

CITY OF CHEVIOT
STATE OF OHIO

RESOLUTION NO. 21-01

TO ACCEPT THE TRANSFER OF THE COMMUNITY REINVESTMENT AREA AGREEMENT FOR THE FAMILY DOLLAR STORE FROM MELODIE REAL ESTATE PARTNERS, LLC TO HARRISON AVENUE EQUITIES, LLC.

WHEREAS, on March 11, 2011, by Ordinance 11-02, this Council authorized a Community Reinvestment Area agreement with the original owner of the Family Dollar Store; and

WHEREAS, on December 4, 2020 the real property where the Family Dollar Store is located was purchased by Harrison Avenue Equities, LLC, and now Harrison Avenue Equities LLC seeks approval of this Council to transfer the rights and responsibilities under the existing Community Reinvestment Area agreement to the new owner, pursuant to the terms of the existing Community Reinvestment Area agreement; and

WHEREAS, Paragraph 16 in the Community Reinvestment Area agreement states that said Agreement is not transferrable or assignable without express, written approval of the City of Cheviot; and

WHEREAS, this Council finds that it is in the best interest of the City of Cheviot to transfer the Community Reinvestment Area agreement to the current owner Harrison Avenue Equities, LLC.

NOW, THEREFORE BE IT RESOLVED BY THE COUNCIL OF THE CITY OF CHEVIOT, STATE OF OHIO THAT:

Section 1. Harrison Avenue Equities, LLC will be substituted as the Property Owner under the terms of the Community Reinvestment Area agreement, and thus eligible for the remaining Community Reinvestment Area tax incentives. It is expressly understood that the new Property Owner will assume the Community Reinvestment Area agreement, as it was originally executed and as it presently exists; that the terms will remain unchanged, except as to identify of the Property Owner; and that Harrison Avenue Equities, LLC will be required to meet all of the Property Owner's obligations thereunder.

Section 2. This Council finds and declares that all formal actions concerning and relating to this Resolution occurred in an open meeting of this Council or its committees, in compliance with law.

Section 3. The Safety-Service Director is hereby authorized to sign any documents required to effectuate the transfer of the Community Reinvestment Area agreement to the new owner.

Section 4. Upon passage of this resolution, the Clerk of Council shall certify a copy of it to the State of Ohio or to the official who is charged with informing the State of Ohio of this Council's action.



Mark G. Waters
President of Council

JAN 05 2021

Date passed

Samuel D. Keller
Mayor

Date approved

Attest:

Approved as to form:



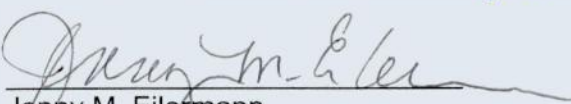
Jenny M. Eilermann
Clerk of Council

Kimberlee Erdman Rohr
Law Director

CERTIFICATE OF PUBLICATION

I, Jenny M. Eilermann, Clerk of the Council of the City of Cheviot, Ohio, hereby certify that the foregoing resolution, or a succinct summary, was published in the *Western Hills Press*, a newspaper of general circulation in the City of Cheviot, Ohio, in accordance with Section 731.21 of the Ohio Revised Code, on the following dates:

- 1) _____ 1/13 _____, 2021, and
- 2) _____ 1/20 _____, 2021.



Jenny M. Eilermann
Clerk of Council