

RECORD OF PROCEEDINGS
Jerome Township Board of Trustees

Minutes of

Meeting

GOVERNMENT FORMS & SUPPLIES 844-224-3338 FORM NO. 10148

Held

October 16, 2023

20

The Jerome Township Board of Trustees met in special session on October 16, 2023, at 2:45 p.m. for the purpose of discussing and acting on considerations related to the Jerome Township Zoning Resolution. Board Chairman Wezlynn Davis called the meeting to order and led the Pledge of Allegiance. Megan Sloat, Barry Adler and Wezlynn Davis answered the roll call. Also in attendance were Debbie Bollinger (Office Manager), Brandon Standley (Township Administrator), and Peter Griggs (Brosius, Johnson & Griggs).

Executive Session

At 2:48 p.m. it was moved by Wezlynn Davis and seconded by Megan Sloat that the Jerome Township Board of Trustees adopt the following motion:

The Jerome Township Board of Trustees adjourn into executive session pursuant to Ohio Revised Code Section 121.22(G)(3) with legal counsel to discuss pending or imminent court action.

The vote resulted as follows:

Megan Sloat, yes
Barry Adler, yes
Wezlynn Davis, yes

The motion carried.

At 3:18 p.m. it was moved by Wezlynn Davis and seconded by Barry Adler that the Jerome Township Board of Trustees adopt the following motion:

The Jerome Township Board of Trustees adjourn from executive session.

The vote resulted as follows:

Megan Sloat, yes
Barry Adler, yes
Wezlynn Davis, yes

The motion carried.

Wezlynn Davis stated that as the Board knows it is not a requirement to join the JEDD (Joint Economic Development District) unless water and sewer is required. This requirement applies to all the businesses however, existing businesses are grandfathered. Before the Board are two resolutions for an existing business that is currently operating in the Township. This business has requested a waiver of the provisions of Section 600.002(a) and (b) of the Jerome Township Zoning Resolution. The business RT Moore is not located in the CEDA (Cooperative Economic Development Agreement) area and is not subject to the provisions of the CEDA as an existing business that is already receiving water and sewer.

It was moved by Wezlynn Davis and seconded by Barry Adler that the Jerome Township Board of Trustees adopt the following motion:

The Jerome Township Board of Trustees approve A Resolution Authorizing Exclusion Pursuant to Section 600.002(a) and (b) of the Jerome Township Zoning Resolution for RT Moore (Zoning Application 9591).

The vote resulted as follows:

Megan Sloat, yes
Barry Adler, yes
Wezlynn Davis, yes

The motion carried. (Res. 23-101)

Regarding the TIF (Tax Increment Financing), Wezlynn Davis indicated RT Moore has requested a waiver of Section 600.002. It was moved by Wezlynn Davis and seconded by Barry Adler that the Jerome Township Board of Trustees adopt the following motion:

The Jerome Township Board of Trustees approve A Resolution Authorizing Exclusion Pursuant to Section 600.002 of the Jerome Township Zoning Resolution for RT Moore.

The vote resulted as follows:

Megan Sloat, yes
Barry Adler, yes
Wezlynn Davis, yes

The motion carried. (Res. 23-102)

As a result of discussion in executive session, Wezlynn Davis stated over the course of negotiations over the past two years the Township has attempted to work with the County on a CEDA. Currently there has been a pause in these negotiations. Since this pause the Township has been successful in securing a thirty-year one-hundred percent non-school TIF in collaboration with Jonathan Alder Schools and Tolles. This action was taken in an effort to protect the critical infrastructure needed to serve the residents of

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Jerome Township providing for their safety and welfare. The Township enacted a zoning text amendment that would help to better manage corporate welfare because of a blanket CRA (Community Reinvestment Area) placed over the Township by the County which guts infrastructure funds. Moving towards a collaborative agreement, the Township has reached out to the County on three different occasions for the purpose of providing a revenue sharing agreement which has been rejected. The Township needs to determine how to move forward to determine how to address tax abatements and infrastructure dollars. Therefore, the Township is temporarily suspending the enforcement of the economic development provision to show the County the Township is willing to take the first step forward towards a collaborative effort to work better together. In the spirit of this, the Township is taking the opportunity to use the County's lawsuit to ask the County to temporarily suspend the blanket CRA placed over the Township.

It was moved by Wezlynn Davis and seconded by Megan Sloat that the Jerome Township Board of Trustees adopt the following resolution:


The Jerome Township Board of Trustees authorize the Township attorney to sign a relief order in the case of the Union County Board of Commissioners verses Jerome Township on behalf of the Township which will suspend the operation of the Jerome Township Zoning Resolution Amendment ZT23-001 during the time the Township is working to mediate this case with the County Commissioners.

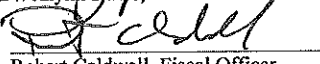
The vote resulted as follows:

- Megan Sloat, yes
- Barry Adler, yes
- Wezlynn Davis, yes

The resolution carried. (Res. 23-103)

At 3:26 p.m. it was moved by Wezlynn Davis and seconded by Megan Sloat that the Jerome Township Board of Trustees adjourn. The motion carried.


Wezlynn Davis, Chairman


Robert Caldwell, Fiscal Officer