



**Planning and Zoning Commission
STAFF REPORT**

Monday – January 7, 2019 at 6:00 PM

CASE NUMBER: #2018-12

APPLICANT: Wendell & Patricia Thacker

EXISTING ZONING: R-4 (Suburban Residential)

REQUEST: **#2018-12** A request by Wendell & Patricia Thacker for an Amendment to the Plat for Founders Bend, Section 2, Lot 48, Parcel #185-002363.

DESCRIPTION: The applicant is proposing to purchase a parcel of land from the neighbor directly to the east of his property. The applicant's property is located in the Founders Bend subdivision. The property to be split from the property to the east is not located in the Founders Bend subdivision. Both existing parcels are zoned Suburban Residential (R4), the parcel to be split-off does not comply with the requirements for the R-4 zoning district. The new parcel has to be combined with the applicants' current lot to be compliant with the zoning regulations. To combine these parcels our code requires the plat to be amended to include the change to the applicants existing lot located in Founders Bend subdivision.

CONCLUSION:

Staff has no objections to the approval of the amendment to the plat as submitted.



Engineering Department

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MEMORANDUM

Office of the City Engineer

Date: December 17, 2018

To: Mayor Lance Westcamp
Members of Planning and Zoning Commission

From: Stephen Farst, PE, CFM, City Engineer

Re: **CASE # 2018-12** -- Planning & Zoning Commission – January 7, 2019

Case – 2018-12	Request for Amendment to Plat
	Site address: 4875 Founders Way – Section 2, Lot 48
	Containing parcel (s): 185-002363
	Current Zoning: R-4
	Proposed Zoning: No zoning change is proposed
	Current Use: Residential
	Request: Applicant is requesting approval for an Amendment to Plat

Description:

The applicant is proposing to purchase acreage from a parcel of land from the neighbor contiguous to and directly east of his property and to eventually combine that acreage with Lot 48, Section 2, Founders Bend. To combine the acreage to Lot 48, City code requires the plat to be amended.

Comments:

The surveyor has presented the proposed amended plat (i.e., “Re-Plat”), to the City’s Engineering Department and to the Franklin County Engineer’s office for review and comment. All review comments have been addressed.

Conclusion:

Engineering Staff have no objection to approval of the amendment to the plat as submitted.