

## AN26-008

(279.5 acres in Brown and Norwich Township)  
Status: Service Ordinance pending 5/18/2026 as emergency  
Committee: Economic Development & Small & Minority Business Committee  
Parcel Number(s): 120-000105, 120-000794, 120-000985, 120-000987, 120-001240, 120-001241, and 200-003486  
Site Address: 6751 Roberts Road

## Legislation

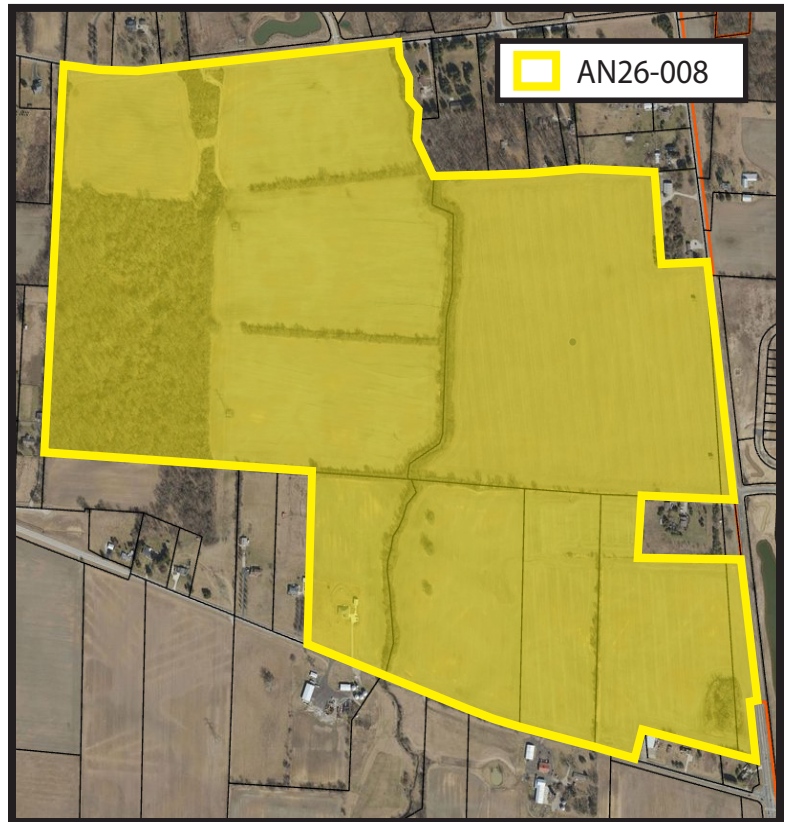
XXXX-2026 Service Ordinance

## Principal Parties

Petitioners/Property Owners: Tracy L. Zwyer & Richard L. Zwyer, II, Trustee et al.  
Attorney/Agent: Molly Gwin  
Developer: Harmony Development Group, LLC  
Staff: Adam Frierson (process)

## Key Dates

Tentative County application date: 5/13/2026  
Tentative County hearing: 6/9/2026



## Site Information

- The 279.5 acre site is a fringe annexation.
- The current use is Residential and Agriculture. The anticipated use is Residential and Commercial.
- The site is located within the boundaries of the Big Darby Accord Watershed Master Plan (2006), which recommends EC Protected, Tier 1 Preservation, Tier 3 Preservation, and Res Conservation Development. The Draft Big Darby Accord Amendment recommends Neighborhood 2.
- The site is partially within the boundaries of the Far West Side Area Commission.
- The site does not require a boundary conformance.

## Key Issues

- Annexation is sought to facilitate development and construction in the area for single family residential development and commercial development.
- Planning staff have conducted a preliminary review and are supportive of the proposed annexation. Although the proposed annexation is inconsistent with the Plan's land use recommendations, staff recognize Columbus Growth Strategy's (CGS) Guiding Principle recommending annexation should be used to support city development policy, including economic development priorities, as a mitigating factor for support.
- Annexation does not guarantee a zoning application will be approved. Zoning requests require a separate application process through the Department of Building and Zoning Services.

## Legislative Information

- The applicant must provide a statement of municipal services to the county for their consideration within 20 days.
- The annexation is tentatively scheduled for consideration at a Franklin County Commissioner hearing.
- The Ohio Revised Code stipulates that once an annexation has been approved by the county, it must be accepted by the receiving municipality in order for the annexation process to be completed. The acceptance process involves a second city ordinance that may be acted upon a minimum of 60 days from the date the City Clerk receives record of the commissioner's action and a maximum of 120 days of City Council's first consideration of the second city ordinance.