

THE SOUTH LINDEN NEIGHBORHOOD PLAN



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December 15, 2003

City of Columbus

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The South Linden Neighborhood Plan, adopted by City Council on December 15, 2003, is the city's official guide for South Linden. Please direct all questions regarding the content of this plan to City of Columbus, Planning Division, 109 N. Front Street, Columbus, Ohio 43215

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LETTER FROM THE DIRECTOR

On December 15, 2003 Columbus City Council adopted The South Linden Neighborhood Plan as the city's official guide for future investment and improvement within the South Linden neighborhood.

The South Linden Neighborhood Plan is a result of the hard work and dedication of the South Linden community. Neighborhood leaders, residents, and business interests participated throughout the planning process. Their participation was critical to ensure that the plan would reflect the needs and aspirations of the South Linden neighborhood.

On behalf of the Department of Development, I would like to congratulate the South Linden community for their excellent work and their dedication to their neighborhood. I look forward to continuing our partnership with the South Linden neighborhood on future initiatives that will implement the recommendations of the Plan.



*Mark Barbash, Director
Department of Development*

ACKNOWLEDGEMENTS

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**South Linden Area Commission Member*

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THE SOUTH LINDEN NEIGHBORHOOD PLAN BOUNDARY MAP



THE SOUTH LINDEN NEIGHBORHOOD PLAN BOUNDARY MAP

HISTORY OF LINDEN



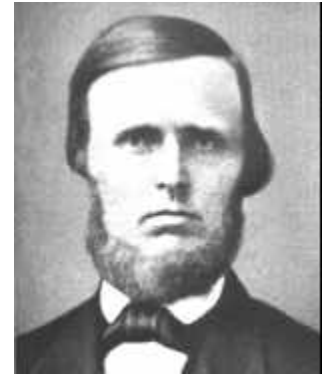
HISTORY OF LINDEN

The community of Linden has its roots in a federal land grant issued in 1800. On September 1 of that year, President John Adams gave 4000 acres of land to George Stevenson, M.D. of Wilmington, Delaware, in recognition of his military service during the American Revolution. The property was divided among Dr. Stevenson's descendants upon his death, and eventually the land became home to a number of prosperous farms.

One of the first settlers to purchase land in the area now known as Linden was Frederick Weber. Starting with five acres in 1834, at what is now Weber Road (named for Mr. Weber) and Oakland Park Avenue, Mr. Weber soon owned a prosperous 310-acre farm. Additional early settlers included the Innis family, a large Linden landowner in the early 1800s with 618 acres and Henry Huy who purchased 162 acres on what is now Huy Road in the mid-1800s. The Linden Field Airport was eventually built on the site.

The first streetcar line in Linden, connecting Columbus and Westerville on tracks along Harbor Road (now Cleveland Avenue), signaled the beginning of residential development. In 1893, the real estate firm of Simons, Neil and Simons established Linden Heights Subdivision. In 1901, residents of Linden decided that the area needed its own identity and created Linden Heights Village with boundaries of Weber Road to the north, McGuffey Road to the west, Genessee Avenue to the south and the railroad to the east. At the time, the population of Linden was approximately 1,000 people.

In 1913 Cleveland Avenue was paved with bricks from Seventeenth Avenue to Westerville Road, making it one of Ohio's few paved highways. Streetlights were added by 1920, along with sewer and water lines. With Cleveland Avenue as its major route of transportation, Linden Heights continued to develop south to Eleventh Avenue. Many businesses opened during this time, including William's Hardware Store at 2635 Cleveland Avenue where it remained until Fred William retired in 1957. At the same time, Columbus was developing northward and finally in 1921 Linden Heights was annexed to the city of Columbus. Today Cleveland Avenue continues to hold the most promise as the retail and commercial heart of the Linden community.



Gustavus Swan Innis



Henry Huy



1940s commercial uses in Linden

During this period industrial development was also occurring in Linden Heights. Young's Dairy, Jeffrey Manufacturing, Mulby Brickyard, and the Lincoln Lumber Company all made their home in Linden. Many of these businesses supplied the construction industry that was growing rapidly as new neighborhoods were created. These residential developments became a prime location for Pennsylvania Railroad employees who were looking to purchase homes for a reasonable price in a quality neighborhood. This solidified Linden's reputation as a working class neighborhood.

By the 1930s much of the Lindens had been developed. In what was to become known as North Linden, the neighborhood subdivisions of Homecroft, Sunnyside, Linden Gardens, Kenmore Park, Edgemont Gardens, Oakmont Park Terrace, Highway Park, and Mul-Bur Heights had been built out. In South Linden subdivisions such as Homestead Heights, Hudson Manor, Maple View, Waldemere, Innis Crest, Clevemont, Louis Heights, and Linmoor were thriving neighborhoods.

The period before and after World War II was a flourishing time for Linden. Cleveland Avenue was home to a diverse collection of retail establishments and restaurants. The Avenue was referred to as the "furniture mart" of Columbus with establishments such as Yahr Furniture, Bell Furniture, H. L. Ashworth Appliances, and the E.B. McDermott Furniture Company all prospering in Linden.

Things began to slowly change in the 1950s with the opening of the Northern Lights Shopping Center, located on Cleveland Avenue near Innis Road, in 1954. Many businesses moved off Cleveland Avenue and into the shopping center to take advantage of the increased traffic promised by this new form of retailing. During the 1960s a number of major highway construction projects were undertaken in Columbus. This resulted in new development outside the city limits and led to a slow drain of businesses from Linden as companies either closed their doors or followed the development northward.

One of the most troubling aspects of the freeway building was the disruption of the lives of many of Columbus's African-American residents. Many homes and whole neighborhoods were uprooted in the name of "progress". The move up Cleveland Avenue to the Lindens was the obvious choice for many African-American families. Real estate agents and financial institutions colluded to keep African Americans below Hudson Street. This was the start of the split that resulted in separate community identities for North Linden and South Linden.

The decades of the 70s and 80s saw both positive and negative changes taking place in Linden. In both North Linden and South Linden many of the baby-boomer children grew up and moved to newer homes in the suburbs or out of state. This was especially destructive for South Linden where rapid decline was experienced. Windsor Terrace, a public housing project built in 1959, became the site of frequent police incursions. Many properties in South Linden were purchased by absentee landlords during the early 1960s and allowed to deteriorate.

During this period of change many residents worked hard to create a positive vision for both North and South Linden. The Northeast Community Council, the South Linden Community Council, Project Pride, and Project Linden were some of the organizations that were active in the area during this time. In South Linden, Clarence Lumpkin was one of the most visible activists for change. Mr. Lumpkin was instrumental in creating the South Linden Community Council in the 1960s and then headed the South Linden Area Commission when it was formed in the 1980s.

Over the years a number of notable people have lived and attended school in the Lindens. Buster Douglas, former heavyweight boxing champion, grew up in South Linden and has returned to the neighborhood on several occasions, always to a warm welcome. Columbus Public Schools Superintendent Gene Harris, PhD lived in South Linden and now supports the community by improving the quality of education for all Columbus residents. Longtime North Linden resident and business owner Walt Reiner says that Linden was (and still is) a wonderful community to grow up in. His family has been prominent in Linden since the 1930s and today owns the highly successful Oakland Nursery among other properties. Mr. Reiner comments that, "With the cooperation of the community, local business owners, and the city of Columbus, Linden should continue to grow and prosper well into the future."

In 1990s, efforts to bring positive change to the Lindens intensified. The North Linden Area Commission, the South Linden Area Commission, the Greater Linden Development Corporation (GLDC), as well as business networks from both areas worked to bring about a positive transformation in both North and South Linden. With the influx of new immigrants from Somalia, North Linden has grown to become a very economically and culturally diverse community within the city of Columbus. The location of the Lindens is a major draw with most of metropolitan Columbus easily accessible, particularly downtown Columbus, The Ohio State University campus and the new developments in the northeast section of the city. The North Linden-Northeast Columbus Business Association has worked hard to keep the commercial district in North Linden a positive and contributing part of the Linden community.

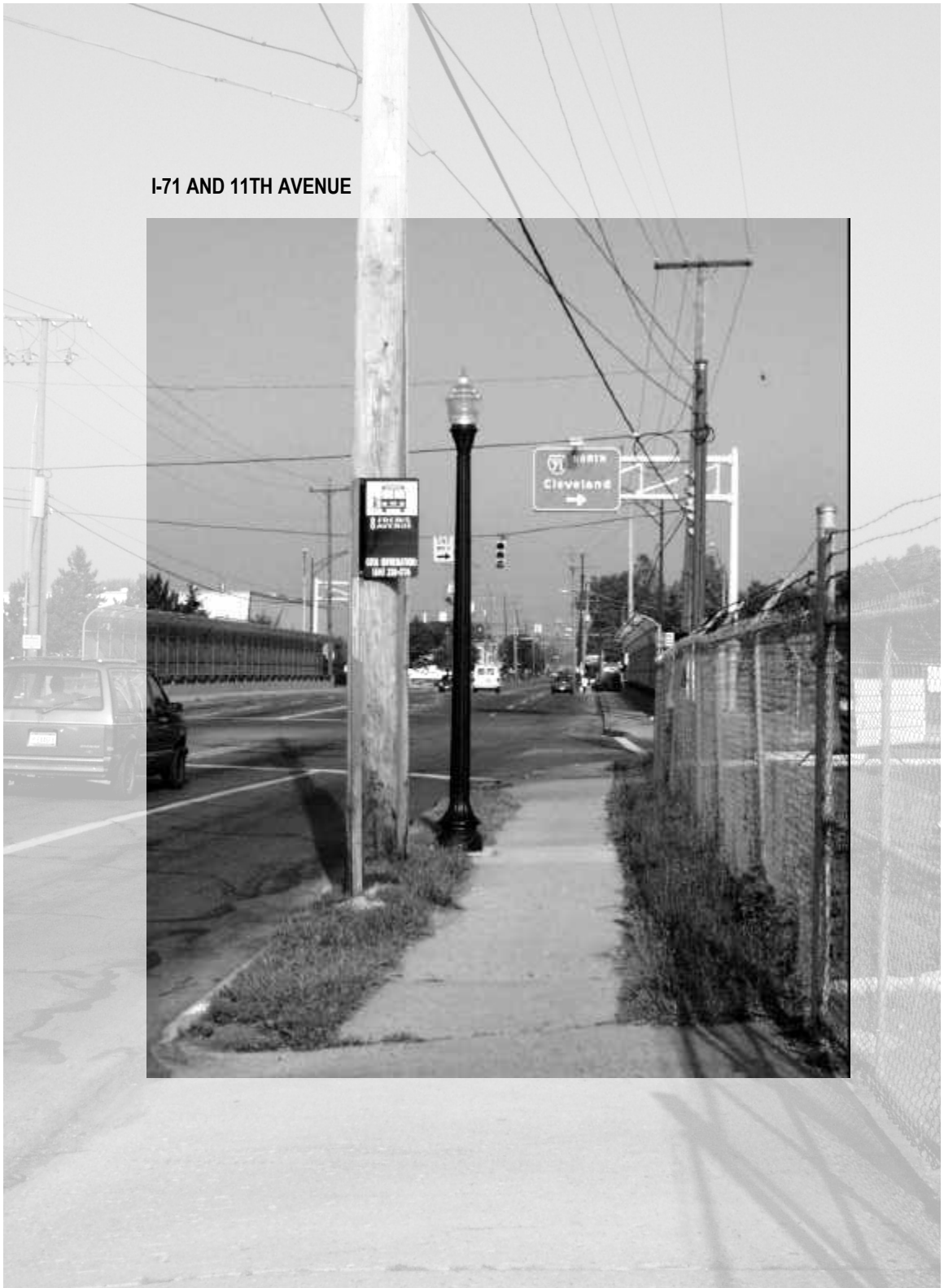
In South Linden, one of the most important initiatives is the 'Four Corners Project,' located at the intersection of Cleveland and 11th avenues. This project has involved the establishment of a new restaurant, a transit center for the Central Ohio Transit Authority (COTA), an insurance company satellite office, the Columbus Metropolitan Housing Authority (CMHA) office building, and the 'Clarence E. Lumpkin Point of Pride' building, which will honor the long-time community activist.



The Four Corners Project with view of COTA transit center.

INTRODUCTION

I-71 AND 11TH AVENUE



INTRODUCTION

The *South Linden Neighborhood Plan* is a tool, guide and resource for future improvements, investments and opportunities in the South Linden neighborhood.

The boundaries of the *South Linden Neighborhood Plan* are Hudson Street on the north, railroad/Joyce Avenue on the east, railroad on the south, and Interstate 71 on the east.

The *South Linden Neighborhood Plan* addresses issues pertaining to economic development, public safety, aesthetics of the neighborhood, community identity, and traffic and circulation. The South Linden neighborhood identified these areas as the most important for the future of the neighborhood. A principal theme to the Plan is that it takes support and action on behalf of both the city and community to implement the provisions of the Plan. By both groups working together, the implementation of the Plan will be more efficient, complete, and effective.

The main goal of the *South Linden Neighborhood Plan* is to identify action steps to create a safe, attractive, and viable neighborhood - a place where people want to live, play, work, and raise a family.

PLANNING PROCESS

In July 2002 a meeting was held at Linden-McKinley High School to begin the planning process. There was excellent attendance for the meeting. Participants were asked to discuss/identify neighborhood issues, concerns, ideas, and suggestions. The responses dealt with community involvement, public safety, aesthetics and the appearance of the community, and traffic and circulation. This discussion set the foundation on which the Plan was developed.

Following the kick-off meeting, a Planning Committee was formed to continue to identify the specific issues impacting the neighborhood. At the first Planning Committee meeting, the group decided to break into subcommittees centered on topic areas. The subcommittees were aesthetics and appearance, community involvement, public safety, and traffic and circulation.

A community open house was held on October 7, 2003 to present the Plan to the larger South Linden community. The South Linden Area Commission reviewed and endorsed the Plan on October 21, 2003. Following that approval, the Plan was recommended by the Columbus Development Commission on November 20, 2003 and adopted by Columbus City Council on December 15, 2003.

ECONOMIC DEVELOPMENT



ECONOMIC DEVELOPMENT

In recent years, South Linden has experienced an upswing in economic development. The development of Four Corners at the intersection of Cleveland and Eleventh avenues has been a positive step in providing jobs and services to South Linden. Four Corners includes a Central Ohio Transit Authority (COTA) transit center, insurance agency, restaurant, a police substation, and offices for Columbus Metropolitan Housing Authority (CMHA).

However, Four Corners is the exception. The remainder of South Linden has seen below-average economic investment in recent years. New additions to the business community have not kept pace with businesses that have either closed or moved out of the area. This lack of new investment is reflected in the small number of jobs available, as well as in the decreased number of professional and retail choices accessible to South Linden residents. Having to leave the community to work, shop or obtain professional services places an increased burden on members of the community. Efforts need to be made to foster an environment that attracts new, diversified retail and professional opportunities for South Linden residents. In addition, entrepreneurship by community members should be encouraged as a way to grow and retain wealth in South Linden.

South Linden economic activity is centered along three distinct corridors: Cleveland Avenue, Hudson Street and Joyce Avenue. The largest and most visible business corridor is located on Cleveland Avenue. Cleveland Avenue is the main north/south arterial through South Linden and is an important road that connects Downtown Columbus with North Columbus. Cleveland Avenue is currently home to a mix of commercial, retail, and residential uses. There are three main business nodes on Cleveland Avenue, one at Eleventh Avenue and Cleveland Avenue, one at Twenty-Third - Twenty-Fifth Avenues and Cleveland Avenue, and one at Hudson Street and Cleveland Avenue. Because of existing zoning and its long history of business activity, Cleveland Avenue offers the greatest potential for growth and investment in South Linden.

Hudson Street has a large concentration of businesses offering automotive services as well as a range of small retail and commercial stores. The commercial corridor along Hudson has seen a high rate of turnover in recent years and many of the businesses that are now located on Hudson would benefit from a new location on Cleveland Avenue.

Joyce Avenue is located parallel to the South Linden planning area along its eastern boundary. While most of the businesses on Joyce Avenue are not located within South Linden proper, their proximity makes them important to the economic well being of the community. The businesses on Joyce are primarily commercial and industrial enterprises. These businesses provide a good complement to the retail and service-oriented businesses that are located on Cleveland Avenue.

South Linden is in a perfect position to benefit from several interchanges with Interstate 71. These interchanges are Eleventh Avenue, Seventeenth Avenue, and Hudson Street. Improvements to all of these interchanges, such as a better mix of uses, would benefit South Linden.

Major employers in South Linden include: Akzo Nobel, Columbus Metropolitan Housing Authority (CMHA), St. Stephens Community House, CVS/Pharmacy, and the Columbus City Schools Distribution Center. A welcome recent addition to the business community is the Holiday Inn Express located on Hudson Avenue adjacent to the Interstate 71. The new Lowe's Home Improvement Store and ALDI's Grocery Store, both just west of the Interstate 71, have also brought needed jobs and shopping opportunities to the residents of South Linden.

A number of agencies are contributing to economic development in South Linden. GLDC in conjunction with the Columbus Urban Growth Corporation and the city of Columbus, has worked over recent years to develop the Four Corners project. The GLDC is moving forward with the final building in the first phase of the Four Corners project. This structure, known as the "Clarence D. Lumpkin Point of Pride Building", will provide a gateway to the Lindens and should help to spur continued development northward along Cleveland Avenue. The Greater Linden Business Network (GLBN) is also active in South Linden. The GLBN is supported by the Greater Linden Development Corporation and has seen membership increase significantly in recent years.

Refer to Appendix page 73 for a more complete list of organizations.



Lowe's Home Improvement Store

Issue 1: Businesses are scattered along Cleveland Avenue and there is a need for a strong, well-developed business core.

ACTION STEPS:

- Encourage the formation of commercial nodes along Cleveland Avenue. This will allow business and property owners to work together to make the retail and commercial experience in each node interesting and unique. Significant commercial nodes should be concentrated at the following intersections with Cleveland Avenue: Eleventh Avenue, Thirteenth Avenue, Seventeenth Avenue, Twenty-Third - Twenty-Fifth Avenues, and Hudson Street.
- Create business clusters within the proposed commercial nodes. Business clusters are groups of like businesses. This will make shopping more convenient and help increase sales.
- Create more parking options along Cleveland Avenue to help support existing and future businesses. Coordinate with the Linden Area Traffic Management Study that will be undertaken by the Columbus Transportation Division.
- Create a program to improve the existing housing conditions along Cleveland Avenue. There are numerous homes along Cleveland Avenue. Many are dilapidated or vacant which does not enhance the viability of Cleveland Avenue as a commercial corridor. The following specific actions should be considered:
 - ❖ Work with the city's Land Management Office to identify the status of the housing units along Cleveland Avenue. Combine that information with the housing survey conducted by GLDC in 2003. This data will then include the type of dwelling, tax status, and building quality.

- ❖ Encourage either the city's Land Management Office or a community development corporation acquire vacant structures. These properties can then be rehabilitated and sold for homeownership. If the unit does not warrant redevelopment, raze the building and determine if the site should support infill housing, additional off-street parking or land bank the site for future commercial development.
- Reuse the fire station at Cleveland and Thirteenth avenues as a cultural/social gathering place. Do not allow the building to sit vacant once a new fire station is built. Any reuse of the building must also address exterior renovations and parking.
- Educate commercial property owners on the Neighborhood Commercial Revitalization (NCR) program that is available for sites along Cleveland Avenue. The NCR program provides individual businesses access to architectural design services and financial incentives for acquisition and exterior rehabilitation of commercial property. The Neighborhood Design Center is available to assist businesses with design and planning services.
- Form a committee of interested business owners and property owners to explore ways to market the community of South Linden as a great place to shop and do business. The Greater Linden Business Network and the Greater Linden Development Corporation should take the lead on this initiative. Work should be coordinated with previous marketing efforts conducted by the Columbus Compact Corporation.
- Educate commercial developers on the availability of vacant land along Cleveland Avenue that is offered through the City's Land Bank.

Issue 2: Areas adjacent to Interstate 71 are not developed in a manner that is beneficial to the long-term health of the neighborhood.

ACTION STEPS:

- Redevelop freeway interchanges to be more beneficial to the community in terms of providing services for residents, business owners and visitors.
 - ❖ **Hudson Street.** The area adjacent to the rail line and Interstate 71 should be developed with uses that complement a future light rail transit stop, including a daycare center, bank, dry cleaners, offices, and restaurants. More intense uses should be concentrated on the western side of Interstate 71 and transition to neighborhood-oriented uses on the eastern side of the freeway. This area should be rezoned to a district that will support these uses. Surrounding neighborhoods, such as North Linden and the University area, must be involved in discussions concerning the future development of this area.
 - ❖ **Seventeenth Avenue.** The area adjacent to Interstate 71 should be redeveloped in a manner that is sensitive to the residential uses along Seventeenth Avenue. The southeast quadrant offers the most potential to be redeveloped with uses that will serve and benefit the surrounding neighborhood.
 - ❖ **Eleventh Avenue.** The area adjacent to Interstate 71 should be redeveloped with uses that will serve South Linden but will also attract visitors. A symbiotic relationship should be formed between development at the freeway interchange and the commercial node at Cleveland and Eleventh avenues.

Issue 3: Programs that offer job training and classes on entrepreneurship need to be made available to South Linden residents.

ACTION STEPS:

- Identify programs that can help individuals interested in starting their own business to develop the necessary entrepreneurial and management skills. The Greater Linden Business Network and Enterprise Works should take the lead on this effort.
- Identify programs that can help residents develop the job skills necessary to compete for the jobs being created throughout the city. The South Linden Area Commission should take the lead on this effort by working with local colleges and non-profit organizations that provide such services.

Issue 4: There is a lack of new commercial investment throughout South Linden.

ACTION STEPS:

- Maintain the database of available sites that has been created by the Greater Linden Development Corporation.
- Form a partnership among the city's Economic Development Division, South Linden Area Commission, Greater Linden Development Corporation, the Greater Linden Business Network, and the Columbus Chamber of Commerce to direct potential developers and business owners to available sites within South Linden. Financial incentives should be utilized to attract new businesses into the area.
- The city's Economic Development Division, the Greater Linden Business Network and the Greater Linden Development Corporation should work together to identify ways to develop more small business ownership opportunities among South Linden residents.
- Research the possibility of locating a new business incubator in South Linden to assist potential business owners
- Educate current South Linden business owners on the programs that are available to assist with business growth and expansion. Additionally, through the city's Economic Development Division, educate companies that are interested in locating in Columbus on the positive aspects of locating in South Linden.

Issue 5: South Linden needs a wider variety of shopping opportunities and professional services.**ACTION STEPS:**

- Hire a marketing consultant to identify retail business opportunities in South Linden. If possible, utilize data from previous marketing efforts conducted by the Columbus Compact Corporation and the city of Columbus.
- The Greater Linden Development Corporation and the Greater Linden Business Network, with the assistance of the city's Economic Development Division, should develop a marketing campaign for South Linden. The campaign should use the results of the proposed market study to target potential retailers to the neighborhood. Targeting retailers that would directly benefit South Linden residents should be the priority. Uses such as a neighborhood-scale grocery store are important to the neighborhood.
- Actively encourage and assist businesses that have expressed an interest in locating in South Linden. Family Dollar and the restaurant Out on Faith have expressed such interest. The Greater Linden Business Network should work with the city's Economic Development Division on this initiative.



Commercial development along Cleveland Avenue.

HUDSON STREET - REDEFINING A ROADWAY



HUDSON STREET - REDEFINING A ROADWAY

HUDSON STREET - REDEFINING A ROADWAY

Hudson Street is the border between North and South Linden. Currently, it is a roadway that lacks character and the adjacent development does not provide an adequate buffer to the surrounding residential area.

Hudson Street should not compete with Cleveland Avenue for commercial business. Cleveland Avenue has historically served as the commercial spine of the neighborhood and should continue that role in the future.

The concept presented below redefines Hudson from being just a street that moves cars to a parkway that brings neighbors together. The concept includes relocating commercial businesses from Hudson (east of the Interstate 71 interchange to Cleveland Avenue) to Cleveland Avenue and creating greenspace with pathways on both sides of the roadway that will provide recreational opportunities for both North and South Linden residents. The concept also plays off of the potential for Hudson Street to be a future station in a light rail line that would run on the railroad tracks just west of Interstate 71. Commercial development should occur adjacent to the light rail stop to help support the station and to serve the surrounding neighborhood.

ISSUES AND ACTION STEPS

Issue: Hudson Street is not a vital commercial corridor and needs streetscape and pedestrian improvements.

ACTION STEPS:

- Establish Hudson Street as a parkway and gateway into North and South Linden. The following improvements are needed:
 - ❖ Widen the right-of-way from Interstate 71 to Medina Avenue to accommodate greenspace on both sides of the street and a green center median. This will create a linear park for the area.
 - ❖ Place sidewalks/bikeway and landscaping and mounding along the roadway.
 - ❖ Limit the number of intersecting side streets to improve safety.
 - ❖ If feasible, utilize roundabouts to control traffic at intersections.
 - ❖ Install gateway signs or monuments for both North and South Linden.

- ❖ Rezone the area adjacent to Interstate 71 and the railroad tracks to a district that will promote neighborhood-oriented and transit-oriented uses. This area is seen as a viable commercial area due to its proximity to the interstate and a potential light rail stop. Surrounding neighborhoods, such as North Linden and the University area, must be involved in discussions concerning the future development of this area.
- ❖ Once the market can absorb new development, nodes of residential and/or neighborhood commercial/office could be developed. This would be limited and not take away from the park atmosphere and pedestrian environment.

This is a long-term goal that will require further study and refinement. A partnership between the city and a community development corporation (CDC) should be formed to implement this concept. A CDC could assist with assembling the land needed to implement the design.

As the concept is refined, the following issues should be considered and/or addressed:

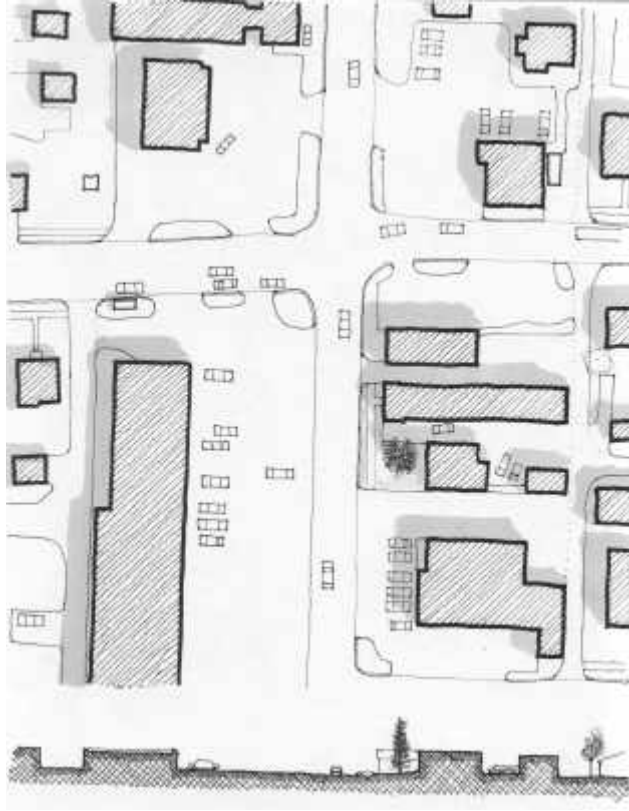
- ❖ Conduct a capacity analysis and conceptual design to determine the feasibility and appropriateness of the use of roundabouts.
- ❖ Determine the short-term improvements that are needed for Hudson Street until this design is implemented. Short-term improvements should include pavement, curb and sidewalk repair for safety reasons and street trees that can later be incorporated into the long-term design.
- ❖ Determine the long-term maintenance responsibilities for the proposed improvements.
- ❖ Implement a program to assist existing Hudson Street businesses to relocate along Cleveland Avenue, or other appropriate areas within Linden, and enhance Cleveland Avenue as the commercial spine of the community.

The program should include incentives for businesses to relocate. As properties become available either the city or a community development corporation should acquire them. These sites can be improved to begin the implementation of the parkway design.

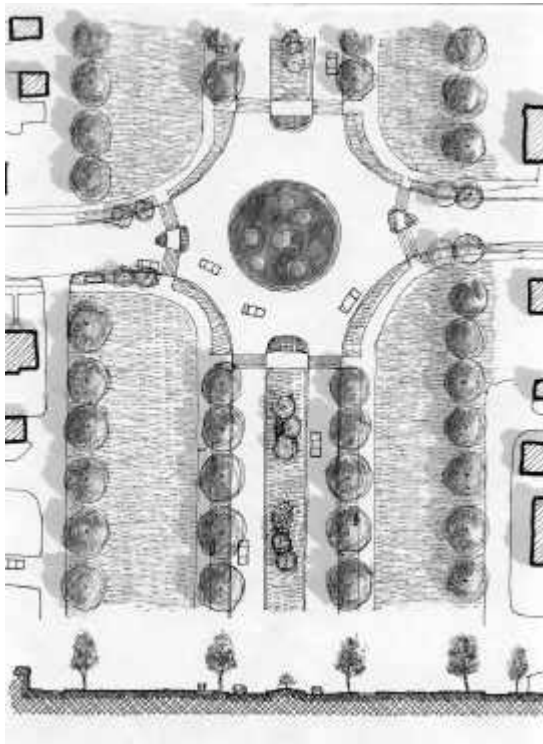
- ❖ Involve the community in any discussions with Central Ohio Transit Authority regarding a light rail station at Hudson Street.



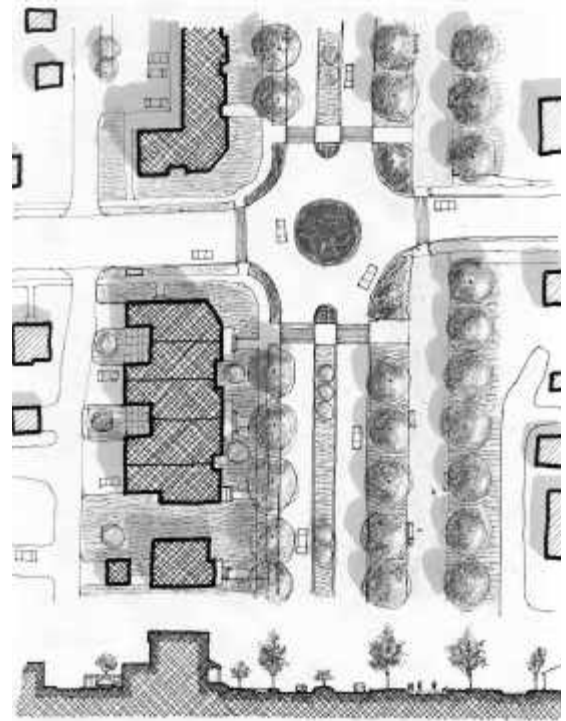
Existing Conditions along Hudson Street.



Existing Conditions along Hudson Street



Linear Park Concept



Linear Park Concept with limited development at nodes

PUBLIC SAFETY



COMMUNITY POLICING CENTER

PUBLIC SAFETY

South Linden is within Precinct 5 of the Columbus Police Division. It is approximately one-third of the precinct and contains cruiser districts 53, 54, 57 and 56. The police substation for the precinct is located on Cleveland Avenue just south of Eleventh Avenue at Four Corners.

Public safety is a major concern of South Linden residents and business owners. Issues of public safety, such as property theft, personal safety, vandalism, drugs and prostitution, must be addressed or residents and business owners will continue to decide to leave the neighborhood. Refer to Appendix, page 89 for crime statistics.

Another major concern of the South Linden neighborhood is excessive vehicle speeds throughout the neighborhood. The excessive speeds pose a danger both to other drivers and to pedestrians. In 2003, the city of Columbus Transportation Division will initiate the Linden Area Traffic Management Plan. This Plan will study existing conditions and offer recommendation for traffic calming and improved pedestrian circulation throughout the area. The community will be involved during all phases of the project.

The South Linden neighborhood understands the importance of community outreach as a method of reducing crime. The South Linden neighborhood and the Columbus Police Division can partner on this initiative.

ISSUES AND ACTIONS STEPS

Issue 1: Crime prevention programs are needed within South Linden.

ACTION STEPS:

- Increase the visibility of police officers by increasing the number of officers assigned to duties such as the bike and foot patrols.
- Explore the possibility of a program, such as the Community Crime Patrol, Inc., serving South Linden. Community Crime Patrol, Inc., is a not-for-profit, community-based, crime prevention organization that deploys teams of highly trained citizen patrollers in several neighborhoods around Columbus, as well as on the city's multi-use trail and various parks.
- Schedule police officers assigned to South Linden to attend area commission, blockwatch, and Greater Linden Advisory Council meetings on a regular basis. Meetings with residents and business owners in specific areas of South Linden should be scheduled on an as-needed basis.
- Form blockwatch groups with the assistance of the Police Division.
- Conduct a public awareness campaign of safety issues. Anti-crime publications, public service announcements, billboards, newspapers, Welcome Wagon, the formation of a South Linden website, the South Linden Area Commission, blockwatches, and other area groups are possible vehicles for outreach.
- Conduct a "Meet the Officers Night" so that residents, including the youth, can meet police officers and interact with them in a positive way.
- Encourage residents to participate in the Citizen's Police Academy. The Academy educates citizens about the "hows and whys" of the Columbus Police Division, and the citizen's role in the community-oriented policing philosophy. Students are expected to share this realistic view of the Division with other citizens to improve the efficiency of law enforcement in their neighborhoods through shared responsibilities and resources.

Issue 2: Drug crimes and prostitution are problems within South Linden.

ACTION STEPS:

- Provide information to residents and business owners that explain what to look for and who to contact within the Columbus Police Division in order to help report and stop drug crimes and prostitution.
- Develop blockwatch groups to assist police officers in targeting problem areas.
- Create relationships between the residential community and business owners/operators. This will increase business owners/operators' awareness of community issues.

Issue 3: Excessive noise is an increasing nuisance in South Linden. Noise from car stereos is one particular problem.

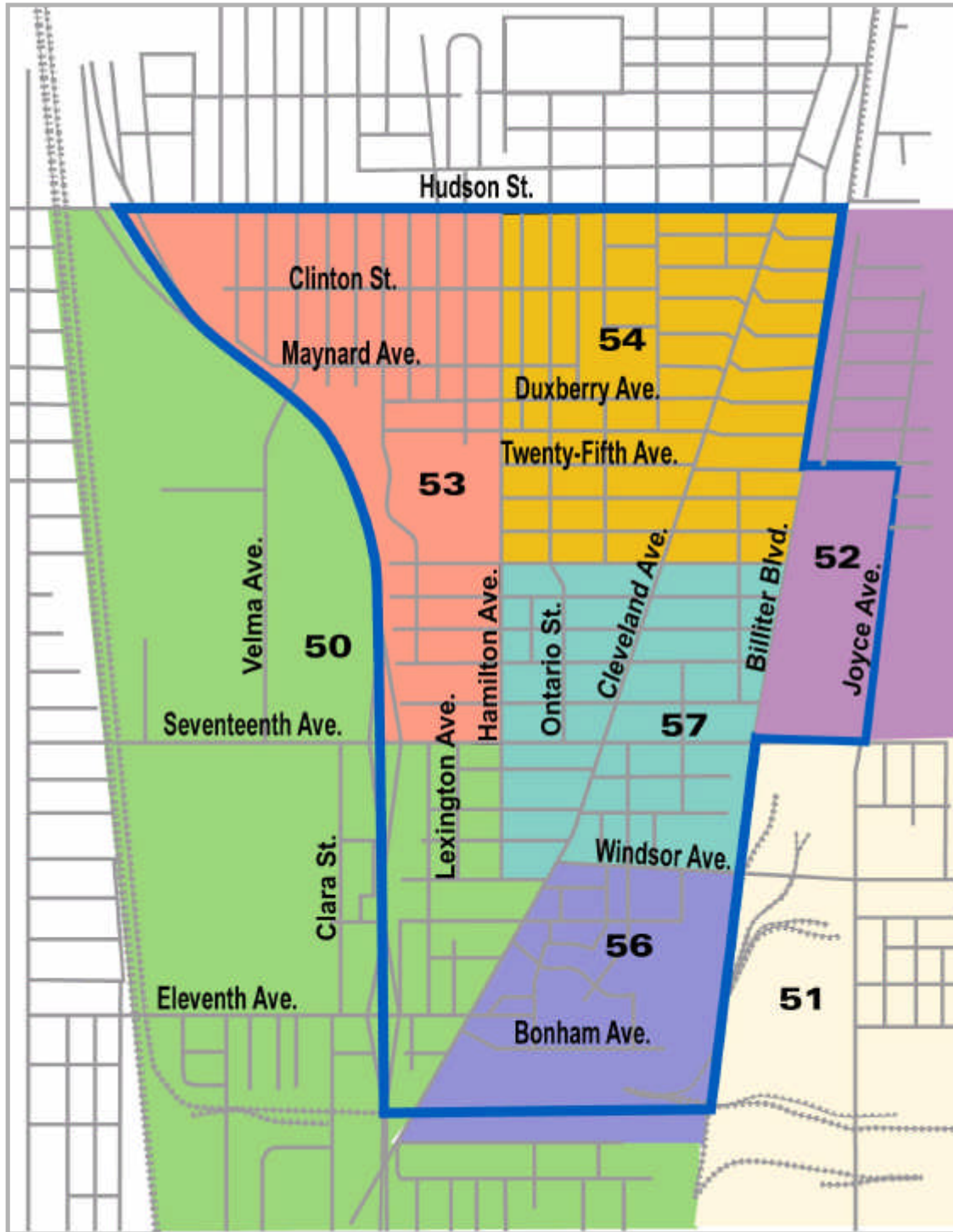
ACTIONS STEPS:

- Report problems directly to the Police Division's Community Liaison.
- Create relationships between the residential community and business owners/operators. This will increase business owners/operators awareness of community issues.
- Encourage business owners/operators to monitor and report illegal nuisance activity that may be occurring near their business.

Issue 4: Vehicle speeds are excessive and dangerous throughout the neighborhood.

Please refer to the Traffic and Circulation section for a complete discussion of these issues.

PRECINCT 5 AND CRUISER DISTRICT MAP



AESTHETICS OF THE NEIGHBORHOOD

YOUTH INVOLVED IN CLEANUP EFFORT



AESTHETICS OF THE NEIGHBORHOOD

The way a neighborhood looks impacts the quality of life of its residents, the economic well being of its businesses, and the future of the neighborhood as a place that people want to live, play and work.

The city of Columbus is responsible for the enforcement of the city codes related to property maintenance and upkeep. Possible code violations are generated by Code Enforcement officers in the field and by complaint. The following is a brief review of the code enforcement procedure:

- A possible code violation is generated.
- Code Enforcement Officer inspects the property
- A violation notice is sent to responsible party.
- Reinspection occurs on documented day scheduled for compliance.
- Case goes to court if compliance cannot be negotiated or the responsible party does not respond. The case goes to Franklin County Environmental Court through the City Prosecutor's Office.

Additionally, the Code Enforcement Office maintains a database of all properties that have been in violation at one time or another. These properties are systematically reinspected.

The Neighborhood Pride and Neighborhood Liaison programs, within the Department of Development, have been created to increase the level and quality of service to the neighborhoods. With the establishment of the Neighborhood Liaison program, each area of the city now has its own liaison that assists the community. The Neighborhood Pride program brings intensive city services to a number of neighborhoods for a week each year to help improve the quality of the area. See Appendix, page 71, for a complete description of these programs.

The Neighborhood Design Center (NDC) also provides services to South Linden. For example, in 2003 the NDC is working with South Linden on identifying streetscape improvements to Cleveland Avenue. Columbus Compact Corporation, the governing body for the Columbus Empowerment Zone, funds are available for the project.

The South Linden Area Commission and other local groups should play an important part in improving and maintaining the appearance of the neighborhood. Local groups can initiate neighborhood clean-up events, work directly with Code Enforcement Officers to target code enforcement problem areas, and establish appearance guidelines for the community.

ISSUES AND ACTION STEPS

Issue 1: South Linden is increasingly experiencing problems with litter, trash dumping and graffiti.

ACTION STEPS:

- South Linden neighborhood organizations and churches should develop an "adopt an area" program. Within each area, an organization would be responsible for reporting illegal dumping and graffiti. The organizations would also coordinate "clean-up" events to help correct issues pertaining to litter. Find creative ways to get the entire community involved with "clean-up" events.
- Work with area organizations to enlist area youth to assist in clean-up efforts.
- South Linden Area Commission should work with the city's Public Service Department to have "no dumping" and "no littering" signs posted around the community. The area commission should work with the Central Ohio Transit Authority (COTA) in regards to posting signs at COTA bus stops. Additionally, COTA should be encouraged to increase trash pick-up at heavily used stops.
- Distribute brochures to all residents regarding the city's bulk trash pick-up policy. This should lessen the amount of inappropriately disposed bulk trash.
- Work with the city's Public Service Department to investigate the possibility of implementing a street sweeping program for South Linden that is similar to the program in the University area.

Issue 2: Some properties, including owner- and renter-occupied housing and commercial properties, are not properly maintained.

ACTION STEPS:

- Work with South Linden's Code Enforcement officer(s) to increase patrols to identify potential code violations.
- Contact South Linden's Code Enforcement Officer(s) to report problems. When possible, document problems with photos.
- Schedule South Linden's Code Enforcement Officer(s) to attend area commission meetings on a regular basis to discuss issues, concerns, and status of pending cases.
- Utilize the Greater Linden Development Corporation and the South Linden Area Commission for sending letters to property owners regarding alleged code violations. The letters should also be sent to the area's Code Enforcement Supervisor for follow-up.
- Establish programs and activities that will facilitate neighbors getting to know one another. This may create opportunities for neighbors helping neighbors to achieve code compliance.
- Explore alternative ways to approach code enforcement. Highly effective code enforcement is very important to the long-term health of South Linden. One alternative could be the creation of "code enforcement block groups". These would be similar to crime blockwatch groups. Issues and complaints would be "funneled" to one person and this person would coordinate the enforcement with the code enforcement officer(s).
- Create community guidelines for building appearance and materials. These guidelines would become a tool for the South Linden Area Commission.

Issue 3: There are vacant commercial and residential buildings and parcels.**ACTION STEPS:**

- South Linden Area Commission should work with the city's Land Management Office on identifying vacant property that may also be tax delinquent. These properties can be requested for foreclosure through Franklin County.
- Create disincentives to keeping vacant structures. These could be in the form of requiring regular inspections by the city and charging an inspection fee.
- Form a partnership among the city's Economic Development Division, South Linden Area Commission, Greater Linden Business Network, Greater Linden Development Corporation and the Columbus Chamber of Commerce to direct potential developers and business owners to available sites within South Linden. Incentives should be utilized to attract new businesses into the area. Refer to Appendix, page 73, for economic development resources.
- Encourage community organizations to create and maintain pocket parks and community gardens on vacant land, where appropriate.
- Work with the Code Enforcement Officer(s) to enforce that the surface of vacant lots be maintained in such a manner as to prevent standing water and weeds. Modify existing regulations to require that vacant lots be maintained in a manner that prevents dust.

Issue 4: There is an increasing problem with semi-trucks and junked and abandoned cars within residential areas.

ACTION STEPS:

- Report suspected code violations to the Division of Police and the area's Code Enforcement Officer. When possible document the problem with photos.



Vacant lot along Cleveland Avenue.

Issue 5: Cleveland Avenue businesses suffer from lack of streetscape appeal.**ACTION STEPS:**

- Implement guidelines for commercial development along Cleveland Avenue (see the Neighborhood Design Center *Streetscape Improvement Plan* on the following pages). These guidelines will complement the existing Urban Commercial Overlay standards and address signage, lighting and building character.
- Educate commercial property owners on the Neighborhood Commercial Revitalization (NCR) program that is available for sites along Cleveland Avenue. The NCR program provides individual businesses access to architectural design services and financial incentives for acquisition and exterior rehabilitation of commercial property.
- Educate business owners of the services available from the Neighborhood Design Center.
- Replace street trees, trash receptacles, and streetlights when damaged.
- Install amenities such as flowerpots, hanging baskets and banners along Cleveland Avenue to help market the business district. Local business and community groups should work with the Columbus Compact and the Neighborhood Design Center on this program.

SOUTH LINDEN STREETScape IMPROVEMENT PLAN



COMMITTEE MEMBERS

Carmen Allen	South Linden Area Commission
Richard Bloom	Shammah Healing and Deliverance Ministry
Sara Boothe	Greater Linden Business Network
Rev. Hazel Boyd	South Linden Area Commission
Pastor Orinda Brinkley	St. Peters Lutheran Church
Debra Burke	South Linden Area Commission
Vickie Corbin	Greater Linden Business Network
Elijah Hall	Shammah Healing and Deliverance Ministry
donna Hicho, GLDC	Greater Linden Advisory Council
Jim Hutcherson	Central Ohio Transit Authority (COTA)
Peggy Jenkins	Greater Linden Business Network
Clarence Lumpkin	Greater Linden Advisory Council
Mary A. Manns	Greater Linden Advisory Council
Isom Nivins	City of Columbus
Faye Ray	Property owner and landlord
Michelle Smith	Columbus Alternative High School
Beverly J. Corner Stafford	South Linden Area Commission

NEIGHBORHOOD DESIGN CENTER STAFF MEMBERS INVOLVED:

Kimberly Moss, AICP	Director of Planning
Ping Cai	Assistant Director of Design
Nathan Hume	Architecture Intern
Matthew Murphy	Landscape Architecture Intern

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INTRODUCTION

The Columbus Compact Corporation has a streetscape improvement grant available in four districts in Columbus, one of which is Cleveland Avenue in South Linden from Hudson Street to Bonham Avenue. These improvements are intended to promote the redevelopment of the commercial corridors and renovation of the commercial buildings. The focus of the program is to complement the City of Columbus' capital improvements, and to enhance the neighborhood's identity.

The Neighborhood Design Center has worked with a committee consisting of Area Commission members, Business Network members, Advisory Council members, businesses, and residents. The goal of the committee was to design improvements that would create a unique identity for the South Linden community including gateway enhancements and brick and wrought-iron fencing. The proposed designs would continue the theme from the gateway sign at the Four Corners, which is the intersection of Cleveland and Eleventh avenues.

The Columbus Compact is allocating \$150,000 for these improvements within the first year. Upon future funding, the Compact will continue the program for three years for a total investment of \$300,000. It also intends for this allocation to be leveraged with additional public and private funding sources in the future.

GENERAL NOTES

1. DESIGN

This is a conceptual design package. These drawings are for design intent and cost estimating purposes only. Field verify all dimensions and conditions before proceeding with work.

2. PRELIMINARY COST ESTIMATES

This package contains preliminary cost estimates. Contractor costs may vary greatly, depending upon workload and project deadlines.

3. DESIGN DETAILS

This package contains general information only. Specific details concerning all improvements are contained in the package for the Columbus Compact Corporation. Details for the appearance of the fencing, gateway signs, and brickwork should be taken from the existing elements found at the Four Corners, i.e., Cleveland and 11th avenues.

4. LOGOS

Two different logos will appear throughout the district, the Greater Linden Development Corporation and the Heritage District logo. The Heritage District logo appears as a white rectangle in the designs because the final logo has yet to be approved.

5. LANDSCAPING SPECIFICATIONS

Landscape recommendations have been included in the proposal for the planters and additional trees incorporated into the designs. The cost estimates for planting and maintenance have been included for the first year, and minimal maintenance, three (3) times a year, for three (3) additional years.

6. PROPERTY OWNER CONTACT INFORMATION

All of the proposed improvements, except the bus shelters, will be placed on private property. The property owners have been contacted, and the Columbus Compact Corporation will work out the details of construction and final approval with them at the appropriate time.

7. COTA

Contact Jim Hutcherson from COTA with questions regarding the bus shelters (hutchersonjm@cota.com or (614) 485-7418).

8. COLUMBUS COMPACT CORPORATION INFORMATION

Contact Brian Tabb of the Columbus Compact Corporation regarding the status of funding and implementation of streetscape improvements (briantabb@colcompact.com or (614) 251-0926).

9. FOLLOW-UP ASSISTANCE

During the construction phase of your improvements, the Neighborhood Design Center is available to answer any questions concerning the design and how it should be implemented. If you have any concerns about the project, please contact the Design Center (cndac@osu.edu or (614) 221-5001).

3A 23RD-25TH AVENUES AND CLEVELAND AVENUE, CVS

The first priority, as chosen by the committee, was the intersection of Cleveland Avenue and 23rd Avenue, and the large parking area of CVS. The designs at CVS are meant to provide a pleasing edge along the street while helping to screen the parking lot. A new bus shelter and signage directory will also be provided. These are images showing views of the improved site from Cleveland and 24th looking northwest. The four-foot wall is complemented with planters, a bus shelter, and logos for the Greater Linden Development Corporation and the Heritage District.

BEFORE



AFTER



These pictures are for design intent and cost estimating purposes only. Field verify all dimensions and conditions before proceeding with work.

3B 23RD-25TH AVENUES AND CLEVELAND AVENUE, CVS

These pictures are of the north portion of the CVS site at 25th and Cleveland. They show the improvements and the impact they have on the site, i.e., making a pleasant edge while strengthening the area as a destination with the new business directory.

BEFORE



7B Bus Shelter and Directory Designs

Part of the improvements to the CVS site and 23rd Avenue include new business directories. These are meant to serve as integrated pieces, fitting into the proposed fencing and brick walls. Their presence will bring better recognition to both the already-existing businesses and those to come.

AFTER



ELEVATION



AXONOMETRIC



These pictures are for design intent and cost estimating purposes only. Field verify all dimensions and conditions before proceeding with work.

3C 23RD-25TH AVENUES AND CLEVELAND AVENUE, 23RD AVENUE

This page shows the before and after images of treatments along the west side of Cleveland Avenue, north of 23rd Avenue. In the proposal, signage in the form of a new business directory will be placed in front of the existing storefronts. This will be a small but effective element, carrying the theme along the street edge. The Greater Linden Development Corporation logo will appear on one side of the directory with the Heritage District logo on the other.

BEFORE



AFTER



These pictures are for design intent and cost estimating purposes only. Field verify all dimensions and conditions before proceeding with work.

4A HUDSON STREET AND CLEVELAND AVENUE, HUDSON AVENUE

The intersection of Hudson Street and Cleveland Avenue was chosen as the second priority by the streetscape committee. The treatments applied to this intersection continue the design of the South Linden area and begin to unify it with other improvements in North Linden. This is done by repeating a paving pattern found on the north side of Hudson and placing it on the south side of the street as well. A new bus shelter will also be provided on the southbound lane of Cleveland Avenue.

8A GATEWAY SIGN

One of the unifying elements in the district is the signage used at the various gateways. The existing pieces at the Four Corners will be replicated at more intersections, further providing common links along Cleveland Avenue. The signage will be incorporated into the fence and brick wall pieces.

Note: Please contact Columbus Urban Growth for specifications to replicate the welcome sign: David Baker, Columbus Urban Growth, 415 E. Main Street, Columbus, Ohio 43215. Telephone: (614) 280-0899.



The above sign is an option for the intersection of 17th Avenue and Cleveland Avenue. It will take the place of an existing sign sponsored by St. Stephen's Concerned Parents.

BEFORE



AFTER



4B HUDSON AND CLEVELAND AVENUE, HUDSON AVENUE

This is a view from the south side of Hudson Street looking east toward the intersection at Cleveland Avenue. The improvements can be seen along the sidewalk in the after picture. The walls with the planters facing drivers will hold signs for the Greater Linden Development Corporation as well as the Heritage District logo.

BEFORE



AFTER



These pictures are for design intent and cost estimating purposes only. Field verify all dimensions and conditions before proceeding with work.

5A 17TH AVENUE AND CLEVELAND AVENUE, 17TH AVENUE

Seventeenth Avenue is the third intersection addressed by the committee. Its enhancements are similar to those placed throughout the district. The presence of a park on the southwest corner of the intersection makes a nice addition and the new designs will only help to enhance this site. A bus shelter is provided on the southwest corner while a seating area will be provided on the southeast.

BEFORE



AFTER



These pictures are for design intent and cost estimating purposes only. Field verify all dimensions and conditions before proceeding with work.

6A 20TH-21ST AND CLEVELAND AVENUES, 21ST AVENUE

Twenty-first and 20th avenues are the final two intersections to receive improvements. The designs at these intersections call for simple fencing and walls at the bus shelter with new trees providing a green backdrop and even more enclosure, reinforcing the street edge. These views are of the southeast corner of 21st as seen from the northeast side of the street.

BEFORE



AFTER



These pictures are for design intent and cost estimating purposes only. Field verify all dimensions and conditions before proceeding with work.

6B 20TH-21ST AND CLEVELAND AVENUES, 21ST AVENUE

This page contains the designs for the northeastern corner of 21st and Cleveland Avenues. The improvements to the site are easily seen and their intentions are clear.

BEFORE



AFTER



These pictures are for design intent and cost estimating purposes only. Field verify all dimensions and conditions before proceeding with work.

6C 20TH-21ST AND CLEVELAND AVENUES, 20TH AVENUE

Twentieth Avenue is open on opposite corners: the southwest and northeast. Enhancements will be made to each corner and will include fencing, planters, and trees. Below the improvements to the southwest corner are shown.

BEFORE

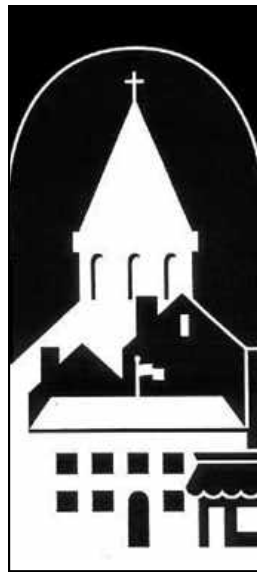


AFTER



8 B LOGO PLATES

To further portray community identity, a series of logo plates will appear on the brick walls throughout the district. The aluminum plates will be 2' 7.25" tall by 1' 2" wide. They will hold the logo of the Greater Linden Development Corporation and the Heritage District logo being marketed by the Columbus Compact Corporation.



Greater Linden Development Corporation logo



Unofficial Heritage District logo for Linden

These pictures are for design intent and cost estimating purposes only. Field verify all dimensions and conditions before proceeding with work.

7A BUS SHELTER AND DIRECTORY DESIGNS

New bus shelters were designed as another part of the project. They are meant to be integrated into the surrounding fencing, both in terms of material and function. They will be positioned in place of existing COTA shelters and also in new locations where COTA ridership numbers indicate the need.



These pictures and images are for design intent and cost estimating purposes only. Field verify all dimensions and conditions before proceeding with work.

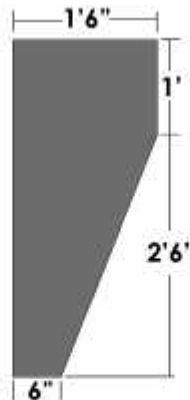
8C PLANTER DESIGNS

New planters will provide a colorful accent to the planned improvements along Cleveland Avenue. The planters will be attached to the brick walls that are used to support the iron fencing throughout the district. The presence of beautiful plants will only help to further enhance the appeal of the streetscape. The planters will contain plants in a possible rotation of pansies in the spring, flowering annuals in the summer, and mums in the fall. With proper placement, maintenance will be minimal. The Columbus Compact Corporation will be in charge of hiring a company to plant and water the planters.

AXONOMETRIC



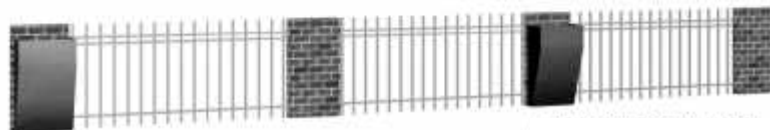
SIDE ELEVATION



ELEVATION



PRE-CAST
CONCRETE PLANTER
(Attachment hardware to be
furnished by manufacturer.)



9A COST ESTIMATES

This page displays the cost estimates for the improvements to Cleveland Avenue in South Linden. The numbers are broken down by intersection and listed by priority.

PHASE I		
1.	23rd-25th Avenues metal fencing with brick piers, seven planters, one large directory, one small directory, two bus shelters, six small aluminum signs	\$123,400.00
2.	Hudson Street metal fencing with brick piers, eight planters, five trees, one bus shelter, four small aluminum signs, one gateway sign, replication of paving pattern from the north to the south corners	\$ 78,300.00
FUTURE PHASES		
3.	17th Avenue metal fencing with brick piers, four planters, two bus shelters, four small aluminum signs, two large gateway signs	\$ 72,000.00
4.	21st-20th Avenues metal fencing with brick piers, eight planters, 15 trees, one bus shelter, six small aluminum signs	\$ 47,800.00
TOTAL COST OF IMPROVEMENTS		\$ 321,500.00

10A SOURCES OF FURTHER FUNDING

NEIGHBORHOOD PARTNERSHIP PROGRAM

Columbus Foundation
1234 East Broad Street Columbus, OH 43205-1453

Purpose: To fund projects that will make the city's neighborhoods better places to live, work, and raise families. Project categories include: (1) capital improvements - such as park and playground improvements, art in public places, community gardens, and signage; (2) special projects and program development - such as housing, race relations, recreation and culture, beautification and clean-up, economic development and job training, crime and public safety, health education and awareness, and neighborhood involvement in public schools; and (3) organizational development/ neighborhood organizing - includes citizen participation, technical assistance to organization boards and staff, and leadership training. **Eligible Applicants:** Any neighborhood-based collaborative project within the City of Columbus. The application must be prepared by a nonprofit organization that is involved in the project and has the majority of its members or participants residing in the neighborhood. **Estimated Range of Awards:** \$250 to \$35,000. **Proposal Deadline:** The first Monday in March and the first Monday in August.

OHIO BICENTENNIAL LEGACY TREE PLANTING INITIATIVE

Ohio Department of Natural Resources, Division of Forestry
1930 Belcher Drive Columbus, OH 43224-1387
(614) 265-6565

Purpose: to provide 50% reimbursable grants to purchase and plant trees on publicly owned lands. **Eligible Applicants:** cities and villages (nonprofit community organizations must partner with the city to apply for this program). **For more information,** contact Drew Todd at (614) 265-6707 or drew.todd@dnr.state.oh.us, or visit www.dnr.state.oh.us/grants.htm.

NATUREWORKS: PARKS AND RECREATION

Ohio Department of Natural Resources, Division of Real Estate and Land Management
1952 Belcher Drive Columbus, OH 43224
(614) 265-6646

Purpose: to provide up to 75% reimbursement grants for acquisition, development, or rehabilitation of public park and recreation areas. **Eligible Applicants:** political subdivisions of state, except school districts, and agricultural societies. **For more information,** contact Dameyon Shipley at (614) 265-646 or visit www.dnr.state.oh.us/grants.htm.

GREENWORKS! GRANTS

Administered by Ohio Department of Natural Resources,
Division of Forestry
1111 19th Street, NW #780 Washington, DC 20036
(888) 889-4466

Purpose: to encourage students to participate in community-based partnerships by developing and implementing action projects such as graffiti paint-overs, tree plantings, stream clean-ups, and recycling programs. **Eligible Applicants:** Project Learning Tree facilitators or participants. **Estimated Range of Awards:** \$200 to \$1,000 (50% match required). **Proposal Deadline:** fall (proposals must be submitted to the state Project Learning Tree office by summer in order to receive a letter of support). **For more information,** contact Sue Wintering at (614) 265-6657 or plt@dnr.state.oh.us, or visit www.dnr.state.oh.us/grants.htm.

YOUTH GARDEN GRANT

National Gardening Association
1100 Dorset Street South Burlington, VT 05403

Purpose: To support child-centered plans emphasizing a combination of youth learning and working in an outdoor garden. Areas considered in reviewing proposals include educational, environmental, or social programming; leadership, community support; sustainability; innovation; and need. **Eligible Applicants:** schools, neighborhood groups, community centers, camps, clubs, treatment facilities, and intergenerational groups. Applicants must plan to include at least 15 children between the ages of 3 and 18 years. **Award:** an array of quality tools, seeds, plant materials, products, and educational resources. **Proposal Deadline:** November 1. **For more information,** <http://www.kidsgardening.com/grants.asp>.

URBAN INFRASTRUCTURE RECOVERY FUND (UIRF)

City of Columbus
109 North Front Street, First Floor Columbus, OH 43215

Purpose: This fund was established in 1992 to address capital improvement needs in central city neighborhoods. The UIRF program improves the infrastructure in an area, which serves as an indicator of the health and vitality of the neighborhood. This fund is unique in that residents themselves can propose projects for their neighborhood. UIRF projects must cost over \$5,000, must have a life of at least five years, and must be located in the public right-of-way, be on city-owned property, or be contained in a city-owned easement. Lease arrangements can be accepted pending approval of the City Attorney's Office. **Contact:** Susan Delay, UIRF Program Manager, (614) 645-8929.

10B SOURCES OF FURTHER FUNDING

MARTIN LUTHER KING, JR. SERVICE DAY INITIATIVE

Corporation for National and Community Service
Ohio Community Service Council
51 North High Street, Suite 481 Columbus, OH 43215

Purpose: to mobilize more Americans to observe the Martin Luther King, Jr. federal holiday as a day of service in communities and to bring people together around the common focus of service to others. Projects funded will help communities meet education, public safety, environmental, or other human needs through direct service and effective citizen action. **Eligible Applicants:** nonprofit organizations, volunteer centers, institutions of higher education, local education agencies, faith-based institutions, and local and state governments. **Estimated Range of Awards:** \$2,500 to \$7,500. **Proposal Deadline:** July 31. **For more information,** visit www.serveohio.org/martin-luther-king_day.htm.

OHIO ARTS COUNCIL OPERATING AND PROJECT SUPPORT GRANTS

727 East Main Street Columbus, OH 43205-1796
(614) 46-2613

Purpose: to fund one part of an organization's activities, such as a one-time event, a single production, or an exhibit. Examples of funded projects include production of newsletters and other publications; performances, exhibitions, or festivals featuring traditional artists and their work; and permanent documentation of traditional artists' work. **Eligible Applicants:** local arts councils, centers and commissions; community schools of art; city governments; and organizations that are preserving and presenting traditional arts in communities. **Estimated Range of Awards:** up to \$40,000. **Proposal Deadline:** varies according to topic. **For more information,** visit www.oac.state.oh.us/organizations/.

FOUNDATIONS AND CORPORATE GIVING PROGRAMS

AMERICAN ELECTRIC POWER CORPORATE GIVING

Attn: Ms. Rody Woischke Contributions Administrator
1 Riverside Plaza, 19th Floor Columbus, OH 43215

Purpose: to support and play an active, positive role in communities where AEP has a presence. Specifically, AEP makes contributions primarily in the areas of education, the environment, and human services. AEP also funds special programs to encourage economic development. **Eligible Applicants:** nonprofit organizations. **Estimated Range of Awards:** (Information not provided.) **Proposal Deadline:** Proposals accepted on a continuous basis. **For more information,** visit www.aep.com/about/corpgivingandeduc/corpgive/default.htm.

BANK ONE

Community Relations Department
PO Box 710157 Columbus, OH 43271-0157
(614) 248-7983

Purpose: to focus financial contributions and volunteers in areas that will have the greatest long-term impact, to build self-sufficiency and increase opportunities for individuals and organizations alike. Areas of interest are those that fall in the realm of community economic development, such as jobs, housing, education, and investment in the community to encourage the next generation to live and work there. Specifically, Bank One supports programs that enhance the quality of life, increase the vibrancy, creativity, and attractiveness of the community as a place to live and work, and programs that leverage other community resources and encourage collaboration among various groups. **Eligible Applicants:** nonprofit organizations. **Average Range of Awards:** \$10,000 to \$30,000. **Proposal Deadline:** Proposals accepted on a continuing basis.

BATTELLE DISTRIBUTION PROGRAM

505 King Avenue Room 11 Columbus, OH 43201-2653
(614) 424-7983

Purpose: to protect, preserve, and nurture its neighborhoods and the environment, particularly in areas related to community improvement, health, and safety. **Eligible Applicants:** nonprofit organizations. **Estimate Range of Awards:** (Information not provided.) **Proposal Deadline:** Proposals accepted on a continuing basis. **For more information,** visit www.battelle.org/more/citizenship/default.stm.

10C SOURCES OF FURTHER FUNDING

BOB EVANS FARMS

3776 South High Street Columbus, OH 43207-0863
(614) 491-2225

Purpose: to support programs that strive to provide the skills young people and adults need to become self-sufficient. Programs supported are usually those with an impact on the greatest number of employees and customers in the communities where Bob Evans does business. **Application Deadline:** varies, via on-line form. **For more information,** visit www.bobevans.com/website/contactus.nsf/corporate_giving/openform.

HASBRO CHILDREN'S FOUNDATION

Purpose: to fund fully integrated universally accessible playgrounds. Priority is given to economically disadvantaged communities for playground refurbishment and/or new construction. The playground should be open to the whole community for at least some period of time on a regular basis. **Eligible Applicants:** tax-exempt, nonprofit organizations. **Estimated Range of Awards:** \$500 to \$35,000. **Proposal Deadline:** Proposals accepted on a continuous basis. **For more information,** visit www.hasbro.org/hcf/. **NOTE:** Hasbro Children's Foundation currently is revising its grant making guidelines. Visit this web site for updated purpose, deadline, etc.

KROGER FOUNDATION

The Kroger Co. Customer Relations
1014 Vine Street Cincinnati, OH 45202-1100
(866) 221-4141

Purpose: to enhance the quality of life in communities with a concentration of Kroger customers and employees. Eligible grant requests include the following: local United Way campaigns; local educational organizations; local organizations serving children, youth, and families; local arts, cultural, and civic organizations; local organizations that support and promote the advancement of women and minorities; and capital campaigns, start-up grants, and funding for special projects. **Eligible Applicants:** nonprofit organizations. **Application Deadline:** Accepted throughout the year. **For more information,** contact (513) 762-449, ext. 3.

THE MAY DEPARTMENT STORE COMPANY FOUNDATION

Purpose: to provide support in communities May Department Stores operate (including Lord & Taylor, Ilene's, and Kaufmann's) in the following areas: the United Way, health and

welfare, education, culture and the arts, and civic causes.

Eligible Applicants: 501(c)(3) organizations and union.

Estimated Range of Awards: Awards appear to range from \$1,000 to more than \$100,000.

Application Deadline: open. **For more information,** visit www1.mayco.com/common/com_guidelines.jsp.

NATIONWIDE FOUNDATION

One Nationwide Plaza, 1-22-05 Columbus, OH 43215-2220
(614) 249-4310

Purpose: to provide funding to organizations and programs within the following categories: (1) health and welfare; (2) education; (3) culture and arts; and (4) civic and community - including those that improve and revitalize the community and address conservation issues. **Eligible Applicants:** nonprofit organizations. **Estimated Range of Awards:** (Information not provided.) **Proposal Deadline:** September 1. **For more information,** visit www.nationwide.com/about_us/involve/fndatn.htm.

SBC FOUNDATION

Ameritech External Affairs
45 Erieview Plaza, Room 1600 Cleveland, OH 44114
(800) 591-9663

Purpose: to provide funding for projects that fall within the following priority areas: (1) education - K-12 and higher education initiatives that strengthen the educational process, improve student learning, broaden opportunity, and increase the potential for each student to succeed; (2) community economic development - initiatives that promote growth and build the capacity of community-based organizations; and (3) cultural and arts outreach - initiatives that promote education in and broaden access to arts and cultural activities. **Eligible Applicants:** nonprofit organizations. **Estimated Range of Awards:** \$1,000 to \$25,000. **Proposal Deadline:** Proposals accepted on a continuous basis. **For more information,** visit www.sbc.com/corporate_citizenship/0,5931,7,00.html.

SOURCE:

Neighborhood Design Center

65 Parsons Avenue Columbus, OH 43215
Telephone: (614) 221-5001 Fax: (614) 221-5614
Email: cndac@osu.edu

South Linden Streetscape Improvement Plan
COMP-01-03
AUGUST 2003

COMMUNITY INVOLVEMENT

COMMUNITY MEETING IN SOUTH LINDEN



COMMUNITY INVOLVEMENT

Community involvement has always been important to the South Linden neighborhood. However, at this time, when economic resources are stretched thin, community involvement is even more crucial to the health of the community. The community can work together to solve some of the problems facing the community.

Community involvement must include all interests- residential, business, religious, and educational. With all of the sectors of the community working together, the common goals of the community can be achieved.

ISSUES AND ACTION STEPS

Issue 1: New residents and new businesses are not aware of the activities in the community.

ACTION STEPS:

- Utilize and expand the "welcome wagon" program operated by the Greater Linden Development Corporation. Information on community events, meeting dates, and contact information should be included in the information given to new residents and business owners.
- Expand community activities so that a wider audience can participate. This will also help attract existing residents and businesses that are not currently active in the community.
 - ❖ Conduct a town meeting within South Linden. This meeting should be widely publicized and offer information on the community such as upcoming events, services provided to residents and business owners, and how to get involved in community activities.
 - ❖ Hold block parties so that neighbors can get to know one another. This will help "get the word out" to new residents regarding community organizations and ways to get involved.
- Expand the distribution of the newsletter produced by the Greater Linden Development Corporation. Consider increasing the number of newsletters produced during a year.
- Petition residents and business owners to measure the support for a local newspaper that would serve all of Linden. This effort should be done in conjunction with North Linden.
- Announce community events in school and church newsletters/bulletins.
- Use donated billboards to advertise meeting dates and locations. The South Linden Area Commission should be involved with this effort.

Issue 2: Community activities do not reach out to all sectors of the community, such as the new Somalian population and to the community churches and schools.

ACTION STEPS:

- Conduct outreach efforts to neighborhood schools, churches and specific organizations, such as the Somali Community Association of Ohio. The South Linden Area Commission should take the lead on this effort.
- Conduct an area-wide meeting with the Somali and African American communities. Developing a joint community project/effort to work on together should be a goal.
- Post community events and meetings in school and church newsletters/bulletins.
- Invite students from neighborhood schools to participate in community events and meetings. Create programs to foster leadership skills.
- Create a Linden website to assist in publicizing community events and meetings. This could be done in conjunction with North Linden.
- Use donated billboards to advertise meeting dates and locations. The South Linden Area Commission should be involved with this effort.



Local churches can help support community initiatives.

TRAFFIC AND CIRCULATION



TRAFFIC AND CIRCULATION

South Linden's major arterials include Cleveland Avenue, Hudson Street, and Eleventh Avenue. Cleveland Avenue is classified on the Columbus Thoroughfare Plan as a type "4-2D" arterial - a street that has a minimum of 120 feet of right-of-way, four moving lanes of traffic and a median divider. Hudson Street and Eleventh Avenue are classified as type "4-2" arterials - streets that have a minimum of 100 feet of right-of-way and four moving lanes of traffic.

Collector roadways include Seventeenth and Joyce avenues. These roadways are classified as type "C" arterials - streets that have a minimum of 60 feet of right-of-way and two moving lanes and two parking lanes or additional moving lanes in two directions.

Issues pertaining to traffic and circulation within the South Linden neighborhood include excessive vehicle speeds, the need for additional traffic stops, truck traffic, and converting one-way streets to two-way streets. These issues, among others, will be studied in the Linden Area Traffic Management Plan undertaken by the Columbus Transportation Division in the summer/fall of 2003. This effort will involve extensive community participation.

Additionally, several streets are in need of repaving and/or curb and sidewalk repair. Repaving and curb repair are typically funded through the Capital Improvements Program (CIP) and the Urban Infrastructure Recovery Fund (UIRF). Refer to Appendix, page 83, for projects planned for South Linden. Sidewalk repair is the responsibility of the adjoining property owner.

Also important to traffic and circulation is bus circulation and the potential for light rail. COTA is currently developing preliminary engineering plans for the first light rail line. This light rail line could potentially utilize the existing rail corridor that is parallel to Interstate 71. Given the proximity to South Linden, this rail line would have tremendous impacts on the neighborhood.

ISSUES AND ACTION STEPS

Issue 1: Traffic issues, such as speeding vehicles and truck traffic, are on the rise.

ACTION STEPS:

- Participate in the Linden Area Traffic Management Plan initiative. Issues identified that need further study include:
 - ❖ Excessive vehicle speeds on residential streets, such as Dresden Street, Twenty-third Avenue and Twenty-fourth Avenue.
 - ❖ Excessive vehicle speeds on Cleveland Avenue. Study the possibility of restoring on-street parking along Cleveland Avenue.
 - ❖ Study the possibility of installing a traffic signal at the intersection of Hudson and Dresden streets.
 - ❖ Study the possibility of providing a left turn signal at Eleventh and Cleveland avenues.
 - ❖ Investigate the possibility of installing "truck route" signs to deter truck traffic from residential areas.
 - ❖ Study neighborhood traffic to determine where four-way stops are needed.
 - ❖ Consider modifying one-way streets to two-way streets to help reduce traffic speeds.

Issue 2: Some streets are in need of improvement, such as pavement, curb and sidewalk repair.

ACTION STEPS:

- Work with the Columbus Transportation Division to identify and prioritize roadways needing repaving and curb repair.
- Educate home and business owners on their responsibility to repair the sidewalk that is adjacent to their property. The South Linden Area Commission should partner with the Columbus Transportation Division on this effort.
- Address broader issues when scheduling a roadway to be repaired/repaved. Issues concerning pedestrian and bicycle amenities, landscaping, and on-street parking should be considered in any roadway improvement project.
- Conduct stronger enforcement of parking regulations. It is common for trucks and cars to park on the curb. This destroys the curb in a short amount of time.
- Apply for monies through programs such as the Urban Infrastructure Recovery Fund (UIRF) for roadway improvements.

Issue 3: Increased transit options are needed in South Linden.**ACTION STEPS:**

- Work with COTA regarding future light rail plans for the rail corridor adjacent to Interstate 71. Important issues include the alignment of the rail line and the nature of transit stations/stops. Potential light rail transit stops include:
 - ❖ Hudson Street. The area adjacent to the rail line and Interstate 71 should be developed with uses that complement a transit stop, such as a daycare center, bank, dry cleaners, office space, and restaurants. More intense uses should be concentrated on the western side of Interstate 71 and transition to neighborhood-oriented uses on the eastern side of the freeway. This stop will also serve the adjacent Crew Stadium.
- Increase local bus service and provide neighborhood circulators for South Linden. These improvements can be coordinated to also benefit surrounding neighborhoods, such as North Linden. Additionally, COTA will enhance crosstown service as a part of the light rail program. Timed-transfers between bus service and light rail service will be possible.
- Acquire and preserve the abandoned rail corridor that is adjacent to Billiter Avenue. This area could become a future light rail line.

HOUSING



HOUSING

South Linden is primarily a community of housing. Over 80% of the land area within South Linden is devoted to housing. When the Linden area was first developed, it was considered a working-class neighborhood and the majority of homes were owner-occupied. Over the years many of the properties in South Linden have been converted to rental properties and numerous multi-family units have been constructed. Recently, instead of relocating within the community, many residents have chosen to move out of South Linden when they could afford to purchase a home. There are multiple issues concerning housing in South Linden that need to be addressed to both encourage current residents to stay in the community and to make prospective residents view South Linden as a desirable place to own a home.

Major housing concerns in South Linden include the declining rate of home ownership, the large number of vacant properties, the condition of many rental properties, the ability of households on limited incomes to maintain their homes, and the overall image of home ownership in the community of South Linden.

U.S. Census 2000 figures put the percentage of renter-occupied units in South Linden at approximately 44%. While the need for quality rental housing is obvious, the impact of a decline in owner-occupied housing, which currently also stands at 44%, below 50% can be detrimental. The rental community is more transient by nature and has less incentive to maintain properties. This often leads to an overall decline in housing values as the incentives to maintain property, even for owner-occupiers, steadily decrease. Increased homeownership does not need to result in displacement of renters; it can be achieved through programs aimed at helping renters become homeowners who then have an increased stake in the well being of their neighborhoods.

Many of the current housing problems can be traced to the high number of single- and multi-family properties that are allowed to sit vacant, sometimes for years. The current vacancy rate for all residential properties in South Linden is approximately 12%. Even if these properties are properly boarded up and kept up to code there is the likelihood of increased vandalism and other crimes. This problem often occurs when there are fewer households actually residing in a given neighborhood and the sense of community that comes with a stable, well-maintained street of occupied homes starts to decline.

Because quality-of-life issues are important to housing demand, all of the action steps in this section should be considered within the overall context of the other sections in the South Linden Neighborhood Plan. These would include public safety, economic development, aesthetics, and community involvement. Coordinated efforts that make visible progress will enhance the reputation of the community and will be a positive for housing in South Linden.

There are many groups actively working to improve the condition of housing in South Linden. The Greater Linden Development Corporation under the guidance of Executive Director Ron Dozier has stepped up efforts to address the housing concerns of South Linden. Other groups working with the GLDC or independently include Columbus Housing Partnership, Habitat for Humanity, Community Homes Revitalization Corporation, and the city of Columbus Housing Division.

ISSUES AND ACTION STEPS

Issue 1: Homeownership rates need to be increased.

ACTION STEPS:

- Increase the educational programs that help prospective homeowners become qualified to purchase homes. The *Homebuyer Education Program* run by the GLDC in conjunction with Key Bank is an excellent example.
- Raise participation in the *Homeownership Development Program* that is run by the city of Columbus. This program offers financial incentives to developers building new homes for sale.
- Expand efforts to offer housing across the spectrum of economic levels. By offering a wider range of choices, more first-time homebuyers will be given the opportunity to own a home. At the same time, there will be an increased chance for existing homeowners to stay in the community when they buy a new home.
- Encourage increased participation in the *Neighborhood Investment District Program*. This program allows a 100% tax exemption for up to 15 years to families or builders that build new homes. It offers 10-12 years of tax exemption on improvements to rental or owner-occupied homes.
- Initiate/continue partnerships with non-profit and for-profit developers who are interested in working in South Linden. The GLDC Housing Committee is currently working on a variety of projects with a number of developers including Columbus Housing Partnership, Habitat for Humanity, and Community Homes Revitalization Corporation. Efforts to improve the range of offerings should include working with more for-profit developers.

Issue 2: There are too many vacant, boarded-up residential properties in South Linden.**ACTION STEPS:**

- Work with Code Enforcement to ensure that all vacant properties are rigorously maintained according to city of Columbus code.
- Maintain efforts by the city of Columbus Office of Land Management to acquire tax delinquent properties that can be rehabilitated and sold by either a non-profit or a for-profit developer as owner-occupied single-family homes. New infill housing should be compatible with the scale and development pattern of the existing neighborhood.
- Create disincentives to keeping residential structures vacant for long periods of time. These could be in the form of requiring regular inspections by the city and charging an inspection fee.
- Begin efforts to identify and contact owners of vacant properties with the goal of returning these properties to active use. The GLDC should take the lead and offer to put owners interested in selling their properties in touch with non-profit or for-profit developers that will redevelop the properties as owner-occupied single-family homes.
- Make use of city of Columbus Housing Division programs such as the *Homeownership Development Program* that offers forgivable loans to developers building new housing on infill lots for sale to homebuyers.
- Promote the Housing Division's *Vacant and Abandoned House Financial Incentive Program* that gives developers incentives to purchase vacant, abandoned houses, rehabilitate them, and sell them to homebuyers.

Issue 3: There are a number of single- and multi-family homes in South Linden in poor physical condition and numerous homes that need at least minor repairs.

ACTION STEPS:

- Continue efforts to offer assistance with home repairs to South Linden residents. The *GLDC CRA Housing Rehab Program* that helped many long-time residents is an example of a program that could be expanded or duplicated to meet the needs of many citizens.
- Educational efforts that make homeowners aware of programs available to help with repairs should continue. Programs such as the city of Columbus Housing Division's *Emergency Repair Program* and *Homeowner Assistance Program* could be highlighted.
- Work with City Code Enforcement and rental property owners to ensure that all rental properties are well maintained and that there are no serious code violations.
- Work with Columbus Metropolitan Housing Authority in an effort to improve code compliance and property aesthetics on both CMHA owned property and Section 8 rental properties.
- The South Linden Area Commission should encourage all residents to report code violations that they find in their neighborhoods.

Issue 4: Housing located along Cleveland Avenue is in generally poor condition and many structures have been vacant for a number of years. This is especially challenging because the Cleveland Avenue corridor is the most visible, highly traveled street in South Linden and it is the only view of the community that many Columbus residents see.

ACTION STEPS:

- Encourage owners of vacant residential structures along Cleveland Avenue to explore commercial options for their properties, where appropriate. This would both increase the range of services offered to area residents as well as decrease opportunities for crime and vandalism.
- Work with the Office of Land management to identify the status of housing units along Cleveland Avenue. If a property is in tax delinquency the Office of Land Management should aggressively pursue its foreclosure and acquisition through Franklin County.
- Acquired properties should be sold to non-profit or for-profit developers that will redevelop the properties as owner-occupied single-family homes. If the building is too dilapidated to be refurbished, the building should be removed and other options such as commercial development, infill housing, or off-street parking should be explored where appropriate.
- Research the possibility of creating a low interest loan program for property owners who are willing to renovate and upgrade their properties.
- Offer special recognition to property owners who maintain and beautify their properties.

Issue 5: There is the perception that South Linden does not provide a high quality of life environment for its residents. This significantly impacts the ability to attract new residents and retain existing residents.

ACTION STEPS:

- Begin efforts to educate real estate professionals, including realtors, lenders, and developers, on the positive qualities of the South Linden community. The GLDC should take the lead in creating a brochure that highlights these qualities.
- Continue to work with banks and other mortgage lenders to make home loans more widely available to South Linden residents and prospective residents. The GLDC Housing Committee is currently working with Third Federal Bank, Key Bank, and others on lending programs for South Linden. As more banks are willing to lend in South Linden there should be increased interest from prospective purchasers.

APPENDIX



APPENDIX IMPLEMENTATION - FIRST STEPS

The following action steps are offered as guidelines for organizations involved in the implementation of the South Linden Neighborhood Plan. These action steps take into account the significance of multiple participants and the importance of collaboration toward the achievement of common goals.

The South Linden Area Commission has stepped forward to lead and oversee implementation of the South Linden Neighborhood Plan. The commission will provide the driving force behind plan implementation and the necessary collaborations. The area commission will serve as the lead organization working with key participants listed below.

The items listed below are intended to be a starting point for the Plan's implementation. This list must be reviewed and revised as time passes and conditions change.

ACTION: Establish Cleveland Avenue as a strong commercial corridor.

- Target specific sections of Cleveland Avenue as commercial nodes.
- Continue to work with the Neighborhood Design Center and the Columbus Compact on streetscape improvements to Cleveland Avenue.
- Create more parking options along Cleveland Avenue.
- Market South Linden as a great place to shop and do business.

KEY PARTICIPANTS:

- City of Columbus, Economic Development Division
- Greater Linden Business Network
- Greater Linden Development Corporation
- Neighborhood Design Center
- Columbus Compact
- City of Columbus, Transportation Division

ACTION: Initiate further study, refinement, and public review of the Hudson Street redesign concept.

KEY PARTICIPANTS:

- City of Columbus, Transportation Division
- City of Columbus, Planning Division
- City of Columbus, Department of Recreation and Parks
- North Linden Area Commission
- Greater Linden Development Corporation

ACTION: Increase interaction between police officers assigned to South Linden and the residents, businesspersons, and others with a stake in the community.

- Schedule police officers to attend South Linden Area Commission, blockwatch, and Greater Linden Advisory Council meetings.
- Form blockwatch groups with the assistance of the Police Division.
- Encourage residents to participate in the Citizen's Police Academy.
- Assign police officers to duties such as the bike and walk patrols so that they are more visible in and accessible to the community.

KEY PARTICIPANTS:

- City of Columbus, Division of Police
- Greater Linden Development Corporation

ACTION: Continue to target code enforcement activities within South Linden and initiate neighborhood clean-up efforts that involve the entire community.

KEY PARTICIPANTS:

- City of Columbus, Neighborhood Services Division
- Greater Linden Development Corporation
- Greater Linden Business Network

ACTION: Create an inventory of vacant structures and land. Work with the Office of Land Management to identify tax-delinquent properties and request foreclosure.

KEY PARTICIPANTS:

- City of Columbus, Office of Land Management

ACTION: Expand community activities to new residents, businesses, ethnic groups, schools and churches

Key Participants:

- South Linden area schools
- South Linden area churches
- Greater Linden Business Network
- Greater Linden Development Corporation

ACTION: Participate in the Linden Area Traffic Management Plan. This plan will address traffic issues in South Linden and the surrounding area.

KEY PARTICIPANTS:

- Greater Linden Development Corporation
- City of Columbus, Transportation Division

NEIGHBORHOOD PRIDE PROGRAM

Neighborhood Pride is a team program of city departments, neighborhood groups and individual citizens, businesses and other partners to make our neighborhoods safer and cleaner. It is key to a more vibrant and exciting future for Columbus. For one week, there is an intense delivery of city services (including the cleaning of alleys, mowing high grass in the public right-of-way and neighborhood recreational area, replacing burned out street lights, offering block watch and fire prevention outreach, and evaluating exterior housing for code compliance).

Prior to each "Pride Week", city employees reach out to neighborhood groups in the Pride district to help craft the specifics of each Neighborhood Pride effort. City staff members make presentations to area commissions, civic associations, business associations and other groups to introduce Pride to the neighborhood. More importantly, City outreach staff field residents' questions and ask citizens to identify their concerns in the area so Pride can efficiently and effectively address those priorities. Before each "Pride Week", neighborhood leaders and key city staff board a city vehicle and drive every street and alley of a Pride district. During this "Pride Tour", neighborhood leaders are asked to point out specific concerns that will be addressed during "Pride Week". This is a key to Pride's success. Each neighborhood is unique and has vital attributes contributing toward making Columbus a great city. Residents' active participation in this process - and other aspects of Neighborhood Pride - is essential for Pride to be a success.

Citizen participation in Pride is necessary before, during and after "Pride Week". Neighborhood Pride is the beginning of a long-term process for changing the way the city does business with its customers to the benefit of residents. Citizens' concerns change with time, as neighborhoods are living, evolving communities. A strong, ongoing partnership between a neighborhood and the city enhances the effort to deliver services to a neighborhood in a more timely, efficient and responsive manner.

Contact Information: 645-0837 or 645-8927

NEIGHBORHOOD LIAISON PROGRAM

Community Liaisons staff are responsible for coordinating the exchange of information among citizenry, neighborhood organizations, and city staff concerning city government programs and services. The liaisons also provide technical assistance, consulting and advocacy services to citizens, neighborhood groups and city government to allow greater neighborhood-based capacity building, problem solving and strategic planning.

Program Summary

- Assist in implementing programs designed to develop and maintain close positive relations with and between neighborhood area commissions, business and civic associations, task forces, and the city of Columbus.
- Interact with city officials, community leaders and members of the general public to provide information and technical assistance to formal and informal neighborhood groups.
- Provide explanation of ordinances, rules and regulations of the city, state or federal government program and services.
- Confer with department and other city officials in the planning and development of community education and awareness activities focused on the needs of the city's area commissions, business and civic associations, and other neighborhood groups, as necessary.
- Assist in the development and implementation of targeted training modules for the city's area commissions, business and civic associations, and other neighborhood groups and leaders.
- Create and maintain a menu of strategies to maintain a strong and clean line of communication between the city and neighborhoods, including but not limited to the Internet, the Columbus Associates, direct mailings, and the city's area commissions, business and civic associations and other neighborhood groups.
- Neighborhood Relations Partners: Area Commissions (12 active), civic associations (265+), neighborhood business associations (17), Columbus Compact, City Council, Mayor's Office, other city departments and divisions. (Staff maintains an extensive database of all neighborhood partners.)

Contact Information for South Linden: 645-7510

ECONOMIC DEVELOPMENT PROGRAMS AND RESOURCES

Business development, expansion and retention programs are available through several organizations. The lists of programs below are examples of programs that are available. If interested, a business will need to contact the appropriate organization to obtain the specific requirements of the program.

CITY OF COLUMBUS:

Contact the Office of Business Assistance (645-8135) for the following programs:

- **New Business Attraction** - Working closely with the Greater Columbus Chamber of Commerce, the Ohio Department of Development, and other development organizations, the Office of Business Assistance (OBA) strives to attract world-class business operations to the city of Columbus. The office can make referrals on available sites and buildings to meet the needs of industrial, office and commercial uses. The OBA also interfaces with electricity, gas and communication companies to provide rate information and utility capacity for any location under consideration.
- **Retention and Expansion** - The OBA conducts site visits to local businesses to identify specific opportunities for business retention and/or expansion where City efforts could potentially have a helpful impact. The OBA seeks opportunities for helping to create an environment in which all businesses can grow and thrive.
- **Tax Incentives** - Tax incentives are used strategically to leverage significant business expansions or relocations. Criteria for offering tax incentives are based on the benefits a project represents for the community and whether tax incentives are necessary to secure the project for Columbus. Criteria include the amount of investment and job creation and/or retention, and whether the project involves a priority sector or targeted geographic area.
- **Infrastructure Assistance** - The OBA can assist businesses in securing public infrastructure improvements critical to the success of expansion, retention, or relocation projects. Typical infrastructure improvements facilitated for business projects in the past are storm and sanitary sewers, water lines, streetscape enhancements and road improvements.
- **Urban Brownfields Redevelopment** - The OBA assists businesses that seek to develop urban sites requiring environmental cleanup. The OBA can provide brownfield technical assistance and, through the Columbus Urban Growth Corporation and the Clean Ohio program, assistance can be provided to help businesses with site acquisition and environmental remediation.
- **International Business Assistance** - The OBA assists in the development of international business opportunities that result in local business growth and job creation. Types of assistance provided include the development of business-to-business linkages with Columbus companies, coordination of business visits to Columbus, referrals for local banks, legal firms, and other business services and packaging of available sites, buildings and incentives.

Contact the Office of Financial Assistance (645-8172) for the following programs

- **Business Development Fund** - Eligible activities include acquisition of land, building, machinery and equipment. Existing businesses with project sites within the City limits are eligible to apply. The City's participation is limited to \$200,000 with a maximum term of 20 years.
- **Central City Loan Fund** - Loan funds can be used for acquisition and redevelopment of real property and to purchase machinery and equipment. Project sites where new job creation will take place must be located within the Columbus Empowerment Zone or Core Central City. Existing profitable businesses, developers with a proven successful track record and economically viable non-profit organizations are eligible to apply. This program has a two-tiered interest rate structure that can be provided upon request.
- **Working Capital Loan Fund** - Eligible uses of loan proceeds include purchase of inventory, defraying increased operating costs incurred in business expansion, and acquisition of small equipment. Existing businesses with project sites within the City limits are eligible to apply. Loans start at \$15,000 with a maximum of \$50,000 for up to five years.
- **Special Improvement Districts** - A Special Improvement District (SID) is a self-help tool that allows property owners to assess themselves for area-wide services and capital improvements. The Office of Financial Assistance works with groups or organizations desiring to form a SID. All SIDs must be created pursuant to the Ohio Revised Code, Chapter 1710. The average time needed to form a SID is approximately two years.
- **Urban Infrastructure Recovery Fund** - This program funds several million dollars of capital improvements per year in central city neighborhoods. Residents themselves propose projects based on a premise that they know best what their neighborhood needs. Since 1992, \$36 million in public roadway and public park improvements have been constructed such as street repaving, alley resurfacing, street lighting upgrades, street trees, curbs and sidewalks, playground equipment, and neighborhood gateways.
- **Neighborhood Commercial Revitalization Program** - This program offers technical assistance, loans and matching grants, capital improvements, and planning services in conjunction with the established business association in 15 commercial areas surrounding the downtown. Neighborhood Commercial Revitalization (NCR) staff provide assistance to individual businesses to secure architectural design services and financial incentives for acquisition and exterior rehabilitation of commercial property through the NCR Investment Fund, the NCR Commercial Improvement Loan Fund, the NCR Façade Renovation Fund, and the NCR Storefront Renovation Grant Fund.

Greater Columbus Chamber of Commerce:

- **Business Tools** - The Chamber Market Research Department provides services such as the New Resident Kit; mailing labels from the Largest Employers Database and New Resident Kit requests; and publications including maps, education and business directories, the membership directory, surveys, a regional profile and several Columbus guides. *Call 225-6084 for more information.*
- **Columbus Venture Network (CVN)** - A forum where business investors and entrepreneurs can make valuable contacts, exchange information and create mutual business opportunities. *Call 225-6938 for more information.*
- **ITC of Central Ohio** - ITC fosters the growth of technology-based companies and the effective use of technology by companies in Central Ohio by providing a forum where high-tech leaders and entrepreneurs can exchange ideas and information. *Call 225-6907 for more information.*
- **Small Business Council (SBC)** - A volunteer organization that acts as an advocate for small business issues. The SBC also offers special business services, networking events, education programs, and seminars and recognition programs to promote the growth of small businesses in Greater Columbus. *Call 225-6938 for more information.*
- **Small Business Development Center (SBDC)** - SBDC counselors help small businesses through the many hurdles they face such as funding and licensing. *Call 225-6066 for more information.*
- **Women's Network for Entrepreneurial Training (WNET) Mentor Program** - A mentor program designed to increase the numbers of women business owners and their success. WNET aids emerging women-owned businesses by linking them with experienced women entrepreneurs who help guide them through the challenges of an expanding woman-owned business. *Call 225-6910 for more information.*

Ohio Department of Development:

- **Ohio Enterprise Bond Fund** - Provides funding for land and building acquisition, construction, expansion or renovation, and equipment purchases for commercial or industrial projects between \$1.5 million and \$10 million in size. *Call 466-4551 for more information.*
- **166 Direct Loan** - Provides loans for land and building acquisition, expansion or renovation, and equipment purchase. *Call 466-4551 for more information.*
- **Capital Access Program** - Encourages lending by establishing a unique land "guarantee" reserve pool at the lending institution. The State, the lender, and the borrower each make a small contribution into the pool. The reserve pool is available to the lender for recovery of any losses they may have for any loan that is enrolled in the Capital Access Program. *Call 644-7708 for more information.*
- **Minority Direct Loan** - Provides loans for the purchase or improvement of fixed assets for state-certified, minority-owned businesses. *Call 644-7708 for more information.*
- **Ohio Mini-Loan Guarantee Program** - Provides loan guarantees for fixed assets for small business, including start-up or existing business expansion, for projects of \$100,000 or less. *Call 644-7708 for more information.*
- **Urban Redevelopment Loan** - Removes development barriers from urban core property so that private sector job opportunities can be created. *Call 466-4551 for more information.*
- **Ohio Job Creation Tax Credit** - Provides corporate franchise or state income tax credit for businesses that expand or locate in Ohio. *Call 466-2317 for more information.*

Greater Linden Development Corporation:

The Greater Linden Development Corporation (GLDC) is a non-profit organization that serves the area bounded by Weber Road on the north, Conrail tracks adjacent to Interstate 71 on the west, Conrail tracks adjacent to Bonham Avenue on the south, and Woodland Avenue on the east.

The mission of the Greater Linden Development Corporation (GLDC) is to improve the quality of life in the community and serve as the area's primary coordination, long-term planning and economic development entity. To fulfill this mission, the GLDC spearheads activities designed to attract, retain and expand jobs, thereby enhancing the economic vitality of the community.

The GLDC's primary functions are centered on the following:

- Business and Community Development
- Crime Prevention
- Economic Development
- Housing
- Marketing
- Planning and Coordination

The GLDC also maintains a community directory of businesses, churches, and schools.

For more information call 263-2492.

Greater Linden Business Network:

The Greater Linden Business Network is the business association of South Linden. The group has been active in supporting business owners in the community. A network of business contacts has been established and so the group is a potential resource for potential business owners to get help with starting a new business within South Linden.

Columbus Metropolitan Area Community Action Organization:

The Columbus Metropolitan Area Community Action Organization (CMACAO) provides assistance with employment and job training in Columbus. Some of their services include job placement assistance, job coaching, job training, and computer training classes. CMACAO's employment and training staff can be contacted at 324-5100.

United Way Neighborhood Partnership Center:

The United Way Neighborhood Partnership Center is a nonprofit organization that is active in Columbus neighborhoods. The Partnership Center offers training, technical assistance, grants programs, and resource development. Workshops are offered for community leaders who want to become proficient in grant writing and non-profit development. The Partnership Center also offers workshops for community members that are interested in starting a business and need help developing a plan.

Contact number for the Partnership Center is 224-5835.

EnterpriseWorks:

EnterpriseWorks is a non-profit organization that works with individuals wanting to start their own small business. The program offers intensive instruction in basic business planning, finance, marketing, and management. The three core programs offered are: Exploring Small Business, Financial Literacy, and Business Plan Development. EnterpriseWorks also works to identify business opportunities within the city that require as little as \$5,000 capital investment. This list is based on community need and ease of start-up. EnterpriseWorks accepts Workforce Investment Act (WIA) vouchers as payment for the program. EnterpriseWorks is willing to make presentations to interested groups.

Contact number for the organization is 228-1043.

Central Ohio Procurement Technical Assistance Center:

The Central Ohio Procurement Technical Assistance Center (COPTAC) assists small businesses in selling products and services to federal, state, and local governments. Small businesses that have been in operation at least one year and have an established commercial client base are eligible to participate in the program. COPTAC offers free training sessions for eligible businesses. The program provides assistance in finding bid opportunities, government registrations, marketing help, and general counseling.

Contact number for COPTAC is 365-3200.

Central Ohio Minority Business Association:

The Central Ohio Minority Business Association runs the Minority Columbus Contractors and Business Assistance Program that is funded by the Ohio Department of Development. The program provides business counseling and assistance to small and developing business owned firms. Specific services include:

- Contract opportunities
- Business start-up
- Business expansion
- Loan packaging
- Bond packaging
- Business certification
- Economic development
- Financial referrals
- Education and training

Contact number for the group is 252-8005.

North Community Opportunity Center:

The North Community Opportunity Center is run by the Franklin County Department of Job and Family Services. The Center offers an array of employment services for people who meet eligibility requirements. Specifically, employment and education training is offered to help clients find employment. *Contact number for the Center is 719-8600.*

Columbus Compact Corporation:

The Columbus Compact Corporation is the governing body of the Columbus Empowerment Zone.

The Compact provides leadership and supports sustainable improvements to the quality of life in Columbus' central city neighborhoods.

The Compact further empowers people and organizations by linking resources in a collaborative process that ensures active representation for everyone.

The Compact helps support a variety of tools that lend to local and private investment, business development, and full employment in a growing central city market. *Contact number for the organization is 251-0926.*

Neighborhood Design Center (NDC):

The Neighborhood Design Center is a not-for-profit organization funded by the City of Columbus Department of Development and The Ohio State University as well as other public and private sources. NDC provides planning and design related services to businesses and property owners in areas designated by the City's Neighborhood Commercial Revitalization Program.

Contact number for NDC is 221-5001.

HOUSING RESOURCES

Greater Linden Development Corporation (GLDC):

GLDC is actively involved in many housing programs throughout South Linden. Through its Housing Committee, the GLDC is working with a number of non-profit organizations, as well as local financial institutions, to make the dream of homeownership a reality for many South Linden residents. In addition to homeownership issues, the GLDC has helped many residents obtain grants to make home repairs and it has also worked closely with residents on public safety issues. All of these efforts combine to make the community of South Linden a stronger, more desirable community. People interested in obtaining more information on these and other programs can *contact the GLDC at 263-2492.*

City of Columbus Housing Division:

The Housing Division has a wide variety of programs that assists homeowners, developers, and prospective homebuyers. Under Mayor Coleman, the Housing Division has made a concerted effort to deliver these assets to inner-city neighborhoods. Some of the programs administered by Housing Division include:

- **Capitol Improvement Program** - covers right-of-way infrastructure improvements for new single-family developments. Eligibility requirements apply. *Contact number is 645-189.*
- **Chores Program** - provides up to \$500 of labor and materials for minor home repairs to eligible senior or disabled homeowners. *Contact number is 645-8542.*
- **Downpayment Assistance Program** - down payment assistance up to \$3000 for qualified first-time homebuyers. Restrictions apply. *Contact number is 645-6211.*
- **Homeownership Development Program** - funds for rehabilitation or new construction of affordable housing. Homes must be located within a neighborhood development District. Eligible developers and first-time homebuyers may apply for up to \$15,000 if they meet the program requirements. *Contact number is 645-7795.*
- **Vacant and Abandoned Homes Financial Incentive Program** - offers up to \$20,000 in the form of a forgivable loan when matched dollar for dollar by the developer. Savings are passed on to a qualified buyer. *For eligibility requirements and more information call 645-7795.*

Housing Division has other programs and assets available for use by eligible Columbus residents and developers. Interested parties should call 645-7795.

Columbus Housing Partnership (CHP):

CHP has been working to provide affordable housing and homeownership opportunities in the Columbus area for over fifteen years. A current CHP program that has been successfully implemented is the Greater Linden Homes project that has created affordable infill housing in South Linden and Milo Grogan. CHP offers a number of programs for prospective homebuyers, these include:

- Pre-Purchase Homebuyer Education Program
- "Bringing People Home" Homebuyer Club
- Credit and Budget Counseling
- Down Payment Assistance
- Post-Purchase and Budget Counseling
- Mortgage default Counseling

Columbus Housing Partners is located at 562 East Main Street and their phone number is 221-8889.

Capitol Development Corporation for Housing (CDCH):

CDCH is a non-profit subsidiary of Ohio Capital Corporation for Housing (OCCH). CDCH partners with non-profit groups to develop and construct single-family homes for low- to moderate-income buyers. CDCH successfully developed the Greater Linden Heights development in partnership with CMHA, OCCH, the city of Columbus, National City Bank, and others. The development is part of the Four Corners project in South Linden. CDCH can be *contacted at 224-8446.*

Community Homes Revitalization Corporation (CHRC):

CHRC is a subsidiary of St. Stephen's Community House and has been working to provide affordable housing to in the Lindens since 1994. CHRC partners with a number of financial institutions and area non-profits to assist families attain the goal of homeownership. CHRC offers **Home Buyer Training, Credit Education**, and helps in mortgage pre-qualification. CHRC has developed infill housing throughout South Linden allowing many families to realize homeownership. Community Homes is located at 1390 Cleveland Avenue Suite 202, and their *phone number is 291-7065.*

Financial Resources:

Key Bank is working with the GLDC and Linden residents interested in purchasing a home. The Bank together with the GLDC has started a **Homebuyer Education** program that incorporates a number of sessions helping prospective homebuyers gain the financial education they need to purchase a home. The participants are required to complete homework based on the previous sessions information to show that they have been following and understanding the classes. Individuals that successfully complete this program are eligible for mortgages from a number of different institutions including Key Bank. Interested parties should *contact the GLDC at 263-2492*.

Third Federal Bank has been active in the South Linden area partnering with Community Homes Revitalization Corporation to offer mortgages to prospective homebuyers. Third Federal is currently looking to expand lending in Linden and is working with the GLDC Housing Committee in an attempt to offer loans on some of the projects that are being partnered with various developers throughout South Linden. Interested parties should *contact the GLDC at 263-2492*.

CAPITAL IMPROVEMENTS

Capital Improvements Program 2001-2006

The Capital Improvements Program (CIP) is intended to provide a general framework for the city's capital investment over a six-year period. The CIP is subject to change, based on various factors including such things as project-specific issues and funding source changes. The following projects are programmed for South Linden in the current CIP.

Project #	Project Description	Allocation	Implementing Division
650653	Maynard Avenue Sanitary Sewer Replacement	\$549,000	Sewerage and Drainage
650646	Hiawatha Park/Atwood Relief Sewer	\$1,427,000	Sewerage and Drainage
690455	Joyce Avenue 16" Water Main	\$410,000	Water

Urban Infrastructure Recovery Fund

The Urban Infrastructure Recovery Fund (UIRF) capital improvement fund is utilized to repair infrastructure such as curbs and streets as well as special features that help enhance the identity and desirability of the city's unique urban neighborhoods. UIRF projects are nominated, reviewed and prioritized by the residents in each neighborhood with technical advice from city staff. The following projects are programmed for South Linden.

Project Description	Budgeted Amount	Specific Location
Bancroft Street Curb and Sidewalk	\$400,000	Between Genessee and Hudson
Billitier Avenue Resurfacing	\$100,000	Vicinity of Seventeenth Avenue
Brick Stamped Crosswalk at Eleventh and Cleveland avenues	\$30,000	
Four Corners Utility Pole Relocation at Cleveland and Eleventh avenues	\$550,000	

CENSUS 2000 DATA FOR SOUTH LINDEN

TOTAL POPULATION	11,086	
RACE	NUMBER	PERCENT
One Race White	1,228	11.1%
One Race Black	9,371	84.5%
One Race Native American	46	0.4%
One Race Asian	59	0.5%
One Race Islander	3	0.0%
One Race Other	87	0.8%
Total Two or More Races	291	2.6%
Hispanic	174	1.6%
SEX		
Total Males	5,017	45.3%
Total Females	6,069	54.7%
TOTAL HOUSEHOLDS	4,081	
Average Household Size	2.7	
TOTAL HOUSING UNITS	4,628	
Occupied Housing Units	4,081	88.2%
Owner-Occupied	2,038	44.0%
Renter-Occupied	2,043	44.2%
Vacant Housing Units	547	11.8%
GROUP QUARTERS POPULATION	0	0.0%
POPULATION IN HOUSEHOLDS	11,086	100.00%

SEX BY AGE	MALE	FEMALE	TOTAL	PERCENT OF TOTAL
Under 5	494	473	967	8.7%
5 to 9	633	585	1,218	11.0%
10 to 14	617	555	1,172	10.6%
15 to 17	318	297	614	5.5%
18 to 19	165	156	320	2.9%
20	54	74	128	1.2%
21	52	76	128	1.2%
22 to 24	168	245	413	3.7%
25 to 29	292	416	708	6.4%
30 to 34	264	407	670	6.0%
35 to 39	347	442	788	7.1%
40 to 44	321	448	769	6.9%
45 to 49	258	363	622	5.6%
50 to 54	216	327	544	4.9%
55 to 59	169	250	419	3.8%
60 and 61	63	82	146	1.3%
62 to 64	97	183	280	2.5%
65 and 66	84	91	175	1.6%
67 to 69	91	126	217	1.9%
70 to 74	392	126	518	4.7%
75 to 79	137	195	332	3.0%
80 to 84	92	154	246	2.2%
85 and Over	29	57	86	0.8%
MEDIAN AGE			29.39	

TOTAL HOUSING UNITS	4,628	100.0%
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	Number	Percent of Total
Occupied Housing Units	4,081	88.2%

Vacancy Status

Vacant Housing Units	547	11.8%
Vacant for Rent	168	3.6%
Vacant for Sale	53	1.2%
Rented or Sold, Not Occupied	52	1.1%
Seasonal, Recreational or Occasional Use	3	0.1%
Migrant Use	0	0.0%
Other Vacant	270	5.8%

Tenure by Race of Householder

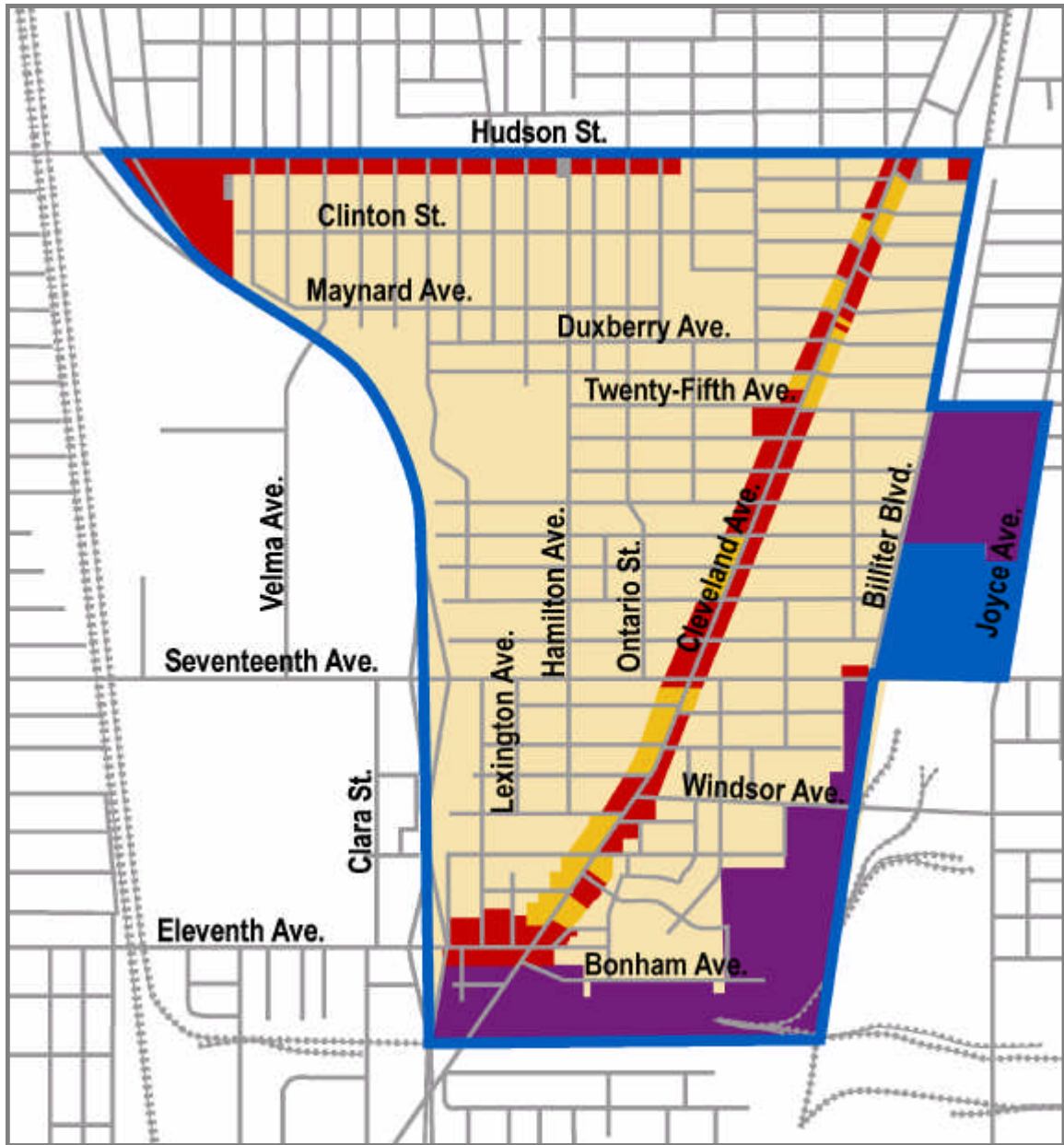
Owner-Occupied	2,038	44.0%
White Only	308	6.6%
Black Only	1,680	36.3%
American Indian Only	8	0.2%
Asian Only	13	0.3%
Hawaiian/Pacific Islander Only	0	0.0%
Other Race Only	6	0.1%
Two or More Races	23	0.5%
Renter-Occupied	2,043	44.2%
White Only	212	4.6%
Black Only	1,759	38.0%
American Indian Only	8	0.2%
Asian Only	9	0.2%
Hawaiian/Pacific Islander Only	1	0.0%
Other Race Only	9	0.2%
Two or More Races	46	1.0%

TOTAL HOUSEHOLDS	4,081	
Household Type	Number	Percent of Total
One-Person	1,043	25.6%
Male Householder	460	1.3%
Female Householder	584	14.3%
Two or More Person Households	3,038	74.4%
Family Households	2,833	69.4%
Nonfamily Households	205	5.0%
Household Size		
Average Household Size	2.7	
1-Person Households	1,043	25.6%
2-Person Households	1,160	28.4%
3-Person Households	787	19.3%
4-Person Households	517	12.7%
5-Person Households	326	8.0%
6-Person Households	153	3.8%
7 or More Person Households	96	2.3%
Race of Householders		
White Only	519	12.7%
Black Only	3,439	84.3%
American Indian Only	16	0.4%
Asian Only	22	0.5%
Hawaiian/Pacific Islander Only	1	0.0%
Other Race Only	15	0.4%
Two or More Races	69	1.7%
Hispanic	46	1.1%

CRIME STATISTICS

CRIME	PRECINCT FIVE YEAR 2002	CITY OF COLUMBUS YEAR 2002
Murder/Manslaughter	10 (0.3%)	129 (.13%)
Rape	42 (1.1%)	673 (0.66%)
Robbery	155 (3.9%)	3,495 (3.4%)
Aggravated Assault	134 (3.4%)	2,243 (2.2%)
Burglary	829 (21%)	16,025 (15.7%)
Larceny over \$500.00	228 (5.8%)	9,432 (9.3%)
Larceny under \$500.00	707 (18%)	26,019 (26%)
Vehicle Theft	356 (9%)	7,981 (7.8%)
Other Assaults	1,195 (30.2%)	25,396 (25%)
Forgery	5 (0.13%)	374 (0.4%)
Fraud/Embezzlement	17 (0.43%)	701 (0.7%)
Indecent Exposure	2 (0.05%)	64 (0.06%)
Molestations	7 (0.18%)	227 (0.22%)
Other Sex Crimes	4 (0.1%)	148 (0.15%)
All Other	260 (6.6%)	8,846 (8.7%)
TOTAL	3,951 (100%)	101,753 (100%)

EXISTING ZONING MAP

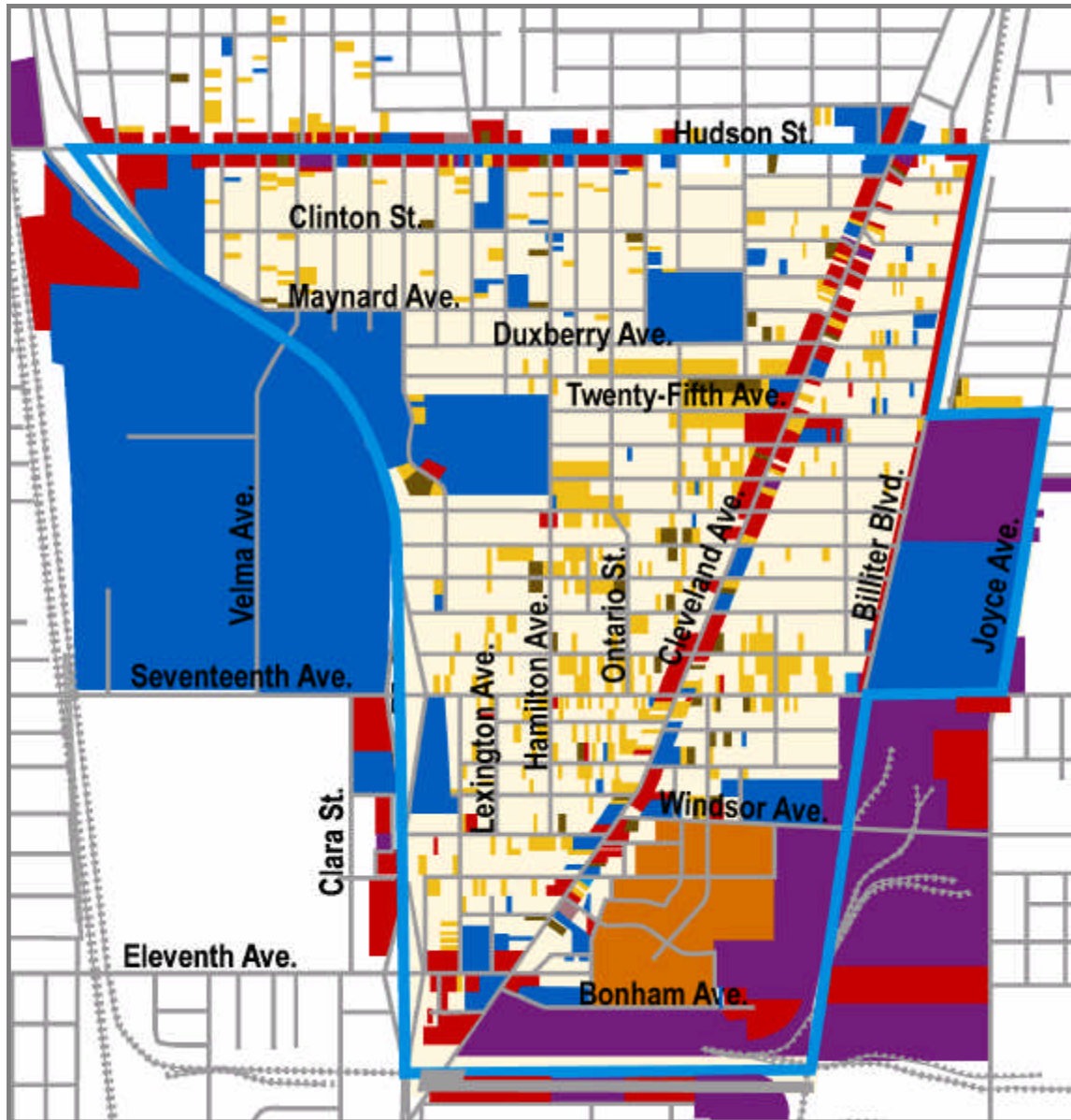


EXISTING ZONING MAP

Legend

- | | |
|---|---|
| ■ Commercial | ■ Multi-family |
| ■ Institutional | ■ Parking |
| ■ Manufacturing | ■ Single-Family Residential |

EXISTING LAND USE MAP

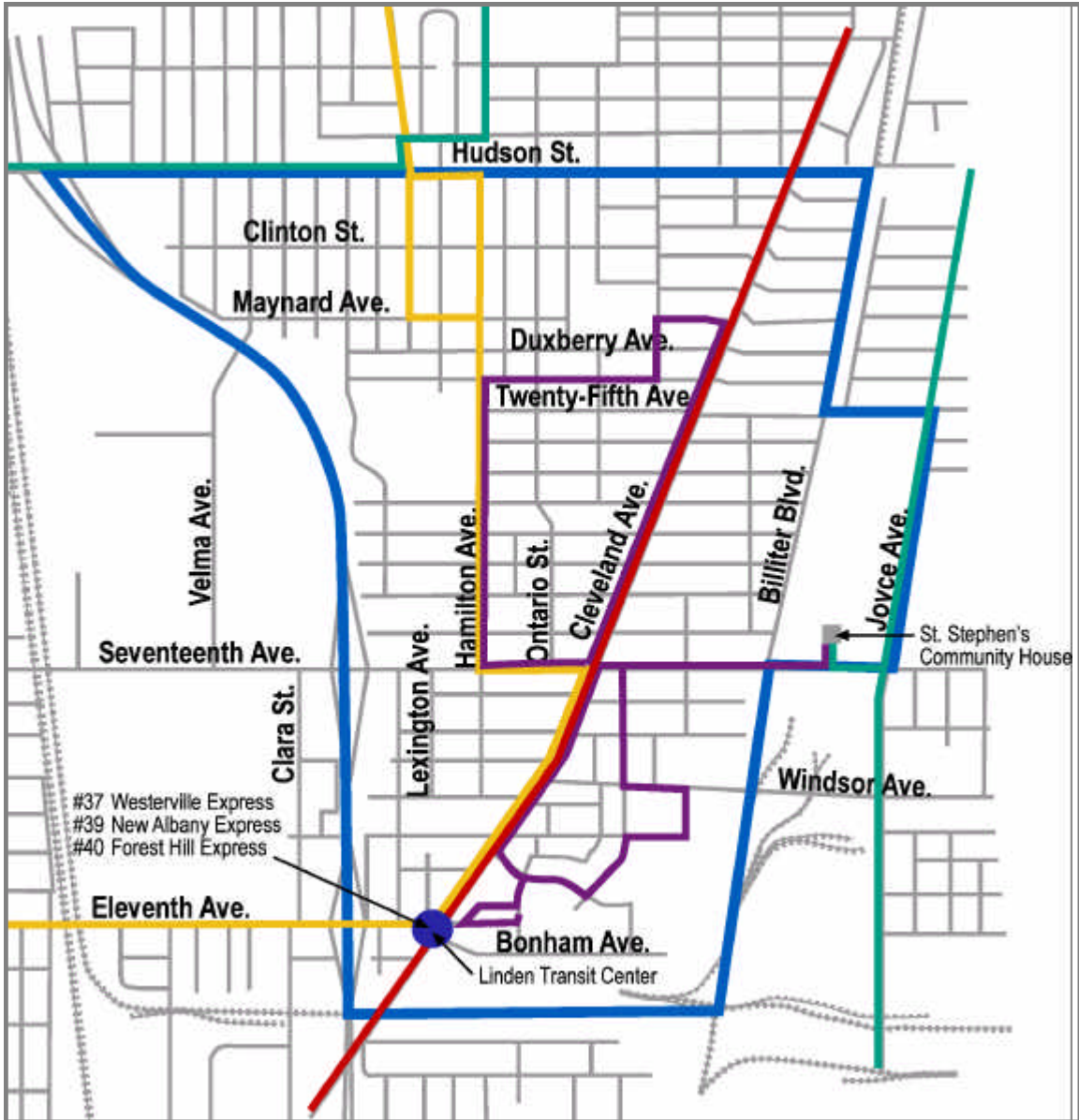


Legend

- | | |
|---|---|
| ■ Commercial | ■ Multi-family |
| ■ Institutional | ■ Parking |
| ■ Manufacturing | ■ Single-Family Residential |

PUBLIC TRANSPORTATION MAP

PUBLIC TRANSPORTATION MAP



Legend

- 81 Hudson St. Crosstown
- 8 Hamilton Ave. Local
- 1 Cleveland Ave. Local
- Linden Link



The Planning Division
City of Columbus
109 N. Front St.
Columbus, Ohio 43215