



ORDINANCE O-05-2026

AN ORDINANCE TO AMEND THE ZONING ORDINANCE OF THE CITY OF NEW ALBANY BY AMENDING THE ZONING MAP TO REZONE 6.350 +/- ACRES OF LAND GENERALLY LOCATED AT THE NORTHWEST INTERSECTION OF STATE ROUTE 605 AND NEW ALBANY ROAD EAST FROM ITS CURRENT ZONING OF "L-GE" LIMITED GENERAL EMPLOYMENT TO "CF" COMMUNITY FACILITIES AS REQUESTED BY SCHORR ARCHITECTS C/O NATHAN GAMMELLA

WHEREAS, the council of the city of New Albany has determined that it is necessary to rezone certain property located within the city to promote orderly growth and development of lands; and

WHEREAS, the Rocky Fork-Blacklick Accord, New Albany Planning Commission, and New Albany City Council on separate occasions have held public hearings and received public input into the amendment of the zoning ordinance; and

WHEREAS, pursuant to the application by Schorr Architects c/o Nathan Gammella, the New Albany Planning Commission reviewed the proposed zoning amendment and recommended its approval on January 21, 2026 (ZC-80-2025).

NOW, THEREFORE, BE IT ORDAINED by council for the city of New Albany, counties of Franklin and Licking, State of Ohio, that:

Section 1. Council hereby amends the zoning ordinance map of the city of New Albany to change the zoning classification of the following described site:

- A.** An approximately 6.350 +/- acre site within Franklin County, generally located at the northwest intersection of State Route 605 and New Albany Road East from its current zoning of Limited General Employment (L-GE) to Community Facilities (CF).
- B.** The zoning district's boundary map and development plan are hereby attached and marked Exhibit A.

Section 2. It is hereby found and determined that all formal actions of this 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.

Section 3. Pursuant to Article 6.07(B) of the New Albany Charter, this ordinance shall become effective thirty (30) days after adoption.

CERTIFIED AS ADOPTED this _____ day of _____, 2026.

Attest:

Sloan T. Spalding
Mayor

Jennifer H. Mason
Clerk of Council

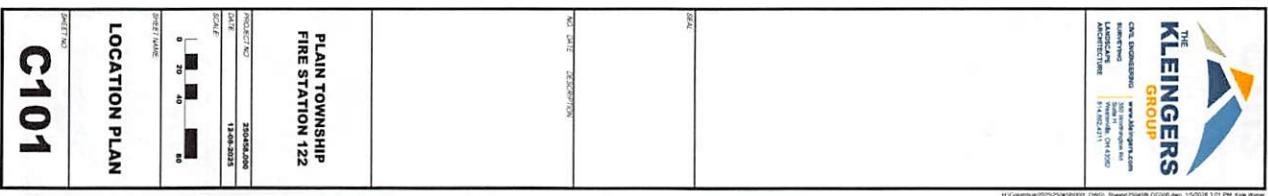
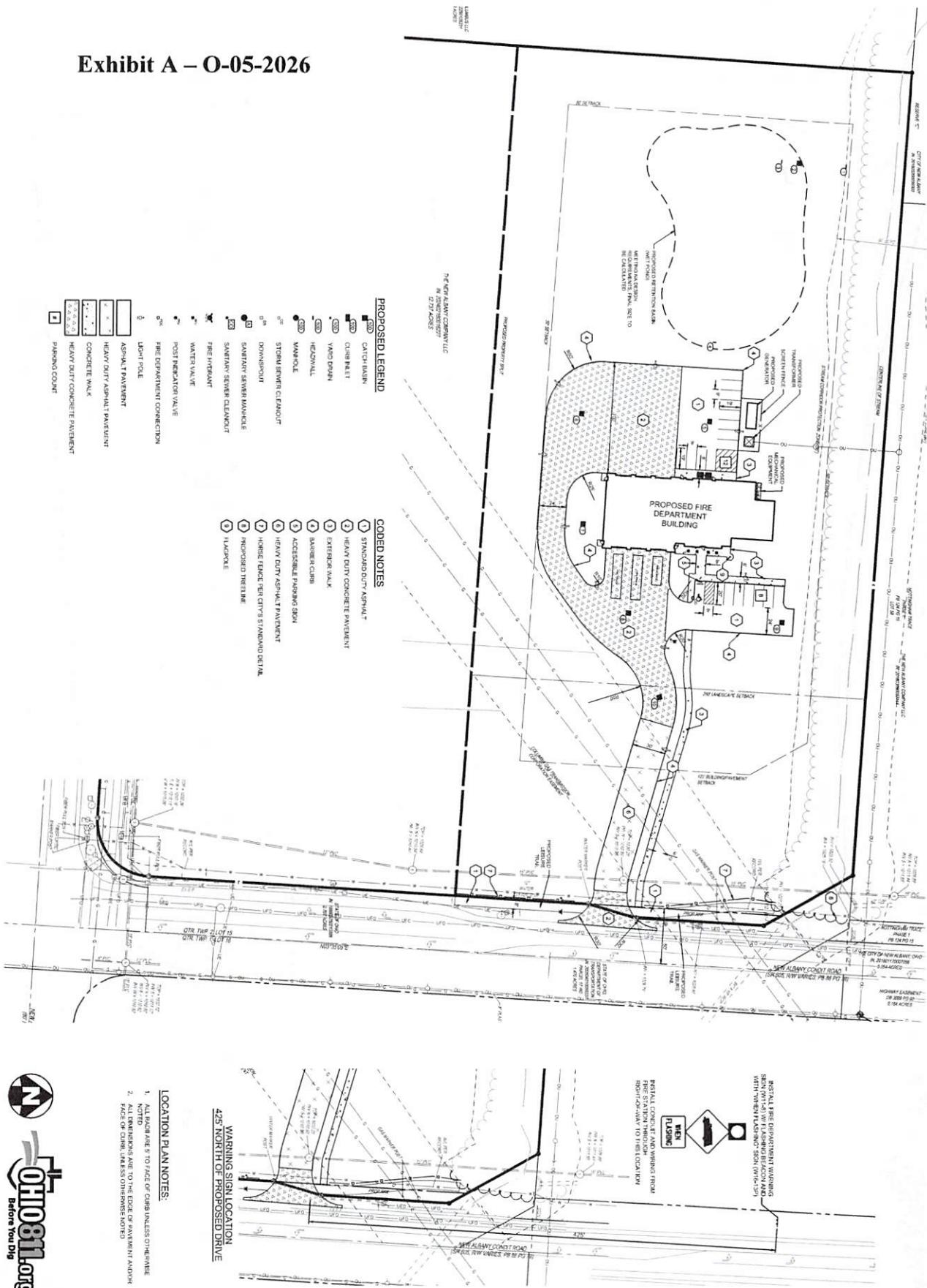
Approved as to form:

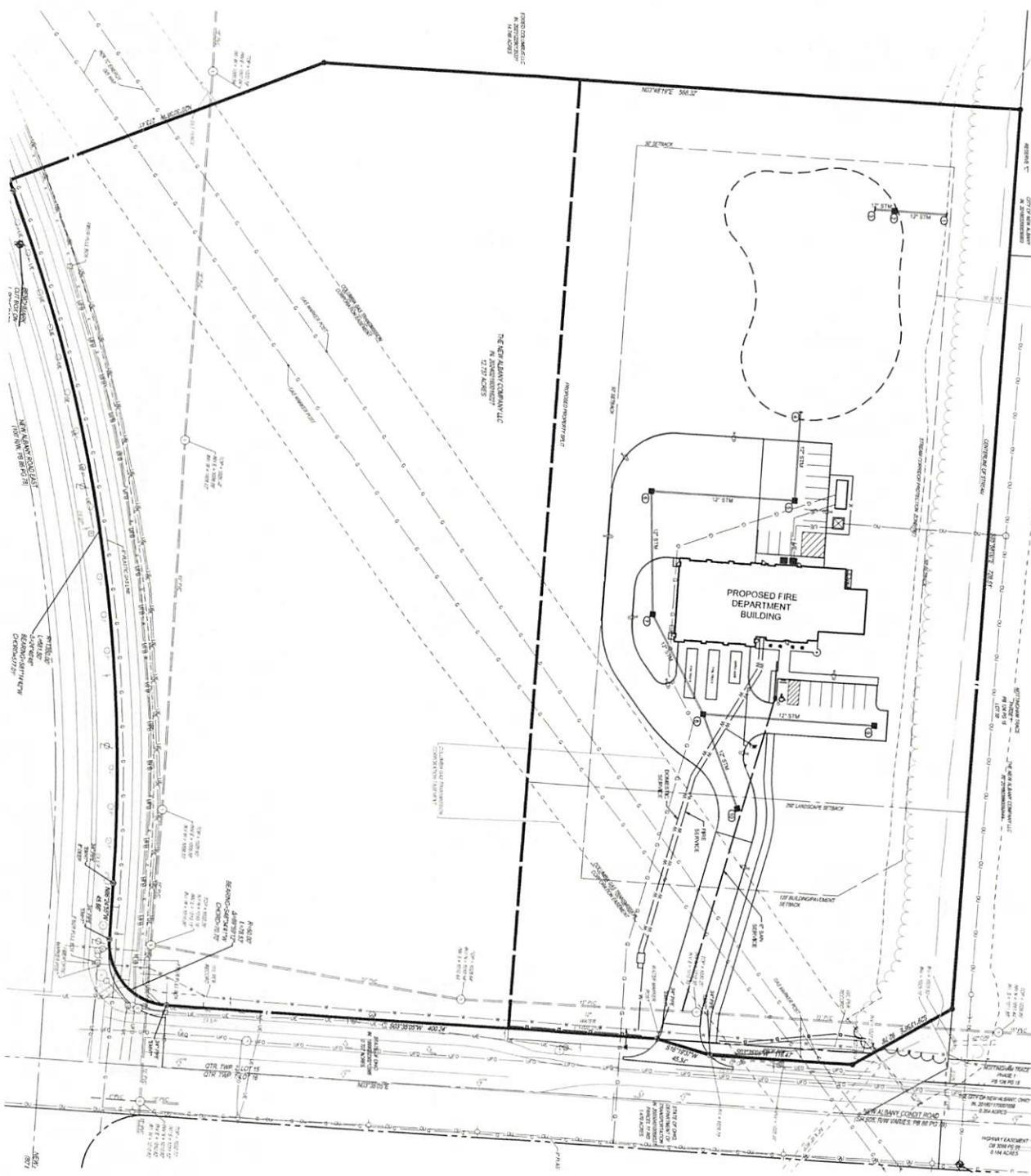
Benjamin S. Albrecht
Law Director

Legislation dates:

Prepared: 02/06/2026
Introduced: 02/17/2026
Revised:
Adopted:
Effective:

Exhibit A – O-05-2026





PLAIN TOWNSHIP FIRE STATION 122	
PROJ. NO. 00	201802215
DATE	12-08-2018
SCALE	1:1000
SPOT VALVE	0 20 40 60
UTILITY PLAN	
C102	



C103

GRADING PLAN

PLAIN TOWNSHIP
FIRE STATION 122

**SURVEYING
LANDSCAPE
ARCHITECTURE**
1200 Worthington Rd
Suite H
Westerville, OH 43082
614.882.4311

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CWE/CWE

THE
FINDER

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inc.



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inc.

PLAIN TOWNSHIP FIRE STATION 122

PLAIN TOWNSHIP

PO BOX 272, 45 SECOND ST.

NEW ALBANY, OH 43054

schorr  **architects**
CDA COMMUNITY
DESIGN ALLIANCE

2537
PLAIN TOWNSHIP
FIRE STATION 122

ARCH. STAMP

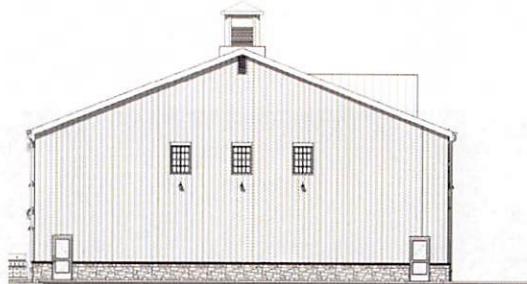
ADM'S STAMP

REVISIONS
COMMUNITY DEVELOPMENT PLANNING CENTER

EXTERIOR BUILDING
ELEVATIONS

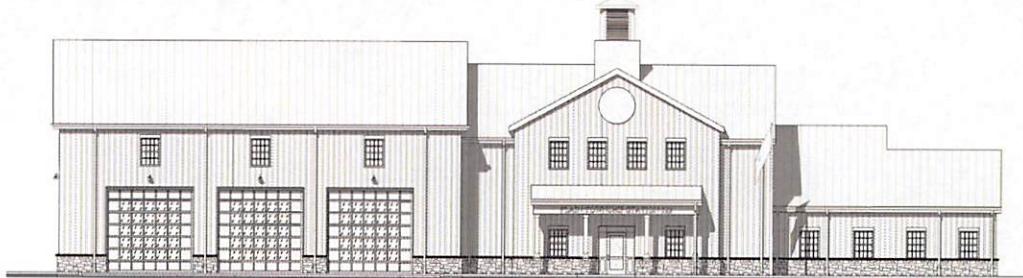
A3.1

SHEET ISSUED ON 12/29/2025



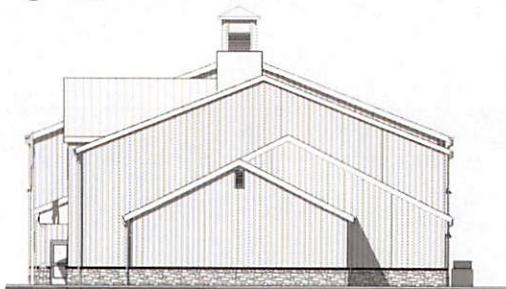
4 SOUTH ELEVATION

1/8" = 1'-0"



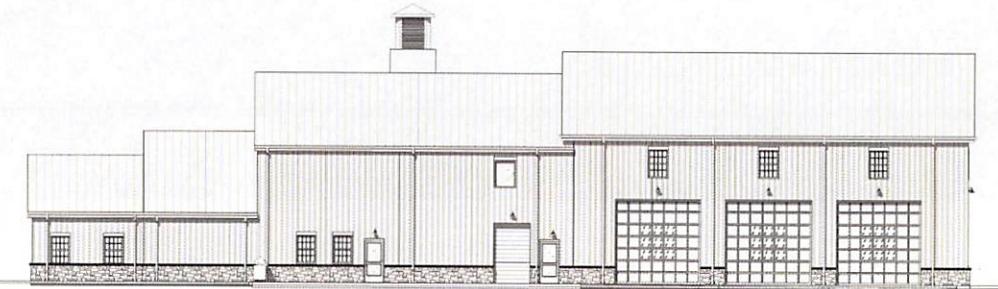
3 EAST ELEVATION

1/8" = 1'-0"



2 NORTH ELEVATION

1/8" = 1'-0"



1 WEST ELEVATION

1/8" = 1'-0"