



## Legislation Text

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**File #:** 0133X-2022, **Version:** 1

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**BACKGROUND:** The purpose of this resolution is to support Franklin County, in partnership with Woda Cooper Companies, Inc., in conjunction with an Ohio Department of Development Brownfield Remediation round 3 grant application of up to \$10 million for site cleanup at 1826 E. Livingston Avenue in Columbus, Franklin County, Ohio. The 3.1 acre site at 1826 E. Livingston Avenue underwent a Phase 1 and Phase 2 environmental assessment which found chemicals of concern due to underground storage tank systems, chemicals of concern due to former dry cleaner operations on the site, and chemicals of concern concentrations in soil above Ohio EPA Voluntary Action Program standards for residential land use.

The 3.1-acre property consists of one large parcel, 010-076843, with one existing building. The Developer is proposing to demolish the existing building in order to access soil contaminated with hazardous substances as indicated in Phase I and Phase II environmental assessments.

Woda Cooper Companies, Inc. is proposing to redevelop the site with approximately 118 apartment units, including 112 affordable housing units and 5,449 sq. ft. of retail along East Livingston Avenue. The project is estimated to have a value of \$40,000,000 when completed. Woda Cooper Companies, Inc. is ready to move forward with the project upon award of Brownfield Remediation grant funding and securing a reservation of low-income housing tax credits.

Emergency action is necessary in order to meet Ohio Department of Development Brownfield Remediation round 3 grant application deadline of July 1, 2022.

**FISCAL IMPACT:** There are no costs to the City of Columbus associated with a resolution of support for the Brownfield Remediation Program grant funding,

To resolve to support Franklin County, in partnership with Woda Cooper Companies, Inc., in their efforts to obtain Ohio Department of Development Brownfield Remediation grant funding for use in the environmental cleanup and redevelopment of the 1826 E. Livingston Avenue Brownfield site; and to declare an emergency.

**WHEREAS,** the State of Ohio Brownfield Remediation grant program will award up to \$10 million per project throughout Ohio for the purpose of cleanup, demolition and redevelopment of contaminated or abandoned properties known as “brownfields”; and

**WHEREAS,** the City of Columbus contains brownfield properties which may qualify for Brownfield Remediation cleanup, demolition and redevelopment grant funding; and

**WHEREAS,** the Columbus Department of Development has been involved with brownfield redevelopment since 1999, first with the Clean Ohio grant program and now with the Ohio Brownfield Remediation grant program; and

**WHEREAS,** Ohio Brownfield Remediation grant funding will greatly complement 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 has identified a brownfield property in the City of Columbus which may be eligible for Ohio Brownfield Remediation grant funding at 1826 E. Livingston Avenue operating manufacturing uses, and Woda Cooper Companies, Inc. has agreed to partner with Franklin County to clean up and redevelop the site with residential and retail uses; and

**WHEREAS**, an emergency exists in the usual daily operation of the Department of Development in that it is immediately necessary for City Council to express its support for the application described herein to meet the Ohio Brownfield Remediation grant application deadline of July 1, 2022, all for the preservation of public health, peace, property, safety and welfare; **NOW, THEREFORE**,

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

**Section 1.** That Columbus City Council hereby supports Franklin County, in partnership with Woda Cooper Companies, Inc., in their efforts to obtain Ohio Department of Development Brownfield Remediation round 3 grant funding for the purpose of incentivizing the cleanup and redevelopment of 1826 E. Livingston Avenue, a manufacturing use.

**Section 2.** That for the reason stated in the preamble hereto, which is hereby made a part hereof, this resolution is hereby 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.