

Memorandum

To: Planning Commission Members
From: Development Department
CC: Honorable Members of City Council, Clerk of Council, City Departments
Date: June 28, 2013
Re: Staff Report for Buckeye Ranch Foundation - Lot Split

Item #4 – Buckeye Ranch Foundation – Lot Split

(PID# 201306180024)

Application: Lot Split
Location: London Groveport Road
Applicant: Buckeye Ranch Foundation, Inc. c/o Catherine A. Cunningham, Attorney
Zoning: PUD-R, PUD-C
Current Use: Vacant

Relevant Code Section(s):

- 1135.08 Zoning Districts and Regulations – Subdivision of Lots Prohibited; Fee

Project Summary:

The applicant is proposing to split approximately 27 acres on the north side of London Groveport Road west of Hoover Road into four unique parcels. The 27 acres is currently held in five parcels owned by the Buckeye Ranch Foundation (Parcels 040-010043, 040-014508, 040-008048, 040-008049, and 040-008057). The proposed split will create the lots as shown on the approved development plan for the Grove City Ranch Development, to be made up of a multi-family housing development, two commercial outlots, and a future expansion of the Buckeye Grove Shopping Center. The proposed lots follow the boundaries of the PUD zoning districts as approved by City Council on April 1, 2013, and the applicant has indicated that easement agreements have been recorded granting access among the proposed lots.

Recommendation(s):

After review and consideration, the Development Department recommends Planning Commission approve the lot split as submitted.