



August 26, 2016

To Kimberly Shields
Community Development Manager
City of Grove City
4035 Broadway
Grove City, OH 43123

Project HD #6954 Grove City, OH
Project # 20161033.0
Re Penske Truck Rental Program

Dear Ms Shields:

The Home Depot proposes to implement a Penske Truck Rental Program at it's store located at 1680 Stringtown Road in Grove City, OH. We understand to accomplish this we are require to submit for a Special Use Permit.

The Penske Truck Rental Program is designed to provide customers with an added convenience to their shopping experience. As a general outline of the Penske operations, below is a summary of the program:

- This program is based on customer orders through the Internet or made in person at the Home Depot store. Penske will deliver the requested truck to the designated parking area for pick up by the customer. The paperwork and key pick up and drop off are handled inside the Home Depot store. Renters are allowed to drop off trucks during non-business hours.
- Trucks are not store on site except when there is a pending, executed rental.
- The submitted site plan depicts the proposed location of the Penske truck rental area and parking for these trucks will be restricted to this area. A total of ten truck parking stalls are planned to be utilized for this program. The ten stalls shown on the site plan will allow drivers to pick up and drop off the trucks in a forward motion rather than needing to back up.
- No semi-trucks or tractor trailer type vehicles are included in this program. The trucks being rented have box enclosures varying in size from twelve (12') feet to twenty-six (26') feet and are the type of vehicles that can be driven with a normal driver's license.
- No fueling, service or maintenance of the trucks will take place onsite. All of these activities will take place off-site at Penske facilities.

The proposed Penske operation is a special use and will comply with the standards and requirements of the Special Use Permit. As such, the addition of the Penske Truck Rental Program will result in a use that is compatible with the adjacent land uses and the surrounding area. The establishment, maintenance, and operation of the proposed Penske Truck Rental Program will not endanger the public health, safety, or general welfare nor will it impede the normal development of the adjacent properties.

Section 1135.09 (b) (12) B. Standards and Requirements

1. Will be harmonious with the existing and intended character of the district and nearby districts. Will not change the essential character of the districts.
2. Will not adversely affect the use of adjacent property.
3. Will not adversely affect the health, safety, morals, or welfare of persons residing or working in the neighborhood.
4. Will be served adequately by essential public facilities such as roads, police and fire protection, storm water facilities, water, sanitary sewer and schools.
5. Will not impose a traffic impact upon the public right-of-way significantly different from that anticipated from the permitted uses of the district.

6. Will be in accordance with the general and specific objectives and the purpose and intent of this Zoning Code and the Land Use Plan and any other plans and ordinances of the City.
7. Will comply with the applicable specific provisions and standards of the City Code.
8. Will meet the definition and intent of a use specifically listed as a special use in the district in which it is proposed to be located.
9. A completed application for Special Use permit has been included in this submission package.

Sincerely,

A handwritten signature in black ink, appearing to read "M Walsh", with a horizontal line extending to the right.

Matt Walsh

Encl: Application, Plan, CD and Fee

c: Todd Waldo, GreenbergFarrow