



# City of Columbus

Office of City Clerk  
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columbuscitycouncil.org

## Legislation Text

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**File #:** 1683-2010, **Version:** 1

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**BACKGROUND:** The purpose of this legislation is to authorize the Director of the Columbus Department of Development to enter into an agreement with the Ohio Department of Development to receive and administer a Clean Ohio Revitalization Fund grant of up to \$3 million to clean and redevelop the former 3M site at 1206 N. Fourth St. and to authorize entering into an agreement with the Wagenbrenner Development Company to apply the grant funding toward environmental clean up work at the project site to prepare for redevelopment.

Pursuant to Ordinance 1008-2010, passed by Columbus City Council on July 12, 2010, the Columbus Department of Development applied for, and was awarded, a Clean Ohio grant of \$3 million from the Ohio Department of Development to remediate the former 3M site in partnership with the Wagenbrenner Development Company.

The former 3M site was used for metal finishing operations from 1920 to 2000 when operations closed. It has remained vacant since 2000 and from that time, has been a blighting influence in the Weinland Park Neighborhood of Columbus. The site consists of vacant industrial buildings on 3.4 acres. It was recently acquired by Wagenbrenner Development, Inc. who plans to invest approximately \$24 million to clean the site and construct a mixed use development of approximately 110 residential units with street level commercial space, which is consistent with the Weinland Park Development Plan.

Remediation activities will involve demolition and asbestos removal on site along with removal of various chemical contaminants.

This legislation is submitted as an emergency to commence work under the grant, contingent on Ohio Controlling Board approval.

**FISCAL IMPACT:** Funding for this legislation is provided by a Clean Ohio Revitalization Fund grant from the Ohio Department of Development in the amount of \$3,000,000.00.

To authorize and direct the Director of the Department of Development to enter into an agreement with the Ohio Department of Development to receive and administer a Clean Ohio Revitalization Fund grant of up to \$3 million for the environmental clean up and redevelopment of the former 3M site at 1206 N. Fourth St.; to authorize the appropriation of \$3 million from the General Government Grant Fund; to authorize the Director of the Columbus Department of Development to enter into an agreement with The Wagenbrenner Development Company to apply said grant funding for environmental clean up and redevelopment of the former 3M site; to authorize the expenditure of \$3 million from the General Government Grant fund; and to declare an emergency. (\$3,000,000.00)

**WHEREAS,** the City of Columbus contains brownfield properties which may qualify for Clean Ohio clean up and redevelopment grant funding; and

**WHEREAS,** the Columbus Department of Development has been involved with brownfield redevelopment since 1996 through its administration of the Columbus Brownfield Redevelopment Program and its associated task force; and

**WHEREAS,** Clean Ohio grant funding is available for environmental clean up and will greatly compliment the efforts of the Columbus Department of Development in helping to clean up and redevelop brownfield properties in Columbus; and

**WHEREAS,** the Columbus Department of Development identified a brownfield property, which was awarded \$3 million in Clean Ohio grant funds by the Ohio Department of Development, contingent on Ohio Controlling Board approval, at the former 3M site at 1206 N. Fourth St., where environmental clean up is required before redevelopment can occur; and

**WHEREAS**, the former 3M site owner and developer; the Wagenbrenner Development Company, intends to clean and redevelop the site with residential units and commercial space; and

**WHEREAS**, an emergency exists in the usual daily operation of the Department of Development in that it is immediately necessary to begin the process to receive grant funding for environmental clean up at the former 3M site without delay, all for the preservation of public health, peace, property, safety and welfare; **Now, Therefore,**

**BE IT ORDAINED BY THE COUNCIL OF THE CITY OF COLUMBUS:**

**Section 1.** That the Director of the Columbus Department of Development is hereby authorized and directed to enter into an agreement with the Ohio Department of Development to receive and administer a Clean Ohio Revitalization Fund grant in an amount of up to \$3 million for environmental clean up activities at the former 3M site in Columbus.

**Section 2.** That the sum of up to \$3 million be and is hereby appropriated from the unappropriated balance of the General Government Grant Fund, Fund 220, and from all monies estimated to come into said fund from any and all sources appropriated and un-appropriated for any other purpose during the fiscal year ending December 31, 2010, to the Department of Development, Economic Development Division, Division 44-02, Object Level One 03, Object Level Three 3526, with the OCA and grant codes to be issued by the City Auditor upon award of said grant.

**Section 3.** That the Director of the Columbus Department of Development is authorized to enter into an agreement with the Wagenbrenner Development Company in an amount of up to \$3 million for environmental clean up work at the former 3M site in Columbus.

**Section 4.** That for the purpose stated in Section 3., the expenditure of up to \$3 million is hereby authorized from the General Government Grant Fund, Fund 220, Department of Development, Economic Development Division, Division No. 44-02, Object Level One 03, Object Level Three 3526, with the OCA and grant codes to be issued by the City Auditor upon award of said grant.

**Section 5.** That for reasons stated in the preamble hereto, which is hereby made a part hereof, this resolution is declared to be an emergency measure and shall take effect and be in force from and after its adoption and approval by the Mayor, or ten days after adoption if the Mayor neither approves nor vetoes the same.