



City of Canal Winchester  
36 South High Street  
Canal Winchester, Ohio 43110  
Lucas Haire, Development Director  
Phone: (614) 837-7493 Fax: (614) 837-0145

Property Address or Location: **Winchester Blvd.**

Owner's Name: **Gender/33 LLC**

Acreage: **74 acres**

Zoning: **EU, Exceptional Use**

Building Size (if applicable): **NA**

Building Specifications (if applicable): **NA**

Utility Information:

**Sanitary – 15" under Winchester Blvd.**

**Water – 12" under Winchester Blvd.**

Transportation (modes, locations, etc.):

- **Roadway**
  - **Gender Rd. ADT – 38,000 vehicles, US 33 – 65,000 vehicles**
  - **Access from Gender Rd. & Winchester Blvd.**

Incentives: **NA**

Recommended Use: **Retail, Bank, Office, Hotel, Residential**

