

FACT SHEET
SEPTEMBER 2013
LOEB ELECTRIC AND
LOEB LIGHTING SERVICES

I. STATEMENT OF PURPOSE – Job Creation & Retention

The Department of Development recommends a Jobs Growth Incentive of twenty-five percent (25%) for a period of five (5) years for the purpose of relocating 136 full-time jobs, which will be new to Columbus, with an estimated annual payroll of approximately \$8.1 million.

II. PROJECT HISTORY

Loeb Electric is a family-owned electrical company founded by Arthur Loeb in 1912. The company serves the retail, warehouse, restaurant, office and industrial sectors. It offers ballasts, batteries, conduit fittings, fans, transformers, smoke detectors, wiring devices, timers, lamp changers, fuses, fasteners, and telecommunication devices. Loeb Electric additionally offers products from manufacturers, such as McGill, Holophane, Lightolier, Lithonia, Metalux, Progress, Hubbell, Kenall, GCE, Leviton, Wiremold, Edwards, Maple Chase, Acme, Cutler-Hammer, Buchanan, Gardner Bender and Thomas & Betts. Loeb Lighting Services is a wholly-owned subsidiary of Loeb Electric.

Loeb Electric and Loeb Lighting Services are proposing to relocate and expand its corporate headquarters by acquiring a vacant commercial property (formally Columbus Wood Products) consisting of 261,812 sq. ft. to consolidate its two existing facilities that are currently located in Grandview Heights. Loeb Electric and Loeb Lighting Services will invest approximately \$3.1 million, which includes acquisition cost and real property improvements, and relocate 136 full-time permanent jobs, which will be new to Columbus, with an estimated annual payroll of approximately \$8.1 million.

Loeb Electric and Loeb Lighting Services are requesting a 25%/5-year Jobs Growth Incentive from the City of Columbus to assist with this project.

III. PROJECT INVESTMENT

Acquisition of buildings	\$2,600,000
Improvements to Existing Buildings	\$500,000
TOTAL INVESTMENT	\$3,100,000

IV. DECISION & TIMING

The project would begin in January 2014 with a scheduled time of completion for July 2014, contingent upon City Council approval of the recommended tax incentive.

V. EMPLOYMENT

The project will relocate 136 full-time permanent jobs, which will be new to Columbus, with an estimated annual payroll of approximately \$8.1 million.

Position	Number of New Jobs	Hourly Rate	Annual Salary	Total Estimated Payroll for New Jobs
Variety of positions	136	\$28.63	\$59,559	\$8,100,000
Total	136			\$8,100,000

Total payroll new to Columbus will be approximately \$8.1 million.

Benefits provided to new employees of Loeb Electric and Loeb Lighting Services begins 30 days after hiring.

- Paid Holidays
- Vacation Pay
- Annual Bonus
- Severance Policy
- 401k Retirement Plan
- Medical/Dental Insurance
- Training & Education Benefits

The proposed project will be located at 1800 East Fifth Avenue Columbus, Ohio 43219 and is accessible by public transportation (COTA).

VI. REQUESTED PUBLIC PARTICIPATION

The Department of Development recommends a Jobs Growth Incentive equal to twenty-five percent (25%) of the amount of new employee city income tax withholding for five (5) years.

VII. WORKFORCE DEVELOPMENT

Employers granted a tax incentive will meet with the Central Ohio Workforce Investment Corporation (COWIC) within 90 days to develop a relationship to assure continuing employment opportunities for Columbus residents who are unemployed or underemployed.

VIII. NEW TAX IMPACT/ANNUAL AND 5-YEAR SUMMARY

NEW REVENUE 5-YEAR SUMMARY		
Revenue	Average Annual	5-year Summary
A. New City Income Tax Revenue	\$202,500	\$1,012,500
Incentive	Average Annual	5-year Summary
B. Proposed Incentive is equal to 25% of New Employee withholding	\$50,625	\$253,125
Total	Average Annual	5-year Summary
C. (A-B) Net Value to City	\$151,875	\$759,375

IX. TAX BENEFIT

The recommended 25%/5-year Jobs Growth Incentive could yield cash payments totaling \$253,125 for Loeb Electric and Loeb Lighting Services over the incentive period.

X. AREA IMPACT/GREEN INITIATIVES

Although the Loeb Electric and Loeb Lighting Services do not have a formalized green initiative plan, the company continuously evaluates methods to eliminate waste, which includes recycling.