



Community Development Department

MONTHLY REPORT

May 2016

Professionalism

Reliability

Be inspired.

Creativity

Service

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NEWS AND INFORMATION

MAY 2016

Workenomics

The economic development specialist attended the Workenomics meeting on May 12th at Licking County Chamber of Commerce. Workforce remains a concern for all companies who hire a large number of seasonal workers so the group discussed connecting job seekers and employers. Windy Murphy with Ohio Means Jobs of Licking County shared that free computer classes are offered to job seekers. The classes are divided into two sessions, computer basics and intro to Microsoft Word.

Retention Visits

The economic development specialist performed two retention visits this month; Gilliland Lee Financial Group located at 6525 West Campus Oval and iQor located at 7525 West Campus. Gilliland Lee Financial Group is a financial planning company that recently moved their company from Dublin to New Albany.

The retention visit at iQor was in partnership with Columbus 2020. iQor is a call center operating from 8am to 10pm with 50% of the workforce requiring public transportation. The new human resources manager is concerned about the lack of talent attraction. Currently, there are 700 employees and an expansion on the horizon. Several contacts were provided for workforce engagement; COWIC, Columbus State, and the upcoming job fair sponsored by the New Albany Chamber.

The economic development specialist coordinated a business visit and tour of Magnanni Shoes that included the New Albany Chamber of Commerce and the New Albany Community Foundation. The owner and general manager provided a tour of the facility and provided an overview of the history of the company, their marketing & sales strategies and the operations in New Albany.

NEWS AND INFORMATION CONTINUED

MAY 2016

GIS Database

The city planner attended a “GIS Kick-off” meeting on May 16th. The meeting included representatives from the service department, city IT staff, and consultants EMH&T. EMH&T will create a single GIS database and GIS server. The city planner was directed to provide all of the department’s GIS data to EMH&T for entering into the new server. While this work is being performed, staff will not be able to create or change any existing GIS data. The creation of the database, setting up the GIS server, and creation of a new web site for public interface should be completed one or two months of the meeting. On-site training will be provided by the consultants to select staff members.

Professional Development

MODE

On May 19, 2016 the city planner attended the May MODE Program on "The Impact Technology is Having on Economies" - Presented by Steve DeNunzio, of the Fisher College of Business at the Ohio State University. The program focused on how technology is eliminating certain jobs while creating others at the same time. Existing trends and long term projections were presented.

Central Ohio Planning & Zoning Workshop

The city planner, zoning officer, and the deputy director attended the 2016 Central Ohio Planning & Zoning Workshop organized by the APA Ohio's Central Ohio Section. Staff attended sessions on planning for health and active transportation strategies, transportation demand and learning to connect the community, and how autonomous cars will fundamentally reshape our cities. The opening session shared current development projects from various communities and the closing session focused on various communities’ dealings with public discontent with planning and development.

2016 Best Practices Conference

The economic development specialist attended the 2016 Best Practices Conference sponsored by the Economic Development Council and The Ohio Workforce Coalition. The conference covered topics such as engaging employers to close the skills gap, improving economic development through youth education, and Ohio’s solutions to workforce challenges.

BOARDS AND COMMISSIONS

MAY 2016

Architectural Review Board

The Architectural Review Board met on May 9, 2016 and heard four items. The board tabled at the applicant's request, a certificate of appropriateness for a new projecting sign for Allstate Donahey Financial Group located at 9 South High Street. The board approved with conditions a certificate of appropriateness and waivers for two residential multi-unit buildings located at the southeast and southwest corners of Main and Market Streets. The board tabled a certificate of appropriateness for exterior changes at Bungalow Home located at 97 E. Dublin-Granville Road. The board approved with conditions a certificate of appropriateness for wall signs at Noah's Event Center located at 175 E. Main Street.

Planning Commission

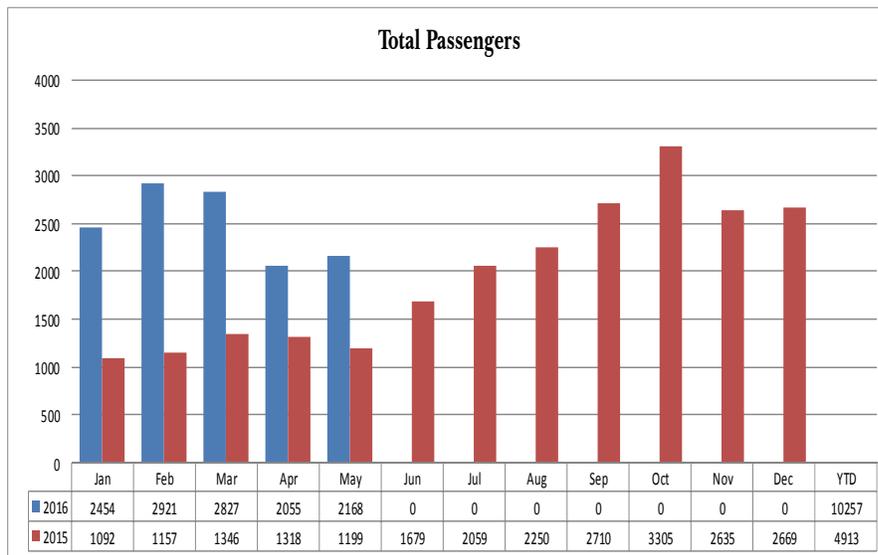
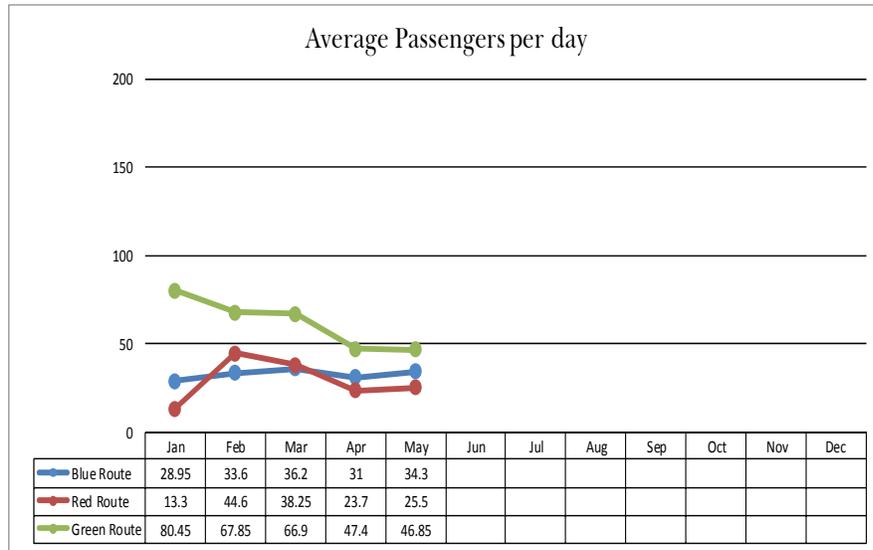
The Planning Commission met on May 16, 2016 and heard one item. The board approved with conditions a text modification to the zoning text for NACC Section 28 (Ebrington) to reduce the required minimum building rear yard for specific lots.

Board of Zoning Appeals

The Board of Zoning Appeals met on May 23, 2016 and heard one item. The board accepted a request to withdraw the application. The board held an executive session to discuss pending litigation.

PROJECT UPDATES MAY 2016

New Albany SmartRide



PROJECT UPDATES CONTINUED

MAY 2016

Capital Improvement Projects Update

Forest Drive/Zarley Connector Roadway Project

During the month of April, the base course of asphalt was placed for phase 1. Beginning on June 1, the access to the rear parking lot of the surgical hospital will be closed, and construction on the traffic circle will begin. The heavy construction work is expected to be completed within four weeks. The final work will be completed without an interruption to traffic. The estimated project completion date is July 15, 2016.

Harrison Road Culvert Replacement

Construction has been completed and the roadway reopened to traffic on May 31st. The Licking County TID is awaiting final project invoicing from the contractor and will then submit to ODOT for reimbursement through the existing grant. Once the TID has received reimbursement, they will repay New Albany for the construction cost advance in accordance with an agreement between the two entities.

Innovate New Albany

Spotlight

Neil met with New Albany resident Benjamin King, former Head of Innovation for Bosch Home Appliances in Irvine, CA. Ben is currently an advisory board member for the Lumos Start-Up Incubator in Columbus. Ben's current focus is launching a Bavarian style craft brewery and gastropub, ideally in the New Albany/Westerville area. Ben is seeking partners to invest in this project. Neil connected Ben to New Albany based business leaders.

Event Activity

- "The One Strategy the World's Top 50 Brands Use To Outperform Competitors, Attract Loyal Customers & Engage Employees," led by Barry Chandler of Storyforge (30 attendees)
- "Business by the Numbers?", led by Robert W. Evans & Tony LaNasa of HW&Co. CPA's and Advisors (20 attendees)
- "Driving Sales Growth (for People Who Hate Selling)", led by Brian Pitzer, Evolve, Inc. (14 attendees)
- Otterbein University Young Alumni Professionals Mixer Event "Networking Like a Pro", led by Cathi Fallon (40 attendees)
- "Successful Selling for the Small Business Owner," Small Business Development Center (6 attendees)
- New Albany Chamber Member Orientation Meeting (8 attendees)

Neil was a panel member at "Life Outside 270", an event at Rev1 Ventures. Panelists weighed in on what entrepreneurs should look for when choosing a home base, what resources are available beyond the office space and why the community matters to business.

PROJECT UPDATES CONTINUED

MAY 2016

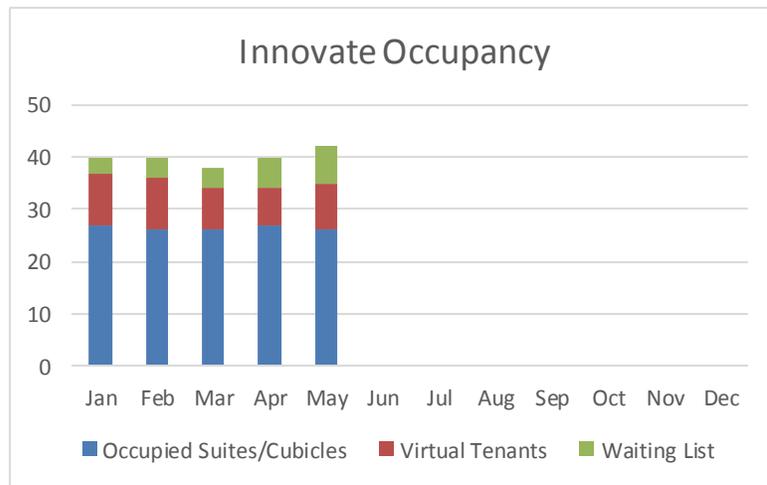
Innovate New Albany Continued...

Rev1 Ventures

New Albany's partnership with Rev1 provides an array of targeted resources and services to the resident companies of Innovate. The New Albany Partnership Report for the first quarter of 2016 was issued. Two Innovate companies were included. Capture Education's software platform has reached more than 1MM students. They continue to grow jobs as well as revenue, with more than 20 employees. The second company included was T-Pro Solutions for their strategic distribution partnership with Natrol, LLC a global leader in the nutrition industry. Kellogg's acknowledged the benefits of efficiently analyzing current trade promotion spending and began rolling out T-Pro's Predictive Analytics Trade Promotion Optimization solution across three additional categories.

PROJECT UPDATES CONTINUED MAY 2016

Innovate New Albany



PROJECT UPDATES CONTINUED

MAY 2016

Innovate New Albany Electronic Media and Internet Campaign:

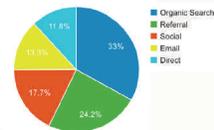
Audience Overview

	April	May
Visits	1,792	2,175
Users	1,380	1,741
Pageviews	3,350	3,976
Pages / Session	1.87	1.83
Avg. Bounce Rate	66.85%	70.44%
Avg. Duration	1:22	1:24

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Traffic Sources

Google / organic
 Email List / email
 Direct / none
 Facebook / referral
 Bing / organic
 Columbusregion.com / referral
 Yahoo / organic
 NewAlbanyBusiness.org / referral
 LinkedIn.com / referral
 Disq.us / referral
 Meetup.com / referral
 Twitter.com / referral



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Twitter Overview



INNOVATENEWALBANY

Facebook Overview



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May Blog Posts

- May 2nd, 2016
TIGER Recap – Conscious Leadership for Entrepreneurs
by Innovate New Albany
- May 6th, 2016
Susan Fortner, Public Relations Professional earns Accreditation in Public Relations
by Innovate New Albany
- May 10th, 2016
Columbus Women in Business: Tonia Irion, Co-Founder & President at e-Cycle
by Tori Metzger, Ohio State Bar Association
- May 18th, 2016
Tenant Spotlight – Meet Emily Journey, WP Artisans
by Innovate New Albany
- May 26th, 2016
Blogging vs. Business Writing: 10 Unique Differences
By Laurie Zinn, Line-by-Line

INNOVATENEWALBANY

Most Popular Content in May

- Columbus Women in Business: Tonia Irion, Co-Founder & President at e-Cycle
- Our Companies
- Events
- Event: Driving Sales Growth (for People Who Hate Selling)
- About
- Columbus Women in Business: Shelly Stotzer, Vice President at IGS Solar Energy
- Tenant Spotlight – Meet Emily Journey, WP Artisans
- The One Strategy The World's Top 50 Brands Use To Outperform Competitors, Attract Loyal Customers & Engage Employees
- Who runs this place?
- Contact Us

INNOVATENEWALBANY

PLAN REVIEW

MAY 2016

Engineering Plan Reviews

Community development completed plan review submitted in April and received two initial engineering plan submittals during the month of May.

Project Name	Initial Submittal Date	Comments Issued Date	Total Review Days	Review Time Standard
Church of the Resurrection – Parking Lot Improvement Plan	April 25, 2016	May 10, 2016	15	18
Multi-Tenant II – Sanitary Sewer Plan	May 24, 2016	<i>pending</i>	-	18
Multi-Tenant II – Private Site Improvement Plan	May 24, 2016	<i>pending</i>	-	18

Engineering Pre-Construction Meetings

Project Agility – DC8 Trailer Parking Lot Expansion – May 4, 2016

Building Reviews and Meetings

Residential – Residential small project reviews occurred for thirteen projects. Eight reviews for new homes and one revision for a home already in progress were conducted. A meeting was held with Pulte Homes to discuss the upcoming construction plans.

Commercial - Eight plan review meetings were conducted with the plan reviewer. A preliminary meeting was held for the Village Center multifamily project to discuss fire walls, building separation distances and fire protection design.

- Water Tower project - A meeting was held with Mark Nemec to discuss the final close out records needed for the project. A submittal has been received.
- NA Links Golf Course Tent - A submittal was approved to permit the tent to be considered a permanent structure. The applicant is preparing a document describing the maintenance schedule and the procedure for scheduling annual inspections with the fire department.

FIELD WORK AND INSPECTIONS

MAY 2016

Zoning Related Field Concerns and Inspections

Residential Inspections

6901 Cedar Brook Drive

A complaint was received regarding a residential property running a business. An inspection was complete and no obvious signs of a business was observed. A letter was sent to the property owner to notify them of the complaint and included the city code for home occupations.

7082 Maynard Place

History: A complaint was received regarding grass. An inspection was completed on April 29, 2016 and multiple violations were found including exterior surface (trim piece missing), disposal of rubbish (window screens, shingles, etc) and grass. This property was marked as a vacant house and violation letters were mailed to the property owner and the mortgage company.

Update: The letters were returned undeliverable. Contact was made with the finance company through their website and the compliance date was extended.

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.

Update: The case was escalated to legal departments. Franklin County Public Health has taken the lead on legal action.

7010 Lambton Park Road

History: In November 2015 a complaint was received regarding the home's 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.

Update: A notice was sent to the property owner for the second reading and public hearing of the swimming pool code update at the May 17, 2016 council meeting. A response to the violation has been requested by June 15, 2016.

FIELD WORK AND INSPECTIONS CONTINUED

MAY 2016

Residential Inspections

11 Highgrove

History: In November 2015 a complaint was received regarding the home's 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.

Update: A notice was sent to the property owner for the second reading and public hearing of the swimming pool code update that at the May 17, 2016 council meeting. A response to the violation has been requested by June 15, 2016.

10 Highgrove

History: In November 2015 a complaint was received regarding the home's 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.

Update: A notice was sent to the property owner for the second reading and public hearing of the swimming pool code update at the May 17, 2016 council meeting. A response to the violation has been requested by June 15, 2016.

7869 Peter Hoover Road

History: In April 2015 a complaint was received regarding junk in the yard and multiple commercial trucks. The zoning officer completed an inspection and a violation letter was mailed for the rubbish, garbage, inoperable vehicles, home occupation and the condition of an accessory structure. In July 2015 the zoning officer met with the occupant at the property and cleared the violations related to the debris, inoperable vehicles and a home occupation concern. The remaining violation item is the accessory structure maintenance. The zoning officer is completing monthly inspections until compliance is complete.

Update: The last violation for the accessory structure was corrected and the case has been closed.

Grass Complaints

7142 Tumblebrook Drive – violation letter sent: the owner complied.

5166 Harlem Road – violation letter sent: the owner complied.

7843 Straits Lane & 7839 Straits Lane – violation letter sent

5475 Harlem Road – violation letter sent

Commercial Project Construction Status

Bocchi - The building is has been given a conditional occupancy, and the office area is near completion.

New Albany Ballet - The shell building is completing the exterior brick and interior framed walls are approved. Changes have been made to the fire alarm and egress lighting components.

Noah's Event Center - Mechanicals, electrical, and framing are complete.

First and Main - Exterior framed walls are continuing, and structural steel is nearly complete. Concrete floor decking has started.

Marburn Academy - The main roof trusses are completed. Gymnasium membrane roofing has started. Delivery of windows is anticipated for July.

AEP - Above ceiling electrical and framing inspections are completed for the 2nd, 3rd & 4th floors. Rooftop grease duct testing has been approved. The elevator received state approval and is operational.

Interior Alteration Projects – The interior tenant alterations for Brickman and All Pack are approved for framing and will be completed soon. Davita Dialysis has been completing interior framing and mechanicals.

Project 68 - Building one phase II work is complete through electrical rough and wall framing. Rough HVAC inspections have been completed.

Mount Carmel Surgical - New corridors and operating room walls, rooms, and above ceiling HVAC and framing have been completed. The fire dampers have been tested.

CCL label- Site work and utilities have started for this project.



Bocchi



New Albany Ballet Company



Noah's Event Center

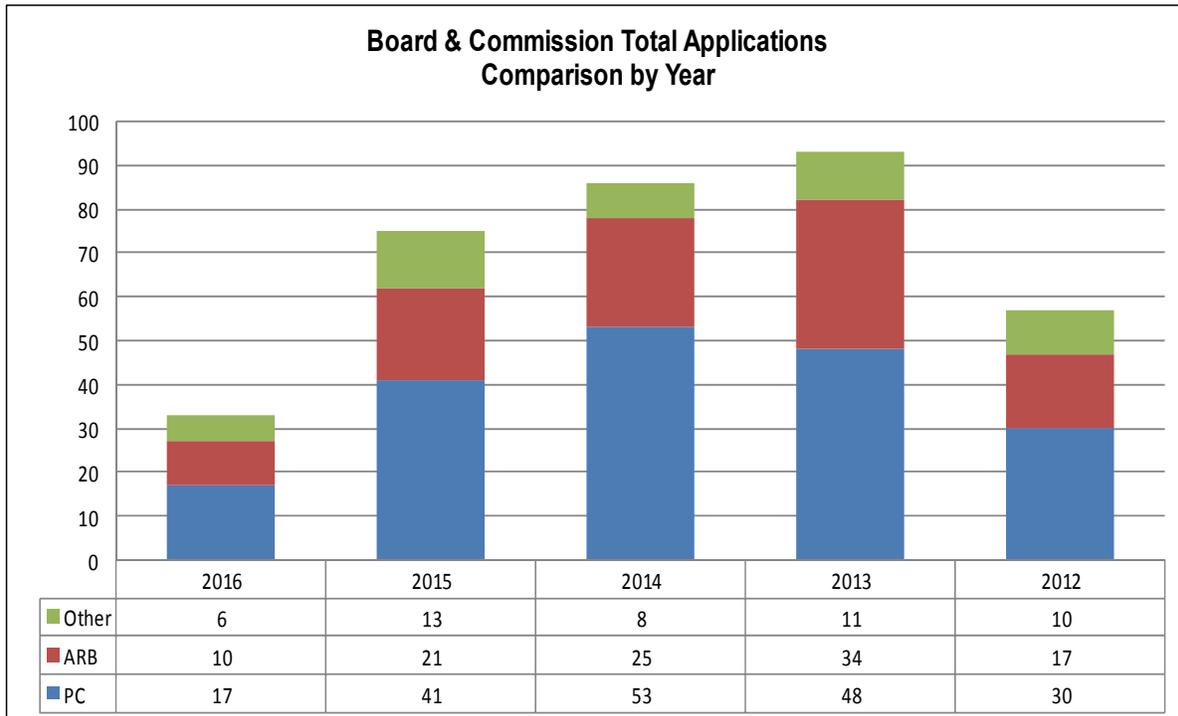
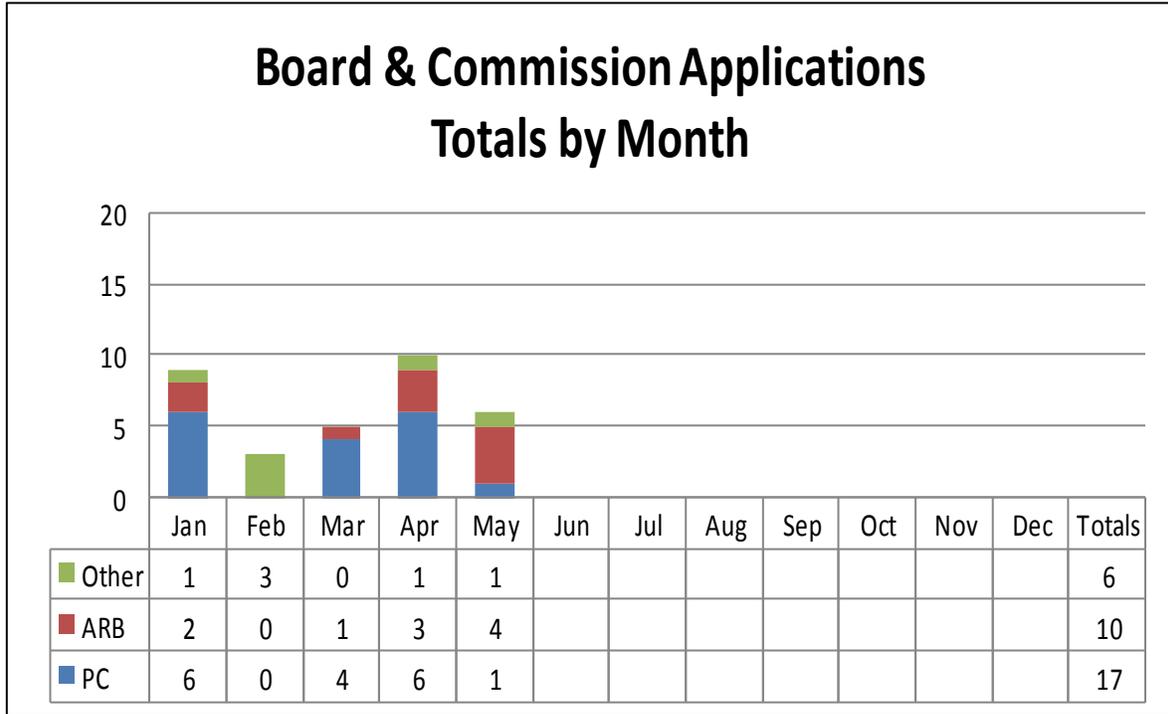


1st & Main

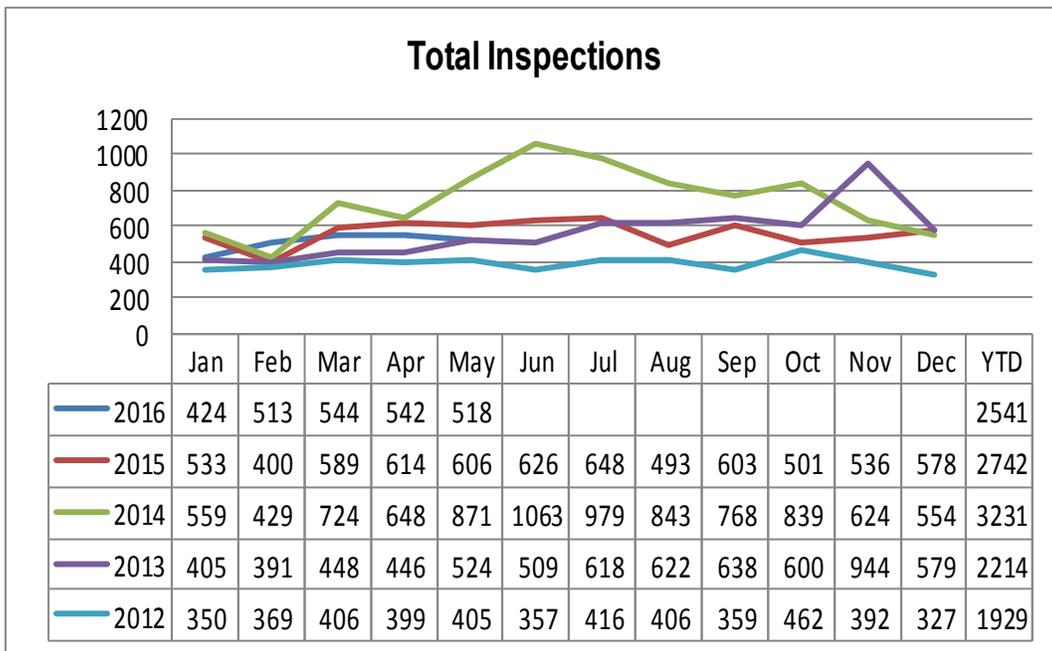
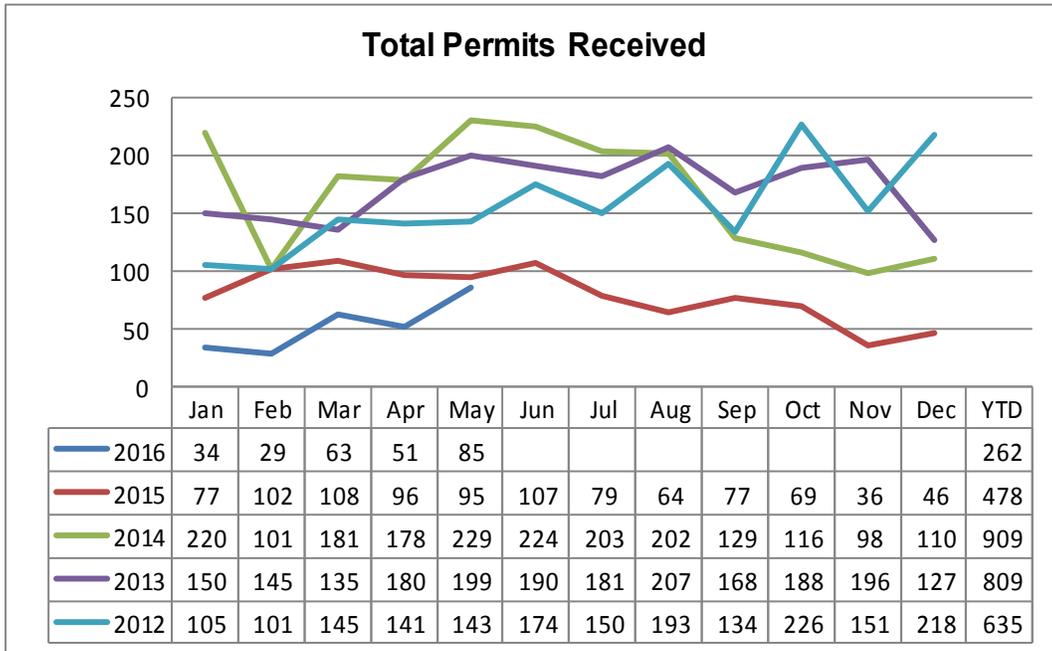


Marburn Academy

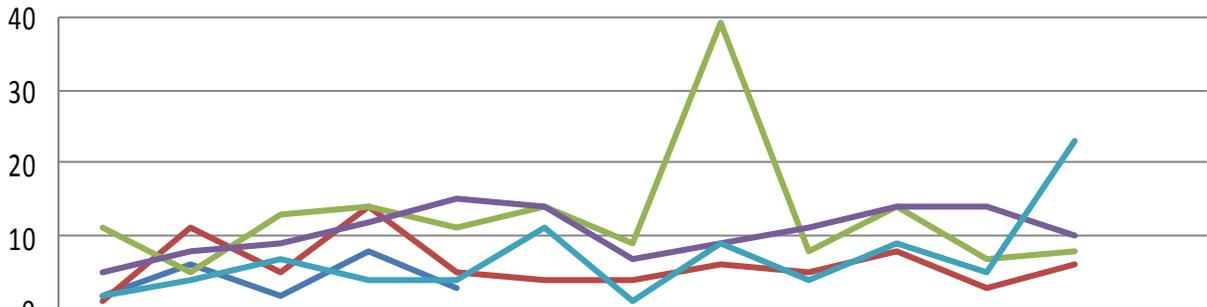
BOARD AND COMMISSION STATISTICS MAY 2016



BUILDING AND ZONING STATISTICS MAY 2016

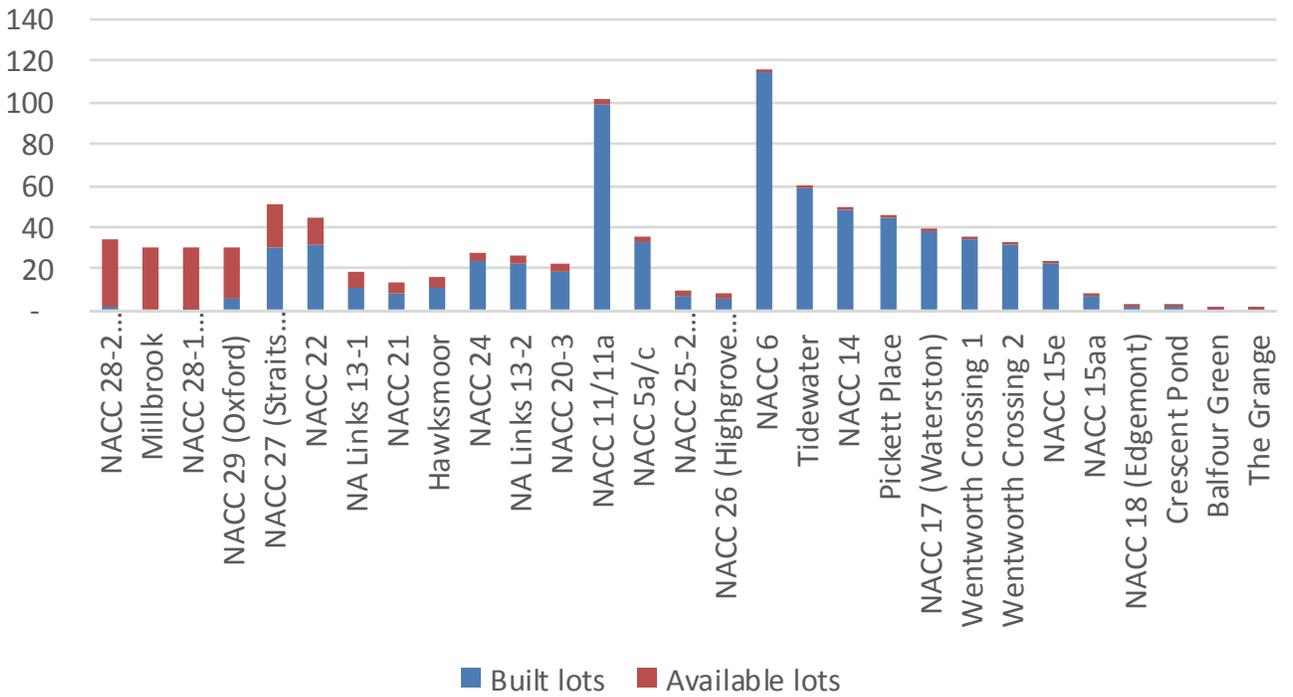


New Residential Building Permits



	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	YTD
2016	2	6	2	8	3								21
2015	1	11	5	14	5	4	4	6	5	8	3	6	36
2014	11	5	13	14	11	14	9	39	8	14	7	8	54
2013	5	8	9	12	15	14	7	9	11	14	14	10	49
2012	2	4	7	4	4	11	1	9	4	9	5	23	21

Subdivision Summary



■ Built lots ■ Available lots

