



## Report for Council – June 26, 2017

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### **Planning & Development Department Agenda Items:**

#### **Modification to Tax Increment Financing Districts in Partnership with Mifflin Township**

##### **Project Background**

On December 27, 2005, Gahanna City Council passed Ordinance 0214-2005 that authorized the creation of the Olde Gahanna Tax Increment Financing (TIF) District. As part of the Olde Gahanna TIF District, the City and Mifflin Township entered into a Compensation Agreement to allow for Mifflin Township to receive the funds owed to them from the TIF District.

On December 10, 2015, Gahanna City Council passed Ordinance 0102-2015 that authorized the creation of the Johnstown Road TIF District. As part of the Johnstown Road TIF District, the City and Mifflin Township entered into a Compensation Agreement to allow for Mifflin Township to receive funds owed to them from the TIF District.

##### **Mifflin Township Proposed Project**

On April 18, 2017, the Mifflin Township Board of Trustees drafted a letter (see attached) that outlined their desire to use the monies from the Olde Gahanna and Johnstown Road TIFs for a proposed 9-1-1 Center, Firefighting Apparatus and Training Facility. After extensive review and consideration, the City Administration is in support of their proposal.

There are three things that are required in order to accomplish the Mifflin Township Proposal:

- 1) Ensure that the Olde Gahanna TIF Ordinance states that the TIF monies can be used for the items outlined in the Mifflin Township Proposal.
- 2) Ensure that the Johnstown Road TIF Ordinance states that the TIF monies can be used for the items outlined in the Mifflin Township Proposal.
- 3) Approve a Council Declaration that states that the monies from the Olde Gahanna and Johnstown Road TIF Districts can be used as outlined in the Mifflin Township Proposal.

The Johnstown Road TIF Ordinance currently states that the TIF monies can be used for items outlined in the Mifflin Township Proposal so there are no additional modifications required. Therefore, only the Olde Gahanna TIF Ordinance is required to be modified for the Mifflin Township Proposal. In addition, the Council Declaration is required to be approved for the Mifflin Township Proposal.

I have attached a modified Olde Gahanna TIF Ordinance and Council Declaration Ordinance for your consideration. Please note that the Olde Gahanna TIF Ordinance also includes the addition of a few parcels in order to capture future increment from potential new developments.

Therefore, the Department is respectfully requesting that City Council approve the modification to the Olde Gahanna TIF Ordinance and the Council Declaration in order to accomplish the Mifflin Township Proposal.

**Approval to Complete a Liquor License Transfer Application**

The Department of Planning & Development respectfully requests City Council authorize the Mayor to sign a Transfer Exempt Permit Application to an Economic Development Project (TRES) for Local Cantina, 101 Mill Street. This requested signature is required for an individual to submit this type of liquor license transfer application for approval by the Ohio Board of Liquor Control. It is important to note that the normal liquor license approval process is still required upon submission of an application. Local Cantina already has a beer and intoxicating liquor permit at its Creekside restaurant. It now wants to add wine so it is transferring a D2 license from its location in German Village.

The requested liquor license transfer application is used when there are no new liquor permits available within a city or if it is not possible to transfer a liquor license of the same permit class within a city. The TRES Application and a summary of the TRES Program are attached. The Mayor's signature is located in Section B of the TRES Application. As such, the proprietor of Local Cantina is requesting the Mayor's signature on their TRES liquor license transfer application in order to submit the application for approval by the Ohio Board of Liquor Control.

The Department of Planning & Development is in favor of this transfer and respectfully requests authorization by City Council.

**Planning & Development Department Updates:**

**None at this time.**

**Upcoming Meetings & Events:**

**None at this time.**