

RESOLUTION 19-0716-01

The Board of Township Trustees of Liberty Township (Delaware County), Ohio, met in special session at the Liberty Township Hall at 7761 Liberty Road, Powell, Ohio 43065, at 7:00 p.m. on July 16, 2019, with the following members present:

M. Gemperline
S. Eichhorn

Trustee Gemperline moved the adoption of the following resolution, and Trustee Eichhorn seconded the motion.

A RESOLUTION AUTHORIZING THE TOWNSHIP ADMINISTRATOR TO PROVIDE THE NOTICES TO THE OLENTANGY LOCAL SCHOOL DISTRICT AND THE DELAWARE AREA CAREER CENTER REQUIRED BY OHIO REVISED CODE SECTIONS 5709.73 AND 5709.83 IN CONNECTION WITH PROPOSED TAX INCREMENT FINANCING

WHEREAS, Ohio Revised Code Sections 5709.73, 5709.74 and 5709.75 (the “TIF Statutes”) provide that this Board of Township Trustees (this “Board”) may, under certain circumstances, declare Improvement (as defined in the TIF Statutes) to real property located within the unincorporated area of Liberty Township (Delaware County), Ohio (the “Township”) to be a public purpose, exempt a percentage of such Improvement from real property taxes, identify certain public infrastructure improvements that are a public purpose and that, once made, will directly benefit that real property, provide for payments in lieu of taxes by the owners of the real property, and establish a township public improvement tax increment equivalent fund; and

WHEREAS, in connection with the anticipated development of certain parcels of real property in the Township, this Board desires to pass a resolution pursuant to the TIF Statutes (the “TIF Resolution”) to provide for the construction of certain public infrastructure improvements in the Township that will benefit that property and the Township; and

WHEREAS, the TIF Statutes and Ohio Revised Code Section 5709.83 require the Board to provide notice to the Olentangy Local School District (the “School District”) and the Delaware Area Career Center (the “Career Center”) of the Board’s intention to pass the TIF Resolution, which notice letters shall include copies of the proposed TIF Resolution; and

WHEREAS, this Board desires to provide the notices to the School District and the Career Center within the time periods required by the TIF Statutes and Ohio Revised Code Section 5709.83 to allow the Board to move forward with the passage of the TIF Resolution;

NOW, THEREFORE, BE IT RESOLVED by the Board of Township Trustees of Liberty Township (Delaware County), Ohio, that:

Section 1. This Board hereby authorizes the Township Administrator to provide or cause to be provided the notices to the School District and the Career Center pursuant to Ohio Revised Code Section 5709.83 and the TIF Statutes, and to take any other actions necessary to allow the Board to move forward with the passage of the TIF Resolution.

Section 2. This Board finds and determines that all formal actions of this Board concerning and relating to the adoption of this Resolution, and that all deliberations of this Board and of any committees that resulted in those formal actions, were taken in meetings open to the public in compliance with the law.

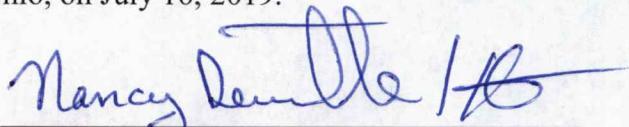
Section 3. This Resolution shall be in full force and effect immediately upon its adoption.

The foregoing motion having been put to a vote, the result of the roll call was as follows:

<u>Gemperline</u>	<u>Yes</u>
<u>Eichhorn</u>	<u>Yes</u>
<u>Leneghan - Not Present</u>	

The foregoing is a true and correct copy of a resolution adopted by the Board of Township Trustees of Liberty Township (Delaware County), Ohio, on July 16, 2019.

Dated: July 16, 2019


Nancy Denutte, Fiscal Officer
Liberty Township (Delaware County), Ohio


Michael Gemperline

Not PRESENT -
Melanie Leneghan


Shyra Eichhorn

EXHIBIT C

PUBLIC INFRASTRUCTURE IMPROVEMENTS

The Public Infrastructure Improvements include, but are not limited to, any or all of the following improvements that will directly benefit the Property and all related costs of permanent improvements (including, but not limited to, those costs listed in R.C. Section 133.15(B)):

- Construction, reconstruction, extension, opening, improving, widening, grading, draining, curbing or changing of the lines and traffic patterns of roads (including a “major collector spine road” in phases or all at once determined by the Developer in the Developer’s sole discretion), highways, streets, intersections, bridges (both roadway and pedestrian), sidewalks, bikeways, medians and viaducts accessible to and serving the public, and providing signage (including traffic signage and informational/promotional signage for regional traffic), lighting systems, signalization, and traffic controls, and all other appurtenances thereto.
- Construction, reconstruction, extension, opening, improving, widening, grading, draining or curbing of walking and/or multipurpose paths that connect the Property to any public school facility, including improvements on both the Property and any public school property.
- Construction, reconstruction or installation of public utility improvements (including any underground municipally owned utilities), storm and sanitary sewers (including necessary site grading therefore), water and fire protection systems, and all appurtenances thereto.
- Construction, reconstruction or installation of gas, electric and communication service facilities (including any underground lines or other facilities), and all appurtenances thereto.
- Construction, reconstruction and installation of stormwater and flood remediation projects and facilities, including such projects and facilities on private property when determined to be necessary for public health, safety and welfare.
- Construction or installation of streetscape and landscape improvements including trees, tree grates, signage, curbs, sidewalks, scenic fencing, street and sidewalk lighting, trash receptacles, benches, newspaper racks, burial of overhead utility lines and related improvements, together with all appurtenances thereto, including, but not limited to streetscape improvements in conjunction with and along the roadway improvements described above.
- Acquisition of real estate or interests in real estate (including easements) (a) necessary to accomplish any of the foregoing improvements or (b) in aid of industry, commerce, distribution or research.

- Any other public infrastructure improvements constructed or maintained by or on behalf of the Township that are determined by the Board of Township Trustees to directly benefit the Property.

Liberty Township
Delaware County, Ohio
10104 Brewster Lane, Suite 125
Powell, OH 43065

Trustees
Shyra Eichhorn
Mike Gemperline
Melanie Leneghan

Administrator
Mike Schuiling
740-938-2000
Fire Chief
Thomas O'Brien
740-938-2022
Park & Road Services
Andy Curnode
740-881-5432
Zoning Dept.
Tracey Mullenhour
740-938-2010

Fiscal Officer
Nancy Denutte
740-938-2007

VIA HAND DELIVERY

July 17, 2019

Board of Education
Olentangy Local School District
Attn: Kevin O'Brien, President
7840 Graphics Way
Lewis Center, Ohio 43035

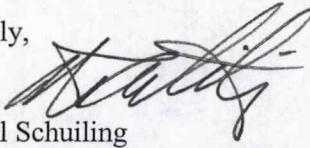
Subject: Ohio Revised Code Section 5709.83 Notice
Proposed Tax Exemption and Tax Increment Financing

Notice is hereby given that the Board of Township Trustees of Liberty Township (Delaware County), Ohio (the "Township") intends to consider a resolution (the "TIF Resolution") declaring certain public infrastructure improvements to be a public purpose and exempting 75% of the increase in the assessed value subsequent to the passage of the TIF Resolution (the "Improvement") on certain parcels of real property described in Exhibit A attached hereto and incorporated herein by this reference (the "Property") from real property taxes. The exemption would commence, for each parcel of the Property, the earlier of (i) the first tax year for which an Improvement attributable to a fully-completed and fully-assessed structure on that parcel first appears on the tax list and duplicate of real and public utility property (i.e., not attributable to partial construction), or (ii) tax year 2037, and ends on the earlier of (i) 10 years after such date, or (ii) on the date on which the Township can no longer require service payments in lieu of taxes.

A draft of the proposed TIF Resolution is enclosed.

The Board of Township Trustees of the Township will consider the TIF Resolution at a regular meeting occurring on August 5, 2019, which meeting will commence at 7:00 p.m.

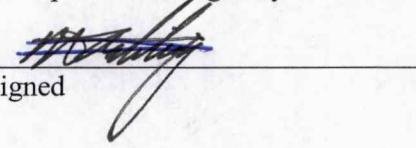
Sincerely,


Michael Schuiling
Township Administrator

Enclosure

cc: Mark T. Raiff, Superintendent

Receipt acknowledged by the Olentangy Local School District:


Signed

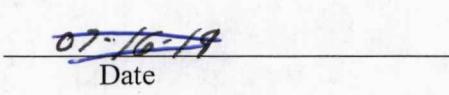

07-16-19
Date

EXHIBIT A

PROPERTY DESCRIPTION

The Property is the real estate situated in Liberty Township, Delaware County, Ohio depicted on Exhibit A to the TIF Resolution and comprised of the following tax year 2018 identification numbers, subject to future splits and/or combinations, which future splits or combinations may result in a change to the identification numbers and/or create parcels within the Property with boundaries that differ from the current boundaries:

31921001037000
31921001039000
31924001040000
31924001039000
31924001036000
31921001036000
31921001028000
31921001011000
31921001027000
31921001026000

Liberty Township
Delaware County, Ohio
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Tracey Mullenhour
740-938-2010

Fiscal Officer
Nancy Denutte
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VIA HAND DELIVERY

July 17, 2019

Board of Education
Delaware Area Career Center
Attn: Julie Wagner-Feasel, President
4565 Columbus Pike
Delaware, Ohio 43015

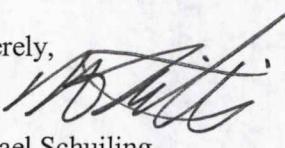
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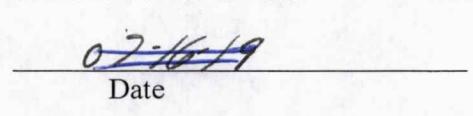

Michael Schuiling
Township Administrator

Enclosure

cc: Mary Beth Freeman, Superintendent

Receipt acknowledged by the Delaware Area Career Center:


Signed


07-16-19

Date

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