

CITY OF COLUMBUS, INDIANA - INFILL SITE PROFILE

site type:

UNDEVELOPED

location:

**Westwood PUD
Development**

of parcels:

4

property size(s):

A:
2.03 Acres

B:
2.02 Acres

C:
1.68 Acres

D:
6.74 Acres

zoning:

PUD
Planned Unit
Development:
Westwood



additional details:

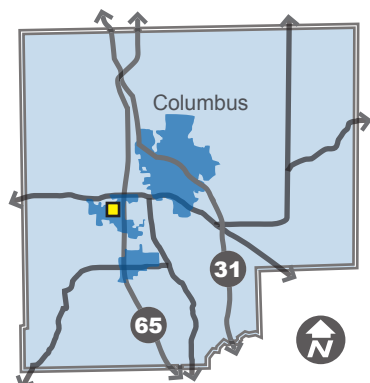
A **Property Owner:**
Breedon Investment Group
PO Box 663
Columbus, Indiana 47202

B **Floodplain:**
Yes

C **Property Owner:**
Breedon Investment Group
PO Box 663
Columbus, Indiana 47202

D **Floodplain:**
None

vicinity map:



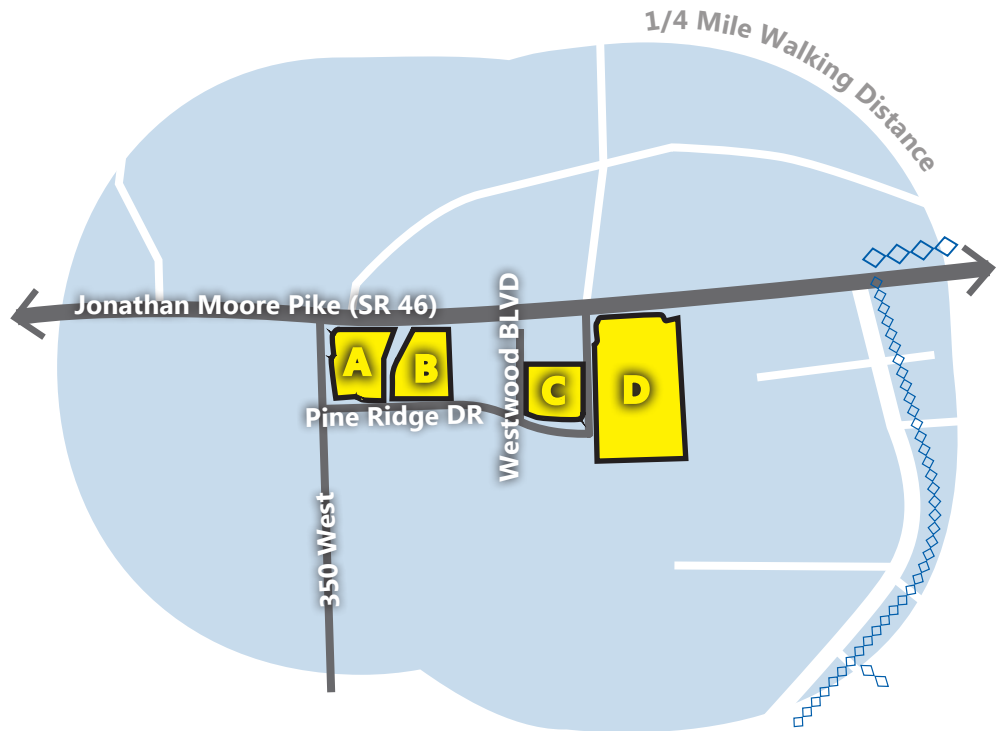
site analysis summary:

The site is located on the west side of Columbus. According to the Comprehensive Plan, in the Western Gateway character area:

Pedestrian and bicycle connections should be provided among commercial areas as well as between residential and commercial areas.

The site is part of the Westwood PUD which features a variety of uses, ranging from retail, offices, and multi-family residential. All properties have the potential to feature a variety of commercial uses considering the sites location along Jonathan Moore Pike.

The site is currently isolated due to the rural residential properties to the south and Jonathan Moore Pike to the north. New development should begin to provide connections to the nearby bicycle and pedestrian network.



site analysis details:

Comprehensive Plan Future Land Use(s)	Commercial	Access to Bike & Pedestrian Network	Multi-Use Path    Side Path     
Surrounding Land Uses	66% Residential 28% Commercial (5% Undeveloped)	Road Access	350 West Collector, Residential, Suburban Jonathan Moore Pike (SR 46) Principle Arterial, Commercial, Suburban Pine Ridge DR Local, Commercial, Suburban Westwood BLVD Local, Commercial, Suburban
Access to Public Facilities	None	Street Connectivity	30 LOW <u>Intersections</u> Square Mile



questions:

Want to know more about the analysis or find more site profiles? *Please refer to the full INFILL SITE PROFILES document or go to the official INFILL SITE PROFILES website at:*

www.columbus.in.gov/planning/infill

most suitable land uses:



Single-Family Residential



Multi-Family Residential



Neighborhood Commercial



General Commercial



Public Facilities