

This report covers activities of the Department of Planning & Development through June 30, 2013. Please note: this report will highlight certain projects and accomplishments, but is not an exhaustive account of the Department's activities.

Business Attraction Efforts

29 new businesses created over 250 new jobs in Gahanna during the 1st half of 2013!

Welcome to Gahanna!



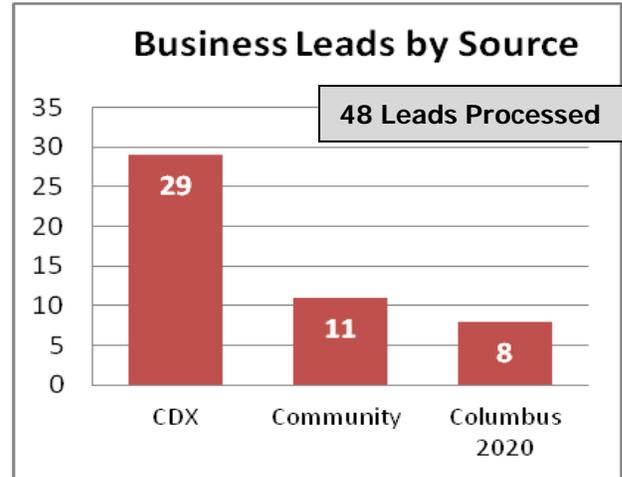
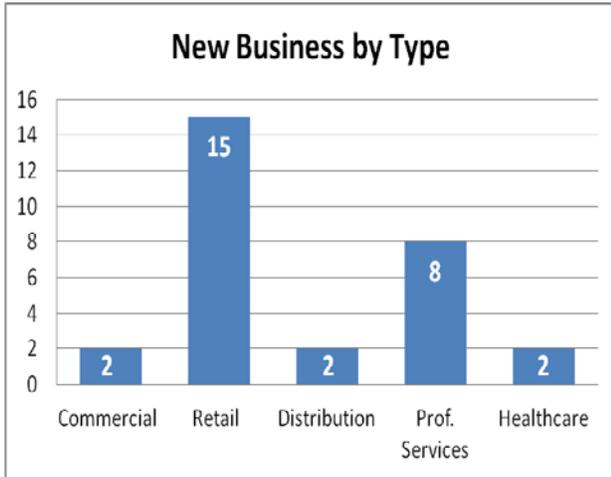
Project Updates

Niagara Bottling LLC
1700 Eastgate Parkway
Investment: \$50 million
Job Creation: 89

On July 9th, Niagara Bottling celebrated their grand opening in Gahanna. Niagara committed to locate in Gahanna last summer and recently completed a \$50 million investment in the 308,000 square foot facility. The state of the art bottling machinery allows them to produce 108,000 bottles per hour. This facility is the fastest and most technologically advanced bottled water production line in the world. Niagara has already exceeded their original job creation commitment by 22%, creating 89 jobs with potential for additional employment growth.



Business Attraction



Gahanna CIC

The Gahanna CIC is a board of public and private sector community leaders that partner with the City of Gahanna to facilitate economic development and business attraction-retention-expansion in the City.



GAHANNA
 COMMUNITY IMPROVEMENT
 CORPORATION

- **Land Bank:** Gahanna Land Bank Program was established in an effort to redevelop underutilized and tax delinquent properties. The CIC will play a lead role in administering this program for the City.
- **GahannaNet Expansion:** The GahannaNet Fiber Network was expanded 1.5 miles throughout the Office, Commerce and Technology District. This expansion will provide over 30 commercial properties with direct access to the GahannaNet Program.

Business Retention and Expansion

Business Networking and Informational Events

- 531 attendees in the 1st half of 2013.
 - 16th Annual Groundhog Day 274 Attendees
 - Business Connection Event 89 Attendees
 - 4th Annual Blast on the Bayou 168 Attendees



Business Visitation

- 300 Business Visits in the 1st half of 2013.

Proactive Communication

- 1,655 people receive the “Connector” e-newsletter.

Financial Incentive Spotlight

Community Reinvestment Area (CRA) Abatement

- 129 businesses
- \$110,580,800 in property value
- 3,035 full-time and 335 part-time jobs
- **CRA District Expanded: Central Park**

Tax Increment Financing (TIF) District

- 5 TIF Districts
- \$1,919,784 in TIF Service Payments (in 2012)
- \$15,415,538 in public infrastructure investment
- **TIF District Created: Hamilton Road**

Creekside Spotlight

Strathmore Development has made tremendous progress since taking ownership of the Creekside Project.

Private Sector Business Activity since 2012

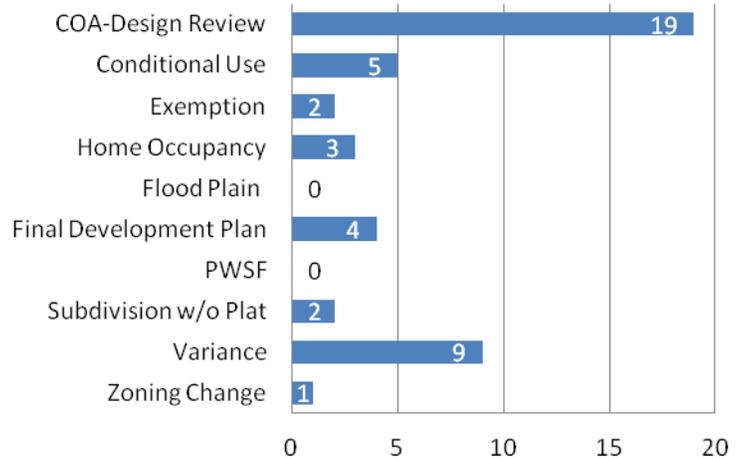
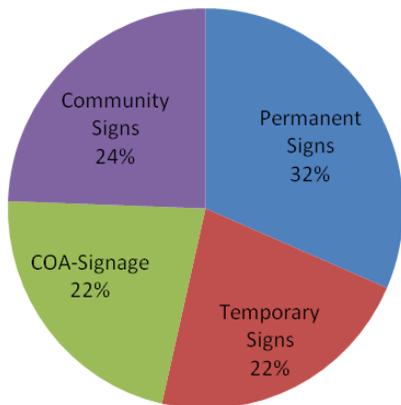
- Total of 45 Creekside Businesses
- 8 new businesses attracted
- 63 new apartments leased in the Residences at Creekside
- \$24 million in private investment
- New signage plan approved



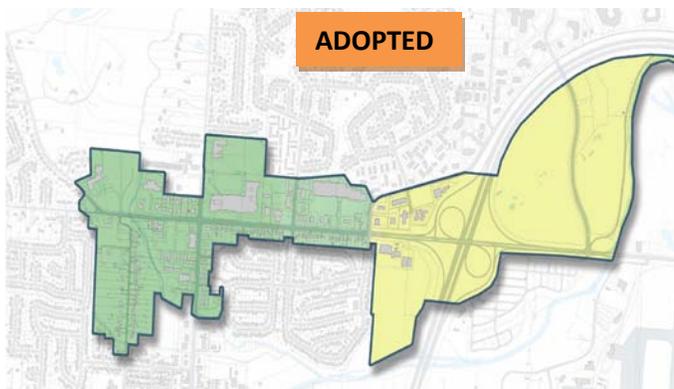
Planning & Zoning Update

45 Planning Commission Applications

127 Signage Applications



Hamilton Road Corridor Spotlight



The Hamilton Road Corridor Plan provides the blueprint for future private and public sector investment in the Hamilton Road Corridor between I-270 and Clark State Road. This impactful plan was adopted by Gahanna City Council in May.

- 4 Open Houses with over 100 citizen attendees
- Guidelines for Future Private Development
 - Architecture / Landscaping / Signage
 - Lighting / Streetscape / Site Design
- Principles for Public Investment
 - Corridor Districts / Land Uses / Branding
 - Zoning Overlays / Public Infrastructure

Code Enforcement Spotlight

Most Frequent Complaints

- 113 Noxious Grass and Weeds
- 67 Accumulation of Junk and Debris
- 26 Illegal Signs and Building Maintenance

357 Total Complaints Received

| Code Enforcement | Jan-Jun 2012 | Jan-Jun 2013 | % Change |
|---------------------|--------------|--------------|----------|
| Miles driven by CEO | 3,849 | 4,145 | 7.69% |
| Signs removed ROW | 567 | 427 | (24.69%) |
| Cases Inspected | 800 | 858 | 7.25% |
| Violations Issued | 460 | 501 | 8.91% |

Building Division Update

In the first half of 2013, Building Division activity has increased in every area: revenue, number of permits, number of inspections, and number of contractors registered. Building Division revenue is generated from licensing, permitting and inspection fees.

The increased revenue reflects a corresponding increase in private investment in commercial and residential renovations, alterations and new construction.

- **Building Division Revenue was \$400,313.48**
- **Equal to 104% of 2013 Budget**

| Building Permits | Sq. Ft. | Valuation |
|------------------|--------------|----------------|
| Commercial | 370 | 788,558 |
| Residential | 706 | 40,993 |
| Total | 1,076 | 829,551 |



Residences at Central Park: 220-Suite Extended Stay Hotel

Housing Spotlight

A total of 66% of the permits issued in the first half of the year were residential. The amount of sales activity in the current residential market in Gahanna is strong. This is a positive indication of the level of quality, affordability and value of Gahanna area homes.

| Residential Sales in Gahanna | 2013 YTD | 2012 YTD |
|------------------------------|-----------|-----------|
| Closed Sales | 268 | 200 |
| In Contract | 306 | 241 |
| Average Sales Price | \$202,282 | \$172,969 |
| Average Price per Sq. Ft. | \$96.49 | \$89.57 |

Source: Columbus Board of Realtors

Building Division Fast Facts

- 229 contractors registered
- 2,234 inspections completed
- 358 permits issued per full-time employee