



Legislation Text

File #: 2897-2019, **Version:** 1

BACKGROUND: This legislation authorizes the Director of the Department of Development to enter into an agreement with RM Bilrite LLC and Watkins Road LLC in order to assist in the renovations of a vacant industrial warehouse distribution facility on Columbus' south side by contributing in the cost of upgrading waterlines to serve a new fire suppression system. Renovations include, but are not limited to, internal retro-fitting for the manufacture of rubber sheeting, matting, flooring, thermoplastics and a wide variety of industrial rubber products, and installation of safety features.

The City is committing funds from the 2019 Capital Improvement Budget (\$275,000.00) to the fire suppression system and new waterline access. Renovations are scheduled to be completed within the time period of the agreement.

Emergency legislation is necessary in order to commence the renovation in a timely manner.

FISCAL IMPACT: Funds for this project are included in the 2019 Capital Improvements Budget, in Fund 7739 Development Taxable Bonds. An amendment of the 2019 Capital Improvement Budget and a transfer of cash between projects is necessary to align spending within the associated project.

To amend the 2019 Capital Improvement Budget; to authorize the Director of the Department of Development to enter into an agreement with RM Bilrite LLC and Watkins Road LLC in order to contribute to the cost of new waterline access to serve a new fire suppression system on Watkins Road; to authorize and direct the City Auditor to transfer cash and appropriation between projects within the Development Taxable Bond Fund; to authorize the expenditure of \$275,000.00 from the Development Taxable Bond Fund; and to declare an emergency (\$275,000.00).

WHEREAS, the Director of the Department of Development desires to enter into an agreement with RM Bilrite LLC and Watkins Road LLC in order to contribute funds for waterline upgrades that will serve a new fire suppression system in a vacant industrial warehouse distribution facility on Columbus' south side;

WHEREAS, the company specializes in the manufacture and distribution of rubber sheeting, matting, flooring, thermoplastics, and a wide variety of industrial rubber products; and

WHEREAS, RM Bilrite LLC and Watkins Road LLC will retrofit the existing warehouse for an estimated cost of \$11,470,500.00 to accommodate manufacturing and distribution of their products; and

WHEREAS, the company will also create 40 new jobs to staff the facility with an estimated annual payroll of \$1,677,740.00; and

WHEREAS, it is necessary to amend the 2019 Capital Improvement Budget; and

WHEREAS, a transfer of cash between projects is necessary to align spending within the proper associated project; and

WHEREAS, an emergency exists in the usual daily operation of the Department of Development in that it is immediately necessary to enter into an agreement with RM Bilrite LLC and Watkins Road LLC in order to complete the renovation and staff the facility, all for the preservation of the public health, peace, property, safety and welfare; **NOW, THEREFORE,**

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

SECTION 1. That the 2019 Capital Improvements Budget authorized by Ordinance 1326-2019 be amended as follows to establish sufficient authority for this project:

Fund / Project / Project Name / C.I.B. / Change / C.I.B. as Amended

7739 / P441770-100000 / King Lincoln District-Long, Garfield, Monroe Improvements (Unvoted Carryover) / \$625,000.00/ (\$275,000.00) / \$350,000.000

7739 / P440020-100000 / RM Bilrite LLC and Watkins Road LLC / \$0 / \$275,000.00 / \$275,000.00

SECTION 2. That the transfer of \$275,000.00 or so much thereof as may be needed, is hereby authorized within fund 7739 (Development Taxable Bonds), from Dept-Div 4402 (Economic Development), Project P441770-100000 (King Lincoln District-Long, Garfield, Monroe Improvements), object class 06 (Capital Outlay) to Dept-Div 4401 (Development Administration), Project P440020-100000 (RM Bilrite LLC and Watkins Road LLC), object class 06 (Capital Outlay) per the account codes in the attachment to this ordinance.

SECTION 3. That the Director of the Department of Development is hereby authorized to enter into an agreement with RM Bilrite LLC and Watkins Road LLC in order to contribute funds for upgrading a waterline that will serve a fire suppression system in an industrial warehouse distribution facility at 1635 Watkins Road, Columbus, Ohio 43207.

SECTION 4. That the expenditure of \$275,000.00 or so much thereof as may be needed, is hereby authorized in Fund 7739 (Development Taxable Bonds), Dept-Div 4401 (Development Administration), Project P440020-100000 (RM Bilrite LLC and Watkins Road LLC), object class 06 (Capital Outlay) per the account codes in the attachment to this ordinance.

SECTION 5. That the funds necessary to carry out the purpose of this ordinance are hereby deemed appropriated, and the City Auditor shall establish such accounting codes as necessary.

SECTION 6. That the City Auditor is authorized to make any accounting changes to revise the funding source for all contracts or contract modifications associated with this ordinance.

SECTION 7. That the City Auditor is hereby authorized to transfer the unencumbered balance in a project account to the unallocated balance account within the same fund upon receipt of certification by the Director of the Department administering said project that the project has been completed and the monies are no longer required for said project.

SECTION 8. That for the reasons stated in the preamble hereto, which is hereby made a part hereof, this ordinance is hereby declared to be an emergency measure and shall take effect and be in force from and after its passage and approval by the Mayor, or ten days after passage if the Mayor neither approves nor vetoes the same.