

**CITY OF GROVE CITY, OHIO
PLANNING COMMISSION MINUTES**

REGULAR MEETING

November 10, 2009

The meeting was called to order at 1:33 p.m.

Chair Holt began the Meeting with a moment of silence and the Pledge of Allegiance. Roll was taken with the following members present: Mr. Gary Leasure, Mr. Marv Holt, Mr. Mike Linder and Mr. Dan Havener. Others present: Kim Dooley, Development Intern; Jennifer Readler, SZD; Ryan Andrews, EMH&T; Lt. Bill Dolby, JTFD; Chuck Boso, Development Director; Tami Kelly, Clerk of Council; Mike Boso, Building Division; Greg Grinch, City Council and Jennifer Uhrin, Secretary. Mr. Phil Honsey was absent.

Chair Holt noted that a quorum was present. Chair Holt then noted there were no changes to the minutes for the October 27, 2009 regular meeting. Mr. Havener abstained from the vote - the minutes were approved by the majority.

Chair Holt noted the following changes to today's Agenda: *Item #1 GC Auto Mart – Special Use Permit (auto sales) was withdrawn; Item #3 The Pinnacle Club, Section 2, Phase 4 – Plat Approval; Item #4 The Pinnacle Club, Section 2, Phase 5 – Plat Approval; Item #5 The Mews at Pinnacle Club – Development Plan* were postponed to the November 24, 2009 regular meeting. Mr. Leasure made a motion to accept the requested changes; seconded by Mr. Linder. The motion was unanimously approved.

ITEM #1 GC Auto Mart – Special Use Permit (auto sales) (Project ID #200909210044)
3190 Southwest Blvd

Applicant: Rodney Gibson, Jr., 7309 Young Road, Grove City, Ohio 43123

This item was withdrawn with a fee waiver for 90 days on a resubmission.

ITEM #2 Creative Housing XIII – Preliminary Development Plan (Project ID #200909290048)
1272 White Road

Applicant: C.J. Klema, Esq., P O Box 991, Pataskala, Ohio 43062

The applicant is requesting approval of a preliminary development plan to construct two new, single-story, 4,156 square foot structures on 1.63 acres on the north side of a proposed 168-foot extension of Lamplighter Drive. Each unit will be specially designed and built to assist people with mobility, sight, or hearing impairments. Both buildings will have an identical exterior with brick finishes along with columns and dormers. There will be a total of eighteen parking spaces on site, five of which will be handicap accessible. Additionally, two landscape mounds for screening will be installed between the parking area and Lamplighter Drive.

Ms. Connie Klema was present and spoke to this item. After a brief discussion, Chair Holt noted there were no stipulations associated with this item as a preliminary development plan.

Mr. Havener made a motion that the Creative Housing XIII – Preliminary Development Plan be recommended for approval to City Council as submitted; seconded by Mr. Linder. The motion was unanimously approved.

