



The City of Grove City

AGENDA

Planning Commission

June 14, 2019 1:30 p.m.
Council Chambers – 1st Floor

A. CALL TO ORDER/ROLL CALL

B. MOMENT OF SILENCE AND PLEDGE

C. APPROVAL OF MEETING MINUTES – May 7, 2019

NEW ITEMS:

- 1. APPLICATION: Beulah Park Sub-Area H 13.664 Acres – Lot Split**
Project Number: 201905170024
Location: South of Southwest Blvd.; west of Baltimore & Ohio Railroad (Parcel #040-016053)
Proposal: To split 13.664 acres out of a 48.509-acre tract of land
Applicant: Don Plank, Plank Law Firm, 411 E. Town Street, Floor 2, Columbus, Ohio 43215

- 2. APPLICATION: Beulah Park Sub-Area H 10.260 Acres – Lot Split**
Project Number: 201905170025
Location: South of Southwest Blvd.; west of Baltimore & Ohio Railroad (Parcel #040-016053)
Proposal: To split 10.260 acres out of a 48.509-acre tract of land
Applicant: Don Plank, Plank Law Firm, 411 E. Town Street, Floor 2, Columbus, Ohio 43215

- 3. APPLICATION: Scotch Woods Drive - Plat**
Project Number: 201904220020
Location: North of Borror Road; east of Buckeye Parkway (Parcel #040-016039 & 040-005226)
Proposal: Creation of a new roadway, which will intersect on the north side of Borror Road and provide access to the Meadow Grove Estates North subdivision
Applicant: Matt Kirk, EMHT, 5500 New Albany Road, Columbus, Ohio 43054

- 4. APPLICATION:** **Tree of Life Chiropractic – Certificate of Appropriateness**
Project Number: 201905030023
Location: 3725 Broadway (Parcel #040-000723)
Proposal: To update the brick façade on the front of the building
Applicant: Jason Feltz, Tree of Life Chiropractic, 3262 Rose Avenue, Grove City, Ohio 43123
- 5. APPLICATION:** **Tree of Life Chiropractic – Rezoning (C-1 to PSO)**
Project Number: 201905290026
Location: 3725 Broadway (Parcel #040-000723)
Proposal: To rezone the property from C-1 (Service Commercial) to PSO (Professional Services)
Applicant: Jason Feltz, Tree of Life Chiropractic, 3262 Rose Avenue, Grove City, Ohio 43123
- 6. APPLICATION:** **Grove City Self-Storage Phase II – Special Use Permit**
Project Number: 201905010022
Location: 5965 Haughn Road (Parcel #040-010230)
Proposal: Approval for the expansion of the existing self-storage use prior to submitting a development plan for the expansion
Applicant: Robert Beiter, Crossing Waters Engineering Inc., P.O. Box 27, Sugar Grove, Ohio 43155
- 7. APPLICATION:** **Grove City Villas – Development Plan**
Project Number: 201904030018
Location: South of Southwest Blvd.; east of Demorest Road within Beulah Park (Parcel #040-006833)
Proposal: An age-restricted (55 and over) residential community consisting of 30 single-story condominiums
Applicant: Daniel Roush, GPD Group, 520 S. Main Street, Suite 2531, Akron, Ohio 44311
- 8. APPLICATION:** **Novocaine Lounge – Development Plan**
Project Number: 201904030017
Location: 3425 Grant Avenue, Suite B (Parcel #040-000237)
Proposal: An approximately 430-square-foot addition to the existing building
Applicant: Andrew Maletz, Maletz Architects, Inc., P.O. Box 1063, New Albany, Ohio 43054
- 9. APPLICATION:** **Ohio Addiction Recovery Center – Rezoning (Use Approval)**
Project Number: 201904020016
Location: 3880 Jackpot Road (Parcel #040-005972)
Proposal: To allow for an inpatient and outpatient addiction recovery facility
Applicant: Timothy McGrath, Strip, Hoppers, Leithart, McGrath & Terlecky Co. 575 S. Third Street, Columbus, Ohio 43215