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## Community Development Department

### MONTHLY REPORT

September 2016

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*Professionalism*

*Reliability*

Be inspired.

*Creativity*

*Service*

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## NEWS AND INFORMATION

SEPTEMBER 2016

### Professional Development

Pam Hickok, Zoning Officer / Board & Commission Clerk has fulfilled the requirements of the Certified Municipal Clerk (CMC) Program of the International Institute of Municipal Clerks and has earned her CMC designation.

The chief building official was featured in Building Insider September/October 2016 magazine.

**MEET THE** *Building Official*

**TIM SCHAFFNER, CHIEF BUILDING OFFICIAL, CITY OF NEW ALBANY**



**T**im Schaffner has worked for the City of New Albany since 2007. Since that time he has coordinated the permitting and inspections of over 4.7 million square feet of commercial construction representing over \$1.2 billion dollars in investment. He has over 30 years of building and inspection experience. Tim was a member of BIA and NARI as a contractor and a current member of ICC, C.O.C.O.A., and O.B.O.A. He has served on several committees and board positions with C.O.C.O.A.

**BI:** *Is your office considering anything new for the upcoming year that our members should know about?*

**TS:** New Albany implemented an integrated approach to plan review that cuts the review time of applications by 25%. Each plan is reviewed by several disciplines within the department (planning/zoning, engineering and building code compliance) to offer a one stop shop. We recently launched a new website to easily help our customers navigate through the process. Our goal is to move

projects through the permitting process at the speed of business not the speed of government.

**BI:** *What is your advice for BIA members working with your office who may have run into a problem, or anticipate one, with their building project?*

**TS:** Our staff offers extensive experience in all phases of a project. We strongly encourage all applicants to schedule a meeting with us prior to plan submittal. This meeting allows us the opportunity to outline a proposed schedule and submittal requirements for a project – hopefully solving problems before they occur. We dedicate Thursday mornings for commercial plan review meetings and Monday mornings for residential project review.

**BI:** *Is there is anything else you would like our members to know about working with your office?*

**TS:** The Community Development Department offers a phased plan review for projects as an alternative to a full building permit submittal. Under the phased plan

review process, projects for new construction may be segmented into one or more phases for plan review, permitting and inspections. This allows for construction to begin on a portion of the building while final design is occurring for the entire building. Projects that have specific phasing needs or are technically complex may be packaged into different phases that are appropriate to the project's needs. The phases must be agreed upon by the chief building official and the commercial plan reviewer and documented in writing prior to submittal for a plan review.

Visit [newalbanyohio.org/answers/permitting/](http://newalbanyohio.org/answers/permitting/) for permit application forms and information.

City of New Albany Community Development Department, 99 West Main Street, New Albany, Ohio 43054. Phone: (614) 939-2254. Office hours: 8 a.m. - 5 p.m.

### Meetings

#### Rev1

The economic development specialist and Neil Collins attended Rev1 Ventures Demo Day at The Capitol Theater in downtown Columbus. Demo Day featured business presentations by nine startups that are on strong growth paths. One of the presenting startups was New Albany's T-Pro Solutions, an Innovate New Albany graduate company. The presentation was made by CEO/Co-Founder, and New Albany resident Terry Ziegler.

Planning continues with Rev1 Ventures for the joint event being held on Thursday, October 13<sup>th</sup>, StartUp Capital: Funding a High Growth Business. The event will be held at the Dan Evans Training Center at Bob Evans Headquarters in New Albany. The goal of the event is to explain the roles that various entities play in funding startups and provide insight into how would-be entrepreneurs can access funds successfully. The panel discussion will include four leaders of the Central Ohio startup community including Rich Langdale of NCT Ventures, Parker MacDonell of the Ohio Tech Angel Funds, Susan Rector of X Squared Angels, and Phil George, Founder & CEO of the successful startup MentorcliQ.

## NEWS AND INFORMATION

### SEPTEMBER 2016

#### **Meetings Continued...**

##### **GIS**

On September 1, 2016 the city planner met with the information technology manager and engineering technician and representatives from EMH&T to go over data on the GIS server. EMH&T has finished compiling all the GIS data from the community development and service departments into the central server. The meeting's purpose was to provide an overview of the data structure and to confirm the necessary data was present. Staff confirmed all the data appeared to be present. EMH&T and the city's information technology manager worked to setup and transfer the server and GIS data to the city. This was completed at the end of September and select staff are currently testing the new server and awaiting training from EMH&T on the best practices for server use.

##### **Flood Plain Ordinance**

In September the deputy director, city attorney, development services manager and city planner, along with staff from E.P. Ferris and Associates, met on three separate occasions to review the draft flood plain ordinance. All code sections were thoroughly vetted as a group, and the city attorney updated the ordinance language to address the collective comments.

##### **Project 68**

On September 13, 2016 the deputy director, development services manager, and city planner met with the Project 68 design team to discuss the project's near term goals and objectives.

##### **New Albany Chamber**

On September 15, 2016 the director, deputy director, development services manager, economic development specialist and city planner attended the New Albany Chamber breakfast. The community development director and New Albany Company director of development, Tom Rubey, were among the speakers who presented active and future projects in the city of New Albany.

##### **Smart City Editorial Forum**

On September 20<sup>th</sup> the director, deputy director, and city planner attended a Smart City Editorial Forum at the Fawcett Center. The luncheon program featured a panel of city leaders, urban planners and business executives who discussed how the Smart City program will play out and where opportunities for area businesses can be found.

##### **Verizon**

The deputy director, development services manager, and city planner met with representatives from Verizon to discuss potential new cell tower and data hub locations throughout the city. Verizon identified Village Center, especially around Market Square, the Learning Campus, and the Personal Care and Beauty Park as locations where there is a need for additional cell and data coverage.

## **NEWS AND INFORMATION**

### **SEPTEMBER 2016**

#### **Meetings Continued...**

##### **Rose Run**

On September 26<sup>th</sup> community development staff along with representatives from consultants MKSK and EMH&T hosted a council workshop to visit Rose Run and discuss the department's new Rose Run Enhancement Plan. The site visit assisted staff in communicating the existing conditions of Rose Run and the locations of the plan's recommended enhancements.

##### **Western Licking County Accord**

MKSK hosted a Western Licking County Accord steering committee meeting on September 29<sup>th</sup> at the Jersey Township office. The deputy director and city planner attended the meeting. MKSK provided an update on the progress of the plan and shared and compared each jurisdiction's future land use plans and expansion areas. MKSK used all this background information as a framework to ask the steering committee, which consists of members of each community, what type of community character they would like to see including desirable future land uses, corridors, and types of residential.

## **BOARDS AND COMMISSIONS**

### **SEPTEMBER 2016**

#### **Architectural Review Board**

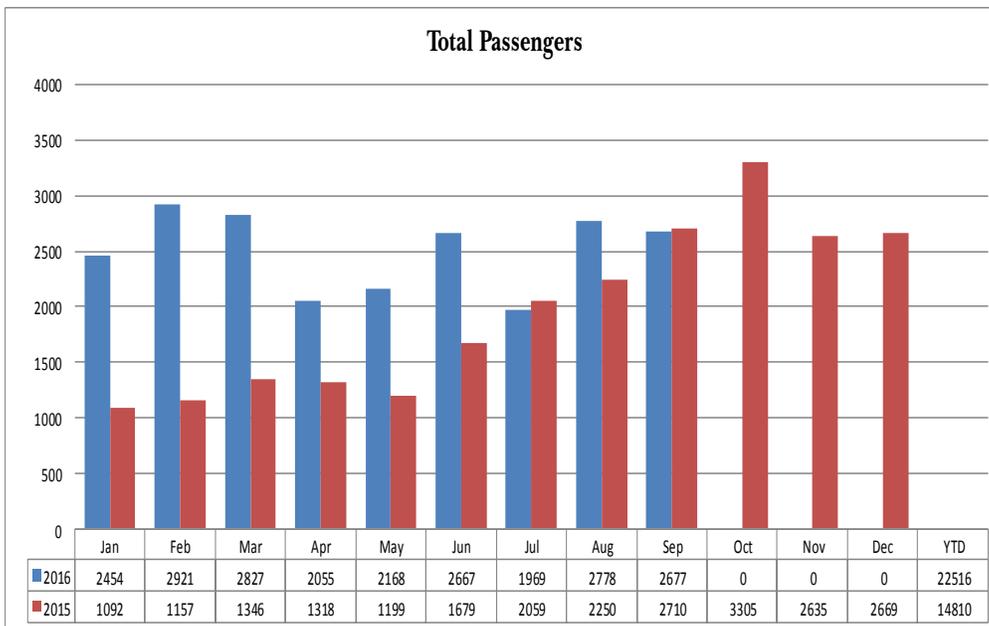
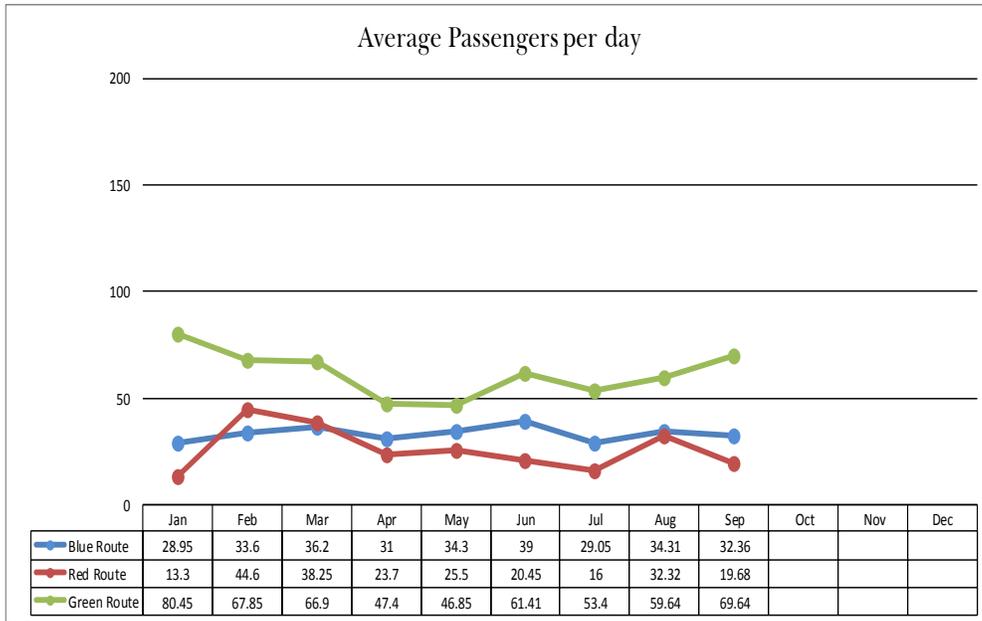
The Architectural Review Board met on September 12, 2016 and heard four items. The board approved a certificate of appropriateness for a sign for Allstate Donahey Financial Group located at 9 South High Street.

#### **Planning Commission**

The Planning Commission met on September 19, 2016 and heard twelve items. The commission approved with conditions a final development plan for Green Harbor Data Center generally located west of Souder Road and north of New Albany Road East. The commission tabled a final development plan and variances for Home 2 Suites located along Forest Drive within the Canini Trust Corp. The commission recommended approval to Council with conditions a rezoning from I-PUD, Infill Planned Unit Development to L-GE, Limited General Employment for 9.71 acres, generally located north of Smith's Mill Road and west of Beech Road and rezoning from I-PUD, Infill Planned Unit Development to I-PUD, Infill Planned Unit Development for 3.68 acres, generally located north of Smith's Mill Road and east of Beech Road. The commission recommended approval to Council with conditions a rezoning from AG, agricultural to L-GE, Limited General Employment for 41.294 acres, generally located south of Jug Street, east of the Harrison East Zoning District and west of Mink Street. The commission approved with conditions a conditional use for manufacturing and production for 41.294 acres, generally located south of Jug Street, east of the Harrison East Zoning District and west of Mink Street. The commission recommended approval to Council with conditions a rezoning from AG, agricultural to I-PUD, Infill Planned Unit Development for 74.598 acres generally northwest of and adjacent to State Route 161 and Mink Street. The commission approved with conditions a conditional use for manufacturing and production for 74.598 acres generally northwest of and adjacent to State Route 161 and Mink Street. The commission recommended approval to Council with conditions a rezoning from AG, Agricultural to L-GE, Limited General Employment and L-OCD, Limited Office Campus for 168.14 acres generally located west and east of and adjacent to Beech Road and to the south of and adjacent to Worthington Road. The commission approved with conditions a conditional use for manufacturing and production for 146.79 acres generally located west and east of and adjacent to Beech Road and to the south of and adjacent to Worthington Road. The commission recommended approval to Council with conditions for a rezoning from AG, Agricultural to L-GE, Limited General Employment for 18.168 acres generally located at the northwest corner of the Harrison Road and Innovations Campus Way intersection. The commission approved with conditions a conditional use for manufacturing and production for 18.168 acres generally located at the northwest corner of the Harrison Road and Innovations Campus Way intersection. The commission tabled an amendment to Codified Ordinance Chapter 1125 until the next regular meeting.

## PROJECT UPDATES SEPTEMBER 2016

### New Albany SmartRide



## **PROJECT UPDATES CONTINUED**

### **SEPTEMBER 2016**

#### **Capital Improvement Projects Update**

##### **ODOT – Mink Road Interchange**

The development services manager attended the pre-construction meeting for this project on September 26<sup>th</sup>, at ODOT District 5. The project schedule indicates work commencing on October 3<sup>rd</sup>.

##### **Johnstown and Greensward Road Roundabout**

On September 8th the deputy director, development services manager, economic development specialist and city planner, along with staff from E.P. Ferris and Associates, MKSK, and MTJ Engineering, attended a project coordination meeting. Roadway alignment options were presented and discussed, and a preferred preliminary alignment was selected. The field survey and topographic work has commenced, and the preliminary alignment will be adjusted based on the information obtained from the survey work. This group is scheduled to have a follow up meeting in October.

## **PROJECT UPDATES CONTINUED**

### **SEPTEMBER 2016**

#### **Innovate New Albany**

##### **Spotlight**

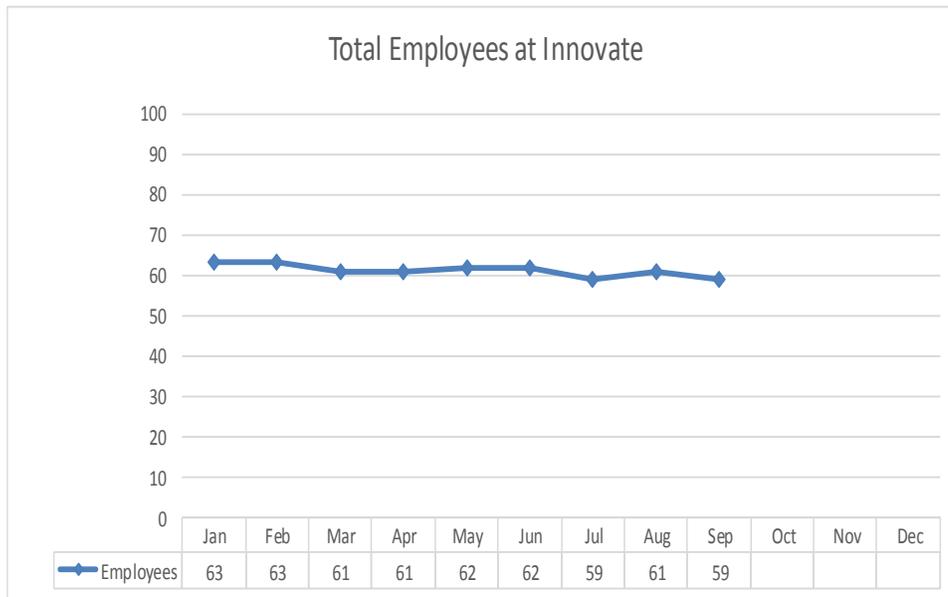
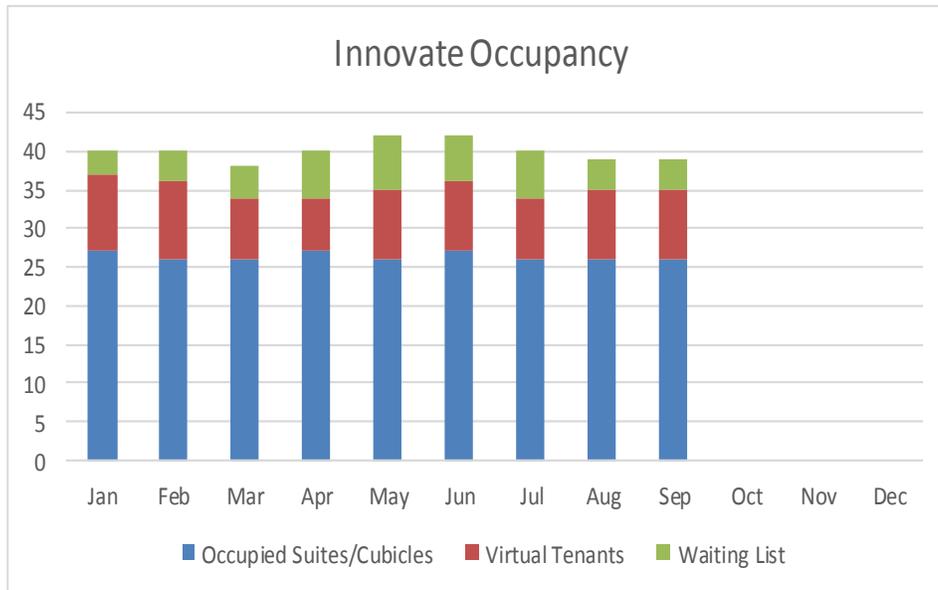
Innovate New Albany hosted Daniel Toaz, CP & Business Banker from PNC Financial's Gahanna branch. Daniel expressed interest in becoming a regular part of the community and attended a TIGER Talk in September.

##### **Event Activity**

- The Growth Cube Unlocking the Growth Potential of Your Company, led by Gary Ross (20 attendees)
- How Did the #1 Incubator in the World End Up in Youngstown, Ohio, led by Jim Cossler (43 attendees)
- How to Generate Creative Solutions for Your Business Success, led by John McNeal (10 attendees)
- Meet the SBDC, Your Secret Weapon to Business Success, led by Michael Bowers, David Rivers, Roberta Winch, Jerome Jones, Kevin Hammond and Thalia Amador (23 attendees)

## PROJECT UPDATES CONTINUED SEPTEMBER 2016

### Innovate New Albany



## PROJECT UPDATES CONTINUED SEPTEMBER 2016

Innovate New Albany Electronic Media and Internet Campaign:

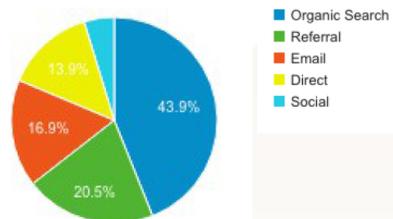
### Audience Overview

	August	September
Visits	2,052	1,671
Users	1,571	1,287
Pageviews	3,827	3,166
Pages / Session	1.87	1.89
Avg. Bounce Rate	64.72%	64.72%
Avg. Duration	1:41	1:49

**INNOVATENEWALBANY**

### Traffic Sources

- Google / organic
- Email List / email
- Direct / none
- NewAlbanyBusiness.org / referral
- Bing / organic
- Yahoo / organic
- Facebook/ referral
- Twitter / referral
- Columbusregion.com / referral
- Meetup.com / referral
- Linkedin.com/ referral



**INNOVATENEWALBANY**

## PROJECT UPDATES CONTINUED SEPTEMBER 2016

Innovate New Albany Electronic Media and Internet Campaign:

### Twitter Overview



INNOVATENEWALBANY

### Facebook Overview



INNOVATENEWALBANY

# PROJECT UPDATES CONTINUED

## SEPTEMBER 2016

Innovate New Albany Electronic Media and Internet Campaign:

### September Content

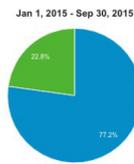
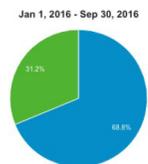
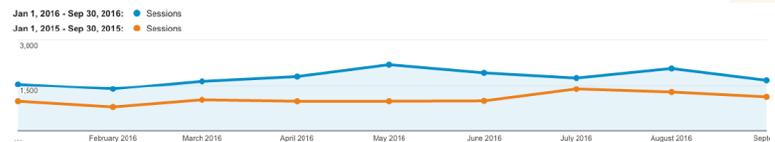
September 9<sup>th</sup>, 2016  
**VentureOhio Awards recognizes Ohio's tech stars**  
*by Innovate New Albany*

September 21<sup>st</sup>, 2016  
**Incorporating Visual Content Into Your Marketing Strategy**  
*by Laurie Zinn, Line-by-Line*

September 12<sup>th</sup>, 2016  
**The 'Uberization' of Education**  
*by SJ Barakony, Service Before Self Leadership*

INNOVATENEWALBANY

### Historical Overview



■ New Visitor ■ Returning Visitor

INNOVATENEWALBANY

## **PLAN REVIEW**

### **SEPTEMBER 2016**

#### **Engineering Plan Reviews**

Community development received one new initial plan submittal during the month of September.

#### **Engineering Pre-Construction Meetings**

No pre-construction meetings were held during September.

#### **Building Reviews and Meetings**

##### **Residential**

Seven plan reviews were conducted for additions, alterations, and exterior modifications.

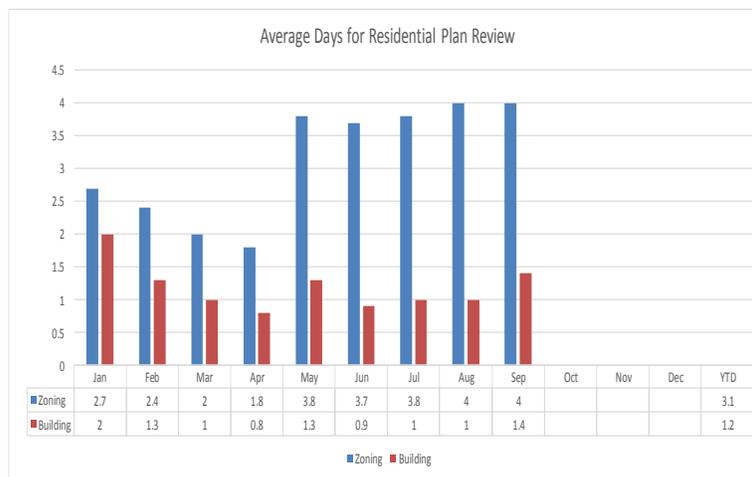
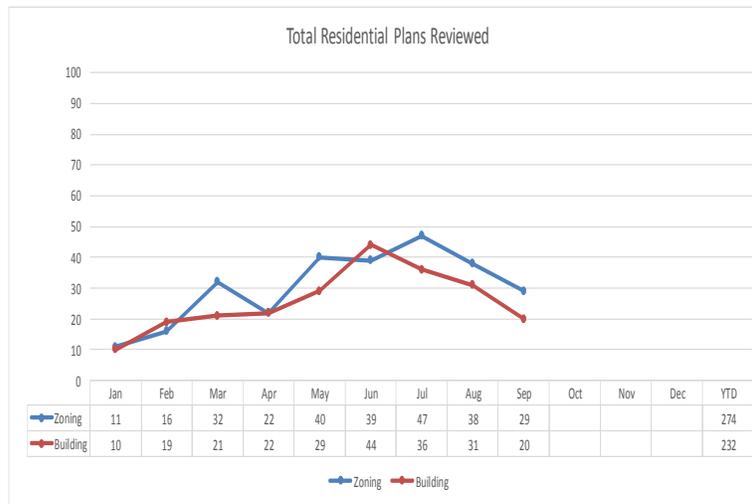
##### **Commercial**

Eight commercial plan review meetings were completed for the following companies: Jeyes, KDC, First and Main, Abercrombie & Fitch, VA-Data, Discover, Bocchi, and Project 68.

A meeting was held with a potential new design team for the Project 68 site. Bungalow Home requested a meeting with building and zoning staff to discuss new site plans. The contractor for AEP's new building conducted a tour of the new facility for community development staff.

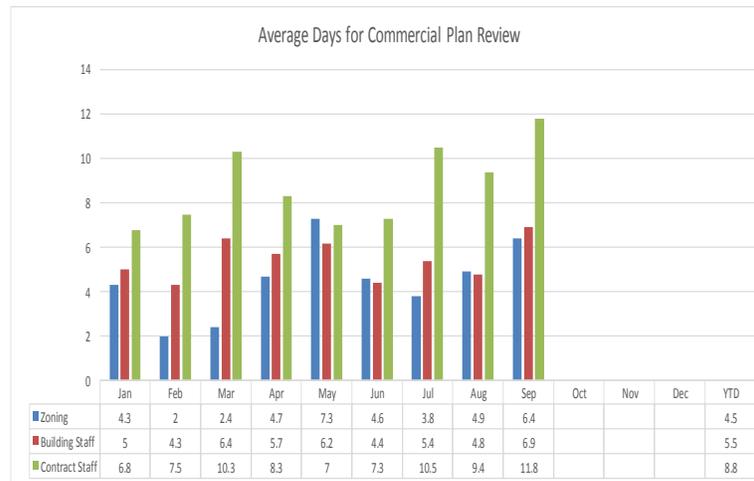
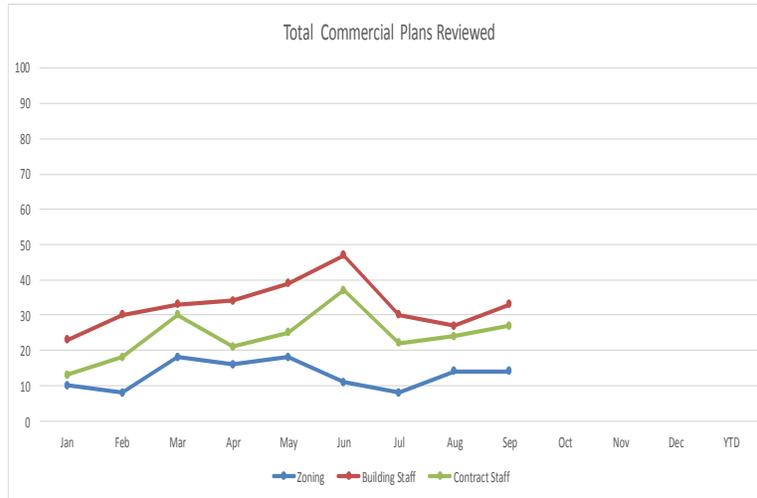
## PLAN REVIEW CONTINUED SEPTEMBER 2016

### Residential Plan Review



## PLAN REVIEW CONTINUED SEPTEMBER 2016

### Commercial Plan Review



## FIELD WORK AND INSPECTIONS

### SEPTEMBER 2016

#### Zoning Related Field Concerns and Inspections

##### Residential Inspections

###### 7769 Pembroke End

A complaint was received regarding construction without a permit. The zoning officer and building inspector completed an inspection. Notices were posted on the property regarding violations requesting contact by next business day.

###### Village Center

A complaint was received regarding temporary sidewalk signs within village center. An inspection was completed and a letter was mailed to all businesses with a sidewalk sign within village center. The notification allowed businesses until October 15<sup>th</sup> to submit for permit of sidewalk signs in use.

###### 7625 Pine Ridge Court

A complaint was received regarding tall grass and RV parking. An inspection was completed and no violations were found.

###### 5786 Plainview Drive

A complaint was received regarding RV parking. An inspection was completed and no violations were found.

###### 5809 Plainview Drive

A complaint was received regarding RV and boat parking. An inspection was complete and a violation letter was mailed.

###### 5750 Plainview Drive

A complaint was received regarding property conditions and safety regarding an unused pool. An inspection was complete and the presence of violations were undetermined. A letter was mailed and the homeowner contacted the zoning officer. The homeowner removed a pool ladder for the immediate safety concern. A re-inspection was complete and the concerns had been addressed.

###### 4561 Neiswander Square

A complaint was received regarding an accessory structure built without a permit. An inspection was complete and the presence of violations were undetermined. A letter was mailed requesting contact.

###### 7869 Peter Hoover Road

**History:** A complaint was received regarding the condition of the property, multiple dump trucks and tall grass. An inspection was completed and multiple violations were found. A violation notice was mailed.

**Update:** Zoning officer met with the residents on site and cleared the violations related to the debris, tall grass and a home occupation concern. A re-inspection is scheduled in October.

## FIELD WORK AND INSPECTIONS CONTINUED

### SEPTEMBER 2016

#### Residential Inspections Continued...

##### 7166 Dean Farm Road

**History:** A complaint was received regarding the parking of a boat, dump truck and multiple cars on the property. An inspection was completed and multiple violations were found. A violation notice was mailed.

**Update:** A re-inspection was completed and the violation has been corrected.

##### 7125 Central College Road

**History:** A complaint was received regarding the parking of a boat, dump truck and multiple cars on the property. An inspection was completed and multiple violations were found. A violation notice was mailed. A re-inspection was completed and two violations were corrected. The homeowner spoke with the zoning officer and an extension was given for the repair related to the third violation.

**Update:** A re-inspection was completed and the violation has been corrected.

##### Reserve C – King George Drive

**History:** A complaint was received regarding the fence maintenance. An inspection was completed and a violation was found. A violation notice was mailed. The property owner notified the zoning officer of some concerns and the difficulty accessing the neighboring property to perform maintenance on the fence. The zoning officer spoke with the neighboring property owner requesting written permission for the homeowner to access his property. The neighboring property owner refused to provide the written permission to the city for the homeowners. A notice was sent notifying the homeowners that the city is unable to enforce the violation until access is granted.

**Update:** Neighboring property owner provided written permission for access to his property for maintenance of the fence with 24 hour notice. A violation notice was mailed. A re-inspection was completed and the violation has been corrected.

##### 4535 Neiswander Square

**History:** A complaint was received regarding the fence maintenance. An inspection was completed and a violation was found. A violation notice was mailed. Interested parties notified the zoning officer of some concerns and the difficulty accessing the neighboring property to perform maintenance on the fence. The zoning officer spoke with the neighboring property owner requesting written permission for the homeowner to access his property. The neighboring property owner refused to provide the written permission to the city for the homeowners. A notice was sent notifying the homeowners that the city is unable to enforce the violation until access is granted.

**Update:** Neighboring property owner provided written permission for access to his property for maintenance of the fence with 24 hour notice. A violation notice was mailed. A re-inspection was completed and the violation has been corrected.

## FIELD WORK AND INSPECTIONS CONTINUED

### SEPTEMBER 2016

#### Residential Inspections Continued...

##### 4561 Neiswander Square

**History:** A complaint was received regarding the fence maintenance. An inspection was completed and a violation was found. A violation notice was mailed. Interested parties notified the zoning officer of some concerns and the difficulty accessing the neighboring property to perform maintenance on the fence. The zoning officer spoke with the neighboring property owner requesting written permission for the homeowner to access his property. The neighboring property owner refused to provide the written permission to the city for the homeowners. A notice was sent notifying the homeowners that the city is unable to enforce the violation until access is granted.

**Update:** Neighboring property owner provided written permission for access to his property for maintenance of the fence with 24 hour notice. A violation notice was mailed. A re-inspection was completed and a second notice was mailed.

##### 7518 King George Drive

**History:** A complaint was received regarding the fence maintenance. An inspection was completed and a violation was found. A violation notice was mailed. Interested parties notified the zoning officer of some concerns and the difficulty accessing the neighboring property to perform maintenance on the fence. The zoning officer spoke with the neighboring property owner requesting written permission for the homeowner to access his property. The neighboring property owner refused to provide the written permission to the city for the homeowners. A notice was sent notifying the homeowners that the city is unable to enforce the violation until access is granted.

**Update:** Neighboring property owner provided written permission for access to his property for maintenance of the fence with 24 hour notice. A violation notice was mailed. The property owner requested additional time to schedule the work. The zoning officer provided an extension until mid-October.

##### 7550 King George Drive

**History:** A complaint was received regarding the fence maintenance. An inspection was completed and a violation was found. A violation notice was mailed. The property owner notified the zoning officer of some concerns and the difficulty accessing the neighboring property to perform maintenance on the fence. The zoning officer spoke with the neighboring property owner requesting written permission for the homeowner to access his property. The neighboring property owner refused to provide the written permission to the city for the homeowners. A notice was sent notifying the homeowners that the city is unable to enforce the violation until access is granted.

**Update:** Neighboring property owner provided written permission for access to his property for maintenance of the fence with 24 hour notice. A violation notice was mailed. A re-inspection was completed and the violation has been corrected.

## FIELD WORK AND INSPECTIONS CONTINUED

### SEPTEMBER 2016

#### Residential Inspections Continued...

##### 7534 King George Drive

**History:** A complaint was received regarding the fence maintenance. An inspection was completed and a violation was found. A violation notice was mailed. Interested parties notified the zoning officer of some concerns and the difficulty accessing the neighboring property to perform maintenance on the fence. The zoning officer spoke with the neighboring property owner requesting written permission for the homeowner to access his property. The neighboring property owner refused to provide the written permission to the city for the homeowners. A notice was sent notifying the homeowners that the city is unable to enforce the violation until access is granted.

**Update:** Neighboring property owner provided written permission for access to his property for maintenance of the fence with 24 hour notice. A violation notice was mailed. A re-inspection was completed and the violation has been corrected.

##### 3915 Reynoldsburg New Albany Road

**History:** The city planner and zoning officer met with a homeowner at their residence to discuss the pool fence. The homeowner was interested in pursuing a variance to permit them to not install a fence around the pool. Staff provided a history of the pool fence variances, and the homeowner stated they will install the fence.

**Update:** Homeowner stated that he will submit a revised fence location for approval.

##### 6869 Central College Road

**History:** A complaint was received regarding a vacant house. The zoning officer and building inspector completed an inspection on June 1, 2016 and multiple violations were observed. A violation letter was mailed however, the letters were returned undeliverable. The zoning officer contacted Franklin County Public Health for assistance in locating the property owners. Franklin County Public Health has taken the lead for this case. They completed an inspection on June 22, 2016 and mailed a violation letter to multiple addresses.

**Update:** No update from Franklin County Public Health

##### 10135 Johnstown Road

**History:** A complaint was received regarding multiple vehicles/campers on the property and the welfare of the resident. The zoning officer contacted Franklin County Public Health to schedule a joint inspection for February 2, 2016. A violation notice was mailed on February 5, 2016. A joint follow-up inspection was conducted on February 29, 2016. No progress has been made on the violations. The case was escalated to the legal departments. Franklin County Public Health has taken the lead. A joint inspection was completed with Franklin County Public Health, New Albany zoning officer and chief building official on June 30, 2016. The owner has vacated the property; personal contents and vehicles have been removed. Violations are still present with the structure of the home. Inspection results were forwarded to the legal department. Franklin County was satisfied with the progress made on the exterior of the property and with the house being vacant did not see a reason to file any legal action. New Albany zoning officer and chief building official will continue to monitor this property for compliance.

## FIELD WORK AND INSPECTIONS CONTINUED

### SEPTEMBER 2016

#### Residential Inspections Continued...

**Update:** Re-inspection was completed on September 2 and the house has been secured and made weather tight. Interior violations won't be enforced as long as house is vacant. The property is for sale. New Albany zoning officer and chief building official will continue to monitor this property.

#### 7010 Lambton Park Road

**History:** In November 2015 a complaint was received regarding the pool fence. An inspection was completed and a violation letter was mailed. In December 2015, an extension was granted until the end of January to determine if they wanted to apply for a variance. The violation is on hold until city staff can research the requirements for pool fences and make a recommendation to administration and council. Council approved an updated swimming pool code on May 17, 2016. A variance application has been submitted for this address. The variance has been discussed at the July 18<sup>th</sup> and August 15<sup>th</sup> meetings.

**Update:** The variance was tabled and will be scheduled for the Planning Commission meeting on November 21<sup>st</sup>.

#### 11 Highgrove

**History:** In November 2015 a complaint was received regarding the pool fence. An inspection was completed and a violation letter was mailed. In December 2015, an extension was granted until the end of January to apply for a variance. The violation is on hold until city staff can research the requirements for pool fences and make a recommendation to administration and council. Council approved an updated swimming pool code on May 17, 2016. A variance application has been submitted for this address. The variance has been discussed at the July 18<sup>th</sup> and August 15<sup>th</sup> meetings.

**Update:** The variance was tabled and will be scheduled for the Planning Commission meeting on October 17<sup>th</sup>.

#### 10 Highgrove

**History:** In November 2015 a complaint was received regarding the pool fence. An inspection was complete and a violation letter was mailed. In December 2015, an extension was granted until the end of January to apply for a variance. The violation is on hold until city staff can research the requirements for pool fences and make a recommendation to administration and council. Council approved an updated swimming pool code on May 17, 2016. A variance application has been submitted for this address. The variance has been discussed at the July 18<sup>th</sup> and August 15<sup>th</sup> meetings.

**Update:** The variance was tabled and will be scheduled for the Planning Commission meeting on October 17<sup>th</sup>.

## Commercial Project Construction Status

**Market and Main II** - Main steel frame has been completed and the 2nd floor slab is being prepared to pour.

**CCL Label** - Wall pours are being completed on site and pre slabs and underground MEP'S have been completed.

**First and Main** - The HVAC system has been approved. Water damaged drywall is being replaced. Water is being removed from core pours and bottom tracks for framing. Exterior penetrations are being sealed and steel framing has been inspected.

**Multi-tenant II** - Wall precast panels are being set. Main steel framing and roof joist are being installed with metal roof panels.

**AEP Substation** - Project 68 service upgrade has completed 50% of the footings and piers.

**Marburn Academy** - Building A above ceiling inspections have been approved for all areas except center stairs and main entrance. Fire dampers in rated walls are tested and approved.

**Walton Offices** - Foundation stem walls, stairway and elevator towers are completed.

**Water Tower** - Interior electrical and HVAC are nearly complete.

**Axium Phase IV** - Owners storage plan is nearly complete. The Phase III grinding room and items noted during final walk through are almost ready for inspections.

### Occupancy has been granted for the following projects:

Wexner Foundation office and Davita Dialysis

### Conditional Occupancy has been granted for the following projects:

New Albany Ballet, Noah's Event Center and AEP



Market & Main II



CCL



Marburn

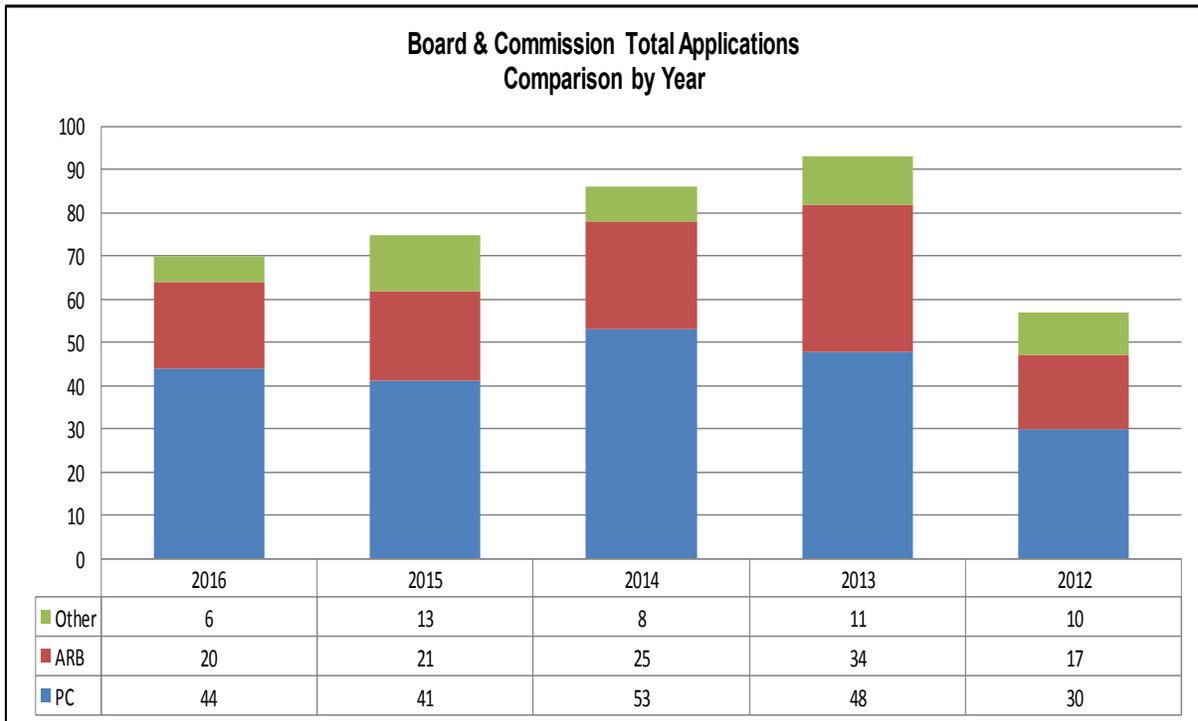
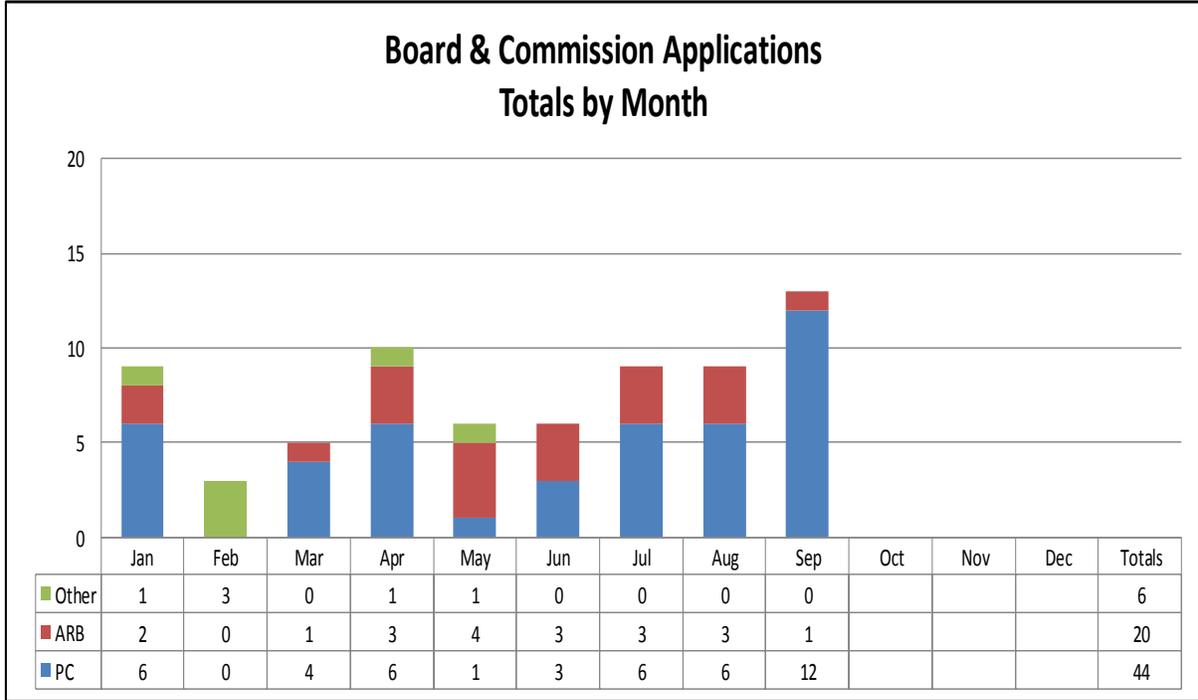


1st & Main

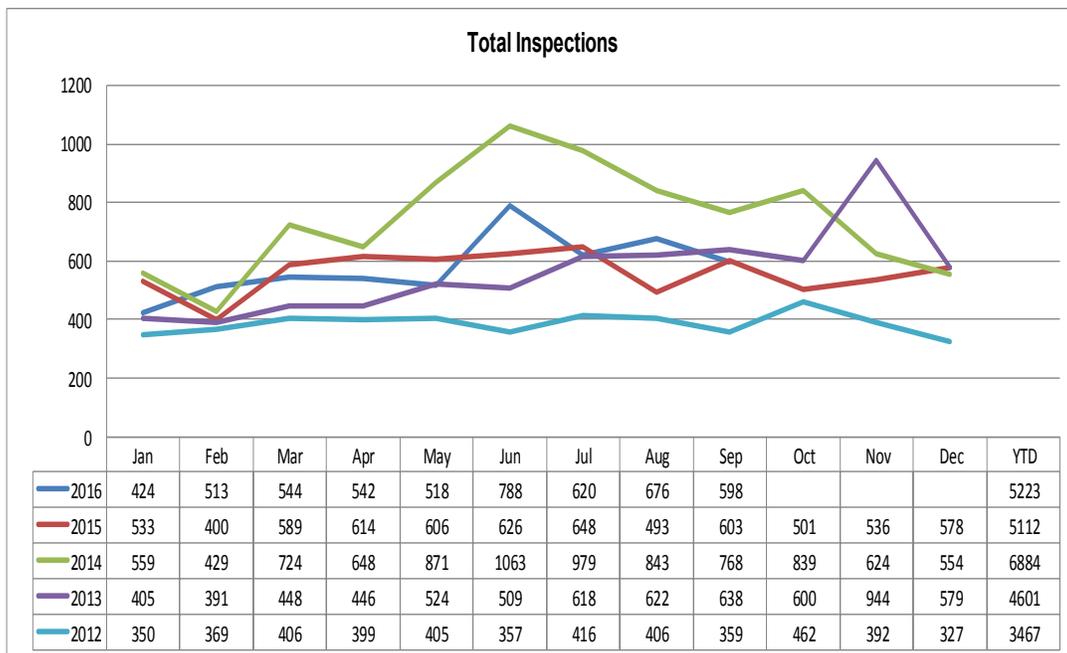
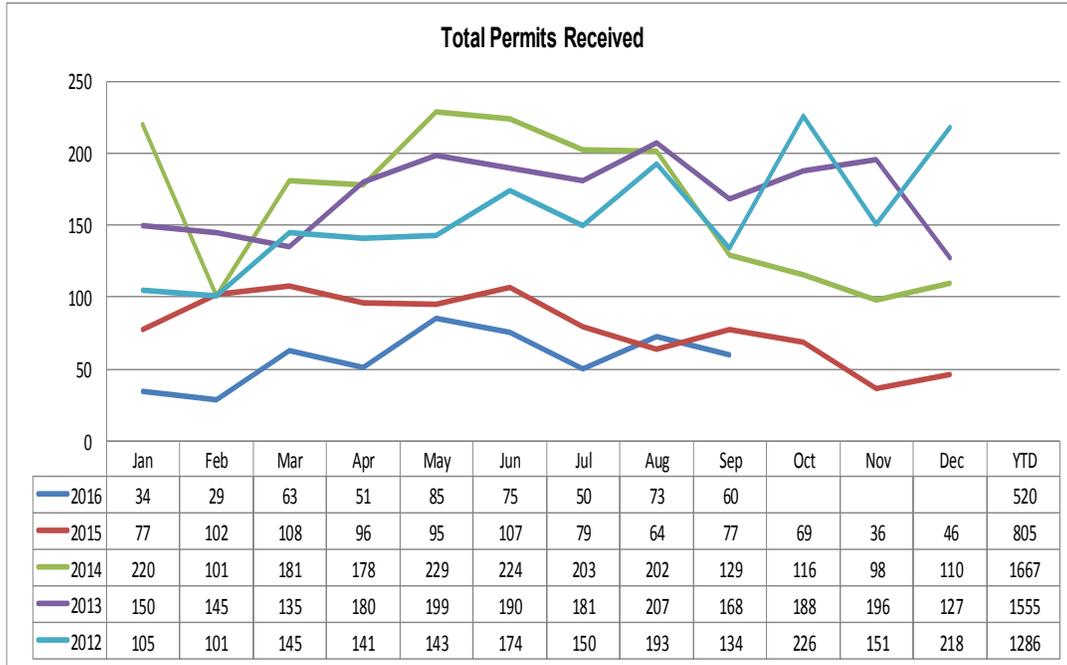


Multi-Tenant II

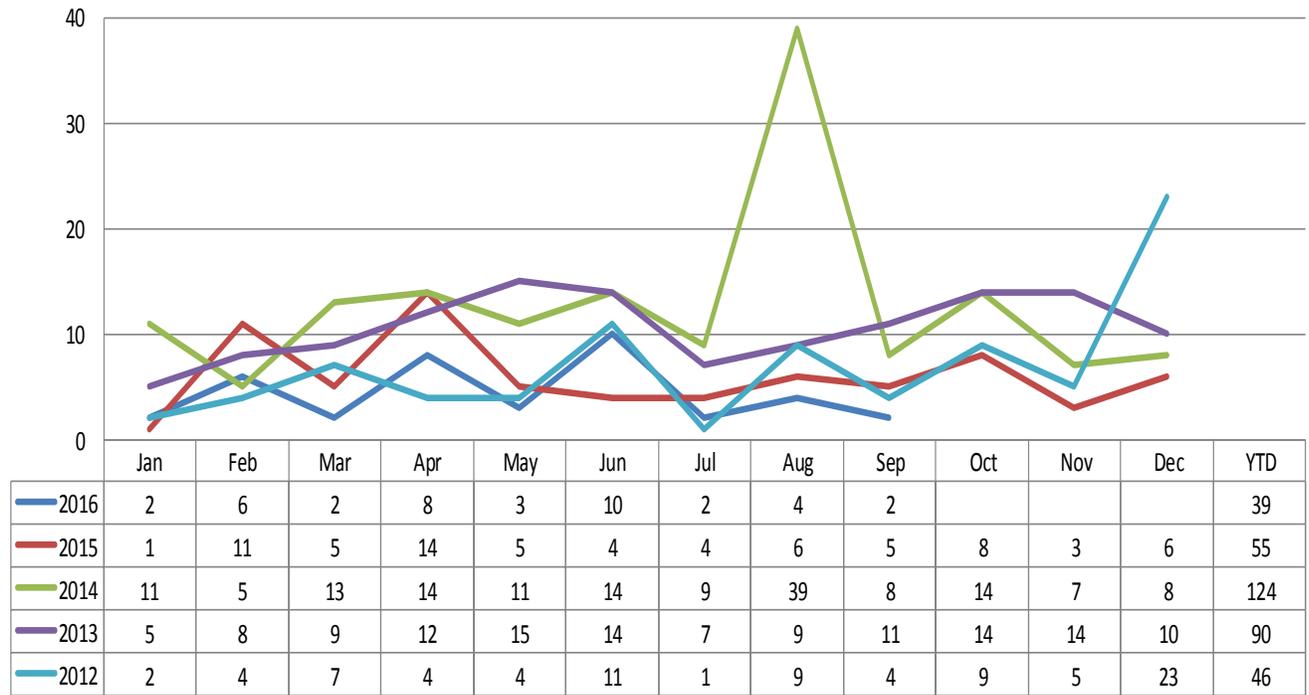
## BOARD AND COMMISSION STATISTICS SEPTEMBER 2016



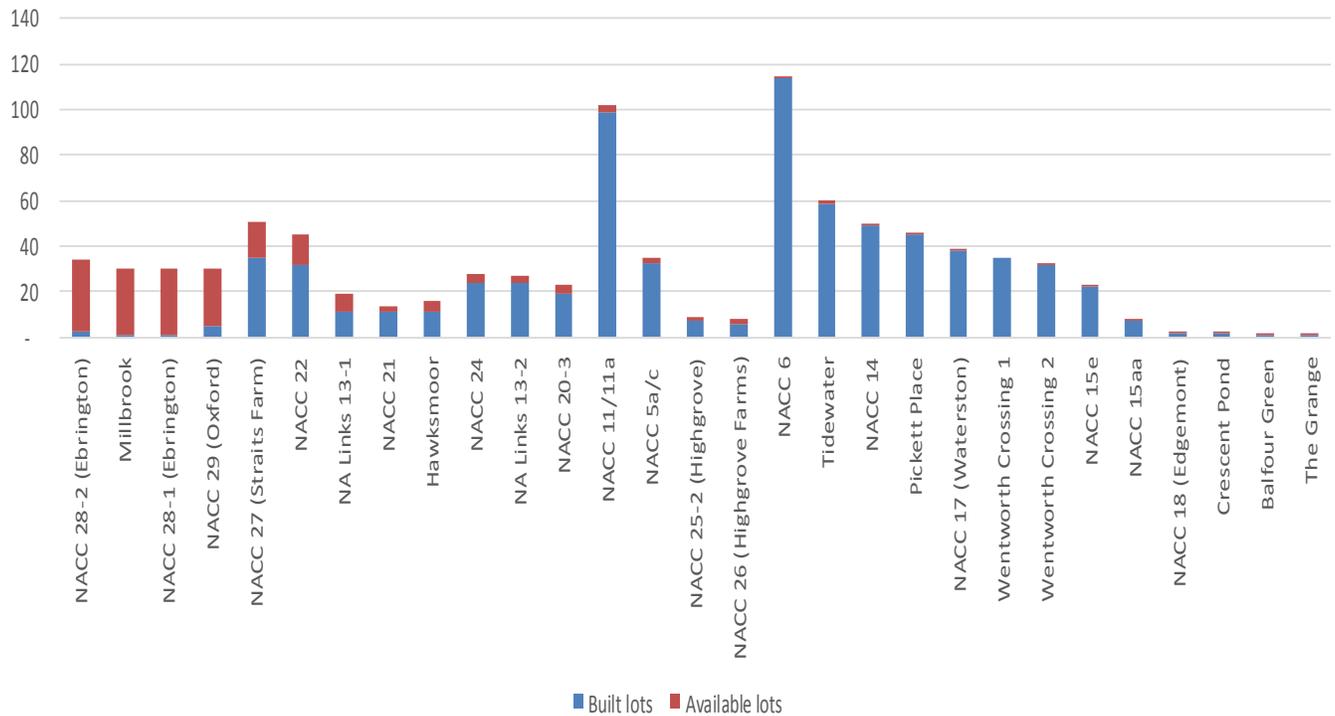
## BUILDING AND ZONING STATISTICS SEPTEMBER 2016



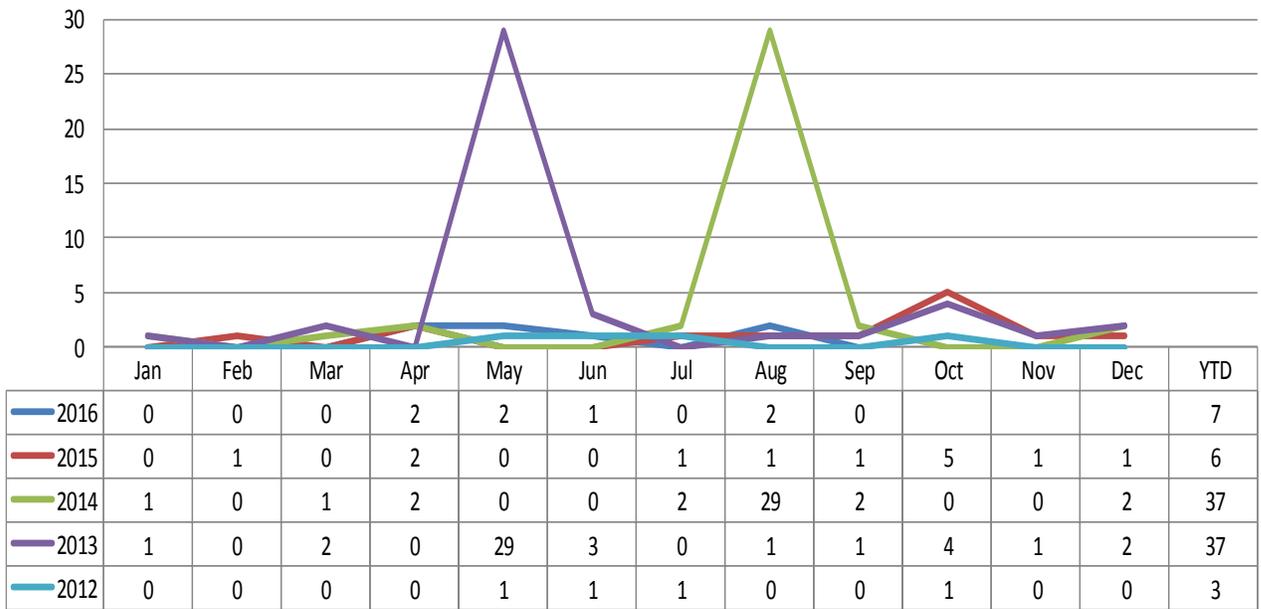
### New Residential Building Permits



### Subdivision Summary



### New Commercial Building permits



### Total Commercial Square Footage Under Construction

