



Department of
Development

**CLEAN OHIO ASSISTANCE FUND
CLEANUP APPLICATION
Section B**

Redevelopment Plans and Economic Benefit

June 2011

The purpose of this section is to describe the economic benefit of the proposed redevelopment in context with the neighborhood and community where the project site is located, and the project's readiness to begin if funded.

The Ohio Department of Development and Ohio EPA may make use of resources beyond the materials submitted in each application and/or request additional documentation from applicants, as necessary. This may include, but is not limited to, documentation available from published and other sources related to the project and which supports or verifies the content of the application.

Attachment 20 – Provide a written commitment letter for each end user.

The written commitment should be printed on company letterhead and signed by an authorized company signatory. (An example is included in the [Appendix](#) of this document)

Attachment 21 – End User's Business/Marketing Plan for the Property

A concise business plan for each end user(s) should include at a minimum the following elements and not exceed four pages in length:

Business concept Describe the project, the product(s)/services and the market(s) it will serve. Describe specific attributes of the product or services to be sold, to whom and why the business will hold a competitive advantage. Identify the 4-digit NAICS (North American Industry Classification System) associated with the business, if applicable.

Project Cost Summary and Financial Requirements Highlight the important financial aspects of the proposed business expansion, retention or residential development. Include the proposed structure for income/revenue and a clearly stated need for capital to complete the proposed project.

Current business position Please provide a description of the current business operations and other relevant information about the company including the legal form of operation, when it was formed, the principal owners and key personnel.

Attachment 22 – Provide architectural renderings and layouts of the exterior and interior space of the proposed redevelopment. For residential, indicate the types of housing and price ranges. For commercial or industrial, indicate the class of space and rental rates.

Attachment 23 – Include a table and detailed summary identifying sources of capital which will be used to finance the new development.

Attachment 24 – Provide portions of an adopted community wide land use or economic development plan which pertains to the project property. Describe any neighborhood revitalization plans. Describe how the project is a part of the neighborhood plan. Provide maps showing the current land use of the property and adjacent properties.

Appendix
Known End User – Sample End User Commitment Letter

Date

Ohio Department of Development
Urban Development Division
77 S. High St., 26th Floor
Columbus, Ohio 43216

To Whom It May Concern:

If the (Project Name) project located at (Project Address) is funded with a Clean Ohio Assistance Fund (COAF) Grant, (Company Name) plans to invest (Dollar Amount) to develop (square feet) of (commercial, industrial or retail) space or (number of housing units) on the project property.

(Commercial/Industrial projects use the following paragraph)

Development will occur within five years from the COAF grant agreement Effective Date assuming completion of the “Remediation Project” and “No Further Action Letter” has been issued within three years of the Effective Date. This will result in approximately (number of new jobs) and/or (number of retained jobs) at the property with an average wage of (hourly average wage).

Attached is evidence of available financing to complete the planned development at the property (Bank letter, Documentation of Equity, etc.).

(Residential projects use the following paragraph)

A minimum of 20% of the proposed units will start construction within one year of the completed cleanup and will be completed by (Completion Date) within an estimated expenditure of (total cost for construction). Attached is evidence of available financing to complete the planned development at the property (Bank letter, Documentation of Equity, etc.).

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(All letters must include the following paragraph)

I also certify that I have the authority to make this commitment of behalf of the company/business, and that we have the resources to finalize the financing package identified above and shown in the community’s application for funds.

Yours truly,

Chief Executive Officer or Authorized Company Representative (Signature)

(Typed Name and Title)

(Witness)