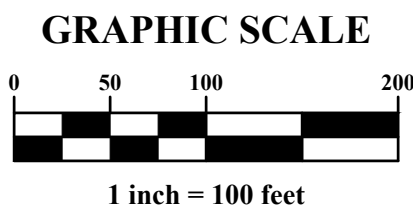
**EXISTING
ZONED:RU**
RURAL
RESIDENTIAL
(AG)
(JEROME TWP)

**EXISTING
ZONED:RU**
RURAL
RESIDENTIAL
(AG)
(JEROME TWP)

**EXISTING
ZONED:RU**
RURAL RESIDENTIAL
(AG)
(JEROME TWP)

ZONED:PUD
PLANNED UNIT
DEVELOPMENT
(DUBLIN)

**EXISTING
ZONED:RU**
RURAL RESIDENTIAL
(AG)
(JEROME TWP)



REVISIONS

MARK DATE DESCRIPTION

OAK PARK DUBLIN, LLC

DUBLIN, OHIO
PRELIMINARY PLAT
FOR
OAK PARK RESERVE A AND D
VICINITY MAP

EMHT
Evans, Meacham, Hamilton & Thon, Inc.
5300 New Albany Road, Columbus, OH 43254
Phone: 614.775.4500 Fax: 614.775.3648
emht.com

DATE

April 22, 2020

SCALE

As Noted

JOB NO.

20191703

SHEET

1/3

RESERVE OWNERSHIP AND MAINTENANCE			
RESERVE	USE	OWNER	ACRES +/-
R	PROPOSED PUBLIC STREET*	CITY OF DUBLIN	0.31
S	PROPOSED PUBLIC STREET *	CITY OF DUBLIN	0.31

*TO BE DEDICATED BY PLAT TO CITY OF DUBLIN

LOT SETBACKS				
LOT	FRONT*	SIDE (Interior)	SIDE (Priv. St.)	REAR
129	20'	6'	10'	15'
130-132	20'	6'	n/a	15'
133, 136	20'	6'	n/a	20'
134, 135	20'	6'	10'	20'
137-139	20'	6'	n/a	15'
140	20'	6'	10'	15'

* Oaktree Drive North and South and Oak Park Boulevard

SITUATED

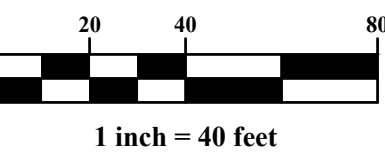
Oak Park is situated in the State of Ohio, County of Union, Township of Washington (Franklin County), City of Dublin, and in Virginia Military Survey Number 6595, containing 3.46 acres of land, more or less, said 3.46 acres being a resubdivision of Reserve "A" and Reserve "D" of the subdivision entitled "Oak Park", of record in Plat Book 5, Page 260 A - D, said Lots and Reserves being conveyed to OAK PARK DUBLIN, LLC by deed of record in Official Record 769, Page 638, Recorder's Office, Union County, Ohio.

SITE STATISTICS

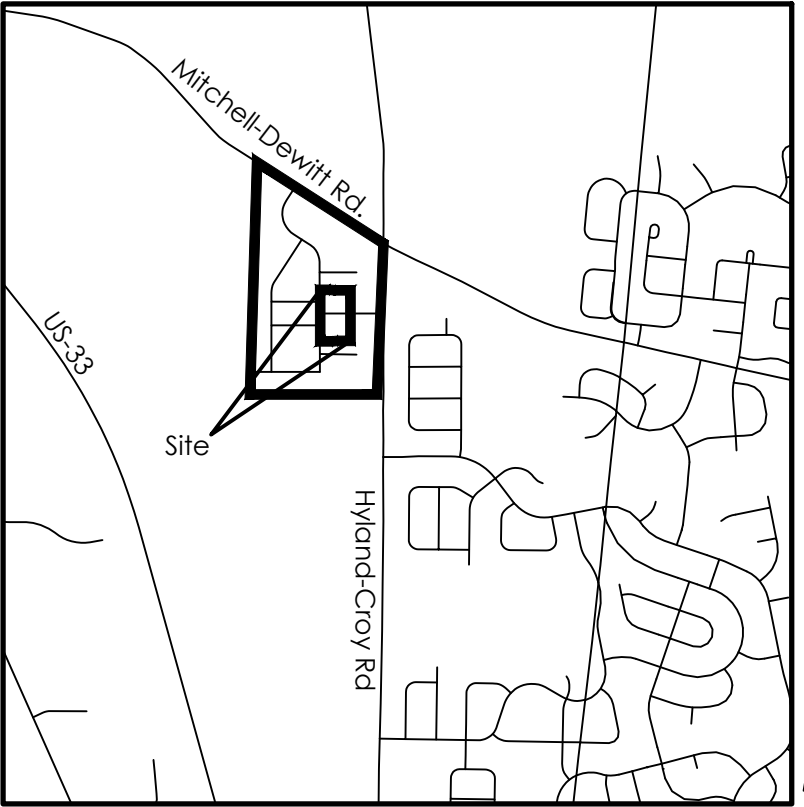
Site Area ±3.46 Ac
Lots 129-134 1.42 Ac, 61,857 S.F.
Lots 135-140 1.42 Ac, 61,968 S.F.
Reserve "R" 0.31 Ac, 13,614 S.F.
Reserve "S" 0.31 Ac, 13,614 S.F.

Proposed Single Family Dwelling Units: 12
Building Square Footage: Varies (See Architectural Footprints)
Number of Parking Spaces: 2 per Unit, min. (In Garage)
Impervious Area per Lot:
Lots 129-132, 137-140 60% Maximum
Lots 133-136 45% Maximum

GRAPHIC SCALE

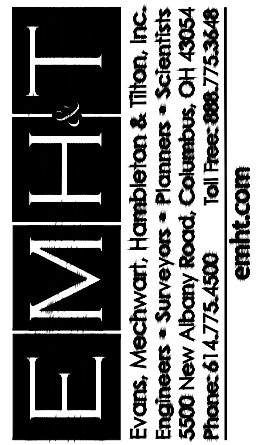


Vicinity Map
Scale: 1" = 2000'



OAK PARK DUBLIN, LLC

DUBLIN, OHIO
PRELIMINARY PLAT
FOR
OAK PARK RESERVE A AND D
PRELIMINARY PLAT



DATE
April 22, 2020

SCALE
As Noted

JOB NO.
20191703

SHEET
2/3

