



April 9, 2024

**Re: New Address**  
**Community: The City of Dublin, Franklin County, Ohio 43016**  
**Project: Woerner Temple Road & Emerald Parkway**  
**Address: 6345 & 6341 Emerald Parkway**

All,

The City of Dublin is assigning **6345 & 6341 Emerald Parkway** as the address to the new building located at the northwest corner of the Emerald Parkway and Woerner Temple Road. This building will house a Low Office at 6345, and a fitness center at 6341 Emerald Parkway. If you would have any questions please contact our office at 614-410-4600.

See attachment.

Sincerely,



Carlos Gonzalez  
Engineering Technician I

Attachments

Cc: Email Distribution List  
Caitlynn Seymour, Police

HEATHER GLEN SEC. 2, PT. 4  
(RESUB. LOTS 134-171)  
P.B. 78, PG. 26  
ZONED PLR

160

FAITH EVANGELICAL FREE  
CHURCH OF CENTRAL OHIO  
O.R.V. 13723, PG. G03  
7.210 ACRES  
ZONED R-1

TRINITY PARK SEC. 2, PH. 1  
P.B. 82, PG. 98

51

52

CAMDEN PROFESSIONAL  
CENTER CONDOMINIUM  
ZONED PCD

BUILDING

12.5' BUILDING/PAVING SETBACK  
1-STORY OFFICE BUILDING  
3,480 SQ. FT.  
28 PARKING SPACES (REQ.)  
28 SPACES (SHOWN)  
26 REGULAR & 2 H.C.

1-STORY OFFICE BUILDING  
3,480 SQ. FT.

8' BIKEPATH CONNECTION  
S89°04'19"E

1.037 ACRES  
PROPOSED SPLIT LINE  
1.820 ACRES  
423.38

6341

6345

1-STORY OFFICE BUILDING  
10,526 SQ. FT.  
43 PARKING SPACES (REQ.)  
43 SPACES (SHOWN)  
(39 REGULAR, 2 GARAGE & 2 H.C.)

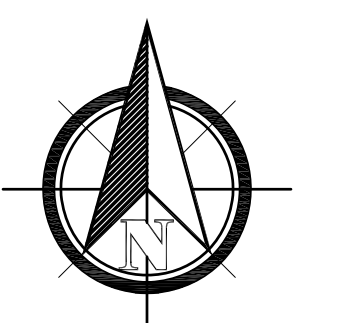
WOERNER TEMPLE ROAD (100')

EMERALD PARKWAY (100')

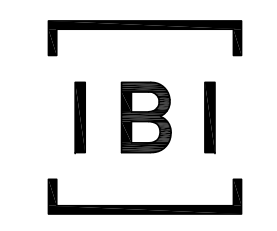


LOCATION MAP

FINAL ADDRESSES  
43016  
6341 EMERALD PARKWAY (FITNESS CENTER)  
6345 EMERALD PARKWAY (LOW OFFICE)



GRAPHIC SCALE  
( IN FEET )  
1 inch = 30 ft.



IBI GROUP  
8101 North High Street, Suite 100  
Columbus OH 43235 USA  
tel 614 818 4900 fax 614 818 4901  
ibigroup.com

SUBMISSION:

REVISION:

10/18/22 ISLANDS

STAMP:

EMERALD PARKWAY  
DEVELOPMENT  
WOERNER TEMPLE ROAD &  
EMERALD PARKWAY  
DUBLIN, OHIO

DESIGN	DRAFT	CHECK
BW	DC	BW

IBI GROUP NO.: 139418

DATE: SEPTEMBER 2022

SCALE:

HORIZONTAL: 1"=30'

VERTICAL:

SHEET TITLE:

FINAL DEVELOPMENT PLAN

SHEET NO.: