



Council Minutes – Regular Meeting

January 7, 2025

CALL TO ORDER:

Mayor Spalding called to order the New Albany City Council Meeting of January 7, 2025 at 6:30 p.m. at the New Albany Village Hall, 99 West Main Street, New Albany, Ohio. Staff attending were City Manager Joseph Stefanov, Law Director Benjamin Albrecht, Finance Director Bethany Staats, Administrative Services Director Adrienne Joly, Police Chief Greg Jones, Development Director Jennifer Chrysler, Planning Manager Steve Mayer, Economic Development Manager Sara Zeigler, Public Service Director Mike Barker, Deputy Public Service Director Ryan Ohly, Public Information Officer Josh Poland, and Clerk of Council Jennifer Mason.

ROLL CALL:

The following Mayor/Council Members answered Roll Call:

Mayor Sloan Spalding	P
CM Marlene Brisk	P
CM Michael Durik	A
CM Chip Fellows	A
CM Kasey Kist	P
CM Matt Shull	P
CM Andrea Wiltout	A

Clerk Mason reported that Council Members Durik could not attend due to travel, Council Member Fellows could not attend due to work travel, and Council Member Wiltout could not attend due to illness. They requested to be excused. Mayor Spalding moved to excuse Council Members Durik, Fellows, and Wiltout from the meeting. Council Member Shull seconded and council voted with 4 yes votes to excuse Council Members Durik, Fellows, and Wiltout from the council meeting.

ACTION ON MINUTES:

Council adopted the December 17, 2024 meeting minutes by consensus.

ADDITIONS OR CORRECTIONS TO THE AGENDA:

NONE

HEARING OF VISITORS:

Dr. Kevin Klingele, 7321 Waterston, New Albany, presented the attached slides. He introduced Sharon Bucey from Adaptive Sports Connection and stated he was representing the Miracle League of New Albany. In June 2023, he presented before council the Miracle League Park with the adaptive sports concept being added to the Miracle Field site in Swickard Woods. This addition would bring adaptive sports and related programming to the community and schools. Resolution R-38-2023 was passed in September of 2023, authorizing the city manager to negotiate and execute a lease agreement with the park district to expand the use of Swickard Woods Park to accommodate adaptive sports facilities. The lease was close to execution when plans were paused in anticipation of the school district's July 2024 campus master plan and volume assessment. The campus master plan revealed the addition of 3 new components in the area of the proposed park, including a bus lane expansion at the Early Learning Center, a school building, and Swickard Woods Boulevard improvements. The campus master plan information led Miracle League Park planners to question the location and consider alternatives.

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The Miracle League Park concept would add an adaptive sports park and fieldhouse with climbing walls, basketball, indoor hockey, a concession stand, and a restroom facility. There would be areas for art display, outdoor learning, an adaptive soccer pitch donated by the Columbus Crew Foundation, an adaptive bike course, and an adaptive playground. Programming would be offered for the school district and surrounding communities. A significant amount of money had already been raised. A parking assessment recommended 42 additional parking stalls and a 2-way road on the north side, allowing new drop off areas.

Dr. Klingele stated there was a significant cost to move the Miracle League Field to a new location and that option did not have support from the Miracle League of New Albany Board or the project's major donors. The Swickard Woods site did not impact the school's master expansion plan. The money they were trying to raise was being affected by the delay and the Miracle League was hoping for a final decision. He asked council to consider allowing the approved resolution to move forward. The resolution would grant a 16-year lease, terminating in 2041, or they would accept a 15-year lease.

Michael Sawyers, Superintendent of New Albany-Plain Local Schools, expressed support for the adaptive sports facility's programming possibilities. He stated that 743 students on the school campus qualified for special education services, and 111 of those students received adaptive physical education services at school on a daily basis. The campus master plan projected the next 15 years and accounted for the current Miracle Field lease. The schools had considered current and future Swickard Woods Boulevard traffic, but it was not the school district's decision. After the new K-2 building was built, the school district would have no land left and any future growth would require partnership or expansion on the existing campus. The school district owned the portion of Kardules Fields Way near the cell tower to halfway through the middle school baseball field. The rest of Kardules Fields Way was owned by the city, but the school district had a long-term lease agreement for the city's portion. The proposed location of the Miracle League Park would benefit Preschool – 2nd grade students due to the proximity, but accessibility for the rest of the students would have to be determined and possibly occur after school hours.

Mayor Spalding asked if the 15-year term of the lease was too long considering the school district's plan for growth. Superintendent Sawyers responded it was a realistic time frame. The planning process involved projecting 10 years in the future and it took 3 years minimum to construct a school building. The Miracle League Park's location would most likely not be needed by the school for at least 13 years. The Miracle Field lease had 17 years left, so the 15-year lease term would expire beforehand.

Council Member Kist questioned if the adaptive sports facility's proposed northern bus loop would still allow for student access. Superintendent Sawyer stated that there was still egress adjacent to SR 161, but it was not built into the campus master plan and would not occur any time before 2031.

Council Member Kist asked and Dr. Klingele confirmed that the Miracle League of New Albany was comfortable with the lease being concurrent to the current Miracle Field lease. Council Member Kist asked council if they agreed to the being occupied for the next 17 years - unless the lease was broken and a party paid for the Miracle Field's move. Council Member Kist and Dr. Klingele clarified that this would add 2 acres to the lease.

Council Member Brisk stated she was ambivalent regarding the proposal. She had struggled with the previous decision to approve the Miracle Field's location, but had been a new council member and didn't want to rock the boat. She loved the Miracle League as an organization and wanted the project to be a success in New Albany. She found Superintendent Sawyer's support persuasive and acknowledged that the 15-year lease term was a

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compromise. The city was often blamed for traffic backups around the school campus even though council members weren't the decision makers for what happened on the school campus. She was constantly challenged by that. She described a traffic jam that day trying to get to the McCoy Center. She was concerned about the additional traffic the adaptive sports facility could add.

Council Member Kist stated that he felt the new school building would have more traffic impact than the potential park. Council Member Brisk agreed and stated that, combined, there would be more traffic. Studies showed the school would continue to grow. It all added up.

Council Member Shull stated that he had the same traffic concerns and was also supportive of bringing adaptive sports to New Albany. He had initial concerns regarding the impact on the school campus as well as the Plain Township pool. He had spoken with staff from Plain Township and there weren't current plans for a pool expansion, but there were pool-related parking concerns. Pool attendance broke records every year and cars were often parked in the grass along the road. He asked if the Miracle League had considered the additional parking needs of the pool and school. Dr. Klingele answered that the Miracle League's plans were made before the campus master plan, so they only reflected their own parking needs. Adaptive sports programming would be held mostly evenings and weekends.

Council Member Kist asked how many parking spots were proposed with the campus master plan. Superintendent Sawyer responded that approximately 200 parking spots would be added. Council Member Kist pointed out that the 200 parking spots wouldn't be used by the school during the summer pool season.

Council Member Shull stated the city would need to add a signal to the Swickard Woods Boulevard intersection and would likely spend \$1-2 million for roadway improvements. He did not like the idea of having one way in and one way out and questioned if there was enough room to widen the road to allow bus traffic. Manager Stefanov responded that an additional single lane access drive might be added for buses.

Mayor Spalding stated, in the event of a safety issue, there would need to be another entrance. Council Member Shull stated that his concern was not just specific to adaptive sports, but took into consideration the increase in cars from the teachers and students. In addition, he was concerned as to what would happen if the land was needed after the 15-year lease. He stated that he would not want to have to ask for the land's return.

Dr. Klingele stated that in the event more land was needed for future school growth, the pool area would most likely be needed before the smaller land area of the Miracle Park and Miracle Field. He agreed that the park and field would be difficult to remove.

Council Member Shull recalled Dr. Klingele's statement that his board was not favorable to potentially moving the Miracle Field to a new location beside the adaptive sports facility. Dr. Klingele responded that there would be a \$2 million cost of moving the field and that their donors were agreeable to moving for the sake of the school, but that the \$2 million cost would need to be determined. Ganton Road and other areas had been discussed, but had fallen out of favor. There were currently no other options. They did not have the \$2 million to move the Miracle Field and most of the money they had raised with adaptive sports had gone to another adaptive sports facility. It would take time to raise the rest.

Council Member Brisk asked and Dr. Klingele confirmed that, if the resolution was not approved, there would be no further options for the adaptive sports facility. Dr. Klingele stated that they would continue their Miracle

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League programming and continue trying to raise money for a bathroom facility, as they had 5 years ago. He assumed the Adaptive Sports Connection would look for a new community.

Council Member Brisk asked if adaptive sports could not function in 2 locations. Dr. Klingele replied that the synergy of the project and park was the objective, with the ability to use all of the facilities. He didn't rule 2 locations, but was less ideal.

Council Member Kist asked who would have access to the playground and bike path on a typical summer day. Dr. Klingele stated that the community would have access to those areas. He stated that usage of the adaptive soccer pitch would need to be determined depending on the programming

Council Member Kist stated that the playground design looked fun and inclusive for all children. Dr. Klingele stated it would be a community asset and there would be true wheelchair swings and areas of different elevation to allow wheelchair access.

Council Member Kist asked Dr. Klingele stated that the financial ask of the city had not yet been determined. They were asking for the lease

Council Member Brisk asked and Manager Stefanov confirmed there could be a traffic study of how the Adaptive Sports Connection would impact the area. Public Services Director Barker stated that the pool and school operated on different peak schedules and, if the school's needs were met, the Adaptive Sports Connection facility's needs would be met. Council Member Brisk stated that the Adaptive Sports Connection hours were the same hours and times of the year as the school. Superintendent Sawyers responded the majority of the programming for adaptive sports would be evenings and weekends.

Director Barker asked for clarification regarding how many students would be using the Adaptive Sports Connection facility during the day. Superintendent Sawyers replied, due to the proximity of the Pre-K through Grade 2 building to the Adaptive Sports Connection facility, that group of students would most likely to use the facility during the day. Grades 3-12's usage would depend on travel time and the specific needs of each student.

Council Member Brisk asked if children from other school districts would have access to the facility during the school day and if any programming would take place during school pick-up times.

Preston Shepard, Program Executive Director and CEO for Adaptive Sports Connection answered that the majority of their programming was offered after-hours. Council Member Brisk stated that she would prefer to not have shuttles arriving during school pick-up times. Mr. Shepard replied that their volunteer base often could not arrive to lead programming until after their workday, so the earliest programming would generally start at 5:30 pm.

Council Member Shull asked and Mr. Shepard confirmed that there were no other Adaptive Sports Connection buildings on school properties currently. Council Member Shull asked if there would be an opportunity for the schools to use the future New Albany Parks Fieldhouse building outside of the Adaptive Sports Connection programming, as space was at a premium during the winter. Director Shepard answered that, while there would be some limitation to the school's usage, they were open to partnerships.

Council Member Brisk asked if they would be comfortable adding in the lease terms that Adaptive Sports

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Connection would offer mostly evening programming. Dr. Klingele stated that they would accommodate the school and city to make the program work, but he didn't know if it needed to be in a legal document. Council Member Brisk explained that, with time and new staff, a verbal agreement may not be upheld.

Council Member Kist stated there was an opportunity, with the additional school building, to engineer the intersection at Fodor to support any additional traffic generated by the Adaptive Sports Connection and Miracle Field facilities. Council Member Shull observed that a traffic study would be necessary for the school intersection, regardless of whether the Adaptive Sports Connection facility was there.

Council Member Shull wanted the city to have a discussion regarding whether it could facilitate the process of moving the Miracle Field to keep the two adaptive areas together. Council Member Kist added that it was important to have adaptive sports, the Miracle Field, and the school in close proximity for the benefits detailed by Dr. Sawyers. Council Member Shull stated that, while students were already receiving adaptive activities through the district, the Adaptive Sports Connection programming would enrich their services.

Mayor Spalding thanked Dr. Klingele for his passion for the project. He recalled the previous council meeting discussion that focused on obtaining a level commitment from the city via the lease to help with fundraising efforts. He asked where the fundraising efforts stood currently. Dr. Klingele replied that some of the state funds that Adaptive Sports Connection had obtained were used to finish some of Adaptive Sports Connection's other projects since the New Albany Miracle League Park had been delayed. He referenced the initial cost analysis PowerPoint slide and stated that most all of the concession building and plaza funds had been raised, the soccer pitch was donated, and much of the adaptive bike course fundraising was accomplished. The playground ask was delayed to determine the status of the overall project. The fitness pavilion funds had not yet been raised. There was a 6-7 figure ask to several places that were waiting to know if the project was moving forward before committing funds. The contingencies, the land improvement, and the main fieldhouse contributed to most of the expense. Dr. Klingele felt, with their organization's recent events and awareness, they could raise the money quickly.

Mayor Spalding asked if the plan was to do a partial build until all of the funding was complete and if they had a list of priorities. Dr. Klingele stated that the bike course, fieldhouse, and bathroom were top priority. The fieldhouse concession building would be built first. The soccer pitch would also be included in phase 1. The playground could be phased in.

Mayor Spalding asked and Dr. Klingele responded, with all resources in place, construction would take less than 1 year. Mayor Spalding voiced concern that a 15-year lease could be used up partially with fundraising and construction time. Dr. Klingele replied that they had committed in the original discussion to follow the 1-year construction plan, so there would not be a long delay. Mayor Spalding stated they might receive negative feedback on the playground logo placement shown in the PowerPoint slide. Dr. Klingele replied the depiction was a basic rendering of a donor-driven adaptive playground. The renderings had not been reviewed or finalized.

Council Member Brisk asked if Dr. Klingele expected to request additional funding from the city beyond the land. Dr. Klingele replied that the city's assistance in planning and road improvements would be helpful.

Mayor Spalding asked what would happen if the Miracle Field and Adaptive Sports Connection were to reach the end of the lease term and their equipment was still usable. Would the city be financially responsible or would it be sold? Dr. Klingele answered that the Miracle Field equipment had a 10 to 12 year-lifespan and it hadn't been

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an issue.

Council Member Brisk stated that the typical ground lease would have the city assume the fieldhouse building. Council Member Kist noted that the owning organization could move it. Dr. Klingele agreed, from his understanding, land lease agreements would allow the building to become city property. Council Member Brisk asked, if the property was needed, would everyone be agreeable if the city took the building back after the lease expired. Dr. Klingele stated that the Miracle League would be amenable, but he did not want to speak for Adaptive Sports Connection. Council Member Kist suggested, after the lease term expired, the city could offer 5-year lease extensions.

City Manager Stefanov stated, based on the approval of the last resolution, if there was an affirmative motion by council to move forward, he would work with City Attorney Ben Albrecht to draft a lease. Council Member Brisk asked if conditions could be added. Manager Stefanov replied, once a draft was approved, council could have a chance to review it before submission to Adaptive Sports Connection. The Adaptive Sports Connection lease could be based on the Miracle Field lease agreement and modified to address the additional issues. Council Member Brisk asked if the conditions would need to be stated at this meeting. Attorney Albrecht replied notes were taken and would be added to the lease draft. It would then be shown to council for approval. Council Member Brisk stated that she would like an addition to the draft to clarify that construction delays wouldn't extend the terms of the lease. Council Member Kist agreed and added that the term should be concurrent with the end of the Miracle Field lease.

Mayor Spalding stated that there was an active resolution allowing Manager Stefanov to enter in negotiations for a lease agreement and that council could vote on the full lease agreement to give final approval. Dr. Klingele asked for a time frame. Attorney Albrecht replied that the lease agreement could be presented at the first council meeting in February.

BOARDS AND COMMISSIONS:

PLANNING COMMISSION: No meeting.

PARKS AND TRAILS ADVISORY BOARD: No meeting.

ARCHITECTURAL REVIEW BOARD: No meeting.

BOARD OF ZONING APPEALS: Council Member Shull reported the BZA approved a variance in the Hawksmoor subdivision for stone exterior material above the 1st floor level, similar to other homes in the area.

SUSTAINABILITY ADVISORY BOARD: No meeting.

IDEA IMPLEMENTATION PANEL: Council Member Brisk reported that she filmed a promotional video for the panel's first place award for Historical and Cultural Arts Programs and Events in Franklin County and for the event being nominated in the top 3 for the Governor's Program of Excellence.

CEMETERY RESTORATION ADVISORY BOARD: No meeting.

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PUBLIC RECORDS COMMISSION: No meeting.

SECOND READING AND PUBLIC HEARING OF ORDINANCES:

ORDINANCE O-44-2024

Mayor Spalding read by title AN ORDINANCE TO CREATE TWO HAMLET TAX INCREMENT FINANCING INCENTIVE DISTRICTS; DECLARE IMPROVEMENTS TO THE PARCELS WITHIN EACH INCENTIVE DISTRICT TO BE A PUBLIC PURPOSE AND EXEMPT FROM REAL PROPERTY TAXATION; REQUIRE THE OWNERS OF THOSE PARCELS TO MAKE SERVICE PAYMENTS IN LIEU OF TAXES; PROVIDE FOR THE DISTRIBUTION OF THE APPLICABLE PORTION OF THOSE SERVICE PAYMENTS TO THE NEW ALBANY PLAIN LOCAL SCHOOL DISTRICT, THE EASTLAND-FAIRFIELD CAREER CENTER AND FRANKLIN COUNTY; ESTABLISH A MUNICIPAL PUBLIC IMPROVEMENT TAX INCREMENT EQUIVALENT FUND AND ACCOUNTS THEREIN FOR THE DEPOSIT OF THE REMAINDER OF THE SERVICE PAYMENTS; SPECIFY THE PUBLIC INFRASTRUCTURE IMPROVEMENTS THAT DIRECTLY BENEFIT OR SERVE PARCELS IN THE INCENTIVE DISTRICTS; AND TO APPROVE AND AUTHORIZE THE EXECUTION OF A TAX INCREMENT FINANCING AGREEMENT.

Director Chrysler reminded council of the companion ordinance for commercial projects that was approved in 2024. This was the residential ordinance that created 2 tax increment finance (TIF) Districts, the Hamlet Incentive District #1 and Hamlet Incentive District #2, for the residential areas in the Hamlet at Sugar Run. State Route 605 divided them and that was why there were 2 districts. The final development plan for both was approved by the Architectural Review Board (ARB) and the Planning Commission (PC). The TIF didn't negatively impact the school district and had a provision to reimburse the fire department. The TIF would only reimburse the developer if it generated revenue. It would not require the city to cover the cost of the listed enhancements if the TIF didn't generate enough revenue. The enhancements were discussed with council during the Capital Projects meeting. The city did not typically apply a TIF to residential projects, however, this was for all of the public components and enhancements beyond what was required by code.

Director Chrysler stated there were discussions from the developer to potentially amend the TIF area and final development plan. The city had made a commitment to neighbors that they would have the opportunity to have discussions at the public board and commission meetings. Director Chrysler was aware of council's concern of not being able to see and approve the final development plan and, as a result, staff modified the TIF agreement to add a strong "whereas" clause stating the actual approval date of the final development plan by the PC was September 16, 2024 and certain public improvements, such as road construction, etc., were consistent with that approval. The second change was adding a paragraph stating the proceeding development was consistent with the PC approval and any adjustments would need to be approved by council. The mechanism for council approval was to have council approve any legislation to modify the TIF agreement and to accept the findings of the PC as the most recent on-file version of the final development plan to qualify for the disbursements. If the developer came back with changes to the final development plan, it would go back through the normal process with PC and ARB. There was also a requirement that the developer would not receive funds from the TIF account after a change to the final development plan unless council approved the change to the TIF. This would give council the opportunity to approve the funds that went into the public infrastructure enhancements.

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Council Member Kist asked and Director Chrysler answered that, if there was any modification to the commercial or residential final development plan, a resolution would need to come back through to amend the TIF agreement and confirm the new date of the approval. Director Chrysler stated this was a new TIF for a new project. It established a clear path using the final development plan as the guide.

Council Member Shull appreciated the oversight by staff and council. He'd heard positive feedback from the community at the first PC presentation. If the plan were to change, he would want to have a discussion - and relating it back to this TIF agreement was even better.

Director Chrysler stated staff heard from residents that they wanted early involvement in the process and asked the developer to come forward and present ideas at board and commission meetings. This provided the opportunity for everyone to provide feedback. This wasn't always the process, as most applicants wanted to have their ideas solidified and then come through the public process.

Mayor Spalding opened the Public Hearing. Hearing no comments or questions from the public, he closed the Public Hearing.

Council Member Kist moved to adopt the ordinance. Council Member Brisk seconded and council voted with 5 yes votes to approve Ordinance O-44-2024.

ORDINANCE O-48-2024

Mayor Spalding read by title AN ORDINANCE TO APPROVE THE FINAL PLAT FOR 46 SINGLE-FAMILY LOTS ON 29.05 +/- ACRES AND ACCEPT RESERVES "A", "B", "I", "G", AND "F1" FOR PHASE 1 OF THE "COURTYARDS AT HAINES CREEK" SUBDIVISION GENERALLY LOCATED AT THE NORTHWEST CORNER OF THE CENTRAL COLLEGE ROAD AND JUG STREET INTERSECTION, AS REQUESTED BY EPCON HAINES CREEK, LLC.

Planning Manager Steve Mayer stated this ordinance applied to the first 46 lots of a 151-unit subdivision. Zoning required 90% of the units be age restricted, with no residents under the age of 21. The deed restriction had been submitted to the city for recording with the plats. There were 6 reserves included with the plats, and 5 of them were being accepted by council for parkland and open space. They would be owned by the city and maintained by the homeowner's association (HOA) in perpetuity. One additional reserve would be owned and maintained by the HOA for their community building. The subdivision was short 1/10th of an acre of parkland and open space per code. The developer had submitted an appraisal of the unimproved land at \$50,000 an acre and was proposing to pay the city a fee in lieu of \$5,000 to offset the shortage. The Planning Commission approved the request with the condition that the city consider obtaining their own appraisal for the applicant's fee in lieu payment, suggesting that it should be no less in value than the city's last purchase of parkland.

Manager Mayer reminded council that, on the western side of the subdivision, there was a 50-foot building setback and, within that setback there was a 30-foot tree preservation zone. Now, all utilities would be going in the easement along the front yards to ensure there was no impact from them to the trees in the preservation zone.

Tamara Davies, 8200 Central College Road and owner of 8238 Central College Road, stated she lived adjacent to the project and had continuing concerns. She referenced zoning code 1159.08 where it stated the proposed development was consistent in all respects with the purpose, intent, and applicable standards to the zoning code.

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Section G of the code specifically referenced building heights for all structures with regard to their visual impact on adjacent facilities. She stated the developer's plan did not show a master grading plan. The lots were being raised up 7 feet from grade level and her concern was the visual impact for her properties, and particularly for 8238 Central College Road, since lot 102 would almost be at the roof height as the home on her property. She was also concerned after meeting with Franklin County because she was informed that Franklin County Engineers were supposed to look at the grading and drainage plan. She talked to Matt Rehfus and he hadn't received detailed plans as of November. He suggested that there should be drainage considerations and she didn't think those were captured in the plan. He did not get back to her stating that he had received any more detail. She felt this project and the amount of raising would negatively affect the value of her adjacent property. There was a 30-foot tree preservation zone, but nearly every tree behind lot 102 was being removed. There was flooding in the past on Central College Road, so drainage was an issue. The drains that ran along the front of 8238 Central College Road heading west were at capacity when it rained. When this plan was brought up, the final grading plan was not part of the meetings, and was not part of the process at the Rocky Fork-Blacklick Accord (RFBA) meetings. When there was this drastic of a change, it should be considered earlier in the process or they should have to go back to the RFBA because it was impacting her and she was not in New Albany. She didn't think anyone would be happy with that next to their property.

Mayor Spalding asked and Ms. Davies answered that her husband had met with Epcon and there was no change to the project.

Mayor Spalding asked what the current conditions were on her property with the water conditions she mentioned. Ms. Davies stated she had pictures of the entire road being flooded a few years ago. She was concerned with the drainage since more concrete and construction were being added in the area. She was also concerned with the ponds. She referenced some proposals that were being discussed about changing drainage pond construction due to drownings. There were proposals to make the embankments less steep so they were easier to get out of if someone fell in.

Council Member Shull pulled up Google Maps and asked about the proximity of pond and where her property was in relation to the Courtyards lot 102. She pointed out her property on the displayed map.

Council Member Kist asked and Ms. Davies answered the grade change was to the east of the tree preservation zone. She said the lots were being raised 7 feet and then would drop down 7-8 feet per the shown diagram.

Manager Mayer gave some background on the diagram, stating the PC had reviewed the grading ahead of the final plat approval. There was a 4:1 slope to the edge of the tree preservation zone. As part of the submittal process, the city engineer and the city landscape architect recommended additional plantings to naturalize the area. The landscaping and grading plans were approved by the PC as part of the final development plan. Manager Mayer thought the grading change happened over 5-7 feet on the western side of the subdivision.

Council Member Shull asked what the plan was for water heading south and Manager Mayer responded that the developer had submitted a stormwater master plan for the entire subdivision which was reviewed and approved by the city engineering team. The grading slope led down to the subdivision street so that no additional stormwater was being generated or would flow to the neighbors.

Ms. Davies stated the grading plan was part of the final plat and they made it through many meetings before they saw a grading plan - which she felt was too late. She was concerned with all the dirt being brought in and didn't

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want the dirt to ruin her well if it had asphalt in it. She also said all the dirt and dump trucks would impact the roads. She reiterated her concerns were about the potential decreased property value, dirt, and drainage.

Council Member Kist suggested she get her well tested now, before construction had started, so she had documentation if conditions changed.

Mayor Spalding opened the Public Hearing. Hearing no comments or questions from the public, he closed the Public Hearing.

Council Member Shull asked if the city was going to get its own appraisal for the fee in lieu amount, per the PC's recommendation. Manager Mayer answered the city hadn't done any new appraisals since this application. They evaluated this fee in lieu and the city's purchase price for the property on Bevelhymer Road at Central College Road. That appraisal averaged \$60,000 per acre, consistent with the past appraisal. Mayor Spalding noted it would make sense to get a more up-to-date bid if this had been a larger parcel.

Council Member Kist moved to adopt the ordinance. Mayor Spalding seconded and council voted with 4 yes votes to approve Ordinance O-48-2024.

ORDINANCE O-49-2024

Mayor Spalding read by title AN ORDINANCE TO AMEND THE ZONING ORDINANCE OF THE CITY OF NEW ALBANY BY AMENDING THE ZONING MAP TO REZONE 30.04 +/- ACRES OF LAND GENERALLY LOCATED NORTH AND WEST OF LAMBTON PARK ROAD AND SOUTH OF BRANDON ROAD FOR AN AREA TO BE KNOWN AS THE "EAST NINE ZONING TEXT" FROM ITS CURRENT ZONING OF "C-PUD" COMPREHENSIVE-PLANNED UNIT DEVELOPMENT TO "I-PUD" INFILL-PLANNED UNIT DEVELOPMENT AS REQUESTED BY THE NEW ALBANY COMPANY, LLC C/O AARON L. UNDERHILL, ESQ.

Planning Manager Steve Mayer stated this rezoning split the subdivision into 3 subareas. This project had been previously approved and platted as a 36-lot subdivision. The applicant was proposing to add 4 more lots. Subarea 1 established estate lots with traditional setbacks similar to other country club sections. Subarea 2 allowed for cluster housing with no lot development or setbacks between homes. Subarea 3 contained a gatehouse with setbacks, and the design had to go back to the Planning Commission for approval as part of the final development plan. The applicant committed in their zoning text to withdraw units from their housing bank. There was a deficiency in open space and parkland, with 8.2 acres required and 5.7 acres being provided. Credits would be withdrawn from the applicant's parkland bank. There were 3 existing roads already platted that would remain. The main road would be reconfigured to account for the additional housing units. The Planning Commission (PC) approved the rezoning.

Tom Rubey, Director of Planning, The New Albany Company (NACO), presented the attached slides. There were 5 areas that had construction modifications: the southern main gateway, the cluster area, a boardwalk at the southern end of the pond, a redesigned overlook to north of the pond, and a redesigned entry to the north. Previously there were questions about adding a home behind the existing entrance wall at the Head of Pond entrance. The PC asked for a separate subarea with a separate final development plan to go back to them for approval. Mr. Rubey stated 1st floor of the gatehouse would be 1,400 square feet and the second floor would have 400 square feet. This home could be potentially used as marketing space for the neighborhood. The PC could determine if it could be used as a model home sales office. Mr. Rubey reviewed 2 possible layouts for the

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gatehouse, one featured a layout for a showroom and sales office, and the other had living space and 2 bedrooms. This would be a single-family home built ahead of time that would demonstrate architectural details as well as a commitment to detailing and implementation. He reviewed conceptual reference images.

Council Member Kist asked arch Mr. Rubey answered the gatehouse architectural details would show the expectation for the entire neighborhood. It would demonstrate a different level of execution in the country club community. NACO learned lessons from other sections and those would be implemented here.

Mr. Rubey described the home dimensions as shown in the attached slides. The zoning text stated that street trees were not required in tree lawns like the Edge of Woods neighborhood. There were 23-foot-wide 2-way public streets, and 5foot sidewalks. They might do brick piers in this neighborhood which would have to be reviewed in a separate final development plan. Mr. Rubey reviewed photos of Session Villages in Bexley, Ohio which also had a gatehouse. It was a ceremonial entrance into the neighborhood. NACO wouldn't be doing the bluff gates or the covered occupiable space above the road as in the reference image.

Council Member Kist asked and Mr. Rubey answered the gatehouse would be at the southern entrance by Head of Pond. NACO would need to separate out the golf cart crossing from where brick wall would be at the northern entrance. There would not be a home on the golf course side. There would be some type of gateway pier at that entrance.

Mr. Rubey stated he had shared Council Member Kist's comments with NACO regarding paying attention to the Village Center after this project was completed and they were well-received.

Mayor Spalding opened the Public Hearing. Hearing no comments or questions from the public, he closed the Public Hearing.

Mayor Spalding moved to adopt the ordinance. Council Member Kist seconded and council voted with 4 yes votes to approve Ordinance O-49-2024.

INTRODUCTION AND FIRST READING OF ORDINANCES:

ORDINANCE O-01-2025

Mayor Spalding read by title AN ORDINANCE TO AMEND CHAPTER 1169.16 OF THE PLANNING AND ZONING CODE OF THE CITY OF NEW ALBANY CODIFIED ORDINANCES AS REQUESTED BY THE CITY OF NEW ALBANY.

Planning Manager Steve Mayer stated this wall sign code update was for commercial and warehousing buildings. The last sign code update was in 2010 and predated the large commercial building construction in the Licking County Business Park. Many of the buildings were hundreds of thousands of square feet, but the code did not consider larger buildings and datacenters. Based on the past approvals for sign changes, the Board of Zoning Appeals (BZA) requested this code update, and the Planning Commission (PC) recommended approval of the proposed code changes at their December 16, 2024, meeting. Staff proposed the update of allowing 1 sign per building entrance versus 1 sign per building frontage. This would allow multi-tenants to each have their own sign. The other updated proposal allowed the size of the wall sign to increase from 75 feet to 200 feet. Additionally, staff found a scrivener's error in the current sign size calculation and this code amendment corrected that error for all applicable wall sign types. This code wouldn't fix all sign requests, but it was closer to what tenants were asking for and would significantly reduce the number of variance applications.

January 7, 2025

Council Member Shull stated the 200 square foot limit would capture more of the large warehouse facilities. He recalled 1 applicant that wanted 300 square feet and that sign was reworked. This update would reduce the number of variances that were requested and help staff. Some of the Business Park buildings were huge compared to the allowed sign size and this would also support multi-tenant buildings.

Mayor Spalding set the ordinance for second reading at the January 21, 2025 council meeting.

ORDINANCE O-02-2025

Mayor Spalding read by title AN ORDINANCE TO DETERMINE THE ANNUAL COMPENSATION AND BENEFITS OF THE MAYOR, COUNCIL MEMBERS, AND ADDITIONAL SALARY FOR THE MAYOR, PRESIDENT PRO TEM, OR DESIGNATED COUNCIL MEMBER PRESIDING OVER MAYOR'S COURT.

Clerk of Council Jennifer Mason stated Section 4.04 of the city's charter authorized council to annually determine its compensation. Salaries for the mayor, council members, and president pro tem or council designee serving in Mayor's Court were last adopted by Ordinance 0-03-2024. This ordinance would increase council's salary by 3.5%, which was the same as the annual increase city staff received in 2025. This ordinance also made health insurance available to council members as described in Section 155.19(a) of the city's codified ordinances. The adjusted salary would be effective January 1, 2025.

Mayor Spalding set the ordinance for second reading at the January 21, 2025 council meeting.

READING AND PUBLIC HEARING OF RESOLUTIONS:

RESOLUTION R-01-2025

Mayor Spalding read by title A RESOLUTION APPROVING AND AUTHORIZING THE EXECUTION OF A FIRST AMENDED AND RESTATED COMMUNITY REINVESTMENT AREA AGREEMENT WITH COI NEW ALBANY 525, LLC.

Economic Development Manager Sara Zeigler stated this resolution authorized the city manager to execute an amended and restated Community Reinvestment Area (CRA) agreement with COI New Albany 525, LLC. In August 2023, the owner completed the construction of a 525,000-square-foot speculative facility. The original CRA agreement contemplated that the facility would be built for office and industrial uses. The property owner requested a modification of the agreement to include datacenter uses. The proposed revised CRA agreement included the city's revenue benchmark formula for data centers.

Mayor Spalding opened the Public Hearing. Hearing no comments or questions from the public, he closed the Public Hearing.

Mayor Spalding moved to adopt the resolution. Council Member Kist seconded and council voted with 4 yes votes to approve Resolution R-01-2025.

January 7, 2025

RESOLUTION R-02-2025

Mayor Spalding read by title A RESOLUTION TO CLARIFY CERTAIN SECTIONS OF THE CITY OF NEW ALBANY’S PERSONNEL POLICIES TO DEFINE EARNABLE AND NON-EARNABLE SALARY AS REQUESTED BY THE OHIO PUBLIC EMPLOYEES RETIREMENT SYSTEM.

Finance Director Bethany Staats stated this was the 12th year that the Ohio Public Employees Retirement System (OPERS) had required an annual resolution to confirm the existence of a sick leave and/or vacation leave conversion plan. For this resolution, a “conversion” occurred when an employee converted accrued vacation and/or sick time to cash. Following the city’s passage of this resolution, OPERS would review Chapter 155.09(d) and 155.11(a) of the New Albany Codified Ordinances to determine whether or not the converted time was pensionable. The city permitted the conversion of a limited amount of sick leave based upon the amount used by an employee during the calendar year. Chapter 155.09 allowed full-time employees and officials to receive a payout for up to 80 hours of vacation leave provided they had a balance of at least 480 hours as of December 1st.

Mayor Spalding opened the Public Hearing. Hearing no comments or questions from the public, he closed the Public Hearing.

Council Member Shull moved to adopt the resolution. Council Member Kist seconded and council voted with 4 yes votes to approve Resolution R-02-2025.

COUNCIL SUBCOMMITTEE REPORTS:

NONE

REPORTS OF REPRESENTATIVES:

- A. Council Representative to MORPC: No meeting.
- B. Council Representative to Joint Parks and Recreation: Council Member Shull reported the city had received requests to use/rent the city’s pickleball courts. In 2024, the city decided not to pursue rentals since the city had just opened the courts and planning the first tournament. The city had received more requests for tournaments, corporate sponsored events, etc., as the courts had become more popular. Council Member Shull asked if council wanted to pursue renting the courts for events and tournaments in 2025, how involved the city should be in managing those events, and whether the Joint Parks District should manage them. Mayor Spalding recalled requests to use the courts for fundraising events. He would view using the courts for a charity event different from a corporate event that would prevent public use during that time. Council Member Shull noted peak use of the courts was on evenings and weekends, and that’s most likely when the events would be. He would bring it back up at the next council meeting to discuss. Council Member Kist stated having a policy would be good.
- C. Council Representative to New Albany-Plain Local Schools (NAPLS): The school board held their organizational meeting. Superintendent Michael Sawyers indicated that the public comment period was open for school calendars through 2029 through the next 30 days.

January 7, 2025

D. Council Representative to Plain Township: No report.

REPORTS OF CITY OFFICIALS:

- A. Mayor: No update.
- B. Clerk of Council: Clerk Mason asked council to RSVP for the MORPC Annual State of the Region which invitation would go out via email. Clerk Mason reminded council of their group photo session at the next council meeting.
- C. Finance Director: Director Staats stated they were close to closing out 2024 and didn't use \$100,000 contingency. The final appropriation for 2024 and certificate for 2025 was submitted to the county.
- D. City Manager: City Manager Stefanov attended the Central Ohio Mayors and Managers Association (COMMA) meeting where the City of Reynoldsburg presented a program where officers were assigned to a community policing program, similar to a school resource officer program. Officers were supported by an in-house social worker on their team. This gave the officers the ability to refer an in-house social worker to families who were experiencing problems. It was a popular resource in their police department. They also made trading playing cards of police officers for them to pass out in the community.

City Manager Stefanov thanked Public Service Director Mike Barker for all of his dedicated service and contributions. Council Member Kist thanked Director Barker and said his new position in Dublin, Ohio was a well-deserved opportunity. He appreciated Director Barker's professionalism and hoped to cross paths down the road. Council Member Shull stated he would miss Director Barker and their many pickleball conversations. Mayor Spalding said that the New Albany citizens benefitted from Director Barker's tireless efforts. He always came through and never lost sight of customer service.

Director Barker thanked council and the leadership team. He was afforded many opportunities and was fortunate to grow and be a part of this team. New Albany would forever be a part of him. He valued his team and time in New Albany.

E. City Attorney: No report.

POLL FOR PUBLIC COMMENT:

NONE

POLL FOR COUNCIL COMMENT:

NONE

EXECUTIVE SESSION:

Mayor Spalding moved that council go into executive session pursuant Ohio Revised Code 121.22(G)(1) for discussion regarding appointment, employment, dismissal, discipline, promotion, demotion, or compensation of a public employee and/or official. Council Member Shull seconded and council voted with 4 yes votes to go into executive session at 8:45 pm.

January 7, 2025

RESOLUTION R-02-2025

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Mayor Spalding opened the Public Hearing. Hearing no comments or questions from the public, he closed the Public Hearing.

Council Member Shull moved to adopt the resolution. Council Member Kist seconded and council voted with 4 yes votes to approve Resolution R-02-2025.

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NONE

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January 7, 2025

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EXECUTIVE SESSION:

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Council Minutes – Regular Meeting

January 7, 2025

compensation of a public employee and/or official. Council Member Shull seconded and council voted with 4 yes votes to go into executive session at 8:45 pm.

Council Member Shull moved that council come out of executive session and resume the regular meeting. Council Member Kist seconded and council voted with 4 yes votes to come out of executive session and resume the regular meeting. Council resumed the regular meeting at 9:20 pm.

OTHER BUSINESS:

Board and Commission Reappointments

Clerk Mason stated that several boards had member terms that ended on December 31 and, at council’s direction, she and Deputy Clerk Madriguera reached out to board members whose terms were ending. The replies were compiled in the attached Corrected Memorandum to Council. Council Member Kist moved to reappoint the following persons to their respective boards for the terms specified in the council clerks’ memorandum dated January 6, 2025:

- Cemetery Restoration Advisory Board – Mary Fee and Jeffrey Gastineau
- Community Improvement Corporation – Everett Gallagher, Ron Davies, Colleen Briscoe, and Amit Greenshtein
- Architectural Review Board – Alan Hinson and Francis Strahler
- Board of Zoning Appeals – Tiana Samuels
- New Albany Parks and Recreation Board of Trustees – Richard Williams and David Demers
- Parks & Trails Advisory Board – Char Steeleman
- Planning Commission – Neil Kirby and David Wallace
- Income Tax Board of Review – Brian Zets

Council Member Shull seconded the motion and council voted with 4 yes vote to approve the reappointments for the terms specified.

Mayor Spalding reappointed Glenn Redick to the Public Records Commission for the term 1/1/25 to 12/31/26.


ADJOURNMENT:

With no further comments and all scheduled matters attended to, Mayor Spalding moved and Council Member Kist seconded to adjourn the January 7, 2025 regular council meeting at 9:22 pm.

ATTEST:


Jennifer H. Mason, Clerk of Council


Sloan T. Spalding, Mayor


Date

*New Albany City Council Meeting
January 7th, 2025*

- History of Concept
- Update NAPLS Master Plan
- Presentation of Concept
- Expression of Support
- Formal Request



*New Albany City Council Meeting
June 20th, 2023*



NEW ALBANY MIRACLE LEAGUE PARK CONCEPT - DRAFT **MKSK**

New Albany City Council Meeting
September 5th, 2023

Resolution R-38-2023
Approved 9/25/23

RESOLUTION R-38-2023

A RESOLUTION AUTHORIZING THE CITY MANAGER TO NEGOTIATE AND ENTER INTO A LEASE AGREEMENT WITH THE NEW ALBANY JOINT PARK DISTRICT TO EXPAND THE DISTRICT'S USE OF SWICKARD WOODS PARK TO ACCOMMODATE ADAPTIVE SPORTS FACILITIES

WHEREAS, on April 2, 2018, the City of New Albany entered into a 10-year ground lease of approximately 2.75 +/- acres of the 5.79 +/- acre Swickard Woods Park with the New Albany Plain Local Joint Park District for the purpose of developing the New Albany Miracle Field and its related programs; and

WHEREAS, on January 19, 2021, via Resolution R-05-2021, council approved an extension of that lease from 10 to 20 years to facilitate a \$150,000 Mirolo Foundation grant that would support the construction of the Miracle Field; and

WHEREAS, the city and the Joint Park District wish to add to the land being leased to facilitate the development of adaptive sports facilities for New Albany area residents with disabilities; and

WHEREAS, upon reaching an agreement with the city, the Joint Park District will enter into an agreement with Adaptive Sports Connection to provide for the construction of adaptive sports facilities; and

WHEREAS, the city has been a leading supporter of the New Albany Miracle League through the contribution of land, the construction of infrastructure, and the solicitation of state Capital Grant funds.

NOW, THEREFORE, BE IT RESOLVED by Council for the City of New Albany, Counties of Franklin and Licking, State of Ohio, that:

Section 1. The city manager is hereby authorized to negotiate and execute a lease agreement with the New Albany Joint Park District to facilitate the development of adaptive sports facilities immediately to the north of the New Albany Miracle Field.

Section 2. It is hereby found and determined that all formal actions of council concerning and relating to the adoption of this legislation were adopted in an open meeting of council, and that all deliberations of the council and or any of its committees that resulted in such formal action were in meetings open to the public, in compliance with Section 121.22 of the Ohio Revised Code.

New Albany City Council Meeting
September 5th, 2023



Council Minutes – Regular Meeting

September 5, 2023



each of the council members and tell them that 1 or more neighbors were opposed, get feedback, and council would likely be talking about this again at the next regular council meeting.

Council further discussed what authorizing the city manager meant.


Mayor Spalding moved to amend R-38-2023 to now read: a resolution authorizing the city manager to negotiate and enter into a lease agreement with the New Albany Joint Park District to expand the district's use of Swickard Woods Park to accommodate adaptive sports facilities. Council Member Wiltroft seconded and council voted with 7 yes votes to approve the amendment. Council Member Shall expressed continued confusion at the time of his vote. Motion passed.

Council Member Kist moved to adopt the resolution as amended. Council Member Fellows seconded and council voted with 7 yes votes to approve Resolution R-38-2023 as amended.

JULY 5, 2024



CAMPUS MASTER PLAN

schorr  architects inc.

HPG HARRISON

CDA COMMUNITY DESIGN ALLIANCE



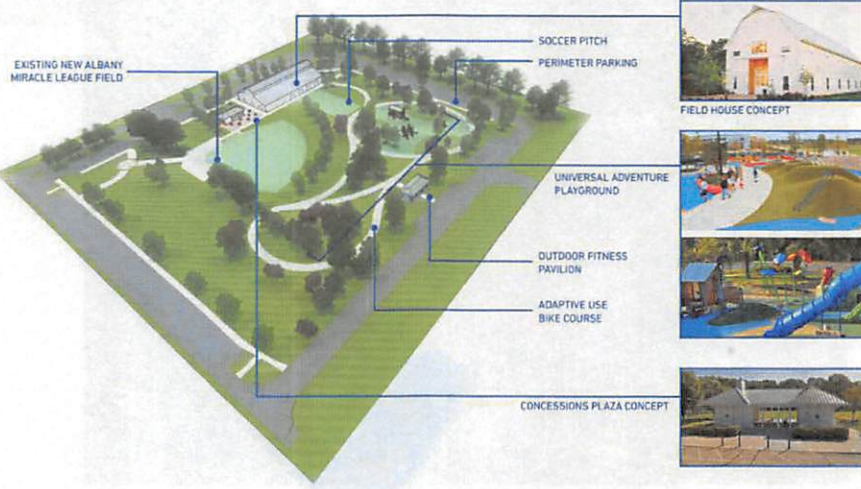
CAMPUS MASTER PLAN

schorr  architects inc.

HPG HARRISON

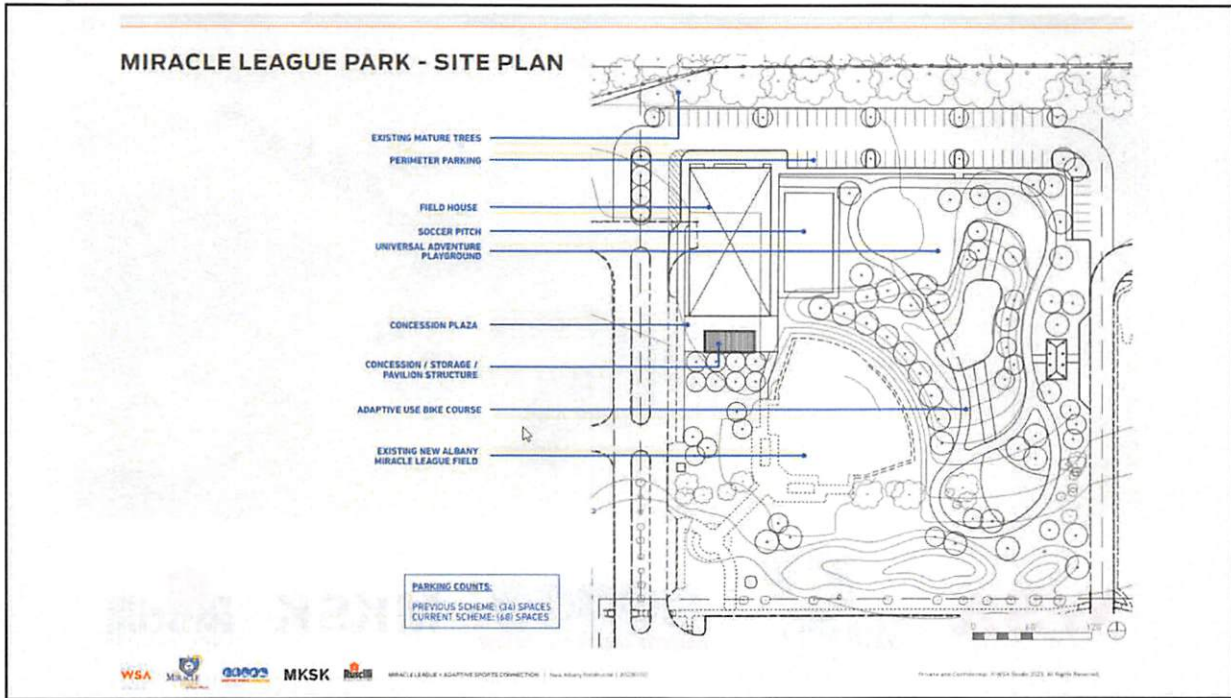
CDA COMMUNITY DESIGN ALLIANCE

- A. Expansion of Bus Lane at Early Learning Center
- B. Concept for New School for Grades 1-2
- C. Swickard Woods Boulevard Improvements



NEW ALBANY MIRACLE LEAGUE PARK CONCEPT - DRAFT

MKSK





FIELD HOUSE

- Adaptive Pickleball
- Expanded Adaptive Soccer
- Rock Climbing
- Fitness and Movement Classes
- Indoor Cycling
- Adaptive Basketball
- Adaptive Yoga
- Adaptive Archery
- Adaptive Volleyball
- Adaptive CrossFit
- Adaptive Dancing / Cheer
- Adaptive Cycling Center
- Volunteer Training
- Partnerships with Special Olympics Buddy Up for Life

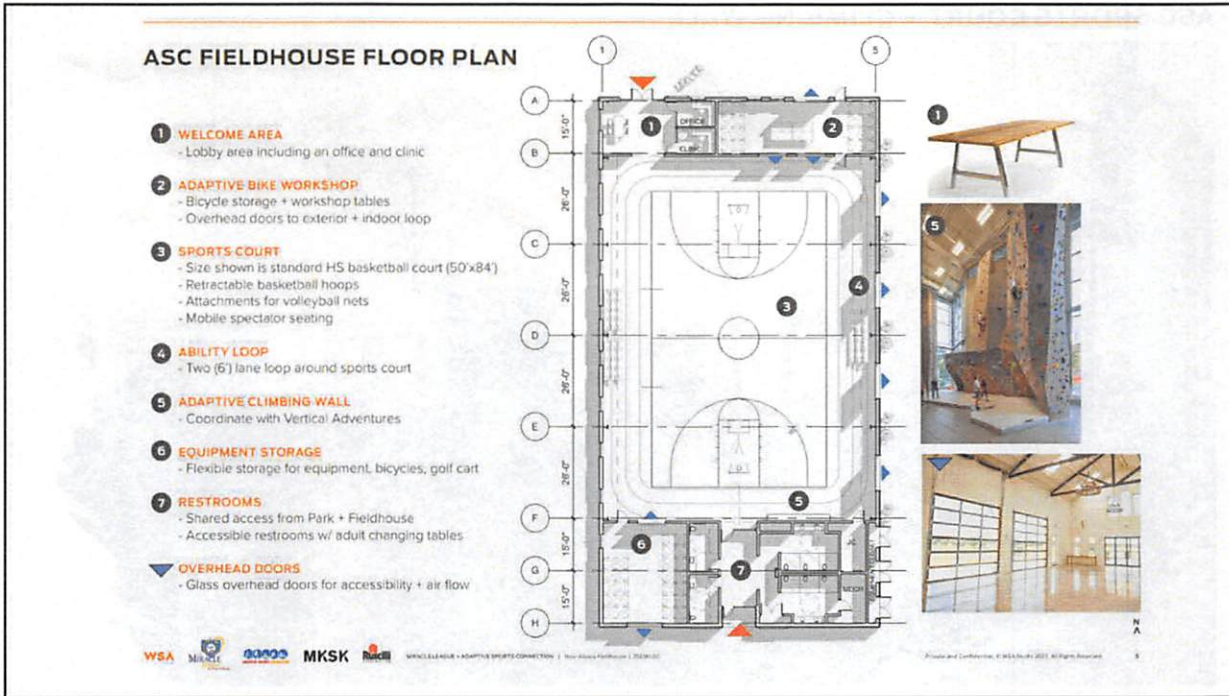












ASC SPORTS COURT + CLIMBING WALL



ASC FIELDHOUSE + CONCESSION FLOOR PLAN



WSA | MACT | GOROD | MKSK | Riddell | WSA/MACT/ASC/ADAPTIVE SPORTS CONNECTION | New Albany Fieldhouse | 1/2025 | PROJECT AND CONSTRUCTION BY WSA DESIGN 2025. ALL RIGHTS RESERVED.

MIRACLE LEAGUE CONCESSIONS PLAZA



OUTDOOR ADAPTIVE SOCCER

- Discover Soccer for All
- Inclusive Youth Soccer Program
- Amputee Soccer Team: In partnership with Columbus Crew and USA Amputee Soccer Association



ADAPTIVE USE BIKE COURSE

- Adaptive Cycling Hub
- Bikes to Go Hub
- Discover Cycling: In partnership with Ohio State University Medical Center and Ohio Health therapists
- Accessible Course Topography

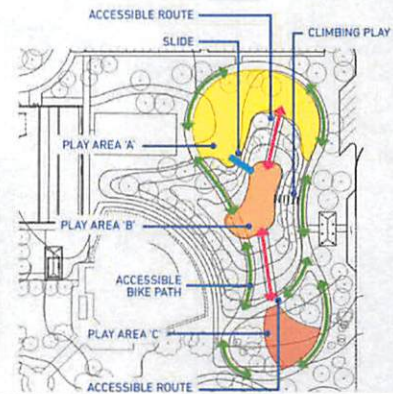


UNIVERSAL ADVENTURE PLAYGROUND



- **Physical Inclusion:** A central theme of this playground is to provide a space for children from all ability levels
- **Accessible Grading:** Playground topography to allow universal access for children and adults
- **Parent Integration:** Inclusion of parents of children with disabilities
- **Parents with Disabilities:** Consideration for adults with disabilities and spaces for them to play with their children
- **Variety of Play:** Distinct play areas offered for different age groups or types of play

- **Socialization:** Foster and develop children's social skills
- **Destination:** An oasis – a place to play, imagine, socialize, and just belong
- **Exercise:** Includes equipment for young adult and adults who use wheelchairs
- **Volunteering:** Opportunities for local volunteer support
- **Community:** Collaboration with families and businesses brings communities together


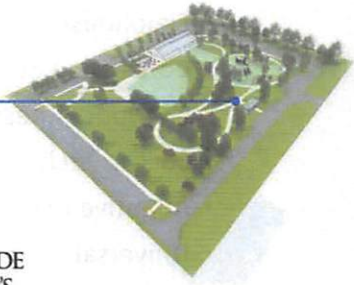




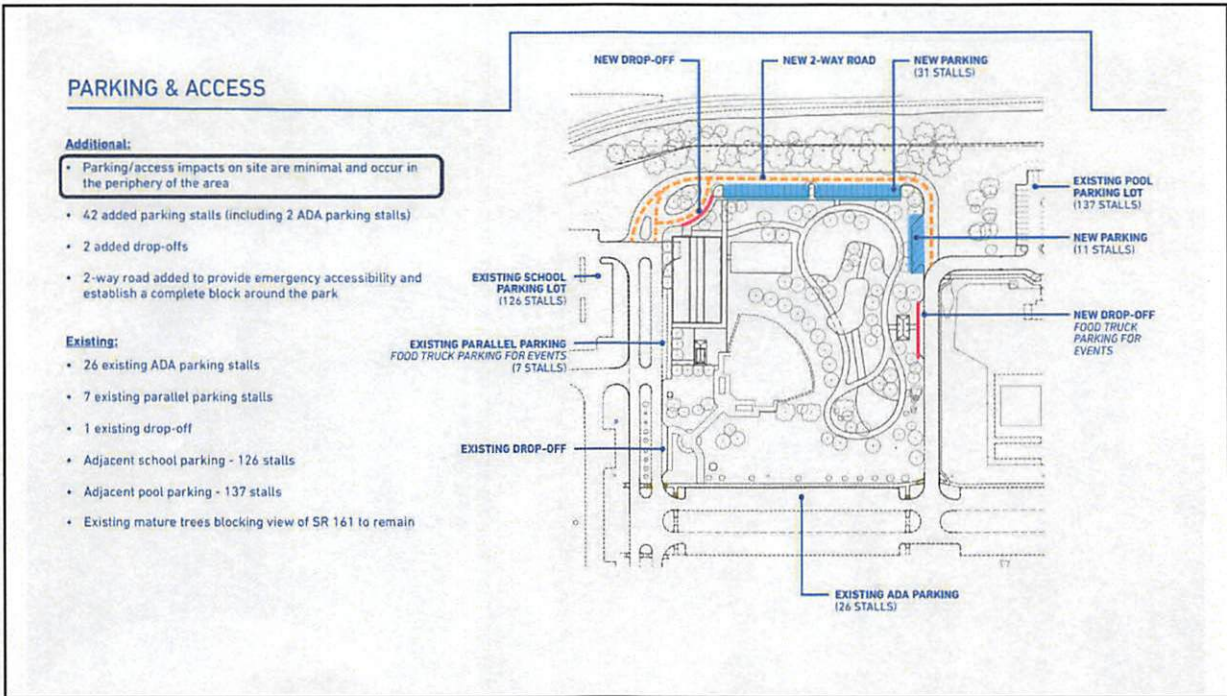




OUTDOOR FITNESS PAVILION

- **Outdoor Fitness Space:** Accommodate an open air, 20' x 40' dimension area for fitness classes, open exercise area
- **Classroom Space:** Programmed as outdoor educational space for adaptive partners (i.e. Buddy Up for Life), special education or NCH sponsored adaptive sports education
- **Community Event Space:** Allows for fundraising events, group events, community awareness events, core area for community fitness events (bike races, running events, etc.)



COST ANALYSIS

• Fieldhouse.....	4.46M
• Concession Building and Plaza.....	300K
• Outdoor Fitness Pavilion.....	230K
• Soccer Pitch.....	190K
• Adaptive Use Bike Course.....	225K
• Universal Adventure Playground...	1.4M
• General site development.....	260K
• Parking/Drive Lane.....	625K
• Landscape Improvements.....	186K
• <i>Soft Costs/Contingencies/CM.....</i>	<i>1.97M</i>

Per MKSK/Ruscilli

Request

- 15 year lease arrangement that would allow the Miracle Park concept to proceed
(Resolution R-38-2023 ~2041 end date)
- Considerations:
 - 2M cost + to move MLNA, lack of donor support, significant synergy of "miracle park" concept
 - Significant benefit to school campus and community
 - Site does not impact current NAPLS Master plan
 - Future growth/expansion of school *not* affected
 - Financials/Grants/Donor jeopardy with delay



SOUTH ENTRY



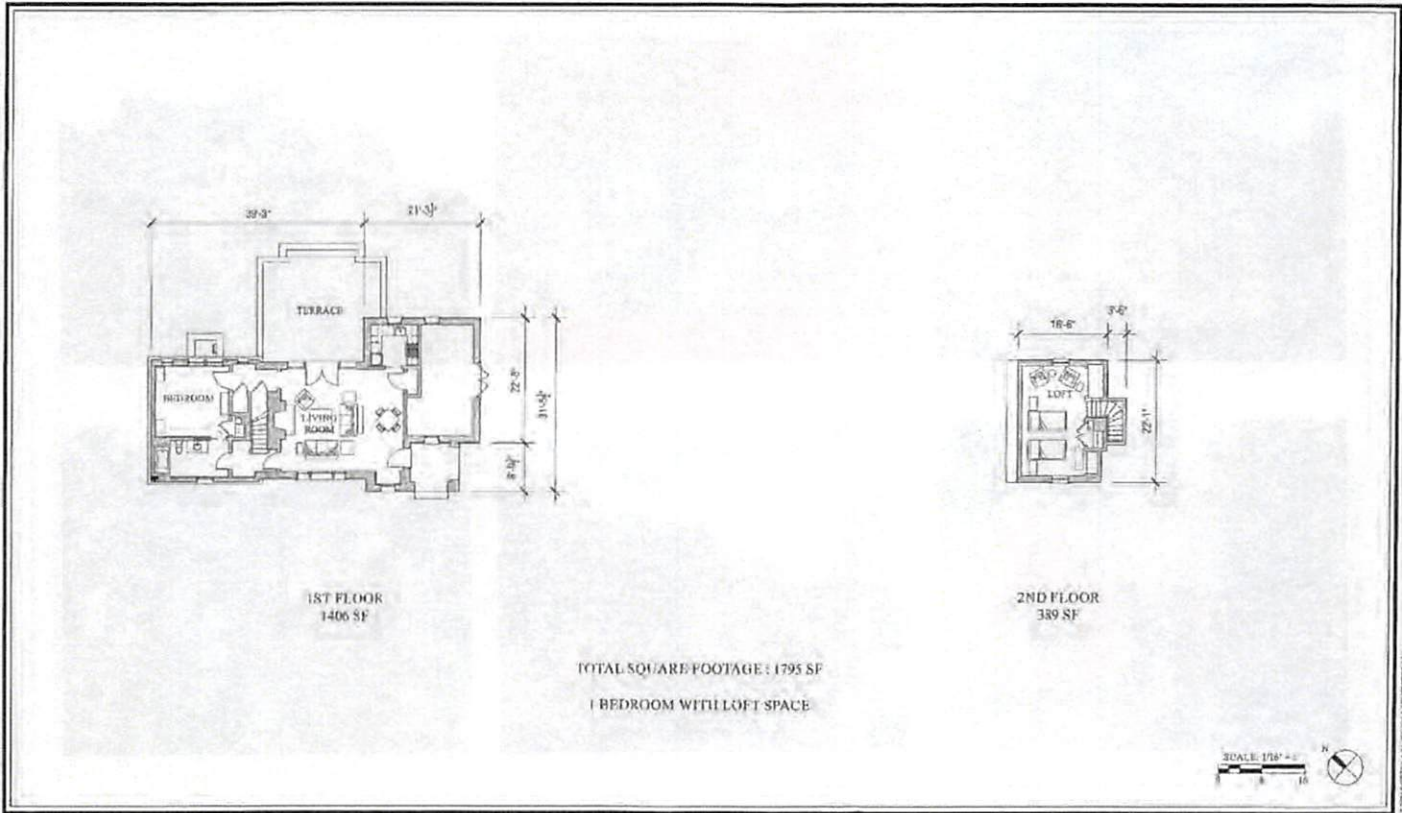
REALM | JONES | EMPIRE | The New Albany Company
 07.14.2024 | ZONING SUBMITTAL

SOUTH ENTRY

PROPOSED LANDSCAPE PLAN



REALM | JONES | EMPIRE | The New Albany Company
 07.16.2024 | ZONING SUBMITTAL



HOUSES IN BLENHEIM
NEW ALBANY, OHIO
NOT INTENDED FOR CONSTRUCTION PURPOSES.

GUEST HOUSE IN WINNETKA, IL

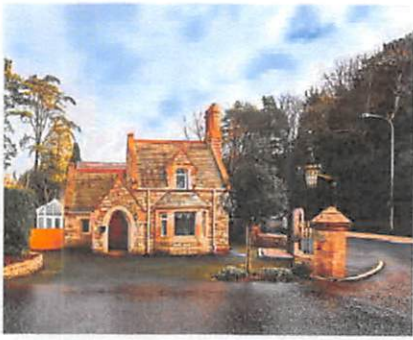
THE NEW ALBANY DEVELOPMENT COMPANY
ROBERT A.M. STERN ARCHITECTS



HOUSES IN BLENHEIM
NEW ALBANY, OHIO
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GATE LODGE INITIAL PLAN STUDY

THE NEW ALBANY DEVELOPMENT COMPANY
ROBERT A.M. STERN ARCHITECTS



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GATE LODGES

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GATE LODGES

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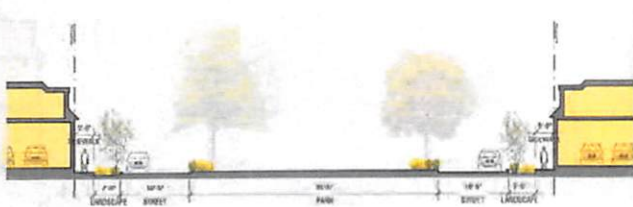
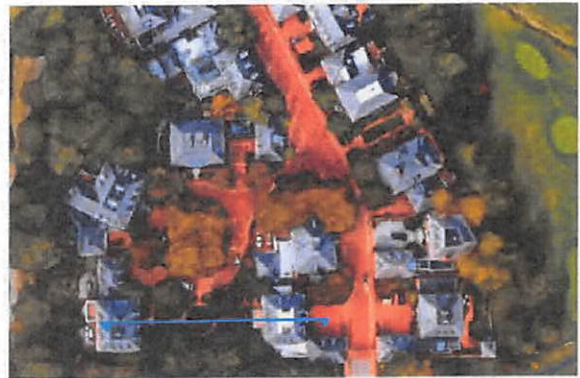


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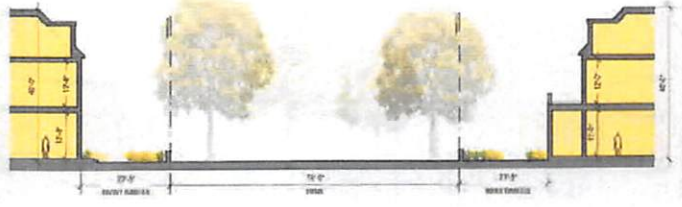
HOUSES IN BLENHEIM
 NEW ALBANY, OHIO
 NOT INTENDED FOR CONSTRUCTION PURPOSES.

EDGE OF WOODS
 NEW ALBANY, OH

THE NEW ALBANY DEVELOPMENT COMPANY
 ROBERT A.M. STERN ARCHITECTS



CURRENT PROPOSED
 TYPICAL SOLUTION



EDGE OF WOODS
 SECTION THROUGH PARK

NOTE: COMPARISON SECTIONS HAVE BEEN VISUALLY SCALED FROM SATELLITE IMAGERY AND DIMENSIONS MAY NOT BE 100% ACCURATE

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HOUSES IN BLENHEIM
 NEW ALBANY, OHIO
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CURRENT & EDGE OF WOODS
 SECTION CUT COMPARISON - C

THE NEW ALBANY DEVELOPMENT COMPANY
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HOUSES IN BLENHEIM
 NEW ALBANY, OHIO
 NOT INTENDED FOR CONSTRUCTION PURPOSES

CURRENT & EDGE OF WOODS SECTION CUT COMPARISON - B

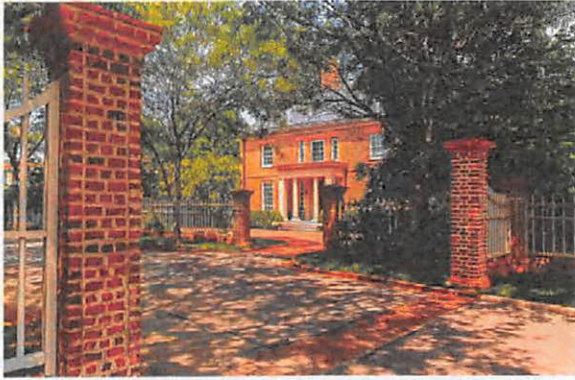
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HOUSES IN BLENHEIM
 NEW ALBANY, OHIO
 NOT INTENDED FOR CONSTRUCTION PURPOSES

CURRENT & EDGE OF WOODS SECTION CUT COMPARISON - A

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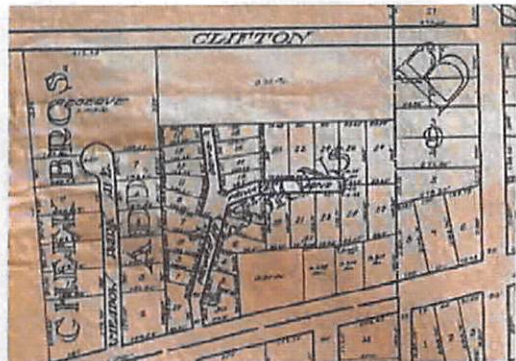
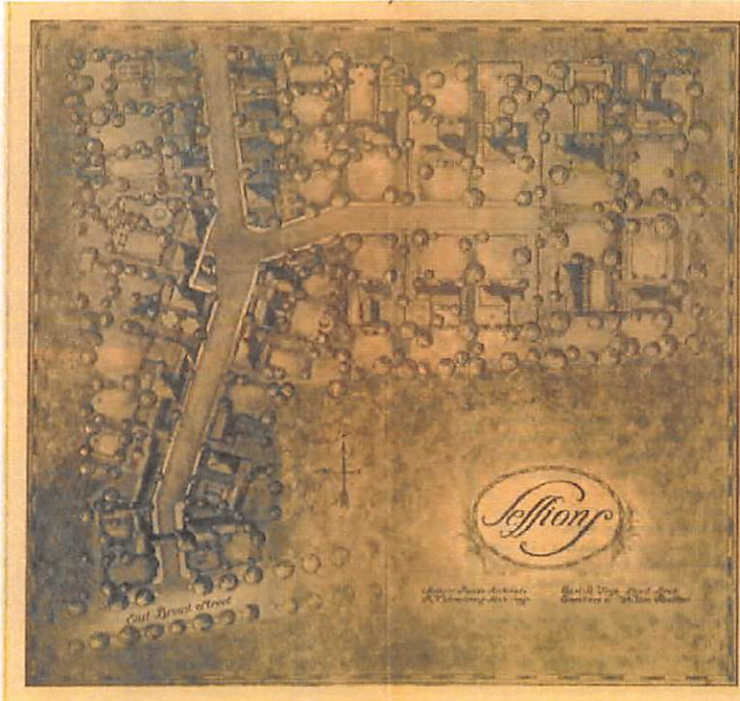


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HOUSES IN BLENHEIM
NEW ALBANY, OHIO
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EDGE OF WOODS
NEW ALBANY, OH

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ORIGINAL LAYOUT



ENTRANCE

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HOUSES IN BLENHEIM
NEW ALBANY, OHIO
NOT INTENDED FOR CONSTRUCTION PURPOSES.

SESSIONS VILLAGE
BEXLEY, OH

THE NEW ALBANY DEVELOPMENT COMPANY
ROBERT A.M. STERN ARCHITECTS

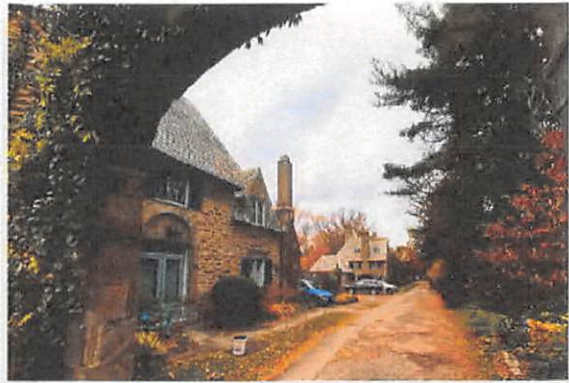


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SESSIONS VILLAGE
BEXLEY, OH

THE NEW ALBANY DEVELOPMENT COMPANY
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419 GATE LN
3 BED 4.5 BATH, 3,380 SF
LOT SZ. 0.31 ACRES

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HOUSES IN BLENHEIM
NEW ALBANY, OHIO
NOT INTENDED FOR CONSTRUCTION PURPOSES.

FRENCH VILLAGE
CHESTNUT HILL, PA

THE NEW ALBANY DEVELOPMENT COMPANY
ROBERT A.M. STERN ARCHITECTS



TO: Council

FROM: Christina Madriguera, Deputy Clerk of Council
Jennifer Mason, Clerk of Council

DATE: January 9, 2025

RE: **CORRECTED** 2025 Board and Commission Reappointments

This memo details those willing to be reappointed to board and commission positions.

COUNCIL APPOINTMENTS

Cemetery Restoration Advisory Board

- Mary Fee is willing to be reappointed to the term 1/1/25 – 12/31/27
- Jeffrey Gastineau is willing to be reappointed to the term 1/1/25 – 12/31/27

Community Improvement Corporation

3-year terms

- Everett Gallagher is willing to be reappointed to the term 1/1/25 – 12/31/27
- Ron Davies is willing to be reappointed to the term 1/1/25 – 12/31/27
- Colleen Briscoe is willing to be reappointed to the term 1/1/25 – 12/31/27

2-year term

- Amit Greenshtein is willing to be reappointed to the term 1/1/25 – 12/31/26

New Albany Architectural Review Board

- Alan Hinson is willing to be reappointed for the term 1/1/25 – 12/31/27
- Francis Strahler is willing to be reappointed for the term 1/1/25 – 12/31/27

New Albany Board of Zoning Appeals

- Tiana Samuels is willing to be reappointed for the term 1/1/25 – 12/31/27

New Albany Parks and Recreation Board

- Richard Williams is willing to be reappointed to the term 1/1/25 – 12/31/27
- David Demers is willing to be reappointed to the term 1/1/25 – 12/31/27

New Albany Parks and Trails Advisory Board

- Char Steelman is willing to be reappointed for the term 1/1/25 – 12/31/27

New Albany Planning Commission

- Neil Kirby is willing to be reappointed for the term 1/1/25 – 12/31/27
- David Wallace is willing to be reappointed for the term 1/1/25 – 12/31/27

Income Tax Board of Review

2-year term

- Brian Zets is willing to reappointed for the term 1/1/25-12/31/26

MAYORAL APPOINTMENTS**Public Records Commission**

2-year term

- Glenn Redick is willing to be reappointed to the term 1/1/25 – 12/31/26