



Community Development Department
MONTHLY REPORT
January 2020

Professionalism

Reliability

Creativity

Service

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NEWS AND INFORMATION

JANUARY 2020

Fireproof

The city of New Albany contracts with a company called Fireproof to provide the off-site storage of inactive permits and other public records. This service is necessary to comply with our records retention policy. The zoning officer completed the audit of the Fireproof records and compared it to Fireproof's own storage inventory. The audit confirmed that the department inventory is up-to-date, however a number of boxes in Fireproof's inventory that were identified do not list a department or description of the contents. The zoning officer will be working with other city departments to identify the contents of these boxes and update the Fireproof inventory with the appropriate information.

- Total boxes at Fireproof for city of New Albany: 1,781
- Total development department boxes: 1,242 (70%)
- Approximate number of development department records in storage: 10,552

Professional Development

MORPC Webinar

On January 9th the administrative service director, planning manager, and economic development specialist attended a webinar hosted by the Mid-Ohio Regional Planning Commission and the Mid-Ohio Development Exchange entitled "Preparing for 5G: The Next Generation of Mobile Networks." The panel of experts provided an update on the anticipated improvements of this new technology including an expanded bandwidth of 10 gigabits per second per device. They explained how 5G is expected to support applications that require real-time access to critical data with an extremely low latency. This will enable users to obtain actionable data insights from machine learning and artificial intelligence technology with greater efficiency. The speakers included Doug McCollough, Chief Information Officer for the city of Dublin; Chris Bland, Managing Partner of CEO Cell Site Capital; Brad McLean, Assistant Vice President of External Affairs for ATT; Greg Dunn, Attorney for Ice Miller; Chip Spann, Director of Engineering and Technical Services for Connected Nation; and Aaron Schill, Data & Mapping Director for MORPC.

BOARD AND COMMISSIONS

JANUARY 2020

Rocky Fork Blacklick Accord: January 15, 2020

Applications:

Title: Zoning Change—Central College Dining District
Location: 6678 Central College Road
Applicant: TFTP LLC c/o Aaron Underhill
Request: Rezoning of .94 acres from Agricultural (AG) to Infill Planned Unit Development (I-PUD)
Zoning: Agricultural (AG) to Infill Planned Unit Development (I-PUD)
Commission Action: Denied (3-3 vote)

Planning Commission: January 22, 2020

Applications

Title: Zoning Change—Beech Crossing Zoning District
Location: Generally located north of State Route 161, west of Beech Road and south of Smith's Mill Road
Applicant: MBJ Holdings LLC c/o Aaron Underhill
Request: Rezoning of 95.48 acres from Infill Planned Unit Development (I-PUD) and Limited General Employment (L-GE) to Infill Planned Unit Development (I-PUD)
Zoning: I-PUD and L-GE to I-PUD
Commission Action: Approved with conditions

Title: Final Development Plan—Medical Office Buildings I&II Pedestrian Skyway
Location: 5040 Forest Drive and 7277 Smith's Mill Road
Applicant: Mark A. Davis
Request: Final Development Plan
Zoning: Blacklick Trust Corp: Mixed Use Subarea 8g
Commission Action: Approved with conditions

Title: Variance—9230 Pamplin Way
Location: 9230 Pamplin Way
Applicant: Muhammad Arif
Request: Variance
Zoning: Tidewater I-PUD
Commission Action: Denied

PROJECT UPDATES

JANUARY 2020

Engage New Albany– Strategic Plan Update



January Strategic Plan Update

January marks the end of the second phase of the Engage New Albany planning effort. On January 8th city staff and MKSK held the third Engage New Albany steering committee meeting at the Heit Center. The steering committee reviewed and provided feedback on the initial plan recommendations.

On January 16th city staff and MKSK held the second community workshop at the New Albany Library. In order to promote the meeting and encourage public participation, the planning team posted advertisements on various social media platforms, created a Facebook event, sent mailers to every home in the city, and included the workshop in multiple e-blasts. As a result of this outreach, 75 residents attended the meeting. MKSK presented initial strategies regarding land use, sustainability, parks and recreation, mobility, the Village Center and community well-being. Attendees were asked to review the initial strategies and provide feedback to the planning team via comment cards. After the meeting, this presentation was added to the Strategic Plan website along with a survey to provide residents an opportunity to provide additional feedback. Over 550 people (33%) have opened the link to the presentation that was distributed through an e-blast.

City staff received a proposal from TischlerBise to perform a land use based fiscal impact analysis. The purpose of the analysis is to assign a dollar amount to specific land uses in order to affirm and provide justification regarding future land use decisions. This analysis is expected to be complete in May and will be included as a component of the plan.

City staff and MKSK continued to analyze and discuss the MORPC traffic modeling results. These results are guiding the plan's thoroughfare recommendations.



2 Public Events



105 Surveys Completed



286 Website Visits in January
2,857 website visits since launch

PROJECT UPDATES

JANUARY 2020

Economic Development Plan Update

The Community Development Department prepared an RFP to update the Economic Development Plan. The Economic Development Plan was adopted in 2006 to serve as a framework and a guide for economic development activity. Every three years, the city updates the economic development marketing assessment (the most recent update was in 2019) that includes stakeholder interviews with site selectors and existing business leaders and benchmarking with other communities. The Economic Development Plan Update will complement the city's existing economic development and marketing activities focusing primarily on the relevance of the existing economic clusters (industry base) and analyzing the city's existing incentive programs and benchmarks. The Community Improvement Corporation reviewed the draft RFP and provided comments. The RFP was issued to 12 economic development firms. The plan should be complete by July 1st.

CAPITAL IMPROVEMENT PROJECT UPDATES

JANUARY 2020

Name of Project: Blacklick Creek Trunk Sewer Part 2A-2

Construction Start Date: May 2019

Project Description: This project consists of furnishing all labor, materials and equipment for the construction of approximately 10,750 linear feet of 18" through 48" gravity sewer and other related items including site work. This project will ultimately connect to manhole 26 that will be installed with the Blacklick Creek Trunk Sewer Part 2A-1. This project also includes an open-cut crossing of Babbitt Road.

Status: All of the construction is now substantially complete and the contractor is completing final grading and restoration activities. Final seeding will be established in the early spring. The project was successfully completed within the original construction budget and schedule.



BCTS 2A-2 Site Restoration



BCTS 2A-2 Site Restoration and Demobilization

INNOVATE NEW ALBANY JANUARY 2020

Google Analytics Section

Site Performance

Traffic Metrics by Page Title – This is where you can see which pages on the site are receiving the most pageviews, how long users spend on each page, and the bounce rate.

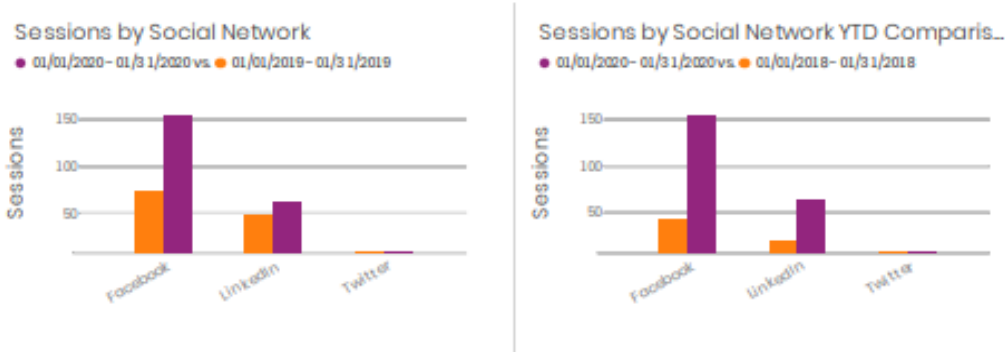
Traffic Metrics by Page Title

From 01/01/2020 until 01/31/2020

Page Title	Pageviews	Avg. Time on Page	Entrances	Exits	Bounce Rate (%)
Display - Events Innovate New Albany New Albany, Ohio	6,952	0:00:02	49	49	53.06%
Innovate New Albany New Albany, Ohio	764	0:01:07	553	283	39.60%
Events Archive Innovate New Albany	535	0:00:53	88	141	59.09%
Myonex Therapeutics: 0 to >\$200 Million in Less than Three Years Innovate New Albany	416	0:02:56	266	269	70.79%
Collaborate to Create: How to Get Laser Focused Using Collaborative Problem Solving Tools Innovate	378	0:01:59	219	232	73.06%

INNOVATE NEW ALBANY
JANUARY 2020

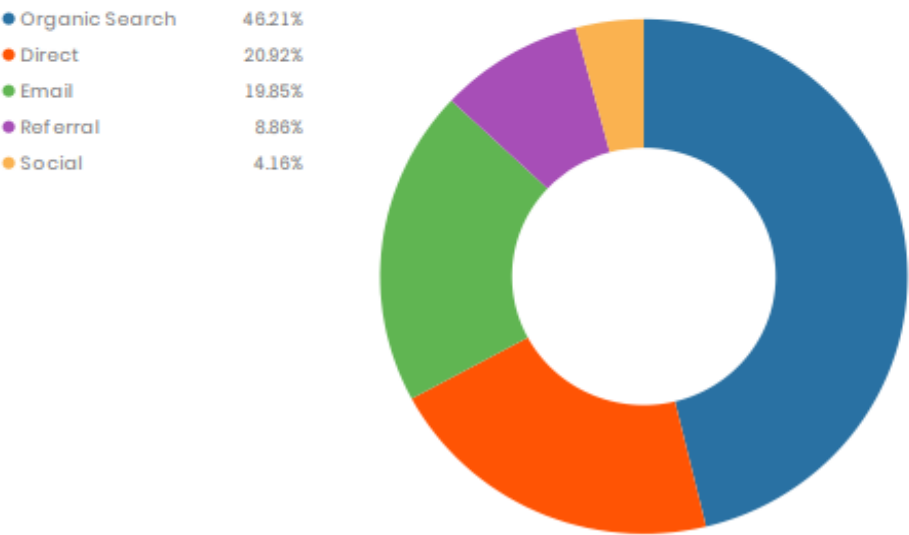
Social Media Platforms - This shows the importance of active and engaging social media posts. This stat will always be compared to the previous year.



Engagement Percentage Breakdown - Where are users coming from?

Note: Organic Search means users used a search engine and ended up on our site. Direct means they directly came to our site through typing in our URL in their browser or through browser bookmarks. Referral refers to visits that

Engaged Sessions by Channel
From 01/01/2020 until 01/31/2020

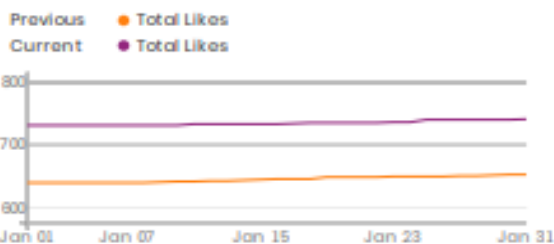


INNOVATE NEW ALBANY JANUARY 2020

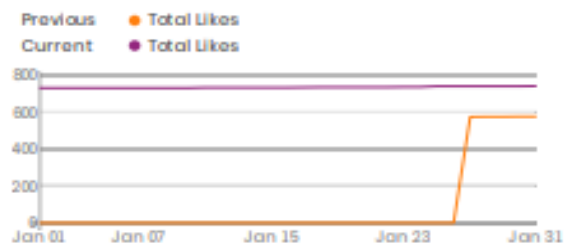
Social Media Section – Facebook

Note: The below stat shows year-to-date numbers for both the year at hand and the previous year.

Daily Total Likes – Monthly Comparisons
01/01/2020 – 01/31/2020 vs. 01/01/2019 – 01/31/2019



Daily Total Likes – YTD Comparisons
01/01/2020 – 01/31/2020 vs. 01/01/2018 – 01/31/2018



MailChimp Section

Subscribers: 2,619

Avg. Open Rate: 17.9%

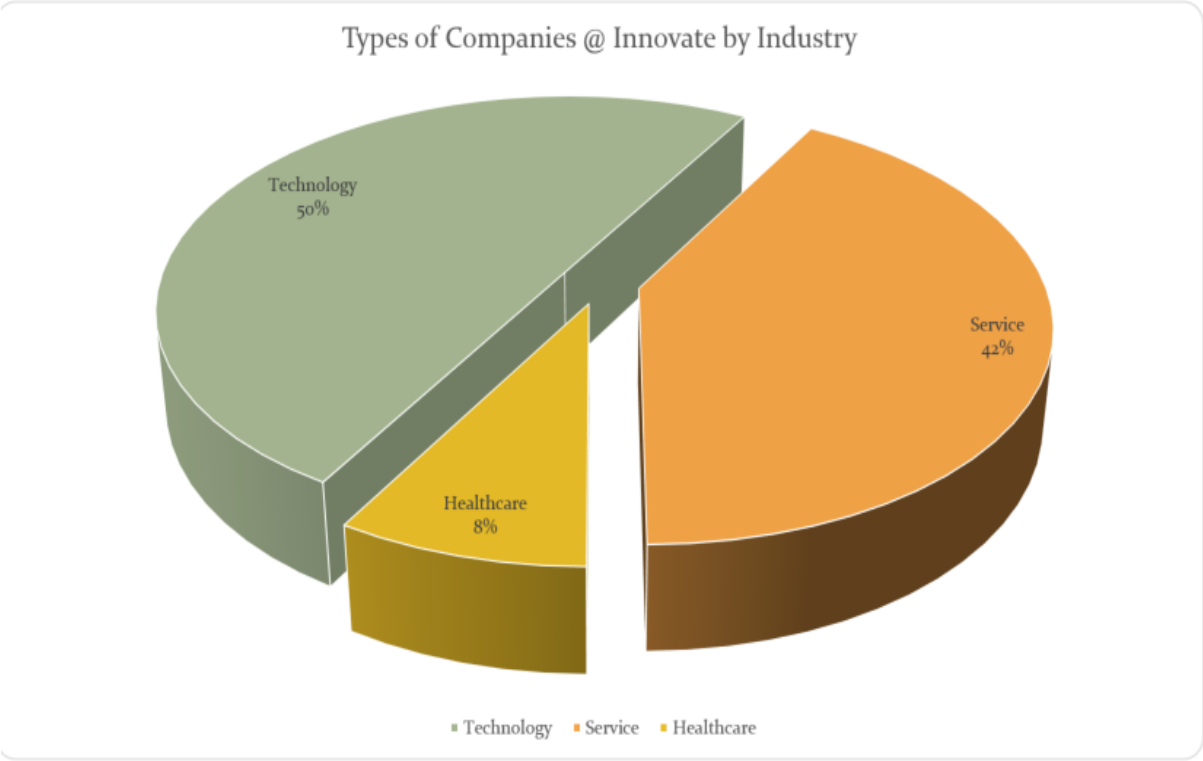
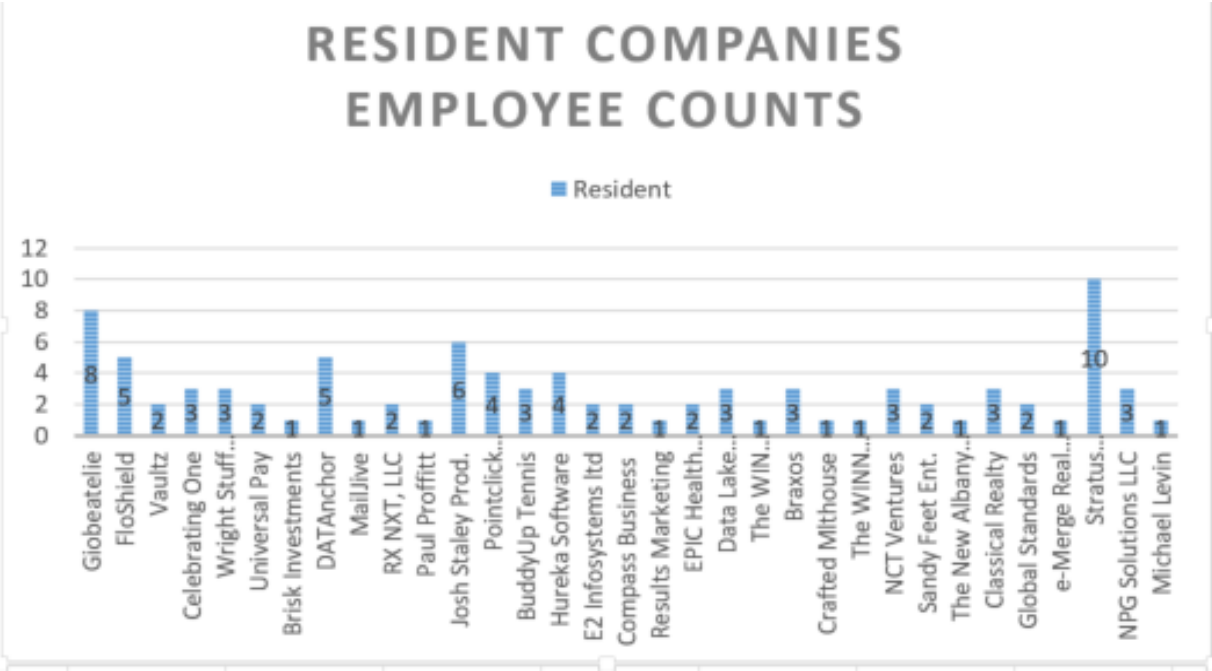
Avg. Click-Thru Rate: 1.9%

Metrics by Campaign

From 02/06/2020 until 02/06/2020

Campaign	Sent On	Unique Opens	Open Rate	Unique Clicks	Click Rate
Expert Office Hours February 7 – Don't Miss	01/29/2020	305	11.82%	35	0.81%
01-28-20 TIGER EMAIL	01/28/2020	508	19.71%	110	2.33%
Expert Office Hours February 7 – Register Now	01/22/2020	593	23.24%	27	0.67%
01-21-20 TIGER EMAIL	01/21/2020	512	19.84%	94	2.36%
01-14-20 TIGER EMAIL	01/14/2020	383	14.96%	107	2.54%
01-06-20 TIGER EMAIL	01/06/2020	455	17.98%	156	3.28%

INNOVATE NEW ALBANY - TENANT DASHBOARD & SPOTLIGHT COMPANY
JANUARY 2020



INNOVATE NEW ALBANY - TENANT DASHBOARD & SPOTLIGHT COMPANY**JANUARY 2020****Spotlight Company**

January Spotlight



Compass Business Group (CBG) is an IT services company that provides a wide range of help desk and infrastructure management services to business customers at an affordable price. The services that CBG provides include: server installation, cloud deployment, anti-virus and Windows patch management. CBG's goal is to take the frustration out of managing IT, so its customers' leaders can focus on running their businesses. The Founder and President of CBG is Jake Epling.





INNOVATE NEW ALBANY

JANUARY 2020

February Look Ahead

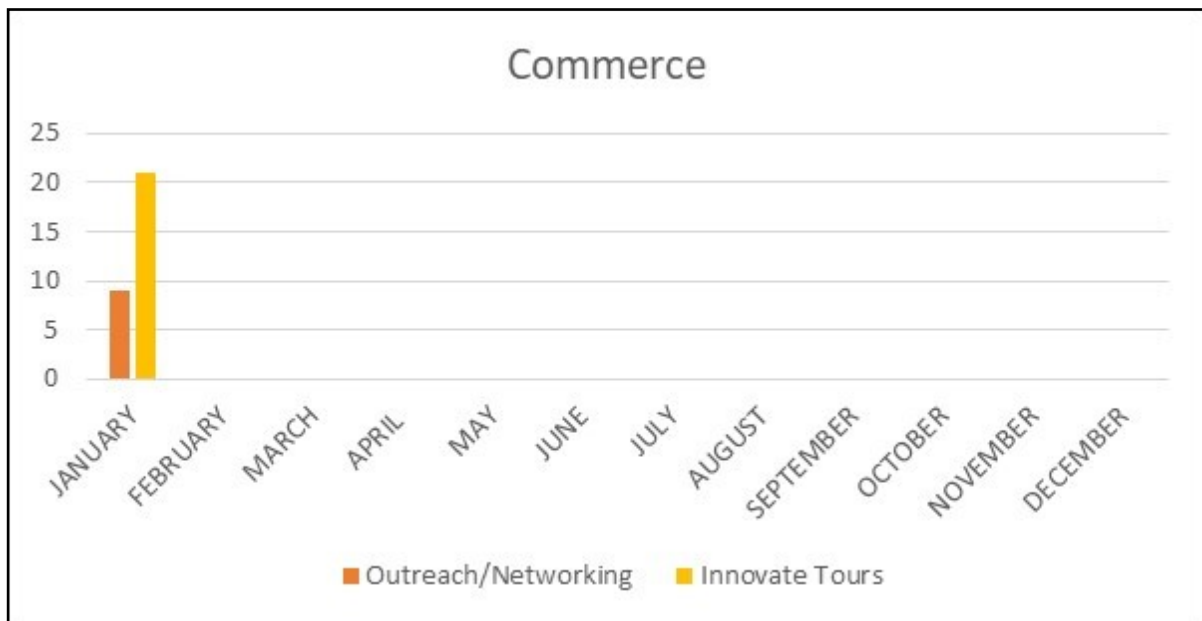
Event Name	Photo	Date	Event Type
Manage Your Cash or It Will Manage You! 5 Techniques to Build a Growing, Valuable Business		2/5/2020	TIGER Workshop
Expert Office Hours		2/7/2020	EOH
3 Customer Experience Equations – Math You'll Actually Use		2/14/2020	TIGER Talk
Titanic Syndrome Killed Many Companies. Are You Next?		2/21/2020	TIGER Talk
It's Not About the Coffee: Reframe It with Design Thinking		2/26/2020	TIGER Workshop
Never Go With Your Gut: How Pioneering Leaders Make the Best Decisions and Avoid Business Disasters		2/28/2020	TIGER Talk

March Look Ahead

Event Name	Photo	Date	Event Type
Growth With Purpose: How to Grow Your Business Without Imploding		3/6/2020	TIGER Talk
Introduction to Information Security for Startups		3/13/2020	TIGER Talk
Meet the Middleman Revitalizing Innovation in Middle America		3/20/2020	TIGER Tale
Data Visualization, Neuroscience, and Why It Matters		3/27/2020	TIGER Talk



JANUARY 2020



PLAN REVIEW

JANUARY 2020

Engineering Plan Reviews

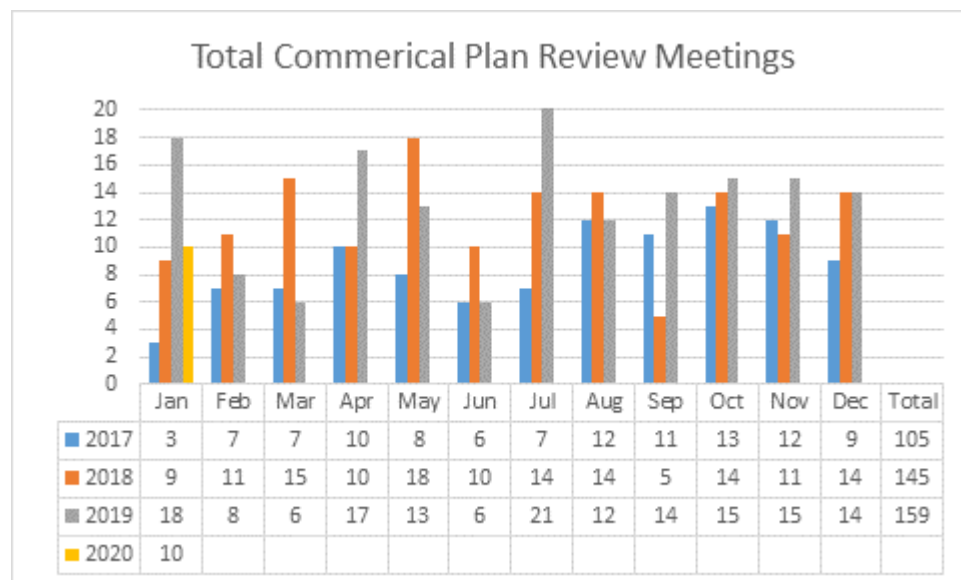
There were four (4) engineering plans submitted for initial plan review in January.

Project Name	Initial Submittal Date	Comments Issued Date	Total Review Days	Review Time Standard
The Mill Redevelopment Private Site Improvement Plan	January 27, 2020	Pending	Pending	18
Van Trust Site J Private Site Improvement Plan	January 27, 2020	Pending	Pending	18
Van Trust Site J Public Sanitary Sewer Improvement Plan	January 31, 2020	Pending	Pending	18
Barrington Daycare Private Site Improvement Plan	January 28, 2020	Pending	Pending	18

Engineering Pre-Construction Meetings

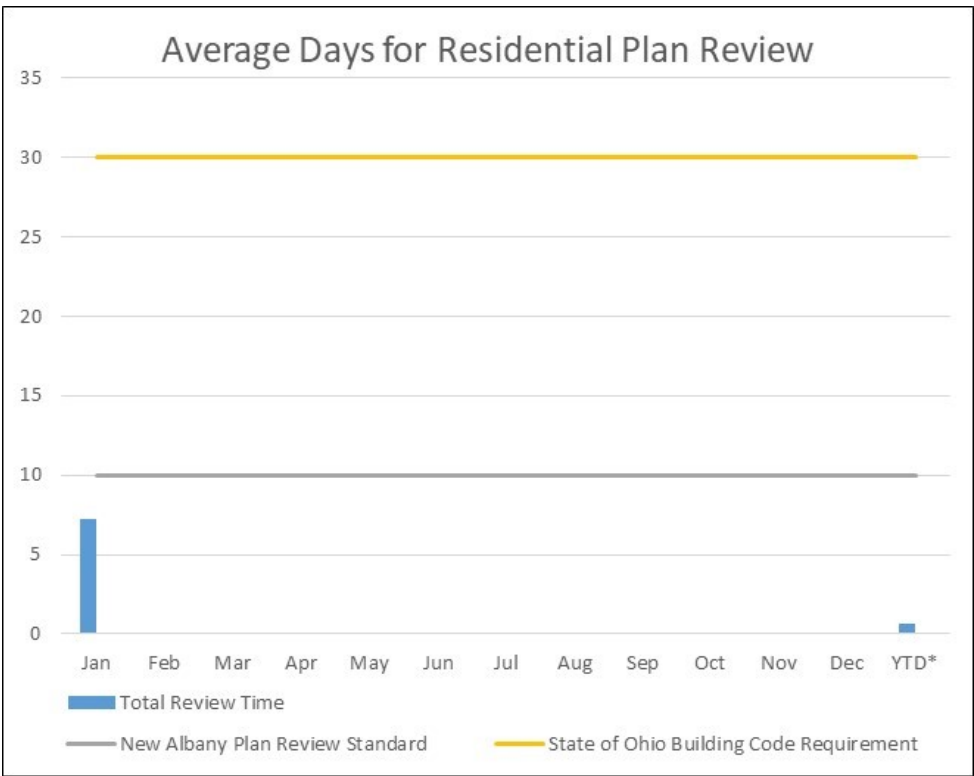
There were no pre-construction meetings in January.

Residential Walk-Through Meetings



PLAN REVIEW CONTINUED
JANUARY 2020

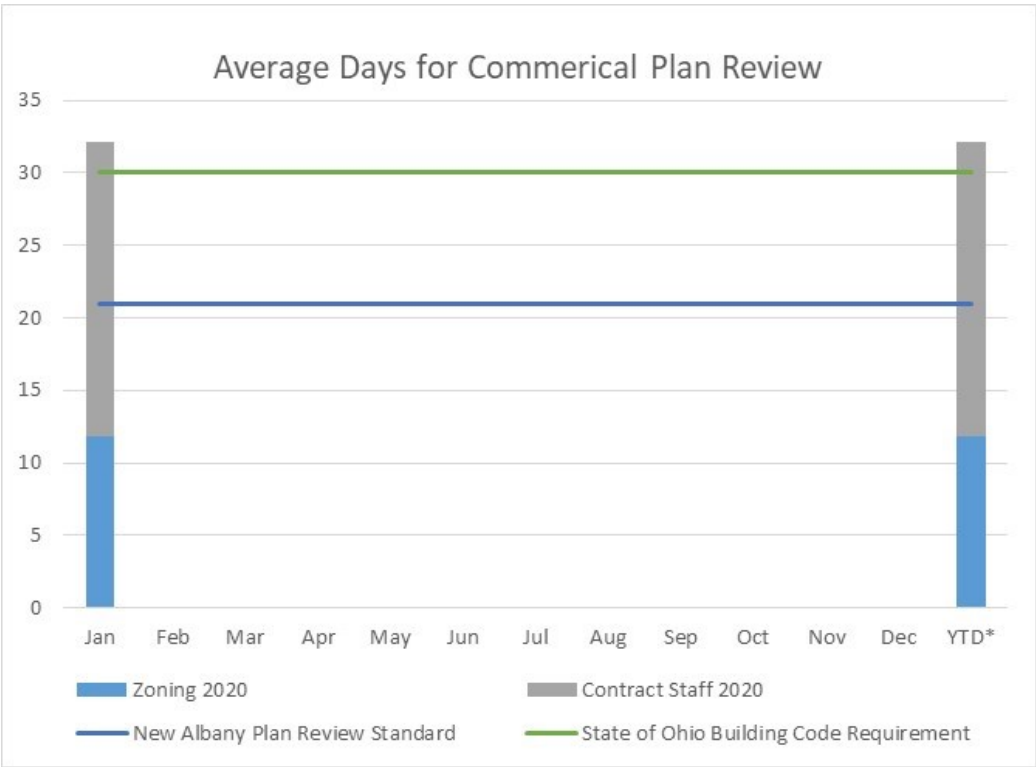
Residential Plan Review



*YTD is the total from January to the end of current month

PLAN REVIEW CONTINUED
JANUARY 2020

Commercial Plan Review



*YTD is the total from January to the end of current month

FIELD WORK AND INSPECTIONS

JANUARY 2020

Code Enforcement Activity

Address: 9200 McClellan Drive

Date of Complaint: January 17, 2020

Complaint Description: Patio built without permit

Violations: Work without permit

Activity: Inspection completed, letter mailed, permit was submitted

Status: Open

Address: 6678 Central College Road

Date of Complaint: January 13, 2020

Complaint Description: Temporary signs in right of way

Violations: None

Activity: Inspection completed, no sign present

Status: Closed

Address: 6512 Cedar Brook Drive

Date of Complaint: January 3, 2020

Complaint Description: Chickens on property

Violations: Poultry not permitted in zoning district

Activity: Letter mailed, re-inspection completed and item in compliance

Status: Closed

Address: 9230 Pamplin Way

Date of Complaint: October 24, 2019

Complaint Description: Encroachment in a preservation zone

Violations: Working without a permit, encroachment of a preservation zone

Activity: Variance denied, letter pending for remedy or appeal

Status: Open

Address: 6835 Cedar Brook Glen

Date of Complaint: September 12, 2019

Complaint Description: Mounding added which is hampering the neighbors drainage

Violations: Undetermined

Activity: Ongoing coordination with property owner

Status: Open

FIELD WORK AND INSPECTIONS CONTINUED

JANUARY 2020

Code Enforcement Activity continued...

Address: 6818 Central College Road

Date of Complaint: February 28, 2019

Complaint Description: Condition of barn

Violations: Accumulation of rubbish and exterior structure maintenance

Activity: Property owner has made progress and extension granted

Status: Open

Address: 6869 Central College Road

Date of Complaint: June 2, 2016

Complaint Description: Condition of a vacant house

Violations: Vacant structure, sanitation, swimming pools, enclosures, exterior walls, disposal of rubbish, turf grass swards

Activity: Inspection completed, no changes

Status: On observation

Address: 10135 Johnstown Road

Date of Complaint: February 3, 2016

Complaint Description: Multiple vehicles on the property and the welfare of the resident

Violations: Unsafe structure, unsafe equipment, parking limitations, sanitation, accessory structures, motor vehicles, glazing, window and door frames, protective treatment, structural members, exterior walls, roofs and drainage, stairs and walking surfaces, accumulation of rubbish or garbage, plumbing system hazards, prohibiting outdoor storage and accumulation, heating facilities required, mechanical appliances, residential occupancy

Activity: Inspection completed, no changes

Status: On observation

Address: 7010 Lambton Park Road

Date of Complaint: November 18, 2015

Complaint Description: Fence not built around a pool

Violation: Pool fence

Activity: Fence permit approved, pending installation

Status: Open

COMMERCIAL PROJECT CONSTRUCTION STATUS JANUARY 2020

Village Center

Name of Project: Blue Horseshoe Partners Owner Improvements

Location: 24 E. Main St.

Square Footage: 3,990

Start Date: May 2019

Estimated Completion: Pending tenant commitment

Building Permit Status: Exterior improvements including new windows, new siding, and cupola

Name of Project: All About Kids Daycare

Location: 96 N. High St.

Square Footage: 22,051

Start Date: Fall 2019

Estimated Completion: Summer 2020

Building Permit Status: Footing and foundations

Name of Project: United Methodist Church Expansion

Location: 20 Third St.

Square Footage: 24,727

Start Date: Fall 2019

Estimated Completion: Winter 2020

Building Permit Status: Footing and foundations

Name of Project: The Mill Redevelopment

Location: 65 W. Dublin Granville Rd

Square Footage: 6,690

Start Date: Winter 2020

Estimated Completion: Fall 2020

Building Permit Status: Footing and foundations



All About Kids Daycare



United Methodist Church Expansion

COMMERCIAL PROJECT CONSTRUCTION STATUS JANUARY 2020

Innovation Campus Way Corridor

Name of Project: Alene Candles

Location: 9485 Innovation Campus Way

Square Footage: 278,950

Start Date: September 2019

Estimated Completion: Spring 2020

Building Permit Status: Shell construction

Name of Project: VeePak Expansion

Location: 9040 Smith's Mill Rd.

Square Footage: 174,360

Start Date: Summer 2018

Estimated Completion: Spring 2020

Building Permit Status: Building permit approval

Name of Project: Montauk Innovations, LLC

Location: 1101 Beech Rd

Square Footage: 281,792

Start Date: March 2019

Estimated Completion: Fall 2020

Building Permit Status: Building shell and roof construction through rough framing

Name of Project: Sidecat, LLC—NAO3 Building 2

Location: 1500 Beech Rd

Square Footage: 518,184

Start Date: March 2019

Estimated Completion: Spring 2021

Building Permit Status: Footing and foundations with underground MEP, structural steel and precast



Alene Candles

COMMERCIAL PROJECT CONSTRUCTION STATUS JANUARY 2020

Innovation Campus Way Corridor continued...

Name of Project: Axium Building 3

Location: 9043 Smith's Mill Rd

Square Footage: 97,056

Start Date: December 2019

Estimated Completion: Summer 2020

Building Permit Status: Footing and foundations with underground electrical

Name of Project: Montauk Innovations, LLC Building II

Location: 1101 Beech Rd

Square Footage: 281,792

Start Date: January 2020

Estimated Completion: Spring 2020

Building Permit Status: Footing and foundations with underground services



Axium II Expansion

COMMERCIAL PROJECT CONSTRUCTION STATUS

JANUARY 2020

Forest Dr./Walton Parkway Corridor

Name of Project: Canine Companion Campus
Location: 7480 New Albany Condit Rd.
Square Footage: 54,289
Start Date: February 2018
Estimated Completion: Fall 2019
Building Permit Status: Full approval for all three buildings

Name of Project: Pharmaforce Expansion
Location: 6610 New Albany Rd East
Square Footage: 178,302
Start Date: June 2018
Estimated Completion: August 2021
Building Permit Status: Rough framing through rough-in MEPs



Canine Companions



Pharmaforce Expansion

COMMERCIAL PROJECT CONSTRUCTION STATUS

JANUARY 2020

Projects on Partial Occupancy

Name of Project: Axiom II

Location: 8640 Innovation Campus Way

Expiration Date: April 27, 2020

Name of Project: Axiom II Expansion

Location: 8640 Innovation Campus Way

Expiration Date: March 13, 2020

Name of Project: Feazel Roofing

Location: 7895 Walton Parkway

Expiration Date: April 17, 2020

Name of Project: New Albany Health Campus

Location: 7320 Smith's Mill Rd.

Expiration Date: April 28, 2020

Name of Project: Northeast 302

Location: 9750 Innovation Campus Way

Expiration Date: May 27, 2020

Name of Project: Owner Improvements

Location: 15 S. High St.

Expiration Date: July 7, 2020

Name of Project: Sidecat, LLC– NAO 1 & 2 Building 1

Location: 1500 Beech Rd.

Expiration Date: February 14, 2020; March 2, 2020; March 6, 2020; March 27, 2020; June 3, 2020



Axiom 2

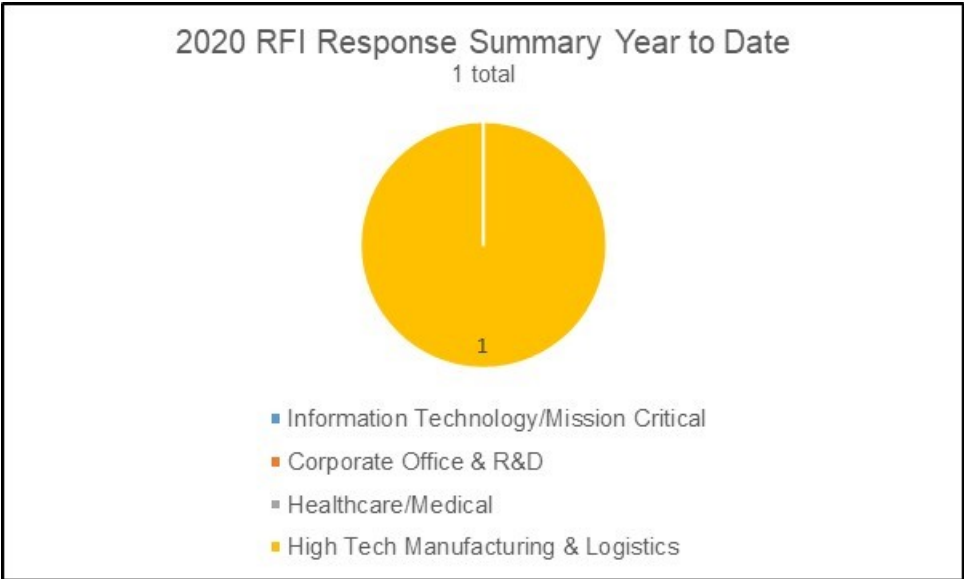


Axiom 2 Expansion



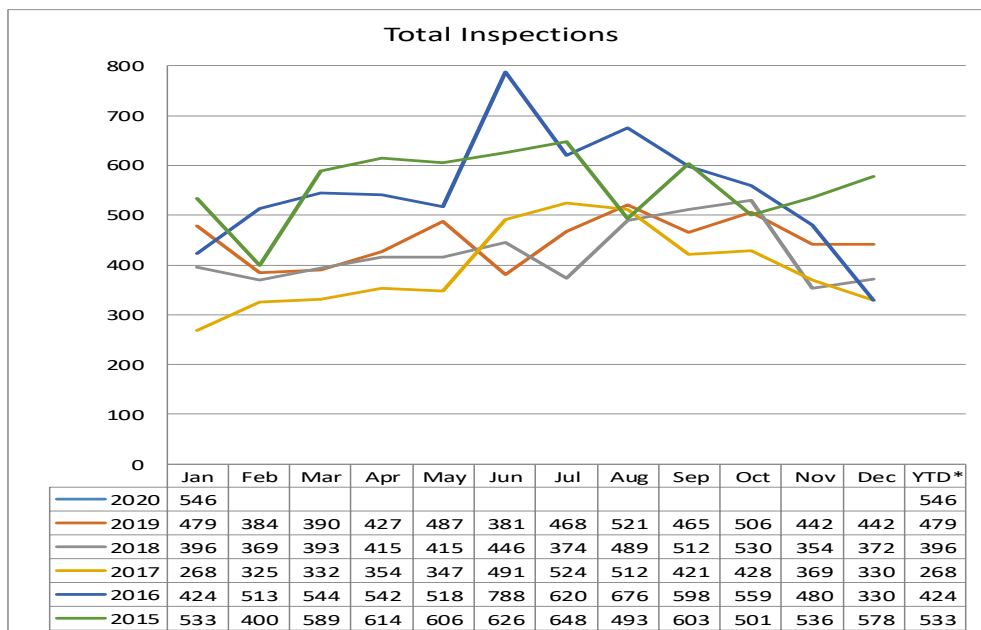
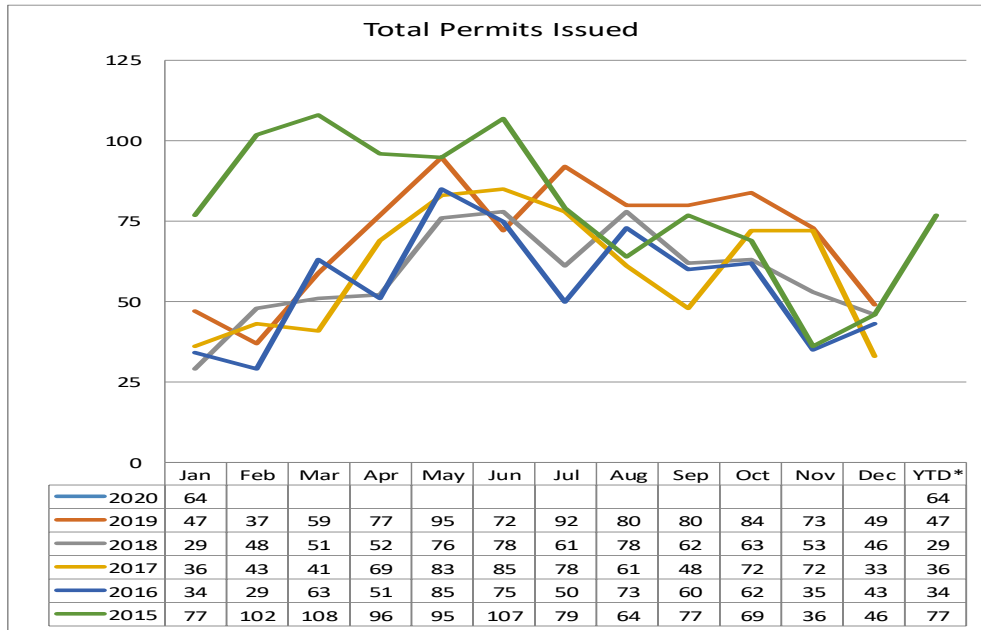
Northeast 302

ECONOMIC DEVELOPMENT STATISTICS
JANUARY 2020



BUILDING AND ZONING STATISTICS

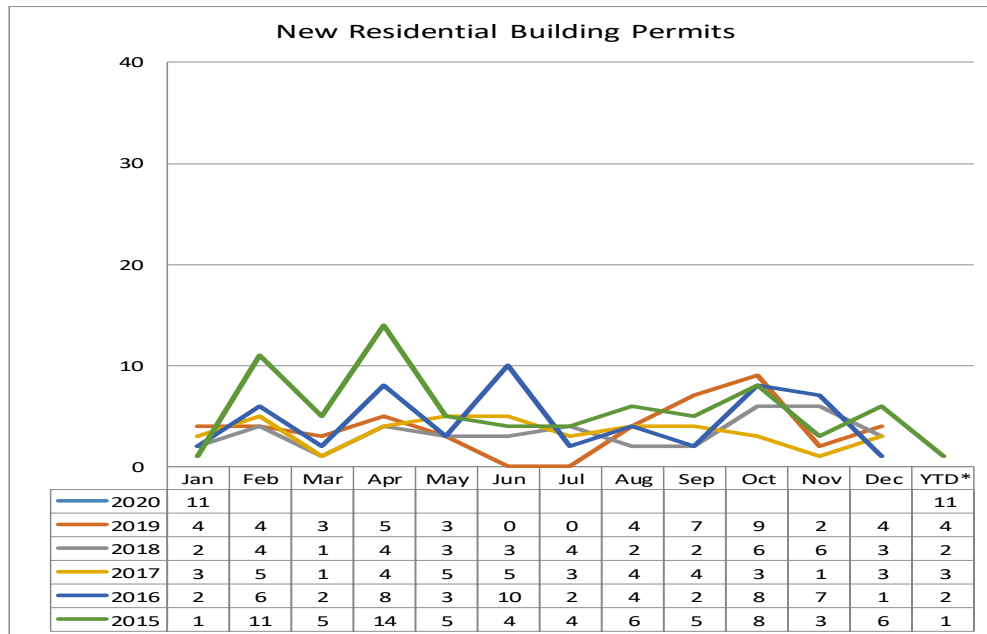
JANUARY 2020



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RESIDENTIAL BUILDING STATISTICS

JANUARY 2020

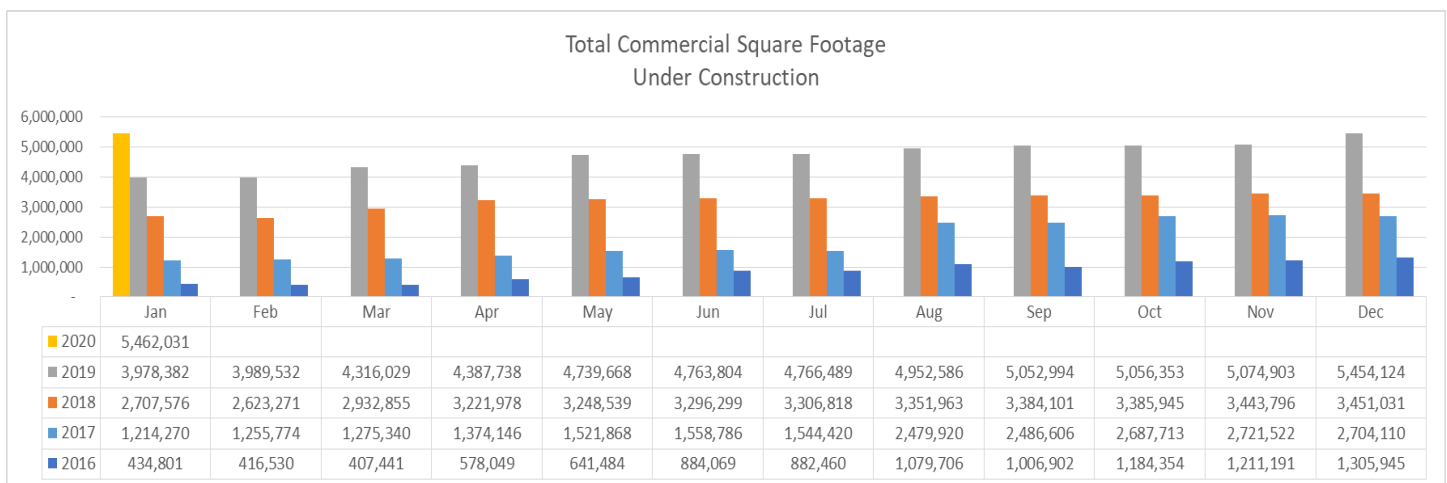
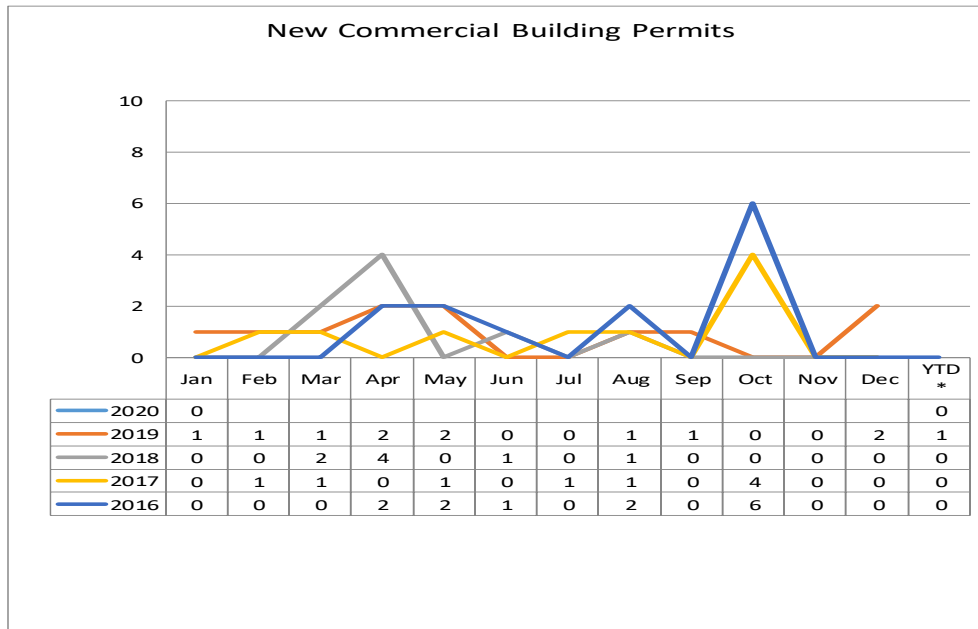


Subdivision Summary			
Subdivision	Total lots	Built lots	Available lots
Courtyard at New Albany	105	28	77
Nottingham Trace	240	17	223
NACC 28 (Ebrington)	66	23	43
NACC 29 (Oxford)	30	18	12
Millbrook	30	30	0
NACC 22	43	38	5
Hawksmoor	16	10	6
NA Links 13-1	19	18	1
NACC 20-3	23	19	4
NACC 24	28	25	3
NACC 11/11a	102	99	3
NACC 26 (Highgrove Farms)	8	6	2
NACC 5a/c	35	33	2
Balfour Green	2	1	1
Crescent Pond	3	2	1
NACC 14	50	49	1
NACC 15aa	8	7	1
NACC 15e	23	22	1
NACC 18 (Edgemont)	3	2	1
NACC 25-2 (Highgrove)	9	8	1
NACC 27 (Straits Farm)	51	50	1
NACC 6	115	114	1
The Grange	2	1	1

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COMMERCIAL BUILDING STATISTICS

JANUARY 2020



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