



RECORD OF ACTION

Planning & Zoning Commission

Thursday, April 21, 2022 | 6:30 pm

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

MOTION: Mr. Way moved, Mr. Schneier seconded, to accept the documents into the record and approve the minutes from the April 7, 2022, meeting.

VOTE: 6 – 0.

RESULT: The documents were accepted into the record and the April 7, 2022, meeting minutes were approved.

RECORDED VOTES:

Lance Schneier	Yes
Rebecca Call	Yes
Mark Supelak	Yes
Kim Way	Yes
Warren Fishman	Yes
Jamey Chinnock	Absent
Kathy Harter	Yes

STAFF CERTIFICATION

DocuSigned by:

Jennifer Rauch

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Jennifer M. Rauch, AICP
Planning Director





RECORD OF ACTION

Planning & Zoning Commission

Thursday, April 21, 2022 | 6:30 pm

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

**1. Twins Auto of Dublin at 5035/5067 Post Road
22-029AFDP/CU, Amended Final Development Plan and Conditional Use**

Proposal: Conditional Use review to permit expansion of vehicle sales, rental, and repair use. The Amended Final Development includes the demolition of an existing building and construction of a parking lot with a Waiver review and Parking Plan. The 2.65-acre site is zoned Bridge Street District, Commercial.

Location: Northwest of the intersection of Post Road with US 33/SR 161

Request: Review and approval of a Conditional Use and Amended Final Development Plan under the provisions of Zoning Code §§153.066 and 153.236.

Applicant: Jack Reynolds, Smith and Hale; and Nick Elmasian, Elmasian Engineering

Planning Contacts: Zachary Hounshell, Planner I

Contact Information: 614.410.4652, zhounshell@dublin.oh.us

Case Information: www.dublinohiousa.gov/pzc/22-029

MOTION 1: Mr. Way moved, Mr. Supelak seconded, to approve the Conditional Use with two conditions:

- 1) That the applicant not conduct surface parking as a primary use on parcel 273-002459 (5067 Post Road); and
- 2) That the applicant combine parcel 273-002460 and parcel 273-002459, prior to issuance of a permit to perform site improvements.

VOTE: 6 – 0.

RESULT: The Conditional Use was approved.

RECORDED VOTES:

Lance Schneier	Yes
Rebecca Call	Yes
Mark Supelak	Yes
Kim Way	Yes
Warren Fishman	Yes
Jamey Chinnock	Absent
Kathy Harter	Yes

MOTION 2: Mr. Supelak moved, Mr. Way seconded, to approve a Parking Plan with two deviations:

1. A 153-space parking lot with 15 visitor/employee spaces and 138 storage spaces.



**1. Twins Auto of Dublin at 5035/5067 Post Road
22-029AFDP/CU, Amended Final Development Plan and Conditional Use**

2. Parking forward of the structure along a principle frontage street.

VOTE: 6 – 0.

RESULT: The Parking Plan was approved.

RECORDED VOTES:

Lance Schneier	Yes
Rebecca Call	Yes
Mark Supelak	Yes
Kim Way	Yes
Warren Fishman	Yes
Jamey Chinnock	Absent
Kathy Harter	Yes

MOTION 3: Mr. Schneier moved, Mr. Way seconded, to approve the Amended Final Development Plan with six conditions:

- 1) That the applicant is required to decrease the size of the new ground sign to not exceed 30 square feet meeting the maximum permitted combined area allowance of 66 square feet, subject to Staff approval, prior to submitting a Sign Permit;
- 2) That the applicant work with Staff to relocate the new ground sign to meet the minimum required 8-foot setback, subject to Staff approval, prior to submitting a Sign Permit;
- 3) That the applicant eliminate all directional sign elements from the new ground sign as the sign exceeds the maximum size for a permanent directional sign, subject to Staff approval, prior to submitting a Sign Permit;
- 4) That the landscape plan be updated to substitute deciduous shrubs within the stone circle in lieu of grass, subject to Staff approval;
- 5) That the applicant work with Staff to select decorative bicycle racks and site the racks, subject to Staff approval; and
- 6) That the applicant provide a traditional vertical stone cap to the stone street wall, subject to Staff approval.


VOTE: 6 – 0.

RESULT: The Amended Final Development Plan was approved.

RECORDED VOTES:

Lance Schneier	Yes
Rebecca Call	Yes
Mark Supelak	Yes
Kim Way	Yes
Warren Fishman	Yes
Jamey Chinnock	Absent
Kathy Harter	Yes

STAFF CERTIFICATION

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 Zachary Hounshell, Planner I





RECORD OF ACTION

Planning & Zoning Commission

Thursday, April 21, 2022 | 6:30 pm

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

**2. OSU Medical Campus at 6700 University Boulevard
22-032AFDP Amended Final Development Plan**

Proposal:	Sign modifications to a previously approved sign plan to permit additional Vehicular Directional Signs for the OSU Medical Campus. The site is 33.73-acres in size and is zoned Planned Unit Development.
Location:	Northwest of the intersection of University Boulevard with Shier Rings Road
Request:	Review and approval of an Amended Final Development Plan under the provisions of Zoning Code §153.050.
Applicant:	Garth Dahdah, The Ohio State University
Planning Contacts:	Jacob K. Miller, Planning Assistant and Nichole M. Martin, AICP, Senior Planner
Contact Information:	614.410.4675, jkmiller@dublin.oh.us and 614.410.4635, nmartin@dublin.oh.us
Case Information:	www.dublinohiousa.gov/pzc/22-032

MOTION: Mr. Schneier moved, Mr. Supelak seconded, to approve the Amended Final Development Plan with one (1) condition:

- 1) That the applicant obtain sign permit approvals through Building Standards, prior to installation.


VOTE: 6 – 0.

RESULT: The Amended Final Development Plan was approved.

RECORDED VOTES:

Lance Schneier	Yes
Rebecca Call	Yes
Mark Supelak	Yes
Kim Way	Yes
Warren Fishman	Yes
Jamey Chinnock	Absent
Kathy Harter	Yes

STAFF CERTIFICATION

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 Jennifer M. Rauch, AICP
 Planning Director





RECORD OF ACTION

Planning & Zoning Commission

Thursday, April 21, 2022 | 6:30 pm

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

3. Solar Panels 21-151ADMC

Administrative Request – Code Amendment

Proposal: A Code Amendment to provide regulations for solar panels in residential and commercial zoning districts within the City of Dublin.

Request: Review and recommendation of approval to City Council for an Administrative Request for a Code Amendment under the provisions of Zoning Code §153.234.

Applicant: Dana L. McDaniel, City Manager, City of Dublin

Planning Contacts: Tammy Noble, Senior Planner

Contact Information: 614.410.4649, tnoble@dublin.oh.us

Case Information: www.dublinohiousa.gov/pzc/21-151

MOTION: Mr. Schneier moved, Mr. Supelak seconded, tabling the proposed Code Amendment, pending further study.

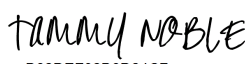
VOTE: 6 – 0.

RESULT: The Administrative Request – Code Amendment was tabled.

RECORDED VOTES:

Lance Schneier	Yes
Rebecca Call	Yes
Mark Supelak	Yes
Kim Way	Yes
Warren Fishman	Yes
Jamey Chinnock	Absent
Kathy Harter	Yes

STAFF CERTIFICATION

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 Tammy Noble, Senior Planner

