



CITY OF DAYTON

City Plan Board

101 W. Third Street
Dayton, Ohio 45402
Phone: (937) 333-3670
www.daytonohio.gov

Meeting Agenda

Jan 12, 2021 4:30 P.M.

*TELECONFERENCE
VIA ZOOM PER
HB 197*

Roll Call

Submission of the minutes of the meeting on Dec 08, 2020

1. Case # PLN2020-00551 - 122 Sears ST

Case Type: Subdivision Record Plan

A replat to consolidate eleven (11) City lots into one (1) City Lot. The lot meets the requirements of UBD Urban Business District.

Applicant: Houtz Real Estate Co LLC
122 Sears Street
DAYTON, OH 45402

Owner: HOUTZ REAL ESTATE CO LLC
122 SEARS ST
DAYTON OH 45402

Priority Land Use Board: Downtown Land Use Board

Planning District: Webster Station

Historic District: N/A

Staff Contact: Abigail Free

2. Case # PLN2020-00573 - 2008 Wyoming ST

Case Type: Subdivision Record Plan

A replat to consolidate six (6) City lots and a vacated alley into one (1) City lot. The lot meets the requirements of the MR-5 Mature Single-family district.

Applicant: Burkhardt Engineering
28 N Cherry Street
Germantown, OH 45327

Owner: Willis and Rife LLC
28 E Rahn Road #117
DAYTON, OH 45429

Priority Land Use Board: Southeast Land Use Board

Planning District: Walnut Hills

Historic District: N/A

Staff Contact: Abigail Free

3. Case # PLN2020-00574 - 402 E Second ST

Case Type: Subdivision Record Plan

A replat to consolidate eleven (11) City lots into one (1) City lot. The lot meets the requirements of the UBD Urban Business district.

Applicant: Becker Construction Inc
525 Gargrave Road
DAYTON, OH 45449

Owner: BERNARDIN JOSEPH L
411 E 2ND ST
DAYTON OH 45402 1723

Priority Land Use Board: Downtown Land Use Board

Planning District: Webster Station

Historic District: N/A

Staff Contact: Abigail Free

4. Case # PLN2020-00580 - 1436 Cincinnati ST

Case Type: Subdivision Record Plan

A replat to subdivide one (1) City lot into two (2) City lots. The lots meet the requirements of the SGC Suburban General Commercial district.

Applicant: Tim Dwyer
4820 Glenway Avenue
Cincinnati, OH 45238

Owner: SCHERBAUER FREDRICK W AND
1996 E SPRING VALLEY RD
DAYTON OH 45458

Priority Land Use Board: West Land Use Board

Planning District: Edgemont

Historic District: N/A

Staff Contact: Abigail Free

5. Case # PLN2020-00581 - 200 Bonner ST

Case Type: Subdivision Record Plan

A replat to subdivision one (1) City lot into two (2) City lots. The lots do not meet the requirements of the MR-5 Single-family residential district. Variances will be required.

Applicant: Windsor Homes LLC
6660 Doubletree Avenue, Suite 8
Columbus, OH 43229

Owner: RICHISON WILLIAM J AND MARK
615 HODAPP AVE
DAYTON OH 45410

Priority Land Use Board: Downtown Land Use Board

Planning District: South Park

Historic District: South Park

Staff Contact: Abigail Free

6. Case # PLN2020-00461 - 258 Wyoming ST

Case Type: Other - General Development Plan

A General Development Plan review for the former Patterson Kennedy school site (southwest corner of Wyoming and Alberta streets) and vicinity, including 31 Chambers St. The proposed plan is for 264 residential apartment units on 4.4 acres in two phases.

Applicant: Robert Fiorita Assoc. Inc.
4242 Tuller Road
Dublin, OH 43017

Owner: RE NVC Dayton II LLC
4242 Tuller Road
Dublin, OH 43017

Priority Land Use Board: Downtown Land Use Board

Planning District: University Park

Historic District: N/A

Staff Contact: Tony Kroeger

7. Case # PLN2020-00582 - Northeast

Case Type: Area Plan

A Work Session seeking review and comment of the Northeast Neighborhoods Vision Plan. The Plan is one of four being completed around the City, and will be incorporated into the City's Comprehensive Plan.

Applicant: Todd Kinsky City of Dayton
101 West Third Street
DAYTON, OH 45402

Priority Land Use Board: Northeast Land Use Board

Planning District: N/A

Historic District:

Staff Contact: Jeff Green

Comments and Reports

Tony Kroeger
Secretary,
City Plan Board