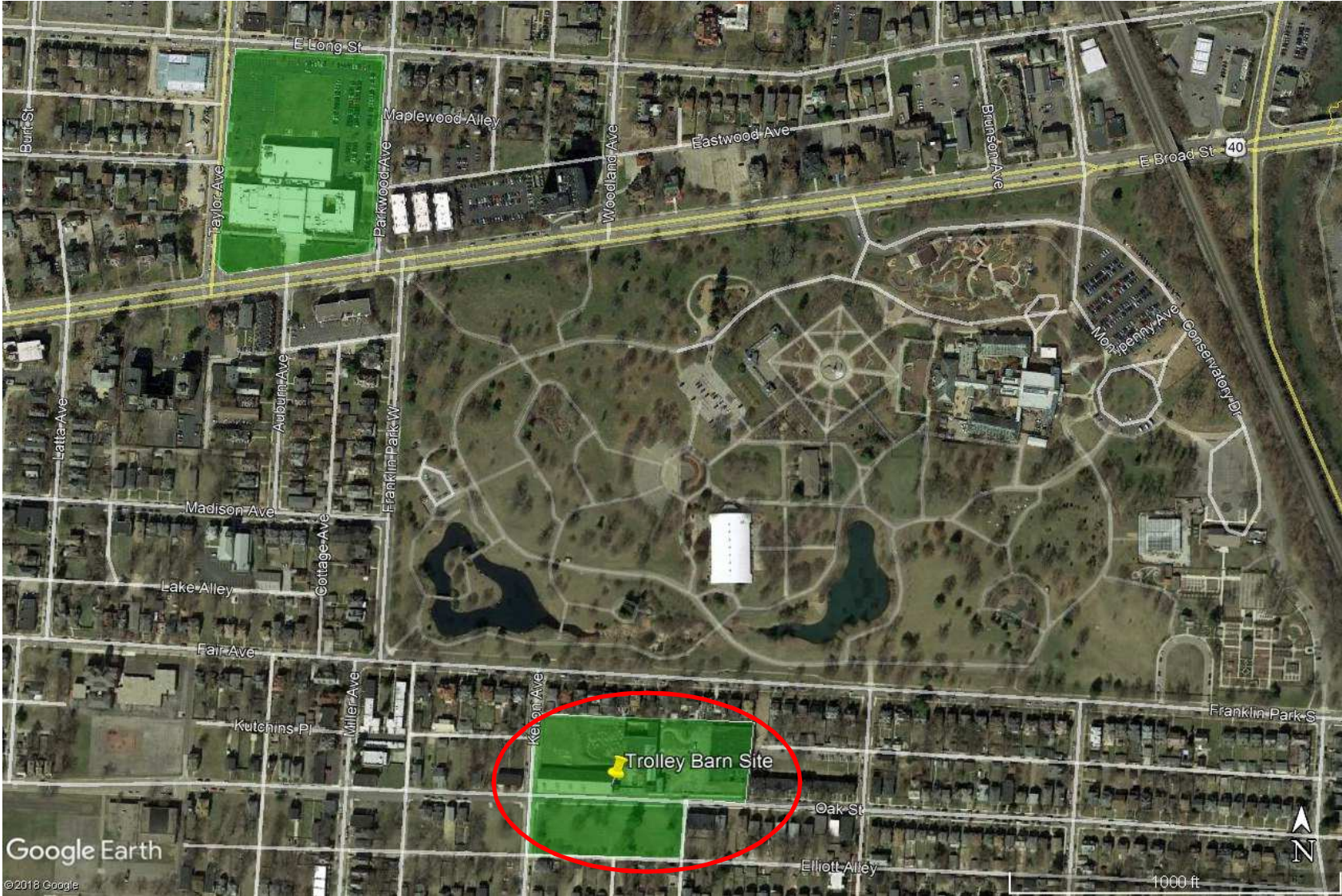


Trolley Barn Area



Trolley Barn Historical Significance

- **Late 1800s** site for horse & carriage transit
- **Early 1900s** electric trolley car transit provider for the entire region (all the way to Zanesville)
- **Last 60 years** reduced to a brownfield site



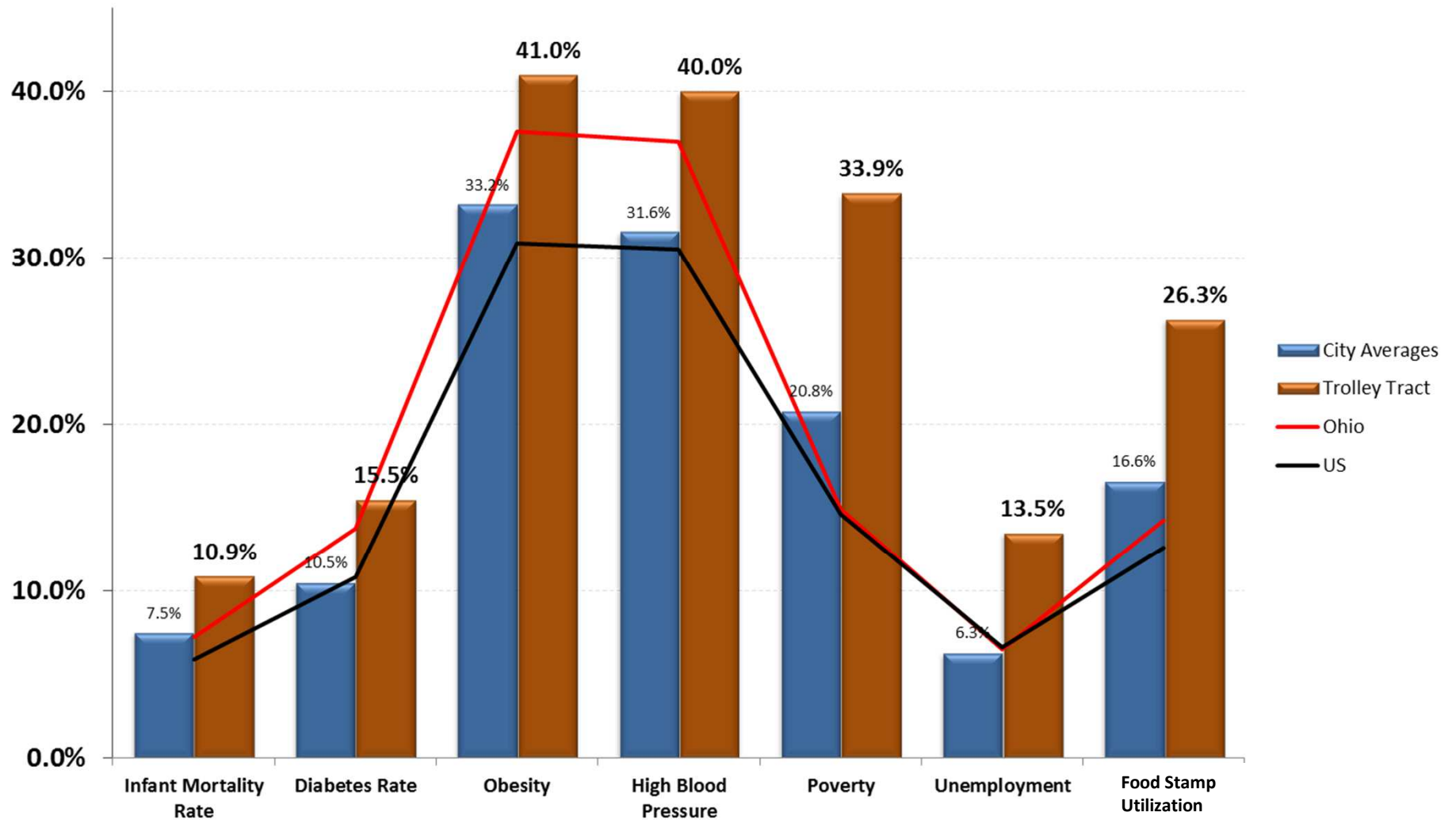
Today

- ✓ Blighted site
- ✓ Food desert
- ✓ Environmental hazards
- ✓ Breeds crime
- ✓ Neglected neighborhood landmark (for decades)
- ✓ Negatively impacting property values of residents
- ✓ Uniquely undevelopable
- ✓ Producing no tax revenue for CCS
- ✓ No benefit to CCS

Today



Health and Wellness Indicators



Center for Disease Control; Columbus Public Health;
American Community Survey 2017

The Future

Bringing back a Historic Landmark

Elimination of a Food Desert

Revitalizing Blight in the Community

Fulfilling the Destiny of a Neighborhood

Providing a Community Asset

Generating Revenue to CCS

Advancing the Mission of CCS

Historic Trolley Barn Development

- ✓ Fresh foods market
- ✓ Office space
- ✓ Restaurant space
- ✓ Parking

Also included...

- 19 fresh food stalls
 - 1-stall dedicated to CCS
- Business incubator
- Public space
- Fresh food farmers market
- High-speed wifi & laptop stations
- Healthy cooking classes



Historic Trolley Barn Market



School Benefits from Project

- ✓ **\$3.9 million** in **new property tax revenue** to the Columbus City School District (\$80k annually, years 1-15; \$173k annually years 16-30).
- ✓ Dedication of one (1) **Market stall** to Columbus City School District at a value of **\$200k-\$300k**.
- ✓ Dedicated space for a cooler to the **Columbus City School District**.
- ✓ Build-out of **100-gigabit per second high speed internet capacity** to the market and to East High School (if desired), free to users at the Market.
- ✓ **Two (2) mobile laptop and laptop stations** for Columbus City School District students, managed and operated by the market.
- ✓ **Rentable meeting space** will be made available to the Columbus City School District at **no cost**. Typical rates would range between \$500 and \$2,000 per event, depending on the event type.

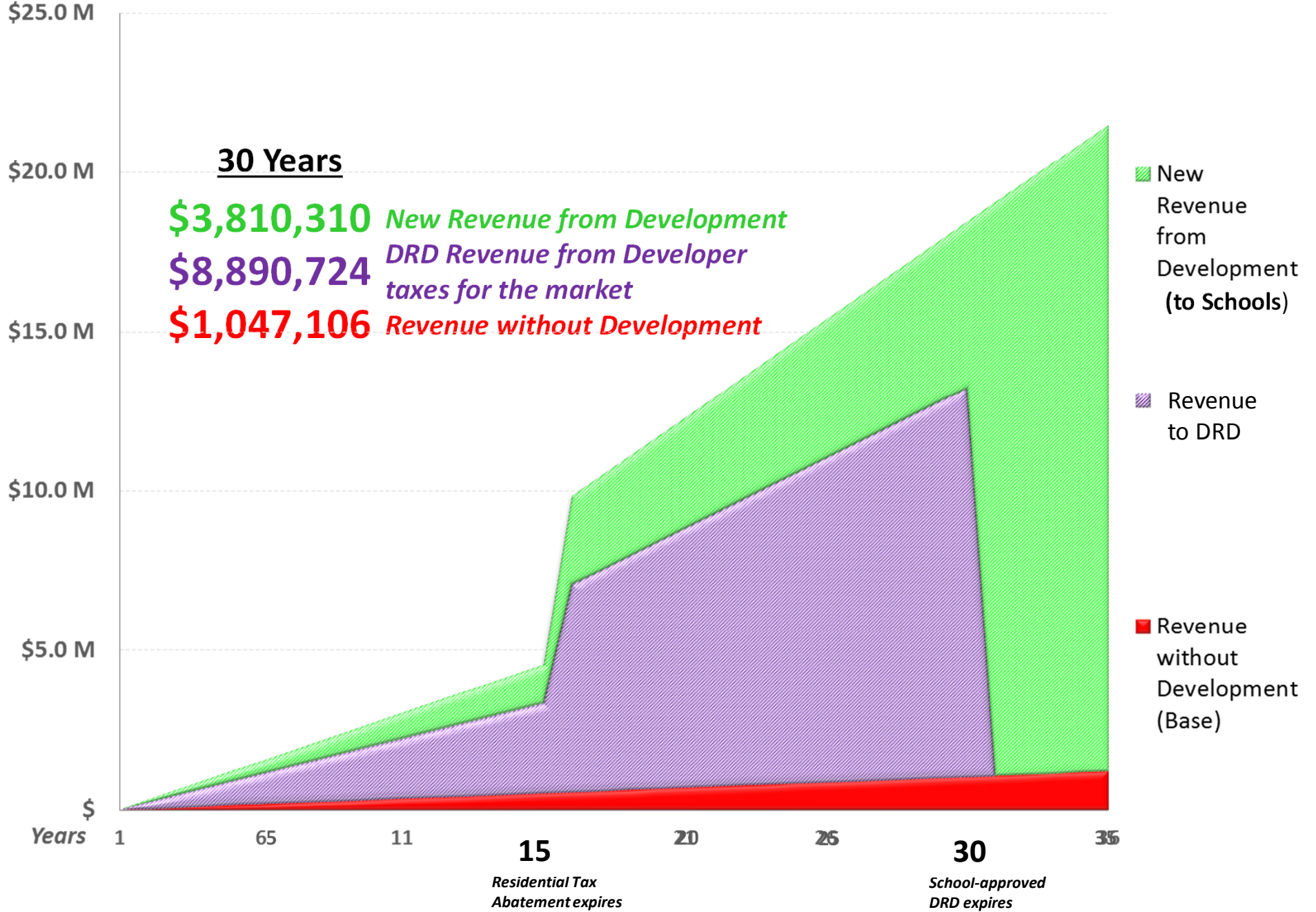
Other Community Benefits

- ✓ Dedicate a percentage of incubation space to minority businesses.
- ✓ Partnerships to develop and provide nutritious and affordable food options at the Market for the neighborhood.
- ✓ Dedicated public meeting space.
- ✓ Engage parents with healthy cooking classes.
- ✓ Eliminating community blight.
- ✓ Preservation of a historically significant building.
- ✓ 100-gig high-speed internet to the site.
- ✓ Healthy food choice = healthy neighborhood outcomes

DRD Revenue Sharing

- 100% of the tax on the improvements made by the Developer, are paid by the Developer
 - without these improvements there will be no additional revenue
- Revenue shared between the School District and the food market:
 - 70% reinvested into the market
 - 30% distributed to the school district (per normal tax distribution)
- 30 years
- Unique nature of DRD:
 1. renovation of a historic building
 2. 100-gigabits per second broadband capacity

SHARED REVENUE GROWTH



Use of DRD Revenue

- 5-member committee; appointed by the City, determines use of DRD revenue as follows:
 1. Maintain the historic market and sustain operations.
 2. Support incubator and minority businesses.
 3. Financing and funding public infrastructure supporting the market.

Community Support

- Unanimous approval by Near East Area Commission (NEAC)
- Endorsed by Franklin Park Civic Association
- Ballot initiative (Trolley Barn restaurant licenses) passed with 80% of vote
- Residents