

SYCAMORE TOWNSHIP, OH
 DEPARTMENT OF PLANNING & ZONING
 8540 KENWOOD ROAD, CINCINNATI, OH 45236
 513.792.7250 PHONE 513.792.8564 FAX

SYCAMORE TOWNSHIP
 PLANNING & ZONING
 APR 22 2019
RECEIVED

ZONING COMMISSION APPLICATION			
FEES:			
ZONE CHANGE	\$1,000	MINOR ADJUSTMENT TO A PUD	\$200
PUD I	\$1,000	MAJOR ADJUSTMENT TO A PUD	\$1,000
PUD II	\$1,200	MINOR ADJUSTMENT TO LASR	\$200
LASR	\$1,000	MAJOR ADJUSTMENT TO LASR	\$1,000
THERE SHALL BE NO REFUND OR PART THEREOF ONCE PUBLIC NOTICE HAS BEEN GIVEN			

APPLICATION NUMBER
2019-07MA
DO NOT WRITE IN THIS SPACE

1. PROJECT ADDRESS: 7800 Montgomery Road ZIP CODE: 45236

2. NAME	STREET ADDRESS	CITY	ST	ZIP	PHONE NUMBER
OWNER BRE DDR Crocodile Sycamore Plaza LLC	3300 Enterprise Parkway	Beachwood	OH	44122	216-755-5500
CONTRACTOR TBD					
DESIGNER Nelson Architecture & Interiors, Inc.	311 Elm Street, Suite 600	Cincinnati	OH	45202	513-362-1348
APPLICANT same as designer					
APPLICANTS E-MAIL ADDRESS Monica Lowry mlowry@nelsonww.com					

3. ZONING COMMISSION ACTION REQUESTED: ZONE CHANGE FROM ZONE _____ TO ZONE _____
 PUD I PUD II LASR
 MAJOR ADJUSTMENT TO A PUD MINOR ADJUSTMENT TO A PUD
 MAJOR ADJUSTMENT TO A LASR MINOR ADJUSTMENT TO A LASR

4. STATE IN DETAIL ALL EXISTING & PROPOSED USES OF THIS BUILDING OR PREMISES:
 Best Buy is interested in taking over the existing space previously occupied by Toys R Us. The existing facade would be modified to include their typical brand language. We are requesting an increase in signage size and quantity.

5. SQUARE FEET: 46,000 6. USE: Mercantile 7. HEIGHT: 50' or less

8. EST. START DATE: +/- 7/1/19 9. EST. FINISH DATE: +/- 2/1/20 10. # OF SIGNS: 2

THE DEPARTMENT OF PLANNING & ZONING IS DEDICATED TO THE CONTINUING PROSPERITY OF SYCAMORE TOWNSHIP. WE PROMOTE HIGH STANDARDS FOR DEVELOPMENT AND QUALITY PROJECTS. WE LOOK FORWARD TO SERVING OUR CITIZENS AND BUSINESS COMMUNITY TO MAKE SYCAMORE TOWNSHIP THE BEST IT CAN BE.

The owner of this project and undersigned do hereby certify that all of the information and statements given on this application, drawings and specifications are to the best of their knowledge, true and correct. The applicant and owner of the real property agree to grant Sycamore Township access to the property for review and inspection related to this Zoning Commission application.

NOTE: FILING THIS APPLICATION DOES NOT CONSTITUTE PERMISSION TO BEGIN WORK.

Monica Lowry 4.22.2019
 APPLICANT'S SIGNATURE DATE
Ruth [Signature] 4-18-19
 PROPERTY OWNER'S SIGNATURE DATE

311 Elm Street, Suite 300
Cincinnati, OH 45202

April 24, 2019

Beth Gunderson
Sycamore Township
Department of Planning & Zoning
8540 Kenwood Road
Cincinnati, OH 45236

RE: Letter of Intent
Proposed Best Buy Signage- Zoning Submittal

Dear Beth,

On behalf of BRE DDR Crocodile Sycamore Plaza LLC (SITE Centers), the Owner of Kenwood Square, we wish to submit this application for a major modification to a PUD II for your review. SITE Centers is currently working to have Best Buy (retail) take over the existing 46,000sf space previously occupied by Toys R Us (retail). In order to create a space that is appropriate for Best Buy, the Owner intends to remodel the interior and update the existing façade to include their trade dress. This application seeks to increase the signage size and quantity for Best Buy.

Should you have any further questions or comments, please do not hesitate to contact me directly.

Respectfully,



Monica Lowry
Director, Architect
NELSON
mlowry@nelsonww.com
513.362.1348

Approx. 150 SF Exterior, Illuminated Wall Sign
(Approx. 15'x10')



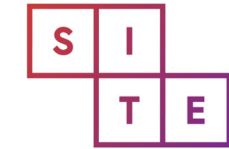
Existing Conditions

PROPOSED PERSPECTIVE

This drawing is for general information purposes only. Any and all features, matters and other information depicted hereon or contained herein are for illustrative marketing purposes only, are subject to modification without notice, are not intended to be relied upon by any part and are not intended to constitute representations or warranties as to ownership of the real property depicted hereon, the size and nature of improvements to be constructed (or that any improvements will be constructed) or the identity or nature of any occupants thereof.

KENWOOD SQUARE Cincinnati, OH

Proposed Facade Renovation
Eric Newland 04.10.2019



SITE CENTERS
3300 Enterprise Pkwy,
Beachwood, OH 44122



Approx. 150 SF Exterior, Illuminated Wall Sign
(Approx. 30'x5')

PROPOSED PERSPECTIVE



Existing Conditions

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KENWOOD SQUARE
Cincinnati, OH

Proposed Facade Renovation
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SITE CENTERS

3300 Enterprise Pkwy,
Beachwood, OH 44122

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