



BRAD DEHAYS

THE HISTORIC TROLLEY DISTRICT DEVELOPMENT

OFFICERS

2018-2019

President

Brad DeHays

First Vice President

Herb Gillen

Secretary

Debbie Johnson

Treasurer

John Adams

Past President

Dave Dewey

BOARD OF DIRECTORS

2017-2019

Tom Davis

Paul Germain

Nicole Helfrich

Don Leach

Christine Taylor

2018-2020

Carl Aschinger

Milt Lustnauer

Melissa McCurdy

Jim McKinney

Matt Rule

President Rotary International

Barry Rassin

District Governor, District 6690

Craig Maxey

Assistant District Governor

Steve Heiser

ROTARYVIEW

Co-Chairman

Craig Haddox

Jerry Woessner

Editor

John Krauss

Writing & Design

Herb Gillen Advertising

Photography

Tanya Westerviller

ON THE WEB

www.uarotary.org

www.district6690.org

www.rotary.org

For make up locations, check the club web site or call the make-up hotline at (614) 470-1002.



In addition to hosting the meeting, **President DeHays** was also the featured speaker presenting an update on his Historic Trolley District Development located in Old Towne East, South of Franklin Park. Columbus has several major projects occurring including a new Crew Stadium and The Scioto Peninsula. Construction projects are creating unprecedented demand for contractors and materials.

The Trolley District dates back more than 100 years when electric street trolleys were a common mode of public transportation. Located at the corner of Oak and Kelton, this 3.5-acre site had a trolley storage facility, electrical generation building, mechanical shop and paint facility. Due to previous use, the property was a Brownfield site and needed environmental remediation as 66% of the site was contaminated. The site was also used as a dump for 75 loads of untested dirt from a school renovation project. Through EPA grants and assistance, a plan was executed to restore the site acceptable for redevelopment.

The project will be home to Columbus Brewing Company occupying 14,000 square feet and producing 33,000 barrels of beer annually. CBC

will also have a tap room. Ray Ray's Barbeque also plans to locate in the complex. 102 Apartments will be constructed for residential housing. The housing structure will offer low cost housing options to the area through an abatement agreement.

This project was unsuccessfully attempted by the Columbus Compact. Since then, Brad and his group cleared several hurdles for this project. The location was designated "dry". A ballot issue was passed last November with 80% approval granting six liquor licenses. The project was approved by NEAC -North East Area Commission that was met with challenges. There were several failed code violations to resolve. Many of the surrounding structures created low income barriers. There is a lack of grocery stores and retail stores to locally serve residents.

DeHay's also summarized his application as a DRD -Downtown Redevelopment District. Being the first of its kind in Columbus, the District allows for 70% of the Property Taxes to be redirected for special use. This finance tool will allow for a Market to exist in the project. Markets are very popular, but it is difficult to generate adequate revenue. The DRD will allow the building to receive capital upgrades -A/C, roof, interiors in the future. Space cost for the planned market will be 30% of current rates at North Market.

This project is leading to increased real estate activity in the area. There have been 87 transactions within ¼ mile, 420 within ½ mile, and 700 within 1 mile. Good luck to Brad and his team as this project moves forward.



GREETERS

March 12

Bob Bracco
Matt McClellan

March 19

Kevin Aschliman
Susan Moffett-Bruce

March 26

Connie Aschinger
Scott McKenzie

REGISTRATION DESK

March 12

Jim Winfree
Kevin Brown

March 19

Larry McVey
Milt Lustnauer

March 26

John Hansel
John Adams

CALENDAR

March 12 | Raymond Memorial

Kim Emch
Serving Our Neighbors (SON)
Ministries
Host: Lustnauer

March 19 | Raymond Memorial

Stacie Boord
Shadowbox Live
Host: Johnson

March 26 | Raymond Memorial

Doug Kridler
Columbus Foundation
Host: DeHays

VOLUNTEER OPPORTUNITIES

Submit your volunteer opportunity to herb@herbgillen.com for inclusion in the Rotaryview Newsletter.

SOCIAL EVENTS

Please submit your social event reminder to herb@herbgillen.com for inclusion in the Rotaryview Newsletter.

OUR NEXT MEETING

March 12th
Raymond Memorial

Upper Arlington
Rotary
Club



The Meeting



The March 5 Upper Arlington Rotary Meeting was held at the Boathouse at Confluence Park. President Brad DeHays called the meeting to order and **Tim Kellogg** gave prayer and pledge.

Notes and Announcements

March 12 is at Raymond Golf Course. Normal Start Time.

Note that the Annual Rotary Fundraiser is May 3rd at Shadowbox.

President DeHays recognized the following Paul Harris Fellows:

Peggy Concilla +1, Alan Yarletts +1, Dave McCurdy +6, Eric Smith +8

Ned Clark led harassment. Ned researched LinkedIn profiles anticipating that select tables would be able to identify Rotary Members based on their listed information. Ned stumped everyone and reminded all to include Rotary Membership on their profiles.



Friday, May 3rd, UA Rotary 2019 Fundraiser

Join Upper Arlington Rotary for our biggest party of the year and help raise funds for all of the great work that Rotary does throughout our community and around the world.

It's not too early to start thinking about silent and live auction items and to consider an event sponsorship. Learn more about sponsorship and donating an auction item by downloading our Fundraiser Donation Flier.

For questions about the event and to learn how to get involved, please contact Debbie Johnson at debbiejohnson33@gmail.com.