



Community Reinvestment Area Incentive Application
City of Gahanna Planning & Development Department
200 S. Hamilton Road, Gahanna, OH 43230 Phone: (614) 342-4015

Date Received: _____

CRA #: _____

Applicant Information:

Romanoff Group

Company Name

1288 Research Road Gahanna Ohio 43230

Address

614-755-4500

Phone

Ryan Yeater

Contact Name

CFO

Contact Title

ryeater@romanoffgroup.cc

Email

Project Information:

977 Gahanna Parkway

Project Address

Office / Warehouse

Type of Business (Manufacturing, warehouse, retail sales, etc.)

025-006158-00, 025-006159-00, 025-007100-00

Parcel Number (Required)

238210 / 238220

Primary Standard Industrial Code # (May also list other relevant SIC numbers)

Office warehouse at 1288 Research Road to move to this new location

If a consolidation, what are the components? (Itemize the locations, assets and employment positions to be transferred.)

S Corp

Form of business or enterprise (Corporation, partnership, proprietorship or franchise.)

Where is your business currently located? [X] In State [X] Out of State [X] Central Ohio [X] Gahanna

HQ is Gahanna - We operate in seven states. We are looking to expand and stay in Gahanna.

Why are you locating your business in Gahanna?

Business is 100% owned by its more that 900 employees. Matt Romanoff, CEO; Wes Polsdorfer COO; Ryan Yeater CFO; Mike Passella, General Counsel

Name of principal owner(s) or officers of the business

374, including field employees that primarily work at job sites. Office employees at the new location would total around 125

Current employment level at the proposed project site

Will the project involve the relocation of employment positions or assets from one Ohio location to another?

Yes No

Relocation of main headquarters from 1288 Research Road to 977 Gahanna Parkway. All positions / all assets.

If yes, state the locations from which employment positions and assets will be relocated from/to.

403 full time employees in Ohio as of 12/31/2022

Company's current employment level in Ohio (itemize by full-time, part-time, permanent and temporary employees)

1288 Research Road (-374 positions); 977 Gahanna Parkway (+374 positions)

List current employment level for each facility to be affected by the relocation of employment positions or assets

Complete move of office and warehouse from 1288 Research Road to 977 Gahanna Parkway

Projected impact of the relocation, detailing the number and type of employees and/or assets to be relocated

Does the Applicant owe any of the following:

- Delinquent taxes to the State of Ohio or a political subdivision of the state? Yes No
- Any monies to the State or a state agency for the administration or enforcement of any environmental laws of the state? Yes No
- Any other monies to the State, a state agency or a political subdivision of the State that are past due, whether the amounts owed are being contested in a court of law or not? Yes No

If yes to any of the above, please provide complete details of each instance including the location, amounts and/or case numbers.

Renovation of existing and building of new office / warehouse space. Complete move of office and warehouse from 1288 Research Road to 977 Gahanna Parkway

Project description

July 2023

Dec 2023

Date project will begin

Date project will be completed

17 new positions (RTeam Management, Inc only)

Estimated number of **NEW** employees the Applicant will cause to be created at the facility that is the project site. (Separate job creation projection by the name of the employer and itemize by full-time, part-time, permanent and temporary employees.)

3 years

Time frame for projected hiring (number of years)

end of 2023 - 7 positions / end of 2024 - 4 positions / end of 2025 - 6 positions

Proposed schedule for hiring (itemize by full-time, part-time, permanent and temporary employees.)

\$1,470,000 by end of 3rd year

Estimate the amount of annual payroll **NEW** employees will add. (New annual payroll must be itemized by full-time, part-time, permanent and temporary employees.)

\$4,892,000 in existing payroll (RTeam Management only; 2022)

Indicate separately the amount of existing annual payroll relating to any job retention claim resulting from the project.

Estimate the amount to be invested by the Applicant to establish, expand, renovate or occupy a facility:

Acquisition of buildings	\$ 4,350,000 (purchased winter of 2022)
Additions/new construction	\$
Improvements to existing buildings	\$ 2,000,000
Machinery & equipment	\$
Furniture & fixtures	\$ 500,000
Inventory	\$
Other	\$
Total New Project Investment:	\$ 6,850,000

Applicant requests the following tax exemption incentive: 100 % for 15 years

Requesting this support to justify the investment needed to keep our headquarters in Gahanna, Ohio. Other site considered - Charlotte, NC.

Reasons for requesting tax incentive (Be as specific as possible and attach any supporting documentation.)

I certify that a tax incentive is necessary for location and/or expansion of my business in Gahanna.

Yes No

Submission of this application expressly authorized the City of Gahanna to contact the Ohio Environmental Protection Agency to confirm statements contained within this application and to review applicable confidential records. As part of this application, the Applicant may also be required to directly request from the Ohio Department of Taxation, or complete a waiver form allowing the Department of Taxation to release specific tax records to the City of Gahanna. The Applicant agrees to supply additional information upon request.

The Applicant affirmatively covenants that the information contained in and submitted with this application is complete and correct and is aware of Ohio Revised Code Section 9.66(C)(1) and 2921.13(D)(1) penalties for falsification which could result in the forfeiture of all current and future economic development assistant benefits as well as a fine of not more than \$1,000 and/or a term of imprisonment of not more than six months.

Ryan Yeater, CFO

5/10/2023

Applicant Name & Title

Date

Signature

The City of Gahanna will assume responsibility for notification to the affected Board of Education.

This application will be attached to the Community Reinvestment Area Agreement as Exhibit A.

CITY OF GAHANNA, OHIO

Name & Title

Signature

