

**North Canton City Council Notice
Committee of the Whole Agenda
Monday, May 21, 2018 - 7:00 p.m.**

North Canton City Council will meet as a Committee of the Whole **Monday, May 21, 2018 at 7:00 p.m.** in Council chambers at North Canton City Hall.

Items to be discussed

1. Discussion by Ray Hexamer, president of the Stark Economic Development Board
2. Community and Economic Development Committee

Chairperson: Marcia Kiesling
Vice Chairperson: Mark Cerreta
Doug Foltz
Dominic Fonte
Daniel Peters
Daryl Revoldt
Stephanie Werren

A resolution implementing sections 3735.65 through 3735.70 of the Revised Code, establishing and describing the boundaries of a new Community Reinvestment Area ("CRA") in the City of North Canton, and maintaining the Housing Officer, the Housing Council, and the Tax Incentive Review Council.

3. Street and Alley Committee

Chairperson: Dominic Fonte
Vice Chairperson: Daniel Peters
Mark Cerreta
Doug Foltz
Marcia Kiesling
Daryl Revoldt
Stephanie Werren

(a) An ordinance authorizing the Director of Administration of the City of North Canton to advertise and receive bids according to specifications now on file in the Director's office, and authorizing the Mayor of the City of North Canton, upon Board of Control approval, to enter into a contract for the Eastbury Avenue NE (East Maple Street north to 7th Street) Waterline Replacement Project, at a total cost not to exceed \$700,000.00, and declaring the same to be an emergency.

(b) An ordinance authorizing the Director of Administration of the City of North Canton to advertise and receive bids according to specifications now on file in the Director's office, and authorizing the Mayor of the City of North Canton, upon Board of Control approval, to enter into a contract for the Cole Avenue SW (Church Street to Harmon Street) Sanitary Sewer Replacement Project, at a total cost not to exceed \$100,000.00, and declaring the same to be an emergency.

(c) An ordinance authorizing the Mayor of the City of North Canton to participate in the Ohio Department of Transportation ("ODOT") Municipal Bridge Inspection Program, for the purpose of inspecting and evaluating the Easthill Bridge and the Glenwood Bridge.

4. Report - Director DeOrio
5. Adjourn

Mary Beth Bailey
Clerk of Council

North Canton City Council
Community and Economic Development Committee

Resolution No. - 2018

A resolution implementing sections 3735.65 through 3735.70 of the Revised Code, establishing and describing the boundaries of a new Community Reinvestment Area ("CRA") in the City of North Canton, and maintaining the Housing Officer, the Housing Council, and the Tax Incentive Review Council.

WHEREAS, the General Assembly of the State of Ohio, by the enactment of sections 3735.65 through 3735.70 of the Revised Code, has authorized municipal corporations to designate CRAs for areas satisfying the requirements of section 3735.67 of the Revised Code, therein providing a tax-exemption incentive for new commercial, industrial, and residential structures, and for remodeling of commercial, industrial, and residential structures; and

WHEREAS, a housing survey has been prepared and submitted to City Council, which is on file with the Housing Officer, which proposes a new CRA be located in the City, and which illustrates facts and conditions relating to housing facilities or structures of historical significance, based upon age, rarity, architectural quality, or because of a previous designation by a historical society, association, or agency are located, and new construction and repair of existing facilities or structures are discouraged; and

WHEREAS, it has been determined that new commercial or industrial structures, or a combination thereof, new construction of razed dwellings, and remodeling of commercial, industrial, residential structures, or some combination thereof, in the area described in Exhibit A, attached hereto and incorporated herein, will serve to encourage economic stability, maintain real property values, generate new employment opportunities, and therefore, be in the best City's best interest to designate the area described in Exhibit A as a new Community Reinvestment Area;

WHEREAS, new commercial or industrial structures, or a combination thereof, new construction of razed dwellings, and the remodeling of existing structures classified as commercial, industrial, residential, or a combination thereof, in the area designated as Exhibit A, constitutes a public purpose for which real property exemptions may be granted.

NOW THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NORTH CANTON, COUNTY OF STARK, AND STATE OF OHIO:

Section 1. That based upon the aforesaid recommendations, the housing survey, and on City Council's own knowledge of the facts and conditions existing in the area depicted in Exhibit A, this Council hereby finds and determines that such area contains the conditions required for finding under division (B) of section 3735.65 of the Revised Code, in that dwellings and commercial or industrial structures are located in the area, and that the new construction of commercial or industrial structures, new construction of razed dwellings, and the repair of existing facilities or structures are discouraged.

Section 2. That within the area depicted and described in Exhibit A, new construction of commercial or industrial structures, or a combination thereof, and new construction of razed dwellings, and remodeling of existing residential,

commercial and industrial structures, or a combination thereof, are hereby declared to be a public purpose and eligible for an exemption from real property taxation.

Section 3. That pursuant to section 3735.66 of the Revised Code, Council hereby establishes and designates as the area described and depicted in Exhibit A as a new Community Reinvestment Area, which meets the requirements of sections 3735.65 through 3735.70 of the Revised Code.

Section 4. That only residential, commercial and industrial improvements, and combinations thereof, consistent with the applicable zoning regulations within the new North Canton CRA shall be eligible for exemptions. Applicants shall permit representatives from the Stark County Auditor's office to have access to the subject property both before and after construction and remodeling has been completed so that a full and fair valuation may be accomplished.

Section 5. That if any part of the new structure or remodeled structure that would be exempted are of real property to be used for commercial or industrial purposes, City Council and the owner of the property shall enter into a written agreement, prior to commencement of construction or remodeling, which is binding on both parties for a period of time that does not end prior to the end of the period of the exemption, and which includes all of the information and statements prescribed by section 3735.671 of the Revised Code; if such an agreement is subject to approval by the board of education of the school district within the territory of which the property is or will be located, the agreement shall not be formally approved by City Council until the board of education approves the agreement in the manner prescribed by that section.

Unless waived by City Council, the written agreement described above shall also require that within 180 days of completion of the new commercial or industrial structure, the applicant shall employ no less than 10 new and additional full-time employees, and shall maintain such level during the period of the agreement. The new employees shall generate at least \$XX,XXX of annual additional payroll or \$XX,XXX in annual, retained, City income tax revenue during the period of the agreement.

Section 6. That for residential property, a tax exemption is hereby authorized on 100% of the increase in the assessed valuation resulting from improvements as described in section 3735.67 of the Revised Code, and shall be granted upon proper application by the property owner and certification thereof by the City's Housing Officer. Residential applications must be filed with the Housing Officer no later than six months after completion of construction, unless the Housing Officer extends such time in writing. The following periods of real property tax exemption shall apply to all residential property:

- (a) 15 years for the remodeling of dwellings containing not more than 2 units, and upon which the cost of remodeling is at least \$2,500.
- (b) 15 years, for the remodeling of dwellings containing more than 2 units, and upon which the cost of remodeling is at least \$5,000.

The period of exemption for a dwelling described in section (5)(a) and (b) of this section may be extended by City Council for up to an additional ten years if the dwelling is a structure of historical or architectural significance, is a certified historic structure that has been subject to federal tax treatment under 26 U.S.C. 47 and 170(h), and units within the structure have been leased to individual tenants for five consecutive years

- (c) 15 years for construction of a razed dwelling.
- Section 7. That applicants for commercial and industrial properties shall comply with the state's application fee requirements described in section 3735.672(C) of the Revised Code.
- Section 8. That to administer and implement the provisions of the CRA in accordance with sections 3735.65 through 3735.70 of the Revised Code, the City's Administrator is hereby re-designated as the Housing Officer. And that after receipt of the director of development services' confirmation of the findings described in this resolution, the Housing Officer shall: receive applications and grant real property tax exemptions for new structures or remodeling completed in compliance with this resolution and applicable Ohio law; comply with notice requirements prescribed under sections 3735.671 and 5709.03 of the Revised Code; conduct annual inspections of properties within the CRA for which exemptions have been granted; and, keep Council apprised of new applications, and the Housing Council and TIRC (as defined below) apprised of revocations of CRA tax exemptions for lack of adequate property maintenance or compliance with a CRA agreement in accordance with section 3735.68 of the Revised Code.
- Section 9. That a North Canton Community Reinvestment Area Housing Council shall be maintained, consisting of two members appointed by the Mayor, two members appointed by City Council, one member appointed by the Planning Commission, and two City residents, appointed by a majority of the first five members, which appointments are hereby authorized to be made. Terms of the members of the Housing Council shall be for three years. An unexpired term resulting from a vacancy in the Housing Council shall be filled in the same manner in which the initial appointment was made. The Mayor, City Council, and Planning Commission are hereby authorized and directed to make their respective appointments to the Housing Council and those five appointed members are authorized to appoint the final two members. The Housing Council shall make an annual inspection of the properties within the CRA for which an exemption has been granted and shall hear appeals under section 3735.70 of the Revised Code from property owners whose CRA applications have been denied or tax exemptions revoked by the Housing Officer.
- Section 10. That a North Canton Tax Incentive Review Council (the "TIRC") shall be maintained pursuant to section 5709.85 of the Revised Code. The TIRC shall consist of three representatives appointed by the Board of County Commissioners, two representatives appointed by the Mayor with concurrence of City Council, the County Auditor (or designee) and a representative of each affected board of education located in the CRA. At least two members of the TIRC shall be residents of the City. The TIRC shall review annually the

compliance of all agreements involving the grant of exemptions for commercial or industrial real property improvements under section 3735.67 of the Revised Code, based upon the performance of those agreements, shall make written recommendations to City Council as to their continuation, modification, or termination.

- Section 11. That City Council reserves the right to re-evaluate the designation of the new CRA after December 31, 2018, and on a biennial basis thereafter, at which time it may direct the Housing Officer to deny new applications for exemptions as described in section 3735.67 of the Revised Code, with respect to any additional construction or remodeling thereafter commenced.
- Section 12. That the Mayor is hereby authorized and directed to petition the Ohio director of development services to confirm the findings contained within this resolution.
- Section 13. That a copy of this resolution shall be forwarded to the Stark County Auditor, and published in a newspaper of general circulation in the City once a week for two consecutive weeks immediately following its adoption.
- Section 14. That all formal actions of this Council and of any of its committees concerning and relation to the enactment of this resolution were adopted in an open meeting, and that all deliberations of this Council and of any of its committees that resulted in such formal action were in meetings open to the public, in compliance with all legal requirements, including section 121.22 of the Revised Code.
- Section 15. That this resolution shall take effect and be in force from and after the earliest period allowed by law.

Passed in Council this _____ day of _____ 2018

David Held, Mayor

Signed: _____, 2018

ATTEST:

Mary Beth Bailey, Clerk of Council

North Canton City Council
Street and Alley Committee

Ordinance No. - 2018

An ordinance authorizing the Director of Administration of the City of North Canton to advertise and receive bids according to specifications now on file in the Director's office, and authorizing the Mayor of the City of North Canton, upon Board of Control approval, to enter into a contract for the Eastbury Avenue NE (East Maple Street north to 7th Street) Waterline Replacement Project, at a total cost not to exceed \$700,000.00, and declaring the same to be an emergency.

WHEREAS, Eastbury Avenue NE (East Maple Street north to 7th Street) requires a waterline replacement; and

WHEREAS, the City desires to enter into a contract for waterline replacement at Eastbury Avenue NE (East Maple Street north to 7th Street).

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NORTH CANTON, COUNTY OF STARK, AND STATE OF OHIO:

Section 1. That the Director of Administration of the City of North Canton, be, and is hereby authorized to advertise and receive bids according to specifications now on file in the Director's office, for the Eastbury Avenue NE (East Maple Street north to 7th Street) Waterline Replacement Project.

Section 2. That the Mayor of City of North Canton, upon Board of Control approval, be, and is hereby authorized to enter into a contract for the Eastbury Avenue NE (East Maple Street north to 7th Street) Waterline Replacement Project, at a total cost not to exceed \$700,000.00.

Section 3. That the Director of Finance of the City of North Canton, be, and is hereby authorized to draw funds necessary for the payment of the above specified contract from the following appropriation:

651 WATER EXP, REP & IMP FUND	
651.767.5502 Facilities – Inside Water Lines	\$700,000.00

upon receipt of vouchers duly approved by the proper departmental authority.

Section 4. That if a provision of this ordinance is or becomes illegal, invalid, or unenforceable, that shall not affect the validity or enforceability of any other provision of this ordinance.

Section 5. That this ordinance is hereby declared to be an emergency measure necessary for the preservation of the health, safety and peace of the City of North Canton and further necessary to advertise, receive, and evaluate bids, determine the lowest and best bidder, and complete the Eastbury Avenue NE (East Maple Street north to 7th Street) Waterline Replacement Project during a brief, weather-permitting window, with the construction completed by October 2018; wherefore, provided it receives the affirmative vote of six or more members of Council elected thereto, this ordinance shall take effect and be in full force immediately upon its adoption by Council and approval by the Mayor.

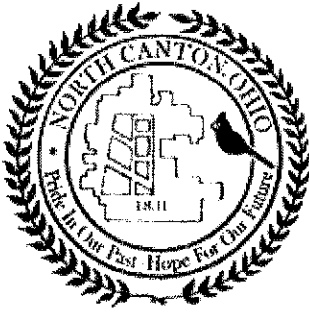
Passed in Council this _____ day of _____ 2018

David Held, Mayor

Signed: _____, 2018

ATTEST:

Mary Beth Bailey, Clerk of Council



City of NORTH CANTON, OHIO

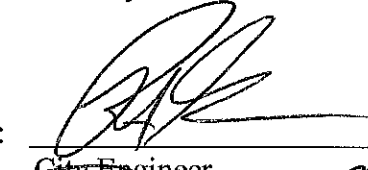
145 NORTH MAIN STREET
NORTH CANTON OHIO 44720-2587

LEGISLATION REQUEST

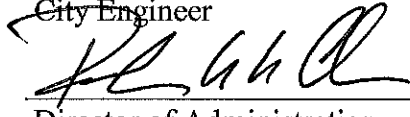
May 11, 2018

To: **Daniel J. Peters, President**
City Council

Subject: Eastbury Avenue NE Waterline Replacement Project

Requested By: 
City Engineer

Date: 5/11/18

Approved By: 
Director of Administration

Date: 5.11.18

Requesting an ordinance authorizing the Director of Administration to advertise and receive bids and authorizing the Mayor, through the Board of Control, to enter into a contract for the Eastbury Avenue NE Waterline Replacement Project – project limits are East Maple Street north to 7th Street NE.

Funds have been allocated as follows:

651.767.5502 \$ 700,000

EMERGENCY REQUESTED: Yes X No

Emergency legislation is being requested in order to complete construction by October 15, 2018.

FR. 11 MAY '18
REC'D OFFICE OF ADMINIS

RECEIVED

MAY 11 2018

COUNCIL OFFICE
NORTH CANTON, OHIO

North Canton City Council
Street and Alley Committee

Ordinance No. - 2018

An ordinance authorizing the Director of Administration of the City of North Canton to advertise and receive bids according to specifications now on file in the Director's office, and authorizing the Mayor of the City of North Canton, upon Board of Control approval, to enter into a contract for the Cole Avenue SW (Church Street to Harmon Street) Sanitary Sewer Replacement Project, at a total cost not to exceed \$100,000.00, and declaring the same to be an emergency.

WHEREAS, Cole Avenue SW (Church Street to Harmon Street) requires a sanitary sewer replacement; and

WHEREAS, the City desires to enter into a contract for the sanitary sewer replacement at Cole Avenue SW (Church Street to Harmon Street).

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NORTH CANTON, COUNTY OF STARK, AND STATE OF OHIO:

Section 1. That the Director of Administration of the City of North Canton, be, and is hereby authorized to advertise and receive bids according to specifications now on file in the Director's office, for the Cole Avenue SW (Church Street to Harmon Street) Sanitary Sewer Replacement Project.

Section 2. That the Mayor of City of North Canton, upon Board of Control approval, be, and is hereby authorized to enter into a contract for the Cole Avenue SW (Church Street to Harmon Street) Sanitary Sewer Replacement Project, at a total cost not to exceed \$100,000.00.

Section 3. That the Director of Finance of the City of North Canton, be, and is hereby authorized to draw funds necessary for the payment of the above specified contract from the following appropriation:

652 SEWER REVENUE FUND	
652.779.5501 Facilities - Sewer Lines	\$100,000.00

upon receipt of vouchers duly approved by the proper departmental authority.

Section 4. That if a provision of this ordinance is or becomes illegal, invalid, or unenforceable, that shall not affect the validity or enforceability of any other provision of this ordinance.

Section 5. That this ordinance is hereby declared to be an emergency measure necessary for the preservation of the health, safety and peace of the City of North Canton and further necessary to advertise, receive, and evaluate bids, determine the lowest and best bidder, and complete the Cole Avenue SW (Church Street to Harmon Street) Sanitary Sewer Replacement Project during a brief, weather-permitting window, with the construction completed during the summer of 2018; wherefore, provided it receives the affirmative vote of six or more members of Council elected thereto, this ordinance shall take effect and be in full force immediately upon its adoption by Council and approval by the Mayor.

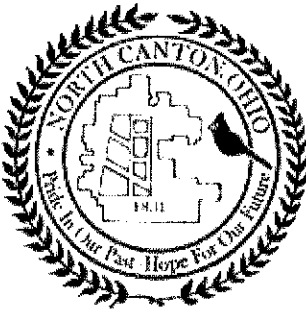
Passed in Council this _____ day of _____ 2018

David Held, Mayor

Signed: _____, 2018

ATTEST:

Mary Beth Bailey, Clerk of Council



City of NORTH CANTON, OHIO

145 NORTH MAIN STREET
NORTH CANTON OHIO 44720-2587

LEGISLATION REQUEST

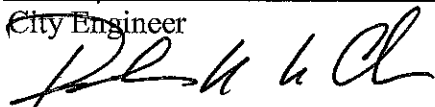
May 11, 2018

To: **Daniel J. Peters, President**
City Council

Subject: Cole Avenue SW Sanitary Sewer Replacement Project

Requested By: 
City Engineer

Date: 5/11/18

Approved By: 
Director of Administration

Date: 5.11.18

Requesting an ordinance authorizing the Director of Administration to advertise and receive bids and authorizing the Mayor, through the Board of Control, to enter into a contract for the Cole Avenue SW Sanitary Sewer Replacement Project – project limits are Church Street SW north 580-feet to Harmon Street SW.

Funds have been allocated as follows:

652.779.5501 \$ 100,000 (Utilizing \$100,000 of the \$400,000 Sewer Lining Budget)

EMERGENCY REQUESTED: Yes X No

Emergency legislation is being requested in order to complete construction in the summer of 2018.

FR. 11 MAY '18
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MAY 11 2018

COUNCIL OFFICE
NORTH CANTON, OHIO

North Canton City Council
Street and Alley Committee

Ordinance No. - 2018

An ordinance authorizing the Mayor of the City of North Canton to participate in the Ohio Department of Transportation ("ODOT") Municipal Bridge Inspection Program, for the purpose of inspecting and evaluating the Easthill Bridge and the Glenwood Bridge.

WHEREAS, the Easthill Bridge and the Glenwood Bridge would benefit from ODOT performing an annual Municipal Bridge Inspection; and

WHEREAS, the City desires to participate in the ODOT Municipal Bridge Inspection Program for both the Easthill Bridge and Glenwood Bridge.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NORTH CANTON, COUNTY OF STARK, AND STATE OF OHIO:

- Section 1. That the Mayor of the City of North Canton, be, and is hereby authorized to participate on behalf of the City of North Canton the ODOT Municipal Bridge Inspection Program, for the purpose of inspecting and evaluating the Easthill Bridge and the Glenwood Bridge. The inspection of both bridges will be at no cost to the City, and ODOT will bear 100% of cost for the inspection. See attached Exhibit A.
- Section 2. That if a provision of this ordinance is or becomes illegal, invalid or unenforceable, that shall not affect the validity or enforceability of any other provision of this ordinance.
- Section 3. That this ordinance shall take effect and be in full force from and after the earliest period allowed by law.

Passed in Council this _____ day of _____, 2018

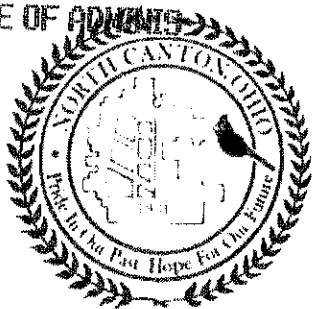
David Held, Mayor

Signed: _____, 2018

ATTEST:

Mary Beth Bailey, Clerk of Council

WE, 16 MAY '18
REC'D OFFICE OF ADMIN



City of NORTH CANTON, OHIO


145 NORTH MAIN STREET
NORTH CANTON OHIO 44720-2587

LEGISLATION REQUEST

May 16, 2018

To: **Daniel J. Peters, President**
City Council

Subject: Participate in ODOT's Municipal Bridge Inspection Program

Requested By: 
City Engineer

Date: 5/16/2018

Approved By: 
Director of Administration

Date: 5.16.2018

Requesting an ordinance authorizing the City of North Canton to participate in the Ohio Department of Transportation's Municipal Bridge Inspection Program. The Program will provide at no cost to the City any needed bridge load rating calculations, scour assessments, annual bridge inspections, and any needed fracture critical plan development. Only the Easthill Bridge and the Glenwood Bridge are eligible for the program. Sample legislation is attached.

Funds have been allocated as follows:

N/A as ODOT bears 100% of the Bridge Inspection Costs

EMERGENCY REQUESTED: Yes _____ No X

RECEIVED
MAY 16 2018
COUNCIL OFFICE
NORTH CANTON, OHIO

PRELIMINARY LEGISLATION

Consent

Rev. 6/26/00

Ordinance/Resolution # : _____

PID No. : 102554

County/Route/Section : _____

The following is a/an _____ enacted by the _____ of _____
(Ordinance/Resolution) (Local Public Agency)
County, Ohio, hereinafter referred to as the Local Public Agency (LPA).

SECTION I – Project Description

WHEREAS, the (LPA) has determined the need for the described project:

Bridge Inspection Program Services, including, but not limited to bridge load rating calculations, scour assessments, bridge inspections, and fracture critical plan development.

NOW THEREFORE, be it ordained by the _____ of _____ County, Ohio.
(LPA)

SECTION II – Consent Statement

Being in the public interest, the LPA gives consent to the Director of Transportation to complete the above described project.

SECTION III – Cooperation Statement

The LPA shall cooperate with the Director of Transportation in the above described project as follows:

The State shall assume and bear 100% of all of the cost for Bridge Inspection Program Services requested by the City and agreed to by the State. Eligible Bridge Inspection Services are described in the Consultant’s Scope of Services Task Order Contract (Exhibit A).

The LPA agrees to pay 100% of the cost of those features which are not included in Exhibit A.

SECTION IV – Utilities and Right-of-Way Statement

The LPA agrees that all right-of-way required for the described project will be made available in accordance with current State and Federal regulations.

SECTION V Authority to Sign

I, _____ of said _____ is hereby empowered on behalf of the
(Contractual Agent) (LPA)
_____ to enter into contracts with the Director of Transportation which is necessary to
(LPA)
complete the above described project.

Passed: _____, 2_____.
(Date)

Attested: _____
(Clerk)

(Contractual Agent of LPA – title)

Attested: _____
(Title)

(President of Council)

The _____ is hereby declared to be an emergency measure to expedite the highway project and
(Ordinance/Resolution)
to promote highway safety. Following appropriate legislative action, it shall take effect and be in force immediately upon its passage and approval, otherwise it shall take effect and be in force from and after the earliest period allowed by law.

CERTIFICATE OF COPY
STATE OF OHIO

_____ of _____ County, Ohio
(LPA)

I, _____, as Clerk of the _____
(LPA)
of _____ County, Ohio, do hereby certify that the foregoing is a true and correct copy of
_____ adopted by the legislative Authority of the said
(Ordinance/Resolution)
_____ on the _____ day of _____, 2____.

(LPA)
That the publication of such _____ has been made and certified of record according to
(Ordinance/Resolution)

Law; that no proceedings looking to a referendum upon such _____ have been taken;
(Ordinance/Resolution)

and that such _____ and certificate of publication thereof are of record in _____,
Page _____ (Ordinance/Resolution)
(Record No.)

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal, if applicable,
this _____ day of _____ 2_____.

(Clerk)

(CITY SEAL)

_____ of _____ County, Ohio
(LPA)

(If the LPA is designated as a City then the "City Seal" is required. If no Seal, then a letter stating "No Seal is required to accompany the executed legislation.)

The foregoing is accepted as a basis for proceeding with the project herein described.
For the _____ of _____ County, Ohio.
(LPA)

Attested: _____ Date _____
(Contractual Agent)

.....

For the State of Ohio

Attested: _____ Date _____
(Director, Ohio Department of Transportation)