**The Eastwind Project**

This community project is brought forward by Integrate Columbus, a 501c3 nonprofit health and wellness organization. Investors, volunteers, participants, and donors are invited to join the conversations and be part of what lies ahead.

**THE NEED**

In our world of today, the doctor’s office, even the functional/holistic provider’s office, the rec center, the library, the church, the park, the local dive, … they aren’t enough. Communities need a new kind of permanent complement to those existing healthy foundations. Where is a person supposed to turn for resources to explore actual wellbeing? We need to meet the need for a new kind of generationally sustainable, replicable community ‘third place.’

In 2023, the surgeon general’s advisory called for “local communities to strengthen social infrastructure, mobilize the health sector, and build a culture of connection.” New kinds of spaces and places make integrative wellness a cooperative community endeavor. It requires a footprint and real estate, not just in Westerville, in every community.

**BIG VISION**

We plan to transform the Eastwind Office Park in Westerville (891-930 Eastwind Dr.) into a campus, a sustainable community ‘third place,’ a professional neighborhood fostering a healthy culture of wellbeing and connectedness. It becomes a vibrant, public spot with tangible and felt resources: public spaces, certified wildlife habitats, nature viewing/sitting areas, indigenous educational herb garden, walking paths, lending library, community store, café/coffee shop, healthy eating, art gallery, creative/arts space, performing arts space, podcast/sound recording studio, educational classrooms, teaching kitchen, movement studios/classrooms, community acupuncture, sound therapy space, human and animal wholistic health services, small business offices, overnight accommodations, …

**PHASE ONE: INVESTMENT OPPORTUNITY**

Integrate is a 501c3 nonprofit and grateful to receive tax-deductible charitable donations. But in addition, this is a sound and promising real estate investment opportunity. At the 924 Eastwind address, we begin implementing and sharing the big vision from these 2600 sq/ft. This initial phase will begin returning on investments within 3 years. The Eastwind Project LLC is being formed; investors are the members of the LLC. The LLC will function to:

* Finalize the purchase of 924 Eastwind (closing 11/8/25)
* Renovate 924 into an inviting, peaceful, thoughtful community space
	+ Gathering spaces for public / rental use
	+ Beautiful movement studio for public use / classes / rentals
	+ Community Store
	+ Lending Library / Nature viewing area
	+ Private practice spaces
* Confirm zoning for big vision elements and act accordingly
* Plan and prioritize intents and strategies for campus nature/grounds
* Plan to purchase other condos on the campus. Submit formal interest and request for first right of refusal with all condo owners in the office park.
* Create business model involving rent and/or resale to aligned businesses with the intent of creating a generationally sustainable community presence and replicable model (which will drive phase two projections).
	+ How do we create something sustainable, of impact and replicable to other communities? What kind of place(s) do we need to create to draw people for no particular reason, on good days and on bad? This bricks-and-mortar model of redeveloping aging and forgotten office parks into participatory, nurturing, creative community spaces could be novel applied to other office parks in other communities in the future.

Investors can choose to be involved anywhere along the spectrum from active, engaged founders driving plans and implementation to passive lenders. Returns on investment will begin on or before November 1, 2028. Participation as an investor begins at $5000 per share.

**WHO CAN BE INVOLVED?**

Everyone! This is a community endeavor by and for everyone who believes that wellness is rooted in connection. Healthy people make healthy communities, and healthy communities make healthy people. It isn’t about certain providers or practices. It is about something that, truly, nobody has been able to pull off sustainably anywhere so far. If they had, we would have a model to follow. But we are creating the model. We are creating a public ‘third space’ where people can come in times of good and bad, with intent and purpose, or for no particular reason at all. We are creating a community block that invites participation and mobilizes ripples of wellbeing into our greater community through each of us as individuals.

Who is this for? The heart of this has always been to create something that serves the public. Eastwind is for you, any person who need more peace and wellness in their lives.

Who provides the resources? To serve the public, we mobilize small businesses, local organizations, and health providers to participate in a new way. Integrate’s tagline has always been: Cooperative Community Wellness. Cooperation from local businesses, organizations and health providers creates endless, and individualized, ways to serve the public. Integrate’s values have aways been: Integrity, Openness, Compassion, Cooperative Community, Exchange, and Transparency. As the professional community engages with these values leading the way, they too find more peace and wellness in their personal and professional lives. Some businesses will choose to rent or own space at Eastwind Park, but the network of collaborative professionals spans and ripples throughout all of central Ohio.

Who funds the development? An LLC is made up of investors. Each share is in $5000 increments. New investors are welcome to buy in. This LLC holds the titles and mortgages for the office condos as they are purchased, funds renovations, and oversees future rentals and sales.

Who does the work? Right, now … volunteers. Volunteers will always be a driving force and are needed! Administrative support will be hired at the correct time. Run with a nonhierarchical dynamic governance approach, working ‘circles’ (committees) are forming and will have the autonomy to move forward with their given charges. These circles, their inter-relationships and the people volunteering to be part of them move this forward.

Who hands it down to future generations? Integrate was formed thoughtfully in 2019 to be the guiding entity for this project when the correct location was found. As a 501c3, charitable health and wellness organization, Integrate is poised and ready to hold the vision and transition Eastwind to the next generation. Integrate is registered as ‘Integrate Columbus’ with the idea being that we could create a model that could be put into other local areas (Integrate Westerville) or eventually even areas around the country (Integrate New York). The business model of the LLC is sound and sustainable. The vision and heart of Integrate invites sustainable giving, bequests, grants, and fundraising initiatives.

**THE EASTWIND TOTEM:**

Holding space for all of this is the land. An important part of this project is to honor the physical land and grace it with a park-like serenity deeply inspired from local Inniswoods Metro Park, Blendon Woods Metro Park, and Franklin Park Conservatory. Partnerships and volunteers to ever-evolve our stewardship of the land in our communities are a core intent. In an ongoing way, these relationships will guide the restoration of the property containing 891-930 Eastwind Drive into Eastwind Park.

Totems have long held a place in societies throughout the world. They reflect humanity’s ongoing quest for meaning and connection to the natural world. They can inspire and guide us. They can help us find a deeper understanding of identity, community, and environment. In today’s modern life, the lessons within the totemic traditions remind us to respect nature and embrace our shared humanity. The squirrel, sparrow and cardinal are the anchor of Eastwind’s totem. With a light-heart and open-mind, they tell us this is the right place to plan for resilience and community with humility and joy …

Skunk: Self-Respect & Boundaries

The skunk teaches the art and importance of asserting yourself with confidence while maintaining a peaceful demeanor and attracting like-minded individuals.

Bat: Change & Adaptability

The bat connects deeply to its surroundings and penetrates illusions with sensitivity and refined communication skills.

Red-Tailed Hawk: Vision & Intuition

The red-tailed hawk sees the bigger picture in life and is open to messages from beyond, embracing the spiritual journey, adapting to challenges, and remaining focused.

Rabbit: Abundance & Creativity

The rabbit represents fertility, encouraging us to embrace our instincts and nurture our ideas so we can overcome fears and adapt to life along the way.

Chipmunk: Preparation & Resourcefulness

The chipmunk plans for the future while enjoying the details of the moment, thriving in pursuits and embracing new opportunities.

Sparrow: Humility & Community

Sparrows appreciate life’s simple pleasures and maintain resilient social bonds through self-worth and hard work.

Cardinal: Joy & Resilience

Cardinals communicate from the spirit world telling us to pursue what and who we love, to enjoy life’s new beginnings, and to maintain strong relationships.

Squirrel: Planning & Playfulness

The squirrel, mindful of the future, is always preparing while also light-heartedly enjoying and what the day has to offer.

**THE NAME: “EASTWIND”**

You can seek the east wind’s guidance during chaos. Symbolizing renewal and emotional clarity, it helps you find belonging and calm amid turmoil. The east wind inspires you to embrace transformation and trust in divine support through challenging times. It brings new beginnings, fresh ideas, clarity, and enlightenment. The east wind represents your potential for growth and change. Gentle and powerful, more than a breeze, it’s a sign to let go of worries and start anew. When the east wind blows it tells you, ‘It is time for a new start.’ Aligning with the sacral chakra, your energy center for creativity and intuition, you feel connected, inspired, and part of a larger flow when you resonate with the east wind’s influence. The east wind:

-Clears away the old, so you can welcome the new

-Sparks your inner fire and make things clearer

-Helps you see the world from a fresh point of view

-Invites new ideas and inspiration

-Guides you through personal changes