



New Albany Planning Commission Meeting Agenda
Monday, December 1, 2025, at 7:00 p.m.

Members of the public must attend the meeting in-person to participate and provide comments at New Albany Village Hall at 99 West Main Street. The meeting will be streamed for viewing purposes only via the city website at <https://newalbanyohio.org/answers/streaming-meetings/>

I. Call to order

II. Roll call

III. Action on minutes: November 17, 2025

IV. Additions or corrections to the agenda

Administration of oath to all witnesses/applicants/staff who plan to speak regarding an application on tonight's agenda. "Do you swear to tell the truth and nothing but the truth."

V. Hearing of visitors for items not on tonight's agenda

VI. Cases:

ZC-78-2025 6600 New Albany-Condit Road I-PUD Rezoning

Request to allow a zoning change from the Rural Residential sub-district of the Urban Center Code to Infill-Planned Unit Development (I-PUD) for 1.116+/- acres of land at 6600 New Albany-Condit Road (PID: 222-000640).

Applicant: Rob Riddle c/o Aaron Underhill, Esq., Underhill & Hodge LLC

Motion of acceptance of staff reports and related documents into the record for ZC-78-2025.

Motion of approval for application ZC-78-2025 based on the findings in the staff report, with the conditions listed in the staff report, subject to staff approval.

FDM-93-2025 The Courtyards at Haines Creek FDP Modification

Request for centralized mailbox units (CBUs) to be located at The Courtyards at Haines clubhouse on a 1.478-acre site located at 9470 Antioch Drive (PID: 222-005497).

Applicant: EC New Vision Ohio, LLC

Motion of acceptance of staff reports and related documents into the record for FDM-93-2025.

Motion of approval for application FDM-93-2025 based on the findings in the staff report, with the conditions listed in the staff report, subject to staff approval.

ZC-94-2025 US-62 Business Zoning District Rezoning

Request to rezone 101+/- acres located on Johnstown Road from Agricultural District (AG) to Limited General Employment (L-GE) for an area to be known as the U.S. 62 Business Zoning District (PIDs: 220-000463, 222-002160, 222-002159, 220-002130, 220-001121, 220-000908, and 222-000068).

Applicant: MJB Holdings, LLC c/o Aaron Underhill, Esq.

Motion of acceptance of staff reports and related documents into the record for ZC-94-2025.

Motion of approval for application ZC-94-2025 based on the findings in the staff report, with the conditions listed in the staff report, subject to staff approval.

ZC-95-2025 Faith Life Church Expansion Rezoning

Request to rezone 2+/- acres located at 2365 Beech Rd from Agricultural District (AG) to the existing Infill Planned Unit Development (I-PUD) known as the Faith Life Church I-PUD Zoning District (PID: 222-005343).

Applicant: Faith Life Church c/o Aaron Underhill, Esq.

Motion of acceptance of staff reports and related documents into the record for ZC-95-2025.

Motion of approval for application ZC-95-2025 based on the findings in the staff report, with the conditions listed in the staff report, subject to staff approval.

VII. Other business

VIII. Poll members for comment

IX. Adjournment