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**Community Development Department**  
**MONTHLY REPORT**  
**December 2021**

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*Professionalism*

*Reliability*

*Creativity*

*Service*

**Inside This Issue:**

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## **COMMUNITY ENGAGEMENT AND OUTREACH**

### **DECEMBER 2021**

#### **Meetings**

Facebook Community Update Meeting with city manager (December 7)  
Ohio Economic Development Association (OEDA) Executive Committee Meeting (December 8)  
Innovate New Albany Tour (December 8)  
Greater Columbus Chinese Chamber of Commerce Meeting Re: 2022 Event Planning & Sponsorship (December 10)  
American Planning Association (APA) (Central Ohio Chapter) coordination call (December 10)  
New Albany Chamber of Commerce Meeting Re: 2022 Event Planning, Sponsorship & Business Retention + Expansion Planning & Coordination (December 14)  
Franklin County Auditor Meeting Re: 2022 Tax Incentive Review Council Planned Changes (December 14)  
New Albany Community Reinvestment Area (CRA) Housing Council Meeting & Community Tour (December 15)  
Ohio Economic Development Association (OEDA) Annual Business Meeting & Officer Election (December 15)  
Ohio Economic Development Association (OEDA) Board Meeting (December 15)  
New Albany Community Improvement Corporation (CIC) Regular Meeting (December 15)  
GROW Licking County Meeting Re: 2022 Business Retention + Expansion Planning & Coordination (December 16)  
American Planning Association (APA) (Central Ohio Chapter) coordination call (December 16)  
Broadband Access Ohio Meeting (December 17)  
Denison University EDGE Program Discussion (December 17)  
One Columbus Meeting Re: 2022 Business Retention + Expansion Planning & Coordination (December 21)  
GROW Licking County Infrastructure Committee Meeting (December 21)  
Ohio Restaurant Association Meeting Re: Member Engagement & Outreach (December 22)

#### **Events**

2021 Economic Development 411 (ED411) (December 3)  
Transportation: the Great Equalizer Webinar (co-hosted with MORPC) (December 7)  
New Albany Chamber of Commerce 2021 Annual Meeting & Delta Awards (December 8)  
Innovate New Albany Holiday Celebration (December 15)

## **BOARD AND COMMISSIONS**

### **DECEMBER 2021**

#### **Architectural Review Board : December 13, 2021**

##### **Applications**

**Title:** Certificate of Appropriateness—New Signage  
**Location:** 15 W. Main Street  
**Applicant:** ProSign Studio c/o Sean Alley  
**Request:** New Signage  
**Zoning:** Urban Center Code (UCC)  
**Commission Action:** Approved with conditions

#### **Planning Commission: December 20, 2021**

##### **Applications**

**Title:** Variance—6164 Nottingham Loop  
**Location:** 6164 Nottingham Loop  
**Applicant:** John and Michele Morgan  
**Request:** Variance  
**Zoning:** Nottingham Trace I-PUD Zoning District  
**Commission Action:** Tabled

**Title:** Conditional Use—7145 Central College Road  
**Location:** 7145 Central College Road  
**Applicant:** Robert Beatty and Mary Ann Akins  
**Request:** Conditional Use  
**Zoning:** R-1  
**Commission Action:** Approved with Conditions

**Title:** Height Adjustment  
**Location:** Generally located south of Worthington Road, north of Morse Road, west of Harrison Road and east of Beech Road (PID: 222-000892-00).  
**Applicant:** EMH&T c/o Kevin Gradert  
**Request:** Height Adjustment  
**Zoning:** Harrison South L-GE Zoning District  
**Commission Action:** Approved

## **BOARD AND COMMISSIONS**

### **DECEMBER 2021**

#### **Board of Zoning Appeals: December 20, 2021**

**Title:** Variance—Cupertino Development  
**Location:** Generally located south of Worthington Road, west of Harrison Road and east of Beech Road  
**Applicant:** VTRE Development LLC c/o Pete Gray  
**Request:** Variance  
**Zoning:** Harrison South L-GE Zoning District  
**Commission Action:** Denied

**Title:** Variance—7365 Milton Court  
**Location:** 7365 Milton Court  
**Applicant:** Oakland Design Associates c/o Lori Francisco Botkins  
**Request:** Variance  
**Zoning:** R-2  
**Commission Action:** Denied

## **PROJECT UPDATES**

### **DECEMBER 2021**

#### **Electronic Plan Review and Permitting Software**

**Anticipated completion date:** March 2022 (Software Buildout)

##### **Project Description:**

The staff will identify, evaluate and recommend for selection a software package that will automate the plan review and permitting process of the department. The evaluation will include a detailed cost/benefit analysis of the software package, as well as an assessment of the specific user interface, workflow and data capabilities. The staff will also establish a transition plan necessary to implement the selected software into the daily operations of the department and create a communication plan to share any changes and updates with residents, contractors and consultants. After the software is accepted by city council, the staff will buildout and implement the new software.

##### **Status Update:**

The implementation committee formed within the development department worked closely with Accela staff to complete the analysis phase of the buildout. The analysis phase involved creating workflows, modifying existing Accela module applications, and identifying changes that need to be made to the standard Accela template.

##### **Next Steps:**

The staff will work closely with technical support staff from Accela to continue the software buildout. The next phase of the buildout is the integration portion which includes integrating Bluebeam, payment adapters and Outlook.

#### **Inventory & Analysis of Building Records and Conditional Occupancies**

**Anticipated completion date:** January 2022

##### **Project Description:**

The staff will review and close all commercial and residential building permit records that are not currently active. Additionally, each permit will be electronically closed in CityView and physically inventoried with VRC (formerly known as FireProof) in accordance with our records retention policy.

##### **Status Update:**

The staff continued to review and close out inactive building permits.

#### **Change of Occupancy Procedures**

**Anticipated Completion Date:** January 2022

##### **Project Description:**

The staff will establish an updated procedure to better facilitate changes of occupancy within existing buildings that do not include a building modification. This update seeks to simplify the city's current change of occupancy policy while providing assurance that conformance with applicable zoning and fire codes is maintained. This will also result in reduced costs to property owners and will expedite and streamline the issuance of a change of occupancy permit.

##### **Status Update:**

No update for the month of December.

##### **Next Steps:**

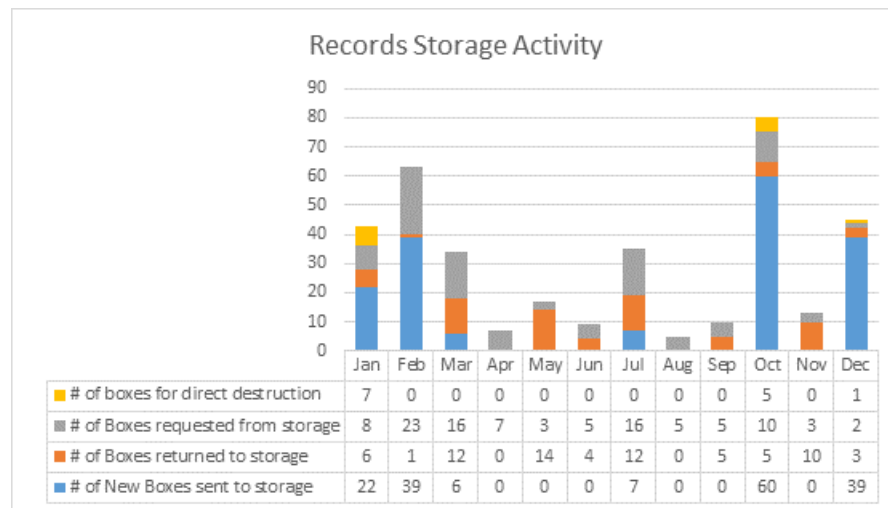
The staff will collaborate with our chief building official to recommend policy changes and to create any necessary forms within Accela.

## PROJECT UPDATES

### DECEMBER 2021

#### VRC

**Project Description:** VRC (formerly known as Fireproof) is the company that provides record storage for the city. The department sends records to storage after the project / permits are completed or when the record is no longer needed. These records are inventoried in boxes. Boxes are frequently called back to the city offices for reasons that include but are not limited to public records requests and research purposes. This graph shows the monthly activity between the department and VRC.



## **PLANNING PROJECT UPDATES**

### **DECEMBER 2021**

#### **Village Center Parking Strategy**

**Anticipated Completion Date:** February 2022

#### **Project Description:**

Examination of existing and future parking needs in a comprehensive, data driven manner as necessary to develop a plan that provides targeted parking recommendations to facilitate the continued growth of the Village Center. The project deliverables include:

- Data validation of the parking model recommendations and traffic data analysis to ensure the parking recommendations and existing roadways are in alignment (transportation consultants Wells & Associates).
- Development of a Build-Out Plan that includes a range of future development scenarios varying in density and scale to adequately understand the impact on future parking and the overall transportation network (i.e. traffic).
- Short-term parking management strategies to address existing parking needs and long-term parking management strategies that anticipate future development conditions. Certain areas within the Village Center may be assigned multiple long-term parking management strategies based on the consensus plan.
- A phasing plan as well as an order of magnitude costs for the parking improvements recommendations.
- The plan will link parking and street improvements to density or other quantitative measure rather than time. This will allow the plan to remain relevant regardless of the timeframe that the Village Center builds out or how it might build out. It will also provide options for the city when evaluating proposed development projects.
- The traffic studies from the engineering firm Carpenter Marty and MORPC will be used to inform final parking recommendations in the final deliverable. The final report will tie parking recommendations to these traffic studies.

The working group includes the following members:

- Tom Rubey, The New Albany Company
- Jennifer Chrysler, Director of Community Development
- Adrienne Joly, Director of Administrative Services
- Mike Barker, Deputy Director of Community Development
- Steve Mayer, Planning Manager
- Chris Christian, City Planner
- Jeff Pongonis, MKSK
- Chris Hermann, MKSK

#### **Historical Context:**

The traffic consultant, Wells & Associates, finished their review of two proposed extensions of Market Street in November. The traffic simulation analysis concluded that connecting Third Street to Market Street results in overall less car travel delay within the Village Center. This connection, along with other intersection improvements at Main Street and Third Street, provides the most efficient flow of vehicular traffic. The simulation modeled AM/PM peak travel times based on anticipated development in the year 2031.

## PLANNING PROJECT UPDATES

### DECEMBER 2021

#### Village Center Parking Strategy continued...

The working group met in August to review key takeaways and recommendations:

- Key Takeaway #1: Rose Run II & Locust Alley
  - There were two parking districts that have been combined.
  - The group decided that this district requires a low and high density development scenario.
  - Provides parking for historic Village Center to the north of the site.
  - Explore on-street parking near Main Street dogleg. Implementation of the Market Street extension will make this feasible.
- Key Takeaway #2: Market & Main Continued Growth
  - Any new development will park itself.
  - Need to acknowledge timing and staging of future construction projects and materials may create temporary parking deficits.
  - Developers are responsible for producing a parking solution during construction.
  - At the completion of Market & Main development, the new parking created will likely be part of a regional parking solution during off-peak hours. (ie: event parking for McCoy and Amp).
  - RAMSA plan was created prior to Rose Run I's completion. An updated development plan will be required to address the new park and understand parking requirements for this district.
- Key Takeaway #3: Market Street Extension
  - Traffic bypass through town – reduces pressure on High (605) & Main (62) intersection to allow a more pedestrian friendly environment to walk to parking.
  - This new alignment may present options for new pocket parking lots (15-20 spaces each) around the Historic Core.
- Key Takeaway #4: 9 Acres
  - The district must park itself.
  - If the district cannot park itself then a shared agreement for a parking structure at Rose Run II must be in place.
- Key Takeaway #5: Park Once!
  - Enhancing the pedestrian experience from parking space to destination (ie: alleys, streetscapes) will increase likelihood people will walk.
  - Shared parking solutions are potentially available at Learning Campus parking available during non-school hours for event parking overflow.
  - Wayfinding solutions should be discussed for all types of parking (e.g lots, on-street, shared, etc.) and for local Village Center destinations.
- The idea of a “decision schedule” was introduced as a means for the city to prioritize improvements and determine when infrastructure improvements are needed based on the scale of private developments.



## **PLANNING PROJECT UPDATES**

### **DECEMBER 2021**

#### **Village Center Parking Strategy continued...**

In February, the project team provided an update to city council on the initial findings and draft recommendations of the plan. The staff provided an overview of traffic modeling data, parking blocks, current conditions, and recommendations for parking scenarios based on anticipated future growth. The city council comments/discussion included:

- A comparison of AADT (annual average daily traffic) to other cities
- The perception that people have to park far away from their destination in the Heit Center lot while the data shows there is sufficient parking at the Heit Center lot.
- The best practices and the parking space to building area ratios used for the parking standards.
- The impact of traffic from school campus on public streets. The staff acknowledged the issue and commented that there are limits to infrastructure improvements. The goal of this plan is to balance operational and infrastructure improvements.
- The city staff, New Albany Company representatives and consultants held a visioning meeting with the goal of creating consensus around future growth and development. Led by consultants, the group reached agreement on a conceptual Market Street extension road alignment, development sites, and general building heights.
  - The team agreed throughout the Village Center there should be a mixture of building width heights to create an authentic town center aesthetic. In general, though the team decided it would be appropriate for future development to be up to three stories in the historic Village Center, four stories in the nine acres behind CVS, and two stories in the area between south High Street and the Market Street extension, south of Granville Street.
  - Based on the outcome of the visioning meeting with the New Albany Company, the city staff finalized the Market Street extension road alignment and potential building heights/densities so they can be incorporated into the plan.

#### **Status Update:**

- An initial draft of the entire plan was provided by MKSK. The city staff reviewed and provided comments to MKSK. The primary comment is that there should be additional data validation of the parking model recommendations and traffic data analysis in the plan.

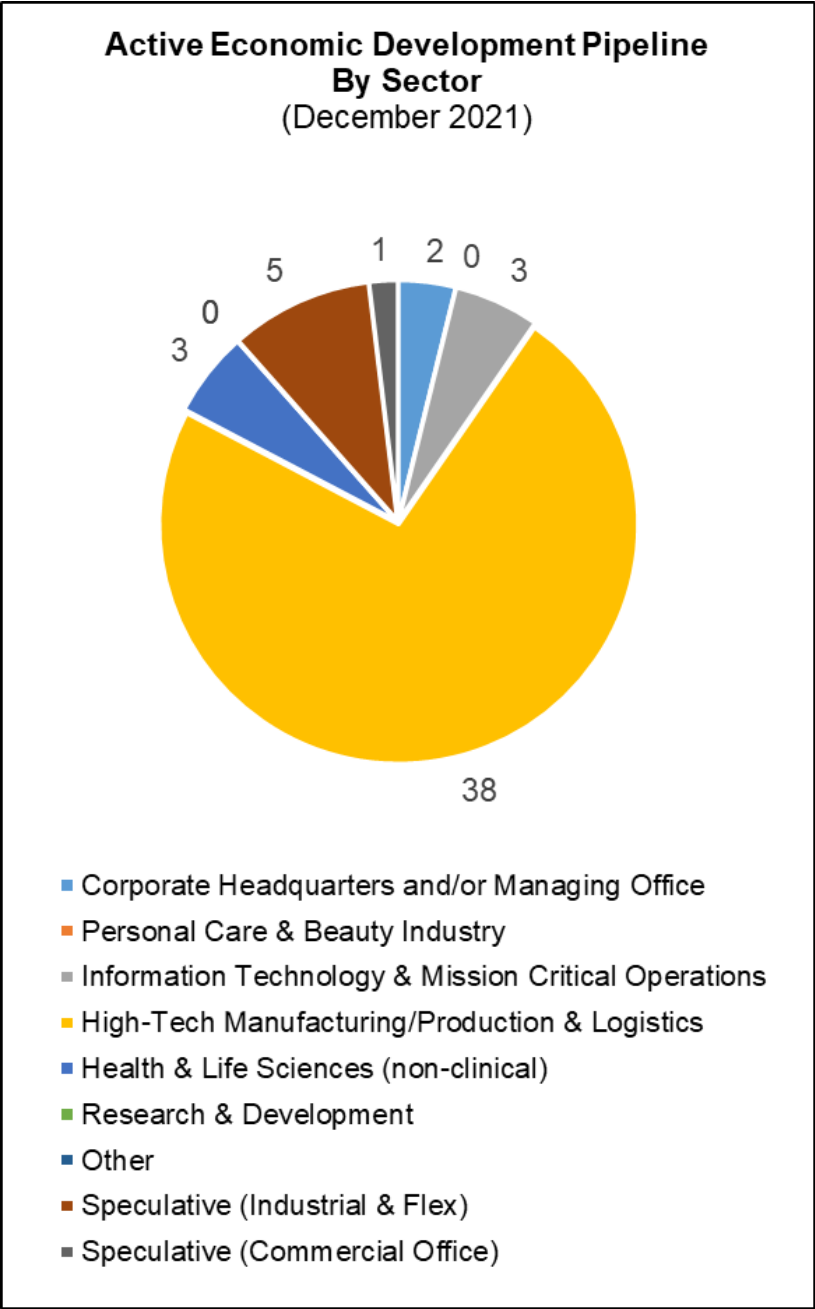
#### **Next Steps:**

- MKSK is updating the draft plan to incorporate staff comments.

**ECONOMIC DEVELOPMENT UPDATES**  
**DECEMBER 2021**

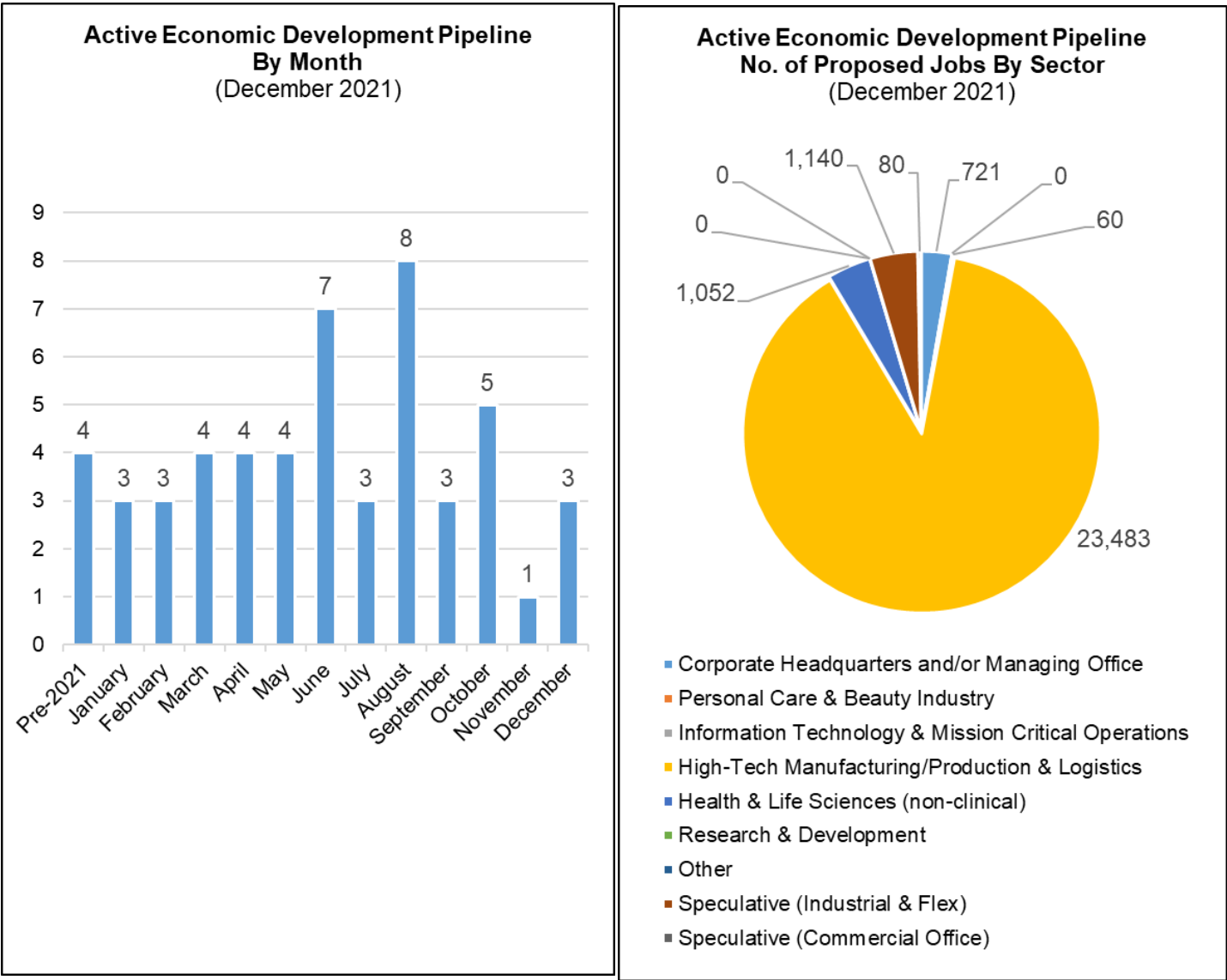
**Active Economic Development Pipeline**  
*(Including Site Selection Requests For Information)*

The department has responded to 52 site selection Requests for Information in 2021. This active pipeline represents more than \$8.4 billion in total investment associated with more than 26,526 net new jobs. The month of December added three projects to the pipeline. Several site selection projects were not pursued because of development requirements or characteristics and site availability. Currently, the department has an active portfolio of approximately 52 projects with the top site uses being High-Tech Manufacturing/Production & Logistics, Speculative (Industrial & Flex), and Health & Life Sciences (non-clinical).



**ECONOMIC DEVELOPMENT UPDATES**  
**DECEMBER 2021**

**Business Retention and Expansion**



## **ECONOMIC DEVELOPMENT UPDATES**

### **DECEMBER 2021**

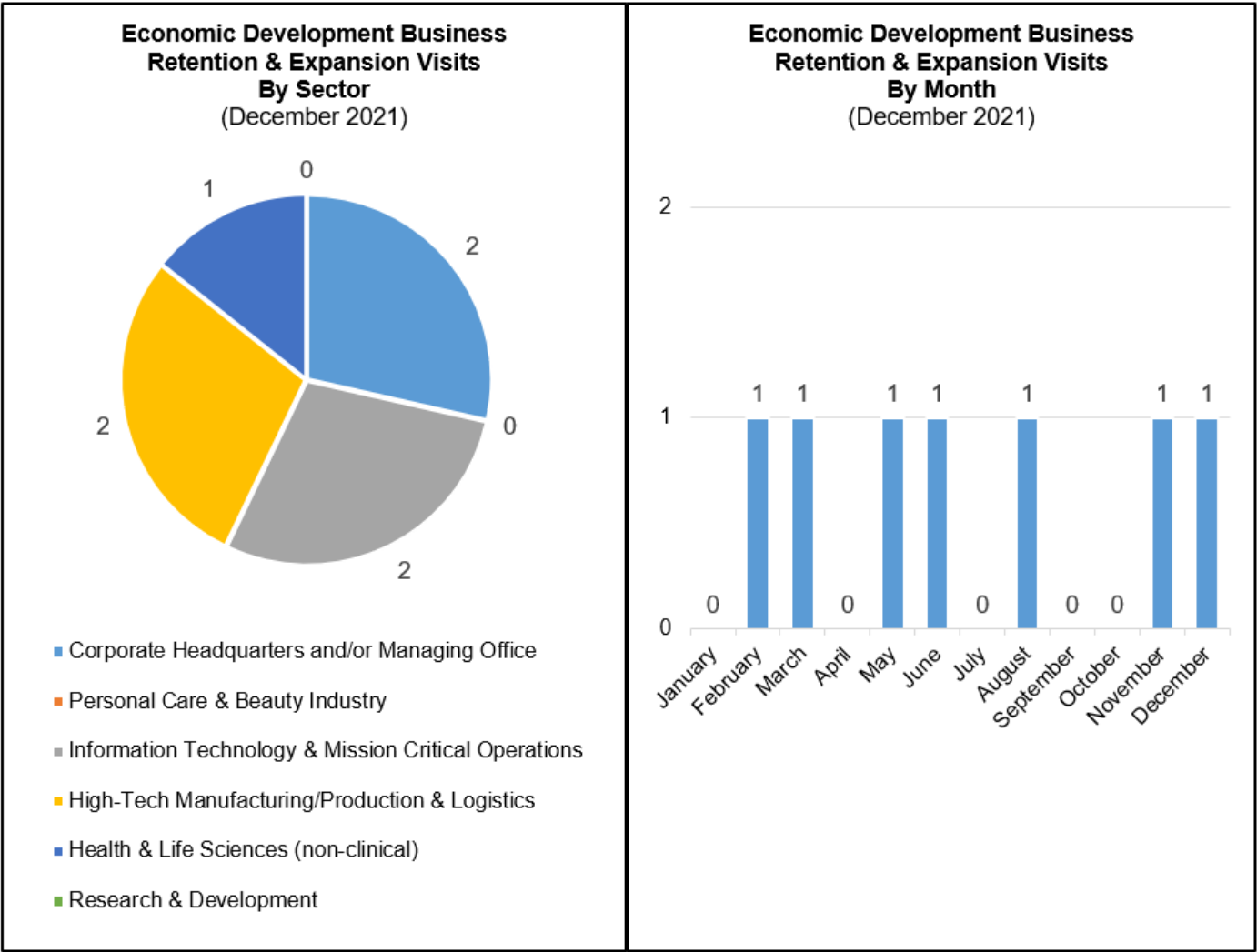
#### **Business Retention and Expansion**

##### **Axium Plastics (9005 Smith's Mill Road, New Albany, OH 43054)**

The staff met with representatives from Axium Plastics to tour their first manufacturing facility, currently being expanded and renovated. The staff was asked to assist with several issues impeding the acquisition of a building located at 8900 Smith's Mill Road including stunted site drainage and an unrecorded curb cut on Smith's Mill Road. The company is in a hiring posture and is eager to work together to attract employees to their business. City staff also committed to share new information with the company related to ongoing training and workforce development resources.

**ECONOMIC DEVELOPMENT UPDATES**  
**DECEMBER 2021**

**Business Retention and Expansion Visits Year To Date**



## INNOVATE NEW ALBANY

### DECEMBER 2021

# 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 12/01/2021 until 12/31/2021

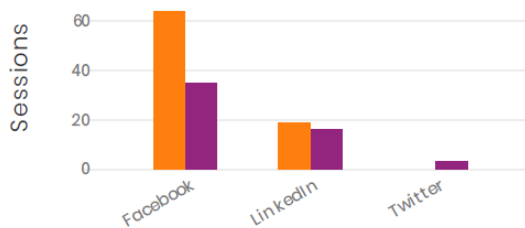
Page Title	Pageviews	Avg. Time on Page	Entrances	Exits	Bounce Rate (%)
Display - Events - Innovate New Albany   New Albany, Ohio	4,513	0:00:02	22	22	59.09%
Innovate New Albany   New Albany, Ohio	528	0:01:01	390	246	47.95%
7th Annual Holiday "Celebration of Innovation" - Innovate New Albany	346	0:02:04	210	219	58.77%
Know Thine Customer: How to build personas that help you reach your ideal buyer - Innovate New Albany	170	0:00:01	50	67	28.00%

## INNOVATE NEW ALBANY DECEMBER 2021

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

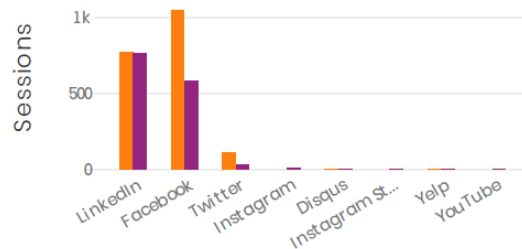
Sessions by Social Network

12/01/2021 - 12/31/2021 vs. 12/01/2020 - 12/31/2020



Sessions by Social Network YTD Comparis...

01/01/2021 - 12/31/2021 vs. 01/01/2020 - 12/31/2020



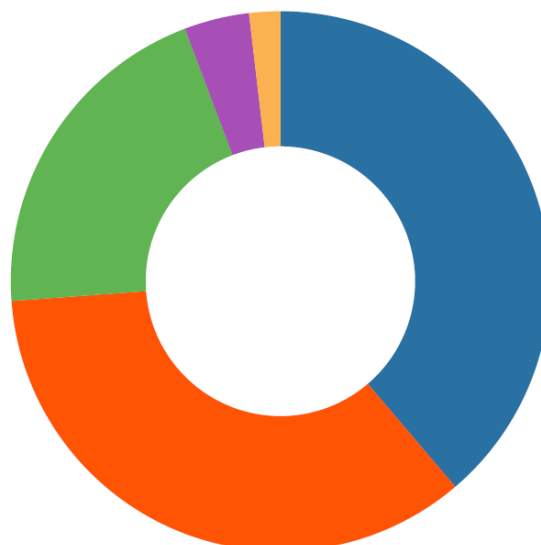
**Engagement Percentage Breakdown** - Where are users coming from?

**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 came to the site from sources outside of its search engine--so through referral links.

Engaged Sessions by Channel

From 12/01/2021 until 12/31/2021

Email	38.78%
Organic Search	35.06%
Direct	20.41%
Referral	3.90%
Social	1.86%



## INNOVATE NEW ALBANY

DECEMBER 2021

# MailChimp Section

**Subscribers: 3,623**

**Avg. Open Rate: 26.6%**

**Avg. Click-Thru Rate: 1.1%**

## Metrics by Campaign

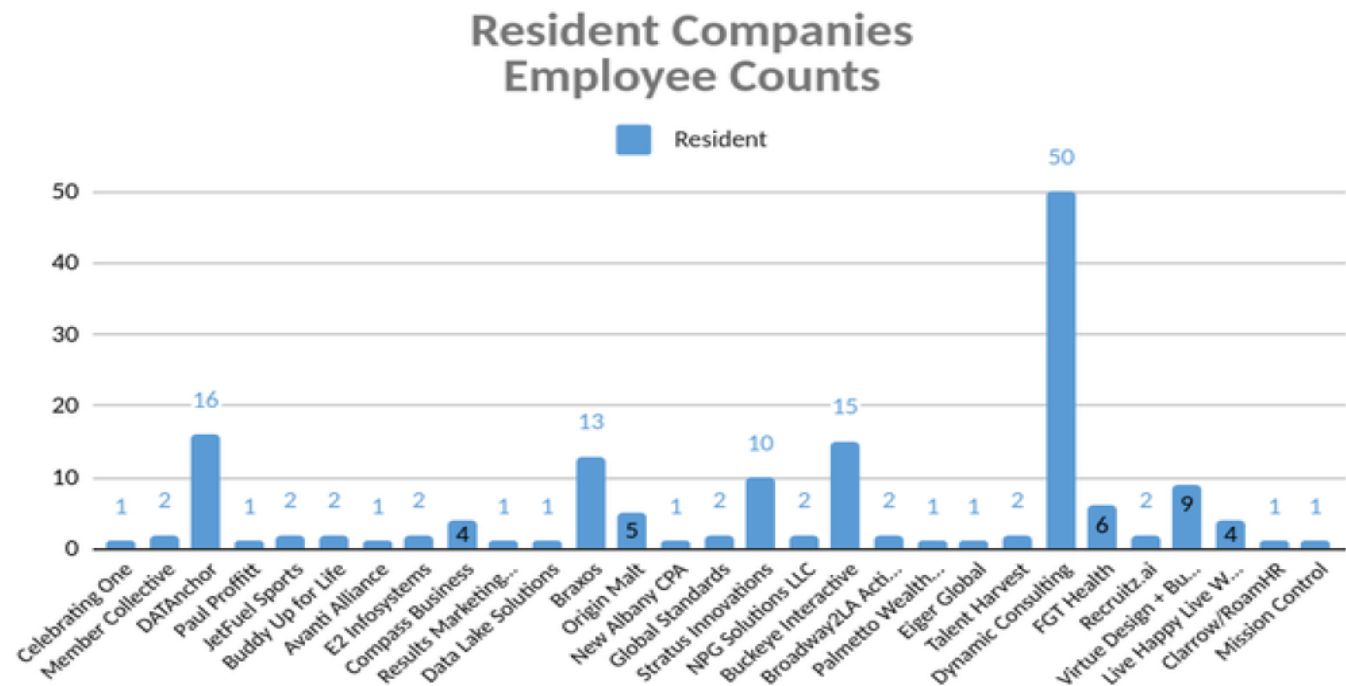
From 12/01/2021 until 12/31/2021

Campaign	Sent On	Unique Opens	Open Rate	Unique Clicks	Click Rate
12-21-21 - TIGER □ Email - Last Event of 2021 - Wed 12/22	12/21/2021	818	22.62%	196	0.97%
12-20-21 - TIGER □ Email - Last Event of 2021 - Wed 12/22	12/20/2021	870	24.10%	222	1.27%
12-17-21 - TIGER □ Email - 2 Talks: Fri 12/17 (Last Call) & Wed 12/22	12/17/2021	883	24.43%	182	1.22%
12-16-21 - TIGER □ Email - 2 Talks: Fri 12/17 (Last Call) & Wed 12/22	12/16/2021	804	22.24%	46	0.72%
12-15-21 - TIGER □ Email - 2 Talks on Fri 12/17 & Wed 12/22	12/15/2021	792	21.90%	25	0.66%
12-15-21 - Holiday Celebration on 12/15 - Invitation - 5th and Final Email	12/15/2021	833	23.02%	253	1.24%

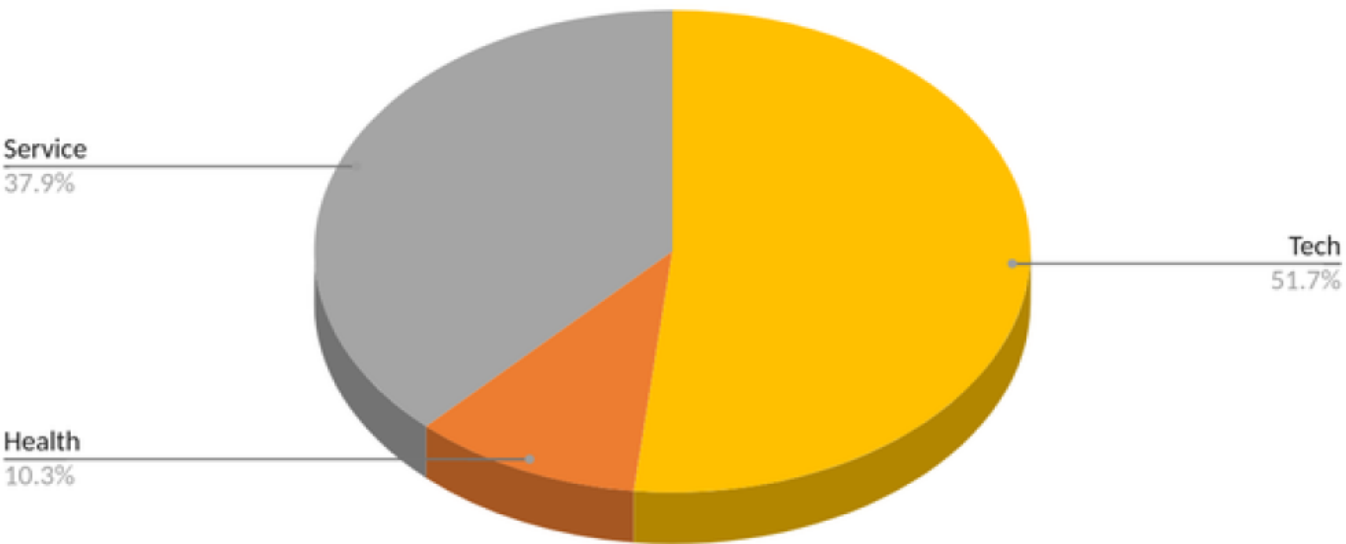


INNOVATE NEW ALBANY  
DECEMBER 2021

Tenant Dashboard



INA Industries



## INNOVATE NEW ALBANY - TENANT DASHBOARD & SPOTLIGHT COMPANY

DECEMBER 2021



**Live Happy Live Well Media, LLC** encompasses a television show, a digital magazine, extensive social media, and experiential events—all targeted to active adults, aged 45 to 65... and beyond!

The television show, *Live Happy Live Well*, will air locally beginning January 3rd on NBC4, with daily segments within *Daytime Columbus* as well as a weekly stand-alone 30-minute show on Saturday night each week. Furthermore, through a partnership with LiveCast365, the show will also stream on Roku, Amazon Fire TV and Apple TV.

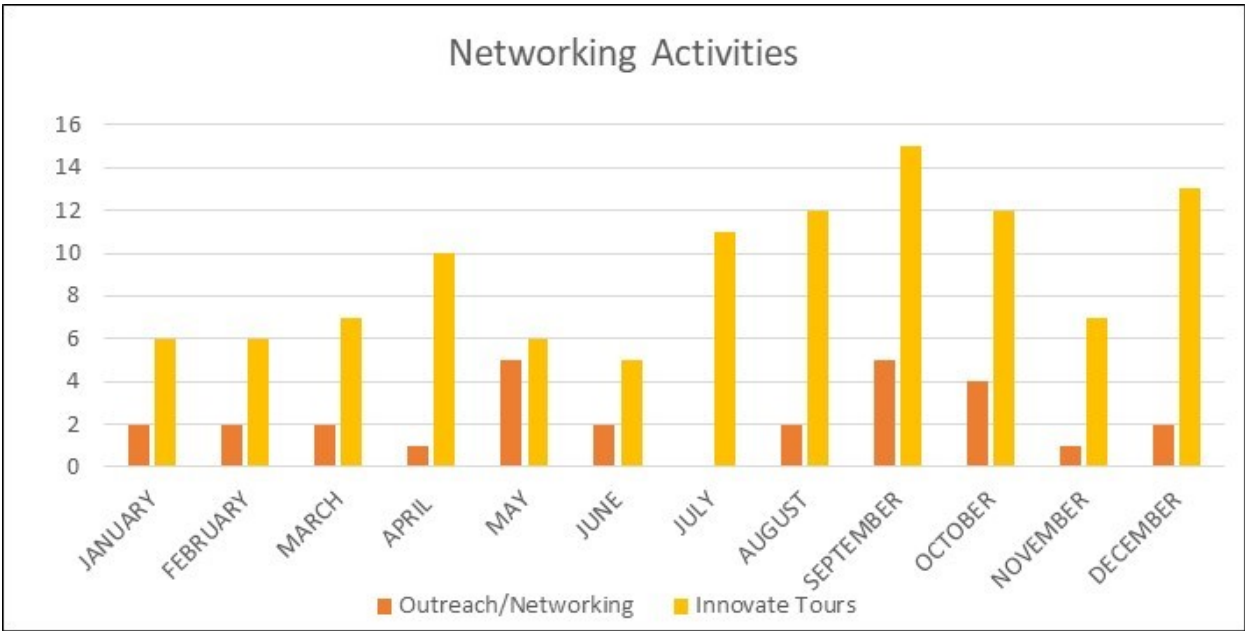
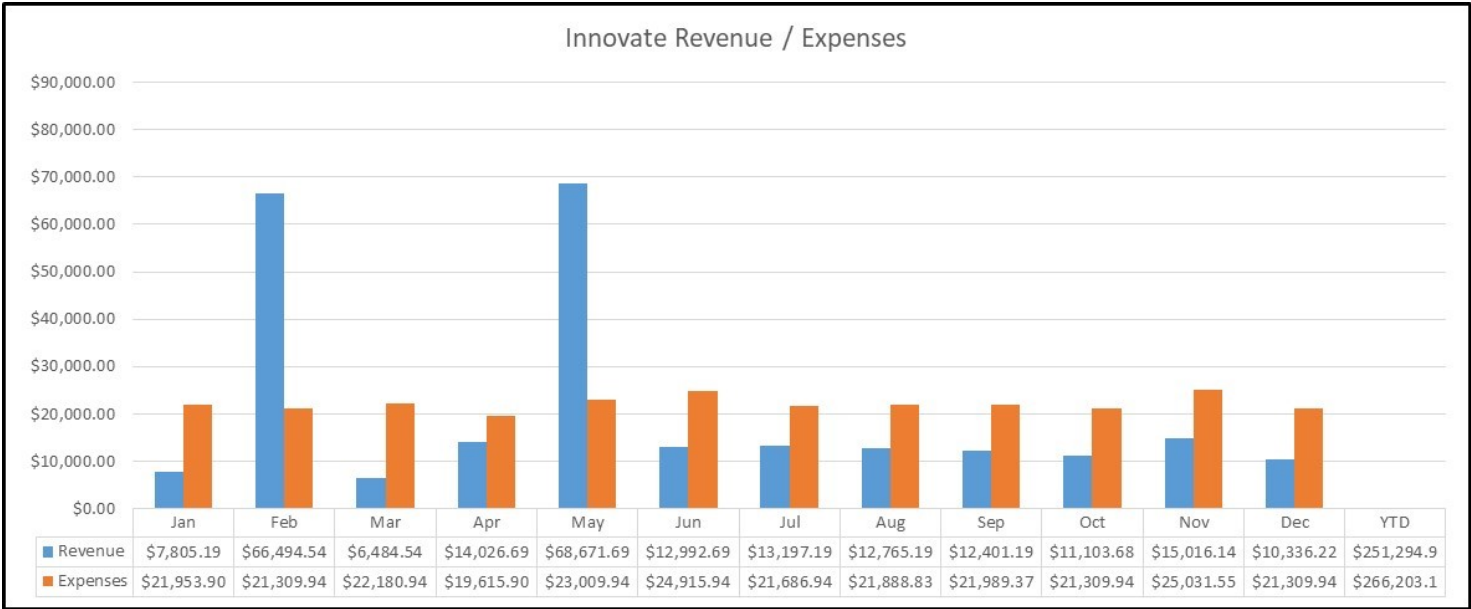
The company was founded in September 2021 by long-time New Albany resident, **Julie Kriss**, and popular central Ohio media personality, **Shawn Ireland**, the host of the show. On air, *Live Happy Live Well* will explore everything that makes a life in middle-age a life to be loved—travel, entertainment, philanthropy, dining, leisure, health, wealth, adventure and more, and will share with viewers opportunities to live "Your Best Life NOW!"

**Live Happy Live Well Media, LLC** employs 4 full-time team members with extensive experience in the broadcast industry, including an Executive Producer and Videographer/Content Editor who joined the team from a local central Ohio news station. Currently, is in the process of hiring a Social Media Manager to join its growing team.

Follow the fun and excitement of *Live Happy Live Well* on social media: Facebook, Instagram, Twitter, LinkedIn, TikTok – @livehappylivewellt  
Twitter – @LHLWtv

or learn more about Live Happy Live Well Media, LLC at [www.livehappylivewell.com](http://www.livehappylivewell.com).

**INNOVATE NEW ALBANY-NEWS & FINANCIALS**  
**DECEMBER 2021**



## PLAN REVIEW DECEMBER 2021

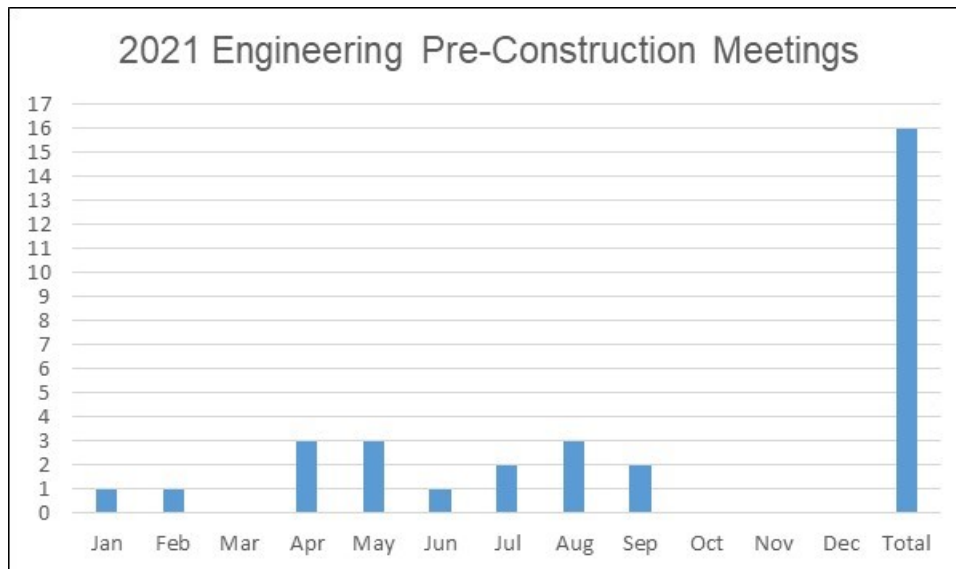
### Engineering Plan Reviews

There were two (2) engineering plans submitted for initial review. Additionally, there were six (6) engineering plans that were resubmitted for back check review.

Project Name	Initial Submittal Date	Comments Issued Date	Total Review Time (Days)	Review Time Standard (Days)
Woodhaven Sanitary Sewer Improvements	December 14, 2021	December 23, 2021	9	18
Site 25 Innovation Campus Way Drive Site Improvements	December 22, 2021	pending	pending	18

### Engineering Pre-Construction Meetings

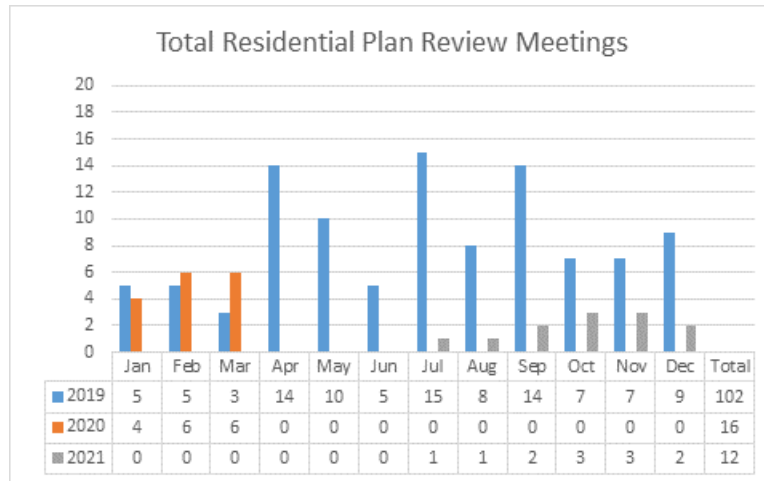
There were no preconstruction meetings in the month of December.



## PLAN REVIEW CONTINUED

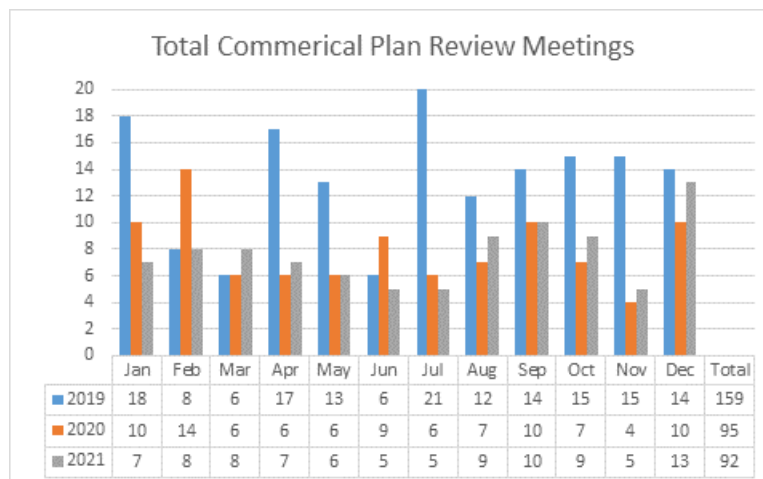
### DECEMBER 2021

#### Residential Walk-Through Meetings



The development department offers in person meetings for small residential projects with the contractor/owners and the zoning and building plan reviewers.

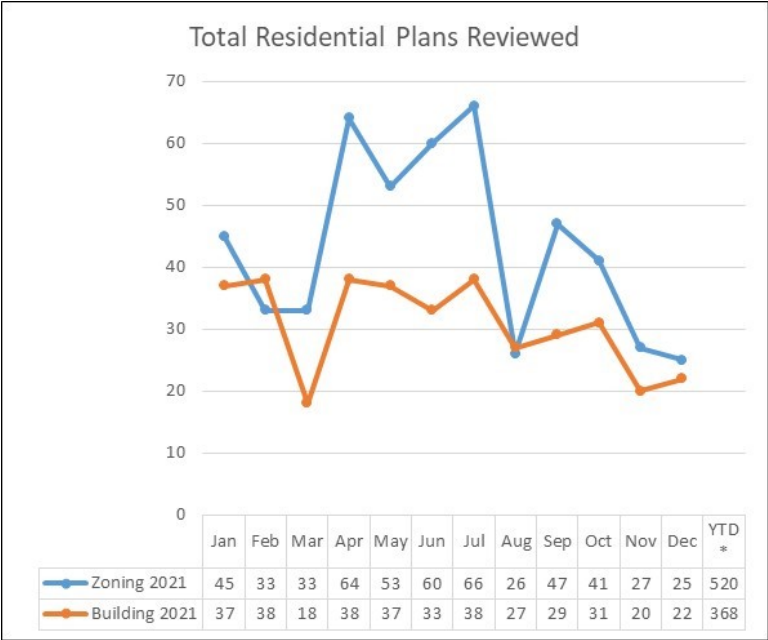
#### Commercial Walk-Through Meetings



The development department offers in person meetings for commercial projects with the contractor/owners and appropriate city staff to discuss new projects, plan review submissions and occupancy coordination.

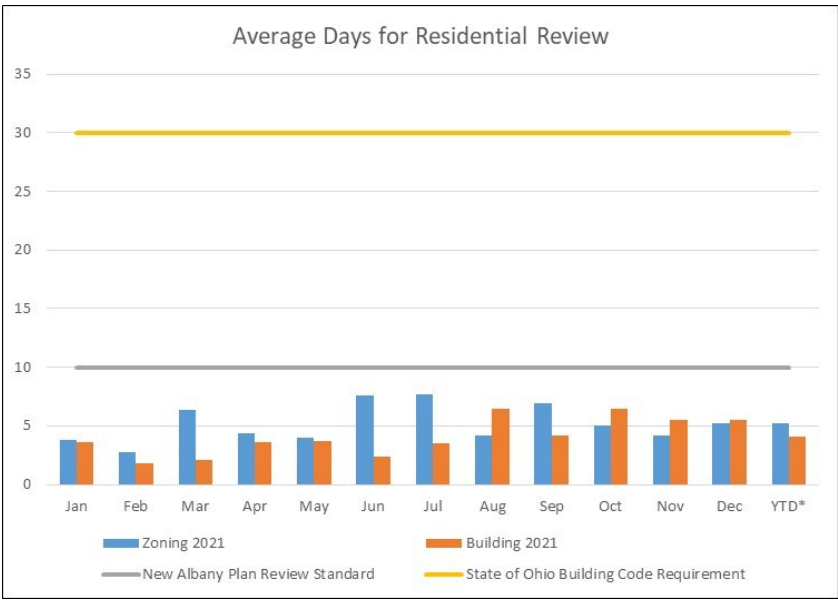
PLAN REVIEW CONTINUED  
DECEMBER 2021

Residential Plan Review



This graph shows the total number of residential plan reviews completed during each month. This includes new projects, response to denials and revisions to approved plans.

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



This graph shows the average number of days for residential plan review for building and zoning completed during each month. The state standard from the Board of Building Standards and the city standards are listed as solid lines for comparison.

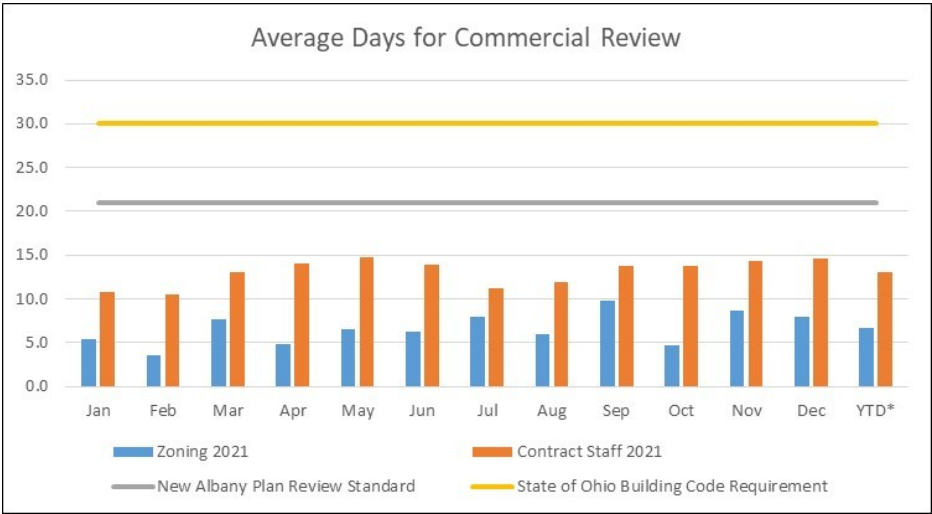
PLAN REVIEW CONTINUED  
DECEMBER 2021

Commercial Plan Review



This graph shows the total number of commercial plans reviewed during each month. This includes new projects, response to denials and revisions to approved plans.

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



This graph shows the average number of days for commercial plans reviewed by building and zoning during each month. The state standard from the Board of Building Standards and the city standards are listed as solid lines for comparison.

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

## FIELD WORK AND INSPECTIONS DECEMBER 2021

### Code Enforcement Activity

**Address:** 18 Second Street

**Date of Complaint:** December 2, 2021

**Complaint Description:** Junk vehicle

**Violations:** None

**Activity:** Inspection completed

**Status:** Closed

**Address:** 6678 Central College Road

**Date of Complaint:** November 29, 2021

**Complaint Description:** Business running out of building without correct zoning

**Violations:** Improper use of property

**Activity:** Investigation letter was mailed and contact was made. No violations were found

**Status:** Closed

**Address:** 7120 Central College Road

**Date of Complaint:** September 20, 2021

**Complaint Description:** Junk vehicle

**Violations:** Parking motor vehicle on residential property

**Activity:** Re-inspection completed, item corrected

**Status:** Closed

**Address:** 6207 Callaway Square W

**Date of Complaint:** June 9, 2021

**Complaint Description:** Outdoor improvements without a permit

**Violations:** Permit required

**Activity:** Permit submitted, denied, pending re-submittal

**Status:** Open

**Address:** 7514 Phelps Close

**Date of Complaint:** June 7, 2021

**Complaint Description:** Temporary fence around pool not being maintained

**Violations:** Pool barrier

**Activity:** Re-inspection completed, item corrected

**Status:** Closed

**Address:** 7365 Milton Court

**Date of Complaint:** June 4, 2021

**Complaint Description:** Buffer area was cleared and grass seed planted

**Violations:** Encroachment of platted buffer area

**Activity:** Variance denied, extension granted planting scheduled for spring

**Status:** Open



## FIELD WORK AND INSPECTIONS CONTINUED

### DECEMBER 2021

#### Code Enforcement Activity continued...

**Address:** 7145 Central College Road  
**Date of Complaint:** January 13, 2021  
**Complaint Description:** Chickens on property  
**Violations:** Improper use of property  
**Activity:** Conditional Use approved  
**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:** Pending court proceedings—case was continued until January 18, 2022  
**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:** Quarterly inspection completed  
**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:** Quarterly inspection completed  
**Status:** On observation

#### Commercial Inspections

##### Site J, Building 2— 8200 Innovation Campus Way West

The city staff completed an inspection on December 15<sup>th</sup> and zoning approved the temporary occupancy.

## **COMMERCIAL PROJECT CONSTRUCTION STATUS DECEMBER 2021**

### **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

## COMMERCIAL PROJECT CONSTRUCTION STATUS DECEMBER 2021

### Innovation Campus Way Corridor

**Name of Project:** Sidecat, LLC—NAO 5&6 Building 3

**Location:** 1500 Beech Rd.

**Square Footage:** 976,626

**Start Date:** July 2020

**Estimated Completion:** July 2023

**Name of Project:** Amazon.com Inc.

**Location:** 1245 Beech Rd.

**Square Footage:** 1,005,649

**Start Date:** April 2021

**Estimated Completion:** Summer 2022

**Name of Project:** Axiom - Building 4

**Location:** 10015 Innovation Campus Way

**Square Footage:** 314,131

**Start Date:** April 2021

**Estimated Completion:** Fall 2021

**Name of Project:** Duchess

**Location:** 2135 Beech Rd.

**Square Footage:** 11,375

**Start Date:** June 2021

**Estimated Completion:** Spring 2022

**Name of Project:** Vertex

**Location:** 13425 Worthington Rd.

**Square Footage:** 124,873

**Start Date:** July 2021

**Estimated Completion:** TBD

**Name of Project:** Google, LLC

**Location:** 1101 Beech Rd.

**Square Footage:** 51,000

**Start Date:** October 2021

**Estimated Completion:** Summer 2022



Axiom Building 4



Duchess

## COMMERCIAL PROJECT CONSTRUCTION STATUS DECEMBER 2021

### Innovation Campus Way Corridor continued...

**Name of Project:** Montauk Innovations, LLC  
**Location:** 1101 Beech Rd.  
**Square Footage:** 178,350  
**Start Date:** December 2020  
**Estimated Completion:** Summer 2022

**Name of Project:** Holiday Inn Express  
**Location:** 1955 Beech Rd.  
**Square Footage:** 60,164  
**Start Date:** February 2021  
**Estimated Completion:** Summer 2022

**Name of Project:** Building 315  
**Location:** 8950 Smith's Mill Rd. N.  
**Square Footage:** 317,086  
**Start Date:** June 3, 2021  
**Estimated Completion:** Winter 2021

**Name of Project:** Innovation Industrial  
**Location:** 9360 Innovation Campus Way  
**Square Footage:** 130,096  
**Start Date:** August 2021  
**Estimated Completion:** TBD

**Name of Project:** Speculative Warehouse  
**Location:** 9885 Innovation Campus Way  
**Square Footage:** 351,851  
**Start Date:** October 2021  
**Estimated Completion:** Spring 2022

**Name of Project:** Amgen, Inc.  
**Location:** 4150 Ganton Parkway  
**Square Footage:** 290,454  
**Start Date:** October 2021  
**Estimated Completion:** TBD



Building 315



Innovation Industrial



Speculative Warehouse

## COMMERCIAL PROJECT CONSTRUCTION STATUS

### DECEMBER 2021

#### Forest Dr./Walton Parkway Corridor

**Name of Project:** Medical Center of New Albany

**Location:** 6455 W. Campus Oval

**Square Footage:** 46,080

**Start Date:** June 2021

**Estimated Completion:** Summer 2022



Medical Center of New Albany

## COMMERCIAL PROJECT CONSTRUCTION STATUS DECEMBER 2021

### Partial Occupancy Status

**Name of Project:** Medical Office Connector Skybridge

**Location:** 5040 Forest Dr.

**Expiration Date:** January 24, 2022

**Name of Project:** Sidecat, LLC—NAO3 Building 2

**Location:** 1500 Beech Rd.

**Expiration Date:** October 8, 2021

**Name of Project:** Montauk Innovations, LLC Building II

**Location:** 1101 Beech Rd.

**Expiration Date:** April 29, 2022

**Name of Project:** Axium Building 3

**Location:** 8982 Innovation Campus Way

**Expiration Date:** February 22, 2022

**Name of Project:** VanTrust Site J Building II

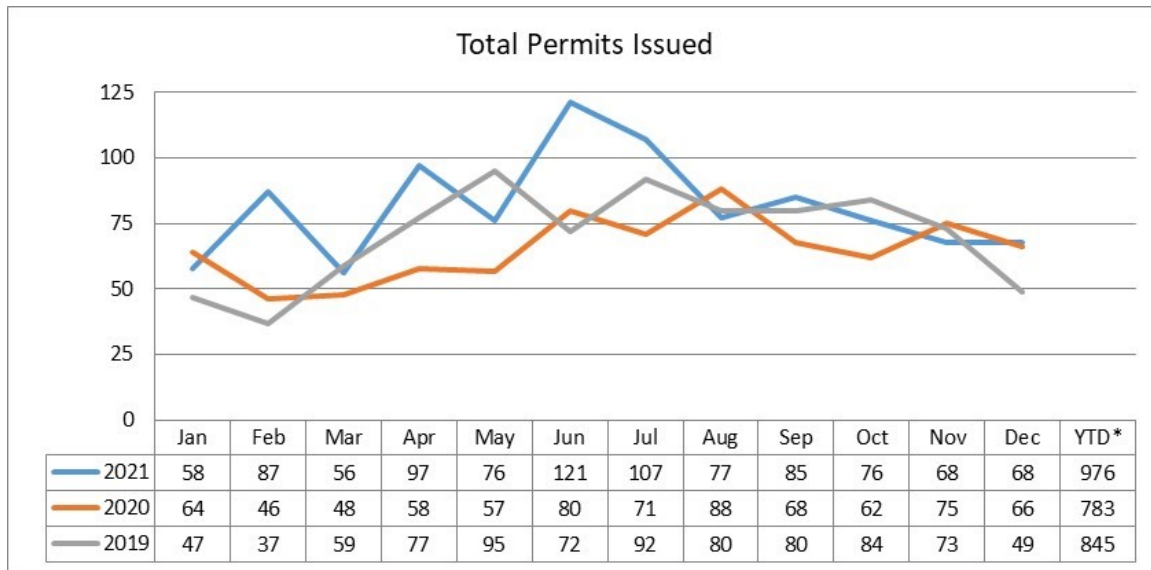
**Location:** 8200 Innovation Campus Way West

**Expiration Date:** June 28, 2022

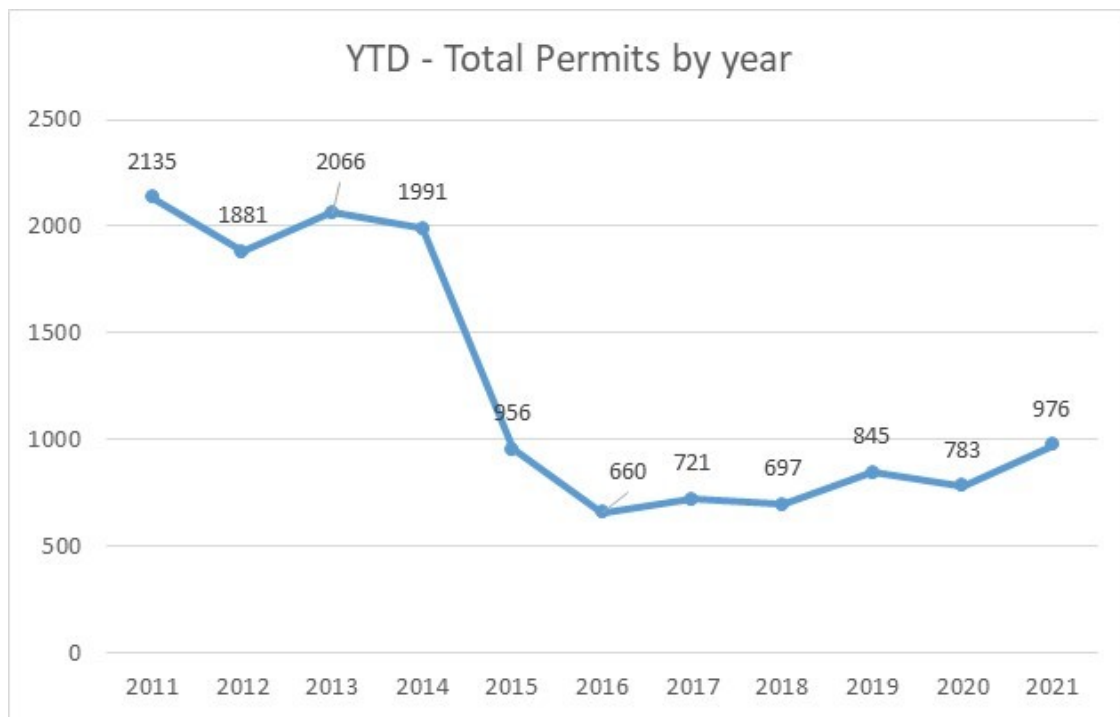


Vantrust Site J Building II

## BUILDING AND ZONING STATISTICS DECEMBER 2021

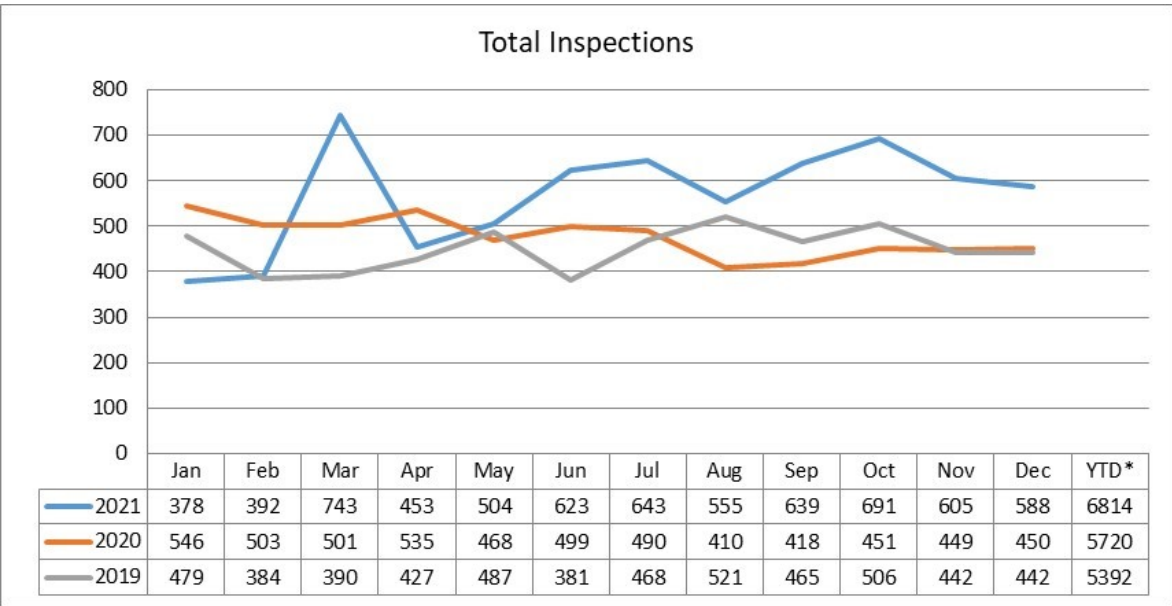


\*YTD is the total from January to the end of current month.



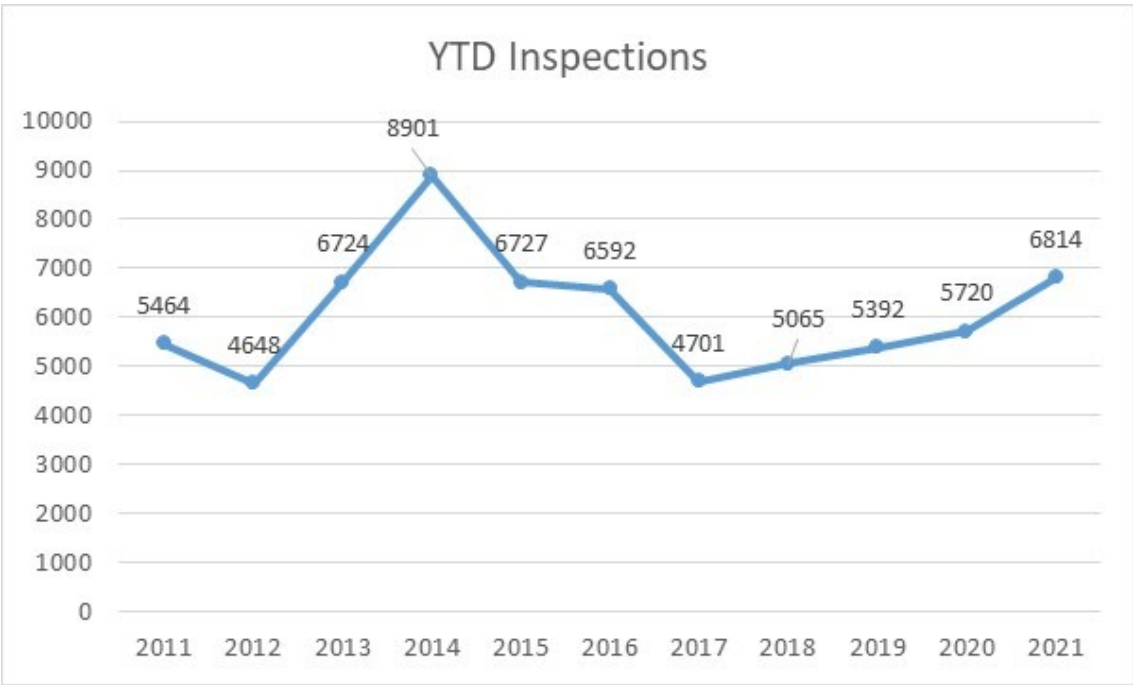
This graph represents the number of building and zoning permits issued per year. The significant decrease in the total number of permits in mid-2015 is due to an internal change in process. The change in process combined all permits related to one project into a single permit for ease of tracking and overall project coordination. However, this change does not always reflect the number of plan/permit reviews in a single permit.

**BUILDING AND ZONING STATISTICS**  
**DECEMBER 2021**



This graph represents the number of building and zoning inspections completed per month.

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

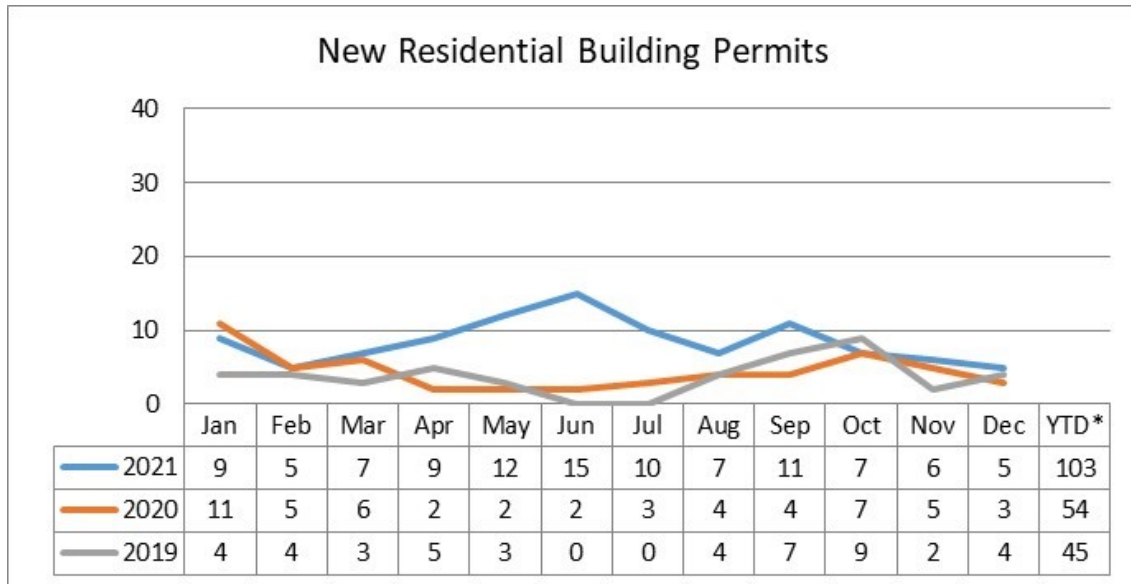


This graph represents the number of building and zoning inspections completed per year.

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

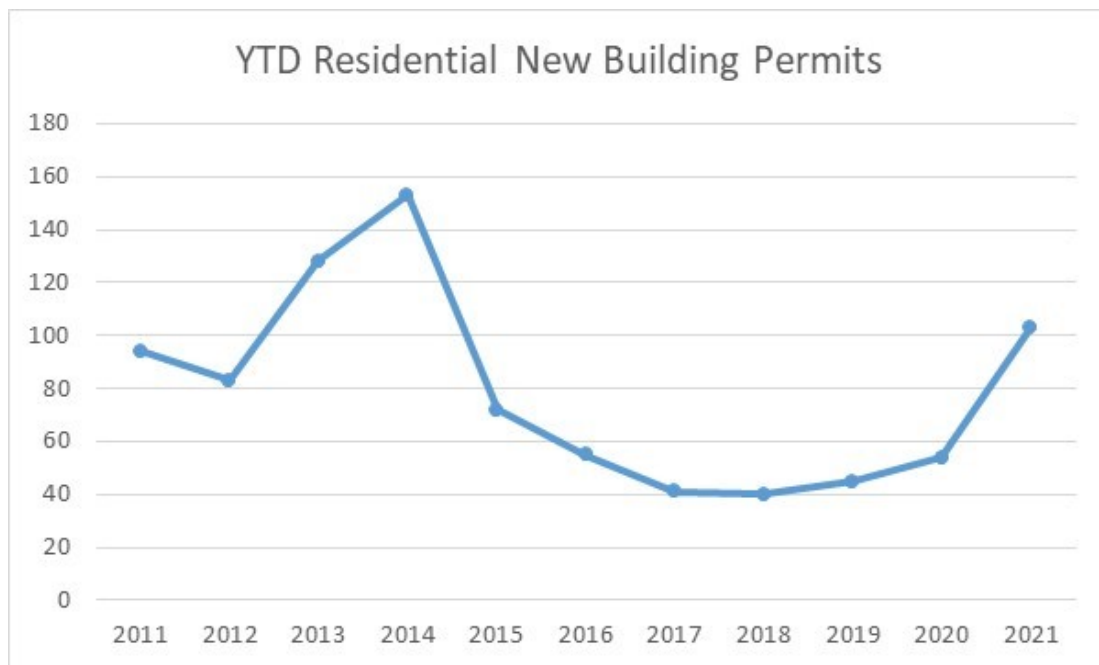


## BUILDING AND ZONING STATISTICS DECEMBER 2021



This graph represents the number of new residential permits per month over a three year period of time.

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



This graph represents the total number of new residential permits issued per year over a 10 year period.

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

## RESIDENTIAL BUILDING STATISTICS

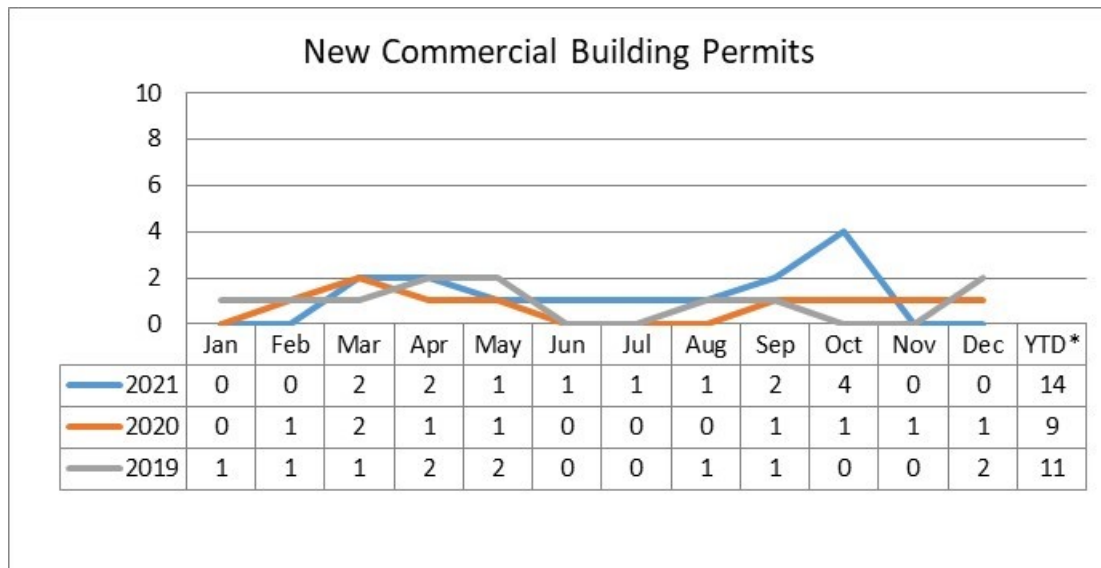
### DECEMBER 2021

### Subdivision Summary

<b>Subdivision</b>	<b>Total lots</b>	<b>Built lots</b>	<b>Available lots</b>
Courtyard at New Albany	105	84	21
Nottingham Trace	240	58	182
NACC 28 (Ebrington)	66	44	22
NACC 29 (Oxford)	30	19	11
Millbrook	30	30	0
NACC 22	43	41	2
Hawksmoor	16	10	6
NA Links 13-1	19	18	1
NACC 20-3	23	19	4
NACC 24	28	27	1
NACC 11/11a	102	99	3
NACC 26 (Highgrove Farms)	8	8	0
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	3	0
NACC 25-2 (Highgrove)	9	8	1
NACC 27 (Straits Farm)	51	50	1
NACC 6	115	114	1
The Grange	2	1	1

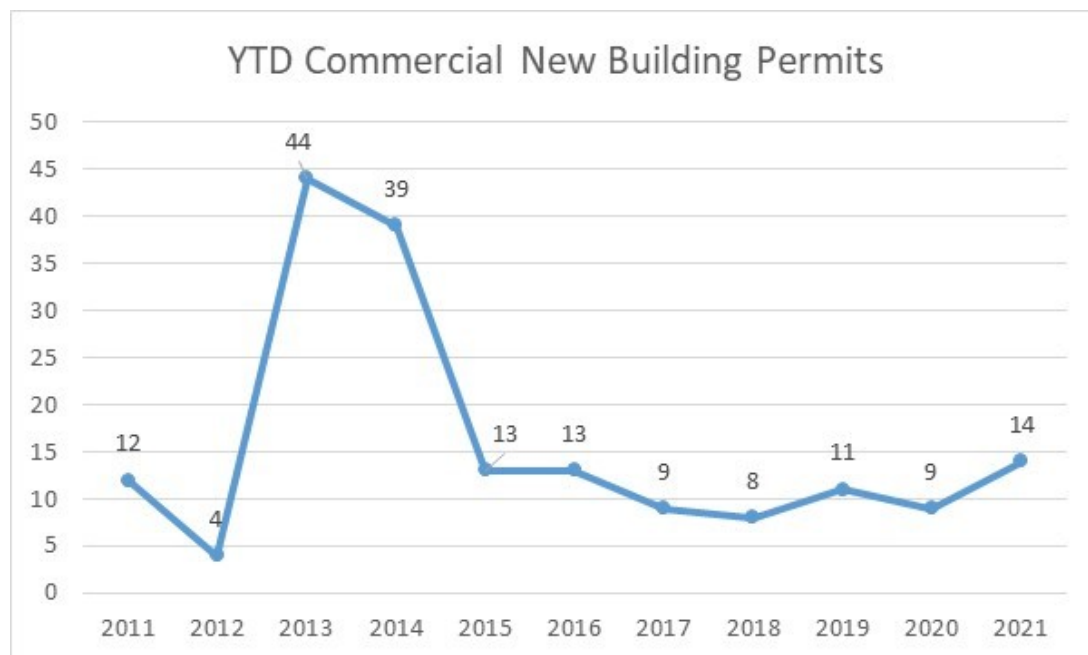
\*YTD is the total from January to the end of current month.

## COMMERCIAL BUILDING STATISTICS DECEMBER 2021



This graph represents the number of new commercial building permits per month over a three year period of time.

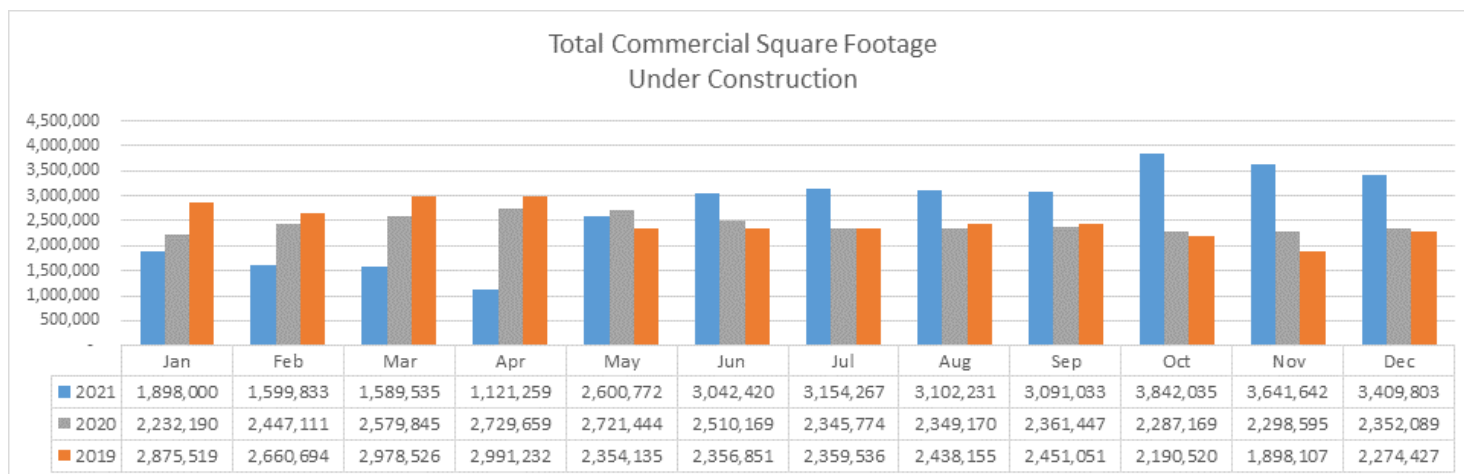
\*YTD is the total from January to the end of current month.



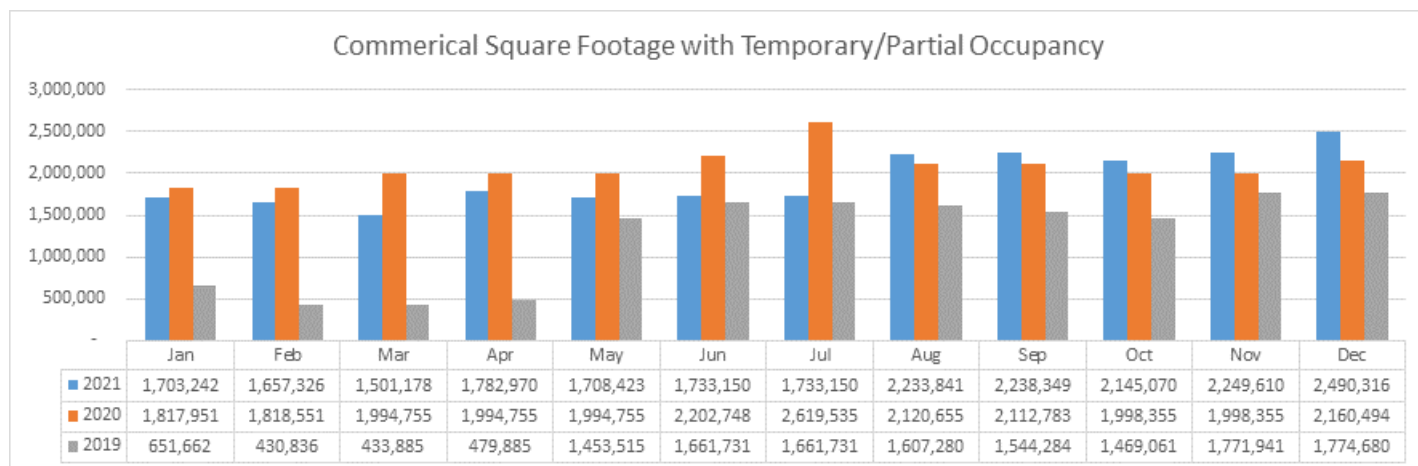
This graph represents that number of new commercial permits issued per year over a 10 year period of time. The large increase in 2013 was a result of permits pulled for Walcott Manor, a multi family subdivision.

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

## COMMERCIAL BUILDING STATISTICS DECEMBER 2021

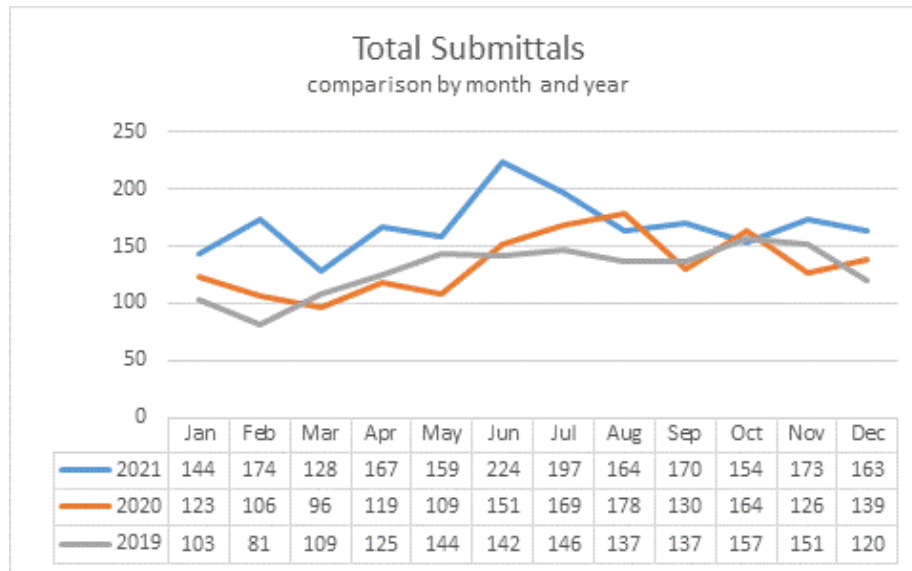


This graph represents the total square feet of commercial projects actively under construction each month evaluated over a three year period.

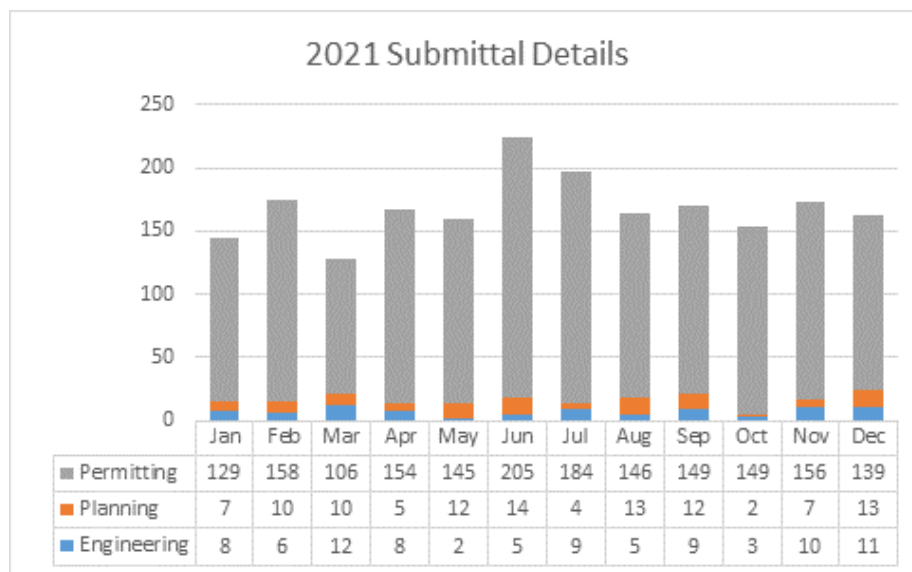


This graph represents the total square feet of commercial activity with partial, temporary or conditional occupancy each month evaluated over a three year period of time.

## SUBMITTAL STATISTICS DECEMBER 2021



This graph shows the total number of submittals processed by the development department during each month by each discipline.



This graph shows the total number of submittals processed by the development department per month compared over a three year period of time.