

**PLANNING COMMISSION MEETING
TUESDAY, OCTOBER 14, 2025 6:00 P.M.
COUNCIL CHAMBERS
40 W MAIN ST, NEWARK, OH 43055**

AGENDA

- 1. CALL TO ORDER**
- 2. APPROVAL OF MINUTES FOR THE SEPTEMBER 9, 2025 PLANNING COMMISSION MEETING**

PUBLIC HEARING

3. ZONING CHANGE FOR 77 N. FULTON AVE., NEWARK, OHIO

Application Number: PC-25-41
Owner: Angus & Mac Property Solutions
Applicant: Jason Angus
Current Zoning: Single-Family Residence, RH-High Density
Proposed Zoning: MFR, Multi-Family Residence

4. ZONING CHANGE FOR 2205 CHERRY VALLEY RD., NEWARK, OHIO

Application Number: PC-25-35
Owner: Cherry Valley Family Life Center
Applicant: Englefield Oil Co.
Current Zoning: CSI, Church School Institutional
Proposed Zoning: GB, General Business

5. ZONING CHANGE FOR 60 PROSPECT ST., NEWARK, OHIO

Application Number: PC-25-33
Owner: Lenka Fucikova
Applicant: Lenka Fucikova
Current Zoning: Single-Family Residence, RH-High Density
Proposed Zoning: HB, High Intensity Business

6. ZONING CHANGE FOR 274 N. CEDAR ST., NEWARK, OHIO

Application Number: PC-25-32
Owner: Brothers Masonry
Applicant: Tim Murphy
Current Zoning: LC, Limited Commercial
Proposed Zoning: MFR, Multi-Family Residence

OLD BUSINESS

7. RECOMMENDATION FOR ZONING CHANGE FOR SW CORNER OF SHARON VALLEY RD. AND COUNTRY CLUB, NEWARK, OHIO

Application Number: PC-25-28
Owner: Highpoint Development
Applicant: Bryan McAnally
Current Zoning: TFR – Two-Family Residence
Proposed Zoning: CSI - Church School Institutional

NEW BUSINESS

8. Site Plan Review for PC 25-43, Cherry Bend Apartment Development, Phase 1, Cherry Bottom Drive

Owner / Applicant: Stone Works Partners, LLC
1239 Cherry Valley Road SE
Granville, OH 43023
Bryan Lewis
blewis@stoneworksllc.com

9. Site Plan Review for PC 25-42, The Retreat at Newark Condominium Development, 2236 River Road

Owner / Applicant: Rocky Point Partners
81 South 4th Street, Suite 305
Columbus, OH 43215
Alex Marsh
alex@rockypointpartners.us

Engineer: Advanced Civil Design, Inc.
781 Science Boulevard, Suite 100
Columbus, OH 43230
Tom Warner
twarner@advacnedcivildesign.com

10. Site Plan Review for PC 25-46, Walmart Supercenter Building Expansion, 1315 North 21st Street

Owner: Walmart RE Business Trust
PO Box 8050
Bentonville, AR 72712
Mike Rutherford
Mike.Rutherford@walmart.com

Applicant / Engineer: Dewberry Engineering, Inc.
551 Piney Forest Road
Danville, VA 24540
Emily Ragsdale
eragsdale@dewberry.com

11. MISCELLANEOUS – ADMINISTRATIVE APPROVALS

There are none this meeting.

THE NEXT SCHEDULED PLANNING COMMISSION MEETING WILL BE HELD ON **WEDNESDAY, NOVEMBER 12, 2025, 6:00 P.M. THE DEADLINE FOR AGENDA ITEM SUBMITTAL IS MONDAY, OCTOBER 20, 2025, 4:30 P.M.**