



CITY OF COLUMBUS · FRANKLIN TOWNSHIP · JACKSON TOWNSHIP · FRANKLIN COUNTY



City of Columbus
Department of Development
Planning Division



Southwest Area Plan

Year 2 Results Report



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Southwest Area Plan

Adopted March 2, 2009 by Columbus City Council

Adopted April 14, 2009 by Franklin County Board of Commissioners

Benjamin Weiner and Adrienne Joly, *Project managers*

Southwest Area Year Two Results Report

Completed by Benjamin Weiner and Patrick Hewitt

Graphic Design by Chelsea Weber

Published March 2011

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City of Columbus :: Franklin Township :: Jackson Township :: Franklin County, Ohio

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FRANKLIN TOWNSHIP
JACKSON TOWNSHIP



WELCOME

On March 2, 2009 the Columbus City Council adopted the Southwest Area Plan. The Franklin County Board of Commissioners adopted the plan on April 14, 2009.

The plan is a guide to achieve the community's desired future.

The Themes: The Southwest Area Plan divides recommendations into five themes: Parks & Open Space, Land Use, Urban Design, Transportation, and Implementation & Regionalism

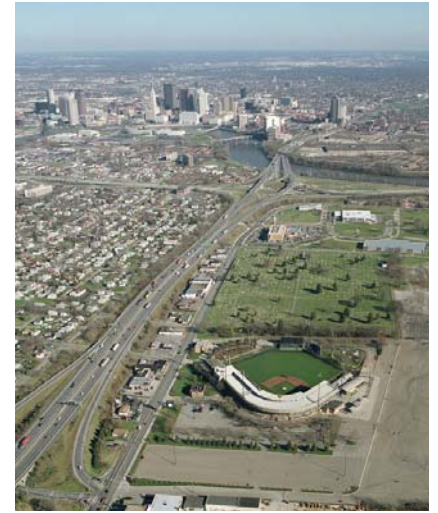
Our Partners: In the two years since the adoption of the plan, the Franklin County Economic Development and Planning Department and the City of Columbus Planning Division worked with citizens, business leaders, elected officials, other County agencies and neighboring communities to accomplish the plan's recommendations.

The Report: This document is a report to the entire community on the progress of implementing the plan. On the following pages, find out how we've begun to transform the plan's recommendations into reality.

REGIONAL COOPERATION

The Southwest Area Plan studies a section of Franklin County bounded by elements of the natural and built environment rather than political jurisdictions. This allows for a comprehensive plan for the district rather than a piecemeal effort by separate municipalities. The plan was initiated at the request of the Southwest Area Commission and was a collaborative effort among the city of Columbus, Franklin County, Franklin Township and Jackson Township.

The plan outlines a common vision for the future development of the Southwest, enabling the jurisdictions to pursue common development goals.



THE PLANNING PROCESS

The planning process involved five stages: data gathering and analysis, alternative concept analysis, consensus through community participation, plan preparation and plan implementation. A working committee consisting of stakeholders provided input and guidance to the project team. We held four public workshops during the planning process to gather input on a range of land use and urban design issues.

The plan's recommendations are the means to achieve the community's desired future. The plan recommendations are grouped into the following sections: Parks & Open Space, Land Use, Urban Design, Transportation, and Implementation & Regionalism. This report is an update on the progress of these recommendations.

View the plan on the web:
<http://www.franklincountyohio.gov/commissioners/edp/planning/southwest>



A REGIONAL PLAN



RESULTS-IN-PROGRESS

Rain garden to be built as education center



Rain gardens help stop pollution from entering our waterways

We are partnering with the Franklin Soil and Water Conservation District to install demonstration rain gardens in select townships across Franklin County. One of these rain gardens is planned for the Southwest Area.

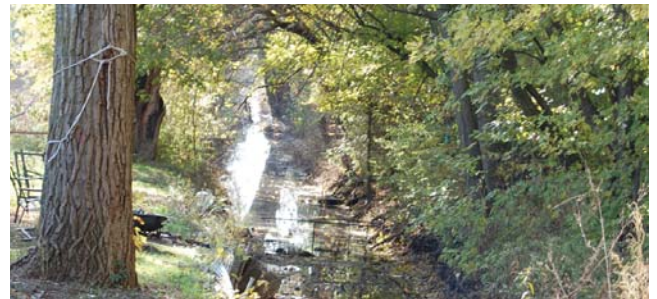
Rain gardens are planted areas strategically located to absorb polluted storm water runoff and slow its flow into rivers. They help protect waterways and wildlife from pollution and will function as education centers to inform the public about the environmental benefits of rain gardens. Construction should be complete in Spring 2011.

RESULTS FORTHCOMING

Opportunity at Whims Ditch

Because of flooding concerns, the Federal Emergency Management Agency is purchasing properties and removing buildings around Whims Ditch. Local officials should take the opportunity to convert the area into a neighborhood park.

Parks are an asset that can be used for recreation and community activities. They can boost nearby property values and foster community pride.



Whims Ditch could become the center of a new community park



New protections now guard Early Run and Big Run from damage

▶ KEY ACCOMPLISHMENT ◀

CONSERVATION EASEMENT PROTECTS AREA'S WATERWAYS

A new conservation easement is protecting streamside areas of Early Run and Big Run from environmental damage. The easement is located at the Franklin County-owned former Children Services site on Frank Road.

These protections ensure healthy waterways by reducing the pollution entering them.

PARKS



● RESULTS ACCOMPLISHED

Students re-imagine former Children Services site

We are encouraging development at the former Children Services site by showcasing Ohio State University student work as part of a Planning Innovations class.

Student Kyle May's winning Southwest Discovery Park concept includes park space, bike trails, and a commercial town center. View the projects at our website under OSU Planning Innovations Class Proposals.



Student vision includes commercial and community centers at the Children Services Site

Home rehabbed as part of federal program

We funded a home rehabilitation in the planning area as part of the Neighborhood Stabilization Program. This strategic investment will spur further neighborhood revitalization.

Residential character of neighborhoods protected

Our department established new zoning rules to disallow conditional home occupations within residential neighborhoods. The rules restrict intense commercial uses, creating safer communities, lessening traffic on residential roads and minimizing conflict between adjacent land uses.

○ RESULTS FORTHCOMING

Blighted structure to be demolished

Through a pilot program, we are revitalizing neighborhoods by demolishing abandoned and unsightly houses. These cleared sites can then be used for productive purposes such as community gardens or new homes. Demolition should begin this year, pending the availability of federal funds.

► KEY ACCOMPLISHMENT ◀

FRANKLIN TOWNSHIP GATEWAYS TO BE CONSTRUCTED

We are working to construct a series of gateway signs for Franklin Township. The Neighborhood Design Center drafted several design possibilities such as the one at right.

Once constructed, the signs will create visible entrances to the community and foster pride among township residents.



Gateway signs, like this example, will identify the township and foster community pride

LAND USE

● RESULTS ACCOMPLISHED

Sidewalks installed with road construction

Recent road reconstruction along Harrisburg Pike included construction of new sidewalks. These sidewalks create a hospitable environment for pedestrians, allowing safe access to businesses, jobs and transit along Harrisburg Pike.

Zoning cases heard by Southwest Area Commission

Franklin Township development proposals are now considered by the Southwest Area Commission for a recommendation. This collaboration ensures a unified voice in assessing proposals, helping development meet the vision of residents.

○ RESULTS-IN-PROGRESS

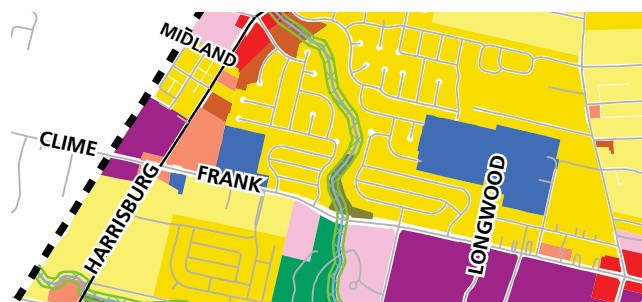
Smart Growth Overlay completed, awaiting adoption

The Smart Growth Overlay modifies development regulations to improve the appearance and enhance the

sustainability of commercial development. These simple changes will make future development more attractive and accessible to pedestrians, bicyclists and motorists. We anticipate adoption for Harrisburg Pike and Frank Road in late Spring 2011.

Proposed developments follow future land use map

The City of Columbus and Franklin County have used the future land use map to evaluate proposed developments in the Southwest Area. By following this map, future development adheres to the plans for growth and creates the community residents desire.



Jurisdictions are following the future land use map to build the community residents envision



Sidewalk installation along Harrisburg Pike in Franklin Township

▶ KEY ACCOMPLISHMENT ◀

FUNDING FOR NEW SIDEWALKS

We are working to extend sidewalks along the entire length of Harrisburg Pike. In addition to our office's allocation, the Mid-Ohio Regional Planning Commission has committed \$250,000 to new sidewalks for a total of \$400,000. We continue to seek additional funding partners.

DEVELOPMENT



ACKNOWLEDGEMENTS

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