

## AN20-011

(58.3 ± acres in Blendon Township)

Status: Acceptance Ordinance (Tentative 2nd reading  
4/26/2021)

## Legislation

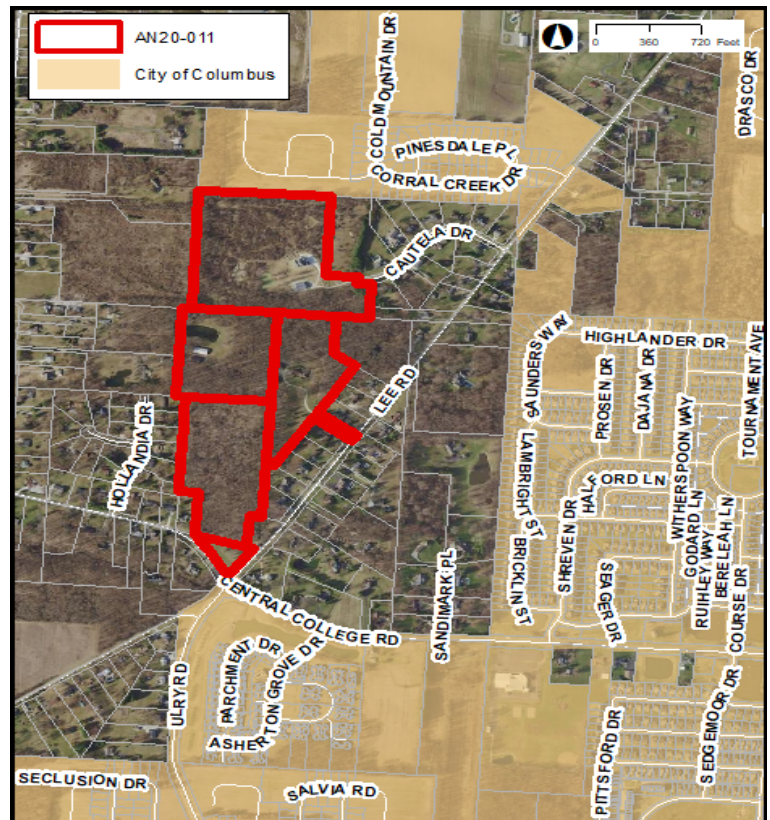
2370-2020 Service Ordinance  
0900-2021 Acceptance Ordinance

## Principal Parties

Petitioners/property owners:  
First Commonwealth Bank Tr et al  
Attorney: Eric Zartman  
Developer: Treplus Communities  
Staff: Marc Rostan (process)

## Key Dates

County Petition Date: 10/14/2020  
Service Ordinance Approved: 10/26/2020  
Approved by Franklin County Commissioners: 11/17/2020  
Notice from County Received: 2/8/2021



## Site Information

- The 58.3± acre site is a fringe-type annexation.
- The current use for the site is vacant and residential. The anticipated use for the site is residential.
- The site is the subject of re-zoning application Z20-099.
- The site is not located within the boundaries of a planning area.
- The site is not within the boundaries of an Area Commission.
- The site does not require a boundary conformance.

## Key Issues

- Annexation is sought to obtain city services to facilitate future development.
- The Department of Public Service, Division of Infrastructure Management has requested the parcel at 7245 Lee Rd (ID 110-005711) obtain a lot split upon annexation for a portion of the lot within the Lee Rd right of way. The new lot would be transferred to Franklin County.
- Planning staff have conducted a preliminary review and are supportive of the proposed use as it is consistent with Columbus Citywide Planning Policies Guiding Principles & Design Guidelines (early adoption area).
- 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 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 complete. City acceptance must take place a minimum of 60 days after the Clerk receives notice of County approval. Should action not be taken by the City within 120 days of the first consideration of an acceptance ordinance, the annexation does not take place.