

ADDITIONAL PROJECT INFORMATION

PROJECT NAME: Rezoning of 1260, 1270, 1280 Stringtown Road

DEVELOPMENT TYPE: Commercial Retail Commercial Office Residential Industrial Mixed Other

ACREAGE DISTURBED: 1.38 acres TOTAL FLOOR AREA: N/A

NUMBER OF BUILDINGS: 0 BUILDING HEIGHT: N/A

ESTIMATED NUMBER OF PERMANENT JOBS CREATED (IF APPLICABLE): N/A

ESTIMATED VALUATION OF BUILDING IMPROVEMENTS: N/A ESTIMATED VALUATION OF SITE IMPROVEMENTS: N/A

PROPERTY OWNER AUTHORIZATION OF APPLICANT SUBMITTAL AND SITE VISIT(S)

I James Rauck, Member 5850 Ravine, LLC, the current property owner hereby authorize the applicant James Rauck to submit this application. I agree to be bound by all representations and agreements made by the applicant and/or their authorized representative.

Additionally, as the current property owner, knowing that site visits to the property may be necessary, I hereby authorize City representatives to enter, photograph and post notices on the property described in this application.

Signature of Current Property Owner: James Rauck MEMBER Date: 6-5-19

STATE OF OHIO, COUNTY OF FRANKLIN

The above individual(s), being first duly sworn, deposes on oath and says that he/she has read the foregoing Affidavit subscribed by him/her, knows the contents thereof, and that the statements therein are true.

SUBSCRIBED AND SWORN TO before me this 5th day of June

Kacie D. Waugh
Official Seal and Signature of Notary Public



Kacie D. Waugh, Attorney At Law
NOTARY PUBLIC - STATE OF OHIO
My commission has no expiration date
Sec. 147.03 R.C.

APPLICANT'S / AUTHORIZED REPRESENTATIVE'S AFFIDAVIT

I James Rauck, the applicant or authorized representative, have read and understand the contents of this application. The information contained in this application, attached exhibits and other information submitted is complete and in all respects true and correct, to the best of my knowledge and belief.

Signature of Applicant or Authorized Representative: James Rauck MEMBER Date: 6-5-19

STATE OF OHIO, COUNTY OF FRANKLIN

The above individual(s), being first duly sworn, deposes on oath and says that he/she has read the foregoing Affidavit subscribed by him/her, knows the contents thereof, and that the statements therein are true.

SUBSCRIBED AND SWORN TO before me this 5th day of June, 2019.

Kacie D. Waugh
Official Seal and Signature of Notary Public



Kacie D. Waugh, Attorney At Law
NOTARY PUBLIC - STATE OF OHIO
My commission has no expiration date
Sec. 147.03 R.C.

REVIEW FEES

INSTRUCTIONS: All blanks/boxes must be completed or checked in order for the application submittal to be considered complete. The engineering review fee and planning review fee is calculated in accordance with the City's Fee Recovery Policy. The submittal shall include the required number of copies (properly folded and collated) and contain all required supplementary documentation. Submitted materials shall be accurate, measurable and shall address all required checklist items contained within the attached supplemental requirements.

Application Processing Fee:	\$	100.00
Engineering Review Fee:	\$	_____
Planning Review Fee:	\$	_____
Total Submittal Fee:	\$	<u>\$100.00</u>

GROVECITY2050 GUIDING PRINCIPLES

In January 2018, the City of Grove City adopted the GroveCity2050 Community Plan to update the City's plans and policies to proactively shape where and how the community will grow. The Plan contains specific goals, objectives and actions to guide development in Grove City as well as five (5) guiding principles. All applications submitted for Planning Commission will be reviewed based on the following principles:

1. The City's small-town character shall be preserved while continuing to bring additional employment opportunities, residents and amenities to the community.
2. Quality design shall be emphasized for all uses to create an attractive and distinctive public and private realm.
3. Places shall be connected to improve the function of the street network and create safe opportunities to walk, bike and access public transportation throughout the community.
4. Future development shall preserve, protect and enhance the City's natural and built character through sustainable practices, prioritizing parks and open space and emphasizing historic preservation.
5. Development shall provide the City with a net fiscal benefit.





PETITION TO CHANGE THE ZONING MAP OF THE CITY OF GROVE CITY

We, the undersigned, hereby request the rezoning of the following described property and petition for changing the Grove City Zoning map:

LOCATION OF PROPERTY: 1260, 1270, ,1280 Stringtown Road

EXISTING ZONING: SF1 PROPOSED ZONING: C2

PETITIONER NAME (PLEASE PRINT): James Rauck

PETITIONER'S SIGNATURE: *James Rauck*

OWNER NAME (PLEASE PRINT): 5850 Ravine, LLC

OWNER'S SIGNATURE: *James Rauck member*

DATE: 6-5-19