

# Canal Winchester

*Town Hall  
10 North High Street  
Canal Winchester, OH 43110*



## Meeting Agenda

Monday, February 12, 2018

7:00 PM

### Planning and Zoning Commission

*Bill Christensen - Chairman  
Michael Vasko - Vice Chairman  
Joe Donahue - Secretary  
Brad Richey  
June Konold  
Joe Wildenthaler  
Mark Caulk*

Call To Order

Time In: \_\_\_\_\_

Declaring A Quorum (Roll Call)

Bill Christensen                      Brad Richey                      June Konold                      Mike Vasko  
Joe Wildenthaler                      Joe Donahue                      Mark Caulk

Excused: \_\_\_\_\_ Motion By: \_\_\_\_\_

Second By: \_\_\_\_\_ Vote: \_\_\_\_\_

Approval of Minutes

January 8, 2018 Planning and Zoning Commission Meeting Minutes

Motion By: \_\_\_\_\_ 2<sup>nd</sup> By: \_\_\_\_\_ Vote: \_\_\_\_\_

Public Comment

*Discussion of issues unrelated to agenda items.  
Time limit of four minutes per speaker*

Public Oath

*Administration of an oath by the Commission Chair to anyone who will speak at the meeting.*

Public Hearings

**FDP-17-004**

Property Owner: Eastside Properties / Westlinks Inc.  
Applicant: Grand Communities, Ltd.  
Location: 13.8 Acres located along the northwest corner of Lithopolis Road and Gender Road. (PID 184-001055 through 184-001008 and part of 184-002102)  
Request: Approval for a Final Development Plan for Section 15 of The Villages at Westchester to construct 46 new residential lots.

Motion By: \_\_\_\_\_ 2<sup>nd</sup> By: \_\_\_\_\_

Vote: \_\_\_\_\_

Conditions: \_\_\_\_\_

**SDP-17-011**

Property Owner: Jay Jala Hospitality LLC  
Applicant: Steven Fox  
Location: PID 184-003304 (2.045 acres east of Aldi)  
Request: Site Development Plan approval for a +/- sq. ft. Hampton Inn Hotel with associated site uses.

Motion By: \_\_\_\_\_ 2<sup>nd</sup> By: \_\_\_\_\_

Vote: \_\_\_\_\_

Conditions: \_\_\_\_\_

**SDP-18-001**

Property Owner: Mountain Agency LLC  
 Applicant: McGill Smith Punshon, Inc.  
 Location: 5885 Gender Road (Jeff Wyler Chevrolet)  
 Request: Site Development Plan approval for a +/- 25,000 sq. ft. Chrysler Dodge Jeep Ram Dealership and service facility.

*Motion By:* \_\_\_\_\_ *2<sup>nd</sup> By:* \_\_\_\_\_

*Vote:* \_\_\_\_\_

*Conditions:* \_\_\_\_\_

**ZM-18-001**

Property Owner: OTP Holdings LLC  
 Applicant: LN + MK Holdings, LLC  
 Location: 100 Cemetery Road (PID 184-000752)  
 Request: Property be rezoned from Planned Commercial District (PCD) to Neighborhood Commercial (NC).

*Motion to close Public Hearing By:* \_\_\_\_\_

*2<sup>nd</sup> By:* \_\_\_\_\_ *Vote:* \_\_\_\_\_

*Motion By:* \_\_\_\_\_ *2<sup>nd</sup> By:* \_\_\_\_\_

*Vote:* \_\_\_\_\_

*Conditions:* \_\_\_\_\_

**ZM-17-007**

Property Owner: Dwight A. Imler Revocable Living Trust  
 Applicant: Westport Homes  
 Location: 11.954 acres of property located at PID 184-002994 (Located along the corner of Hayes Road and Lithopolis Road).  
 Request: Property be rezoned from Exceptional Use (EU) to Planned Residential District (PRD).

*Motion to close Public Hearing By:* \_\_\_\_\_

*2<sup>nd</sup> By:* \_\_\_\_\_ *Vote:* \_\_\_\_\_

*Motion By:* \_\_\_\_\_ *2<sup>nd</sup> By:* \_\_\_\_\_

*Vote:* \_\_\_\_\_

*Conditions:* \_\_\_\_\_

**PDP-17-003**

Property Owner: Dwight A. Imler Revocable Living Trust  
Applicant: Westport Homes  
Location: 79.488 acres primarily located along Hayes Road and Oregon Road (PID 184-002994, 184-003001 & 184-002998).  
Request: Approval for a Preliminary Development Plan and associated development text for 129 Traditional Single Family Homes and 65 Lifestyle Single Family Homes.

*Motion to close Public Hearing By:* \_\_\_\_\_

*2<sup>nd</sup> By:* \_\_\_\_\_ *Vote:* \_\_\_\_\_

*Motion By:* \_\_\_\_\_ *2<sup>nd</sup> By:* \_\_\_\_\_

*Vote:* \_\_\_\_\_

*Conditions:* \_\_\_\_\_

Old Business

New Business

**AV-18-001**

Property Owner: Harry Hanna  
Applicant: Harry Hanna  
Location: 17 East Columbus Street  
Request: Variance to section 1195.04(c)(1) and 1161.02(c)(1)(E)

Adjournment

*Motion by:* \_\_\_\_\_ *2<sup>nd</sup> by:* \_\_\_\_\_ *Vote:* \_\_\_\_\_

*Time Out:* \_\_\_\_\_