

**SYMMES TOWNSHIP
HAMILTON COUNTY, OHIO**

RESOLUTION NO. G2021-101

**RESOLUTION AMENDING RESOLUTION F-9101
TO EXTEND THE EXEMPTION OF IMPROVEMENTS
FOR AN ADDITIONAL FIFTEEN YEARS**

WHEREAS, the Board of Township Trustees (the “Board”) of Symmes Township, Hamilton County, Ohio (the “Township”) has previously adopted Resolution No. F-9101, on February 5, 1991, as amended by Resolution No. F-0303, adopted on April 1, 2003, which declared certain improvements in the Township to be a public purpose and exempted certain property from taxation;

WHEREAS, the Township and or respective property owners have filed the required Department of Taxation and Equalization exemption applications for the properties set forth on Exhibit A, attached hereto, which have been approved for exemption by the Tax Commission of the State of Ohio;

WHEREAS, according to the 2020 Census, Symmes Township, Hamilton County, Ohio has a population of 15,642;

WHEREAS, this Board has determined it will be in the best interest of the Township and its citizens to extend the exemption from real property tax of certain improvements in the Township and that the extension of such exemption will be consistent with the economic development plans of the Township in furtherance of the goals set forth in the Township’s economic development and strategic plan;

WHEREAS, notice has been provided to the Board of Education of the Loveland City School District (the “Loveland School District”), the Board of Education of the Sycamore Community School District (the “Sycamore School District” together with Loveland School District the “School Districts”) the Great Oaks Career Campuses (“Great Oaks”), and the Board of Commissioners of Hamilton County, Ohio of this Board’s intent to extend the exemption from real property tax of improvements to those parcels set forth on Exhibit A attached hereto;

WHEREAS, the Board of Education of the Loveland School District and the Board of Education of the Sycamore School District, have by resolution approved the extension of the exemption from real property taxation for those parcels set forth on Exhibit A on the condition that the Township and the School Districts enter into an agreement to provide for compensation to the School Districts for the exempted real property taxes.

NOW THEREFORE BE IT RESOLVED by the Board of Trustees of Symmes Township, Hamilton County, Ohio:

SECTION 1. That this Board hereby authorizes and approves the extension of the real property tax exemption granted by Resolution No. F-9101, as amended by Resolution No. F-0303,

pursuant to Ohio Revised Code Section 5709.73, for the property set forth on Exhibit A, attached hereto, for an additional period of fifteen years, as provided by Ohio Revised Code Section 5709.73 (L).

SECTION 2. That the Fiscal officer is hereby directed to file a copy of this Resolution with the Loveland School District, Sycamore School District, the Great Oaks Career Campuses, the Hamilton County Auditor, the Tax Commissioner of the State of Ohio and the Ohio Department of Development.

SECTION 3. That the Township Administrator, the Fiscal Officer and any other Township Official is hereby authorized, upon approval of legal counsel, to provide, complete, execute, and deliver any forms or documents required by the County Auditor or the Tax Commissioner to effectuate the intent of this Resolution and the extension of the exemption including Department of Taxation and Equalization form(s) 24.

SECTION 4. A portion of the service payments in lieu of taxes shall be paid to the School Districts and Great Oaks pursuant to Section 5709.73(D) of the Ohio Revised Code and the Tax Incentive Agreements by and between the Township and the School Districts which are hereby authorized and approved in the form attached hereto, with such changes as are approved by legal counsel to the Township and the Township Administrator. The Township Administrator is hereby authorized and directed to execute and deliver the Tax Incentive Agreements.

SECTION 5. The Trustees of Symmes Township upon majority vote do hereby dispense with the requirement that this resolution be read on two separate days, and hereby authorize the adoption of this resolution upon its first reading.

SECTION 6. That it is found and determined that all formal actions of the Board concerning and relating to the adoption of this resolution were adopted in an open meeting of the Board; and that all deliberations of the Board 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 Ohio Revised Code.

SECTION 7. This Resolution shall take effect at the earliest date permitted by law.

Trustee _____ introduced the foregoing Resolution and moved its adoption. Trustee _____ seconded the Motion. The roll being called upon the question of adoption of the Resolution by the Township Fiscal Officer, the vote resulted as follows:

Mr. Beck _____

Ms. Leis _____

Mr. Bryant _____

Adopted at the regular meeting the Board of Township Trustees of Symmes Township, Hamilton County, Ohio this ____ day of _____, 2021.

Kenneth N. Bryant, President

Jodie L. Leis, Vice-President

Philip J. Beck, Trustee

AUTHENTICATION

This is to certify that this resolution was duly adopted by the Board of Trustees, and filed with the Symmes Township Fiscal Officer, this _____ day of _____, 2021.

Joseph C. Grossi
Symmes Township Fiscal Officer

APPROVED AS TO FORM:

Jeff Forbes, Law Director

CERTIFICATE

I hereby certify that the foregoing is a true and correct copy of a resolution adopted on the ____ day of _____, 2021, and that on _____, 2021, I filed a certified copy of said resolution with the county auditor.

Joseph C. Grossi, Fiscal Officer

RECEIPT

Received this day a certified copy of the foregoing resolution.

Dusty Rhodes, County Auditor, County
of Hamilton, Ohio

Dated: _____, 2021

CERTIFICATE

I hereby certify that the foregoing is a true and correct copy of a resolution adopted on the ____ day of _____, 2021, and that on _____, 2021, I filed a certified copy of said resolution with the county auditor.

Loveland City School District Treasurer

RECEIPT

Received this day a certified copy of the foregoing resolution.

Dusty Rhodes, County Auditor, County
of Hamilton, Ohio

Dated: _____, 2021

CERTIFICATE

I hereby certify that the foregoing is a true and correct copy of a resolution adopted on the ____ day of _____, 2021, and that on _____, 2021, I filed a certified copy of said resolution with the county auditor.

Sycamore Community School District
Treasurer

RECEIPT

Received this day a certified copy of the foregoing resolution.

Dusty Rhodes, County Auditor, County
of Hamilton, Ohio

Dated: _____, 2021

CERTIFICATE

I hereby certify that the foregoing is a true and correct copy of a resolution adopted on the _____ day of _____, 2021, and that on _____, 2021, I filed a certified copy of said resolution with the county auditor.

Great Oaks Career Campuses Treasurer

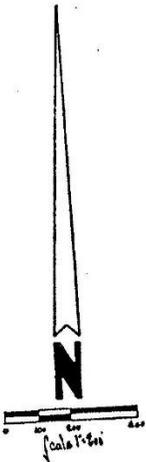
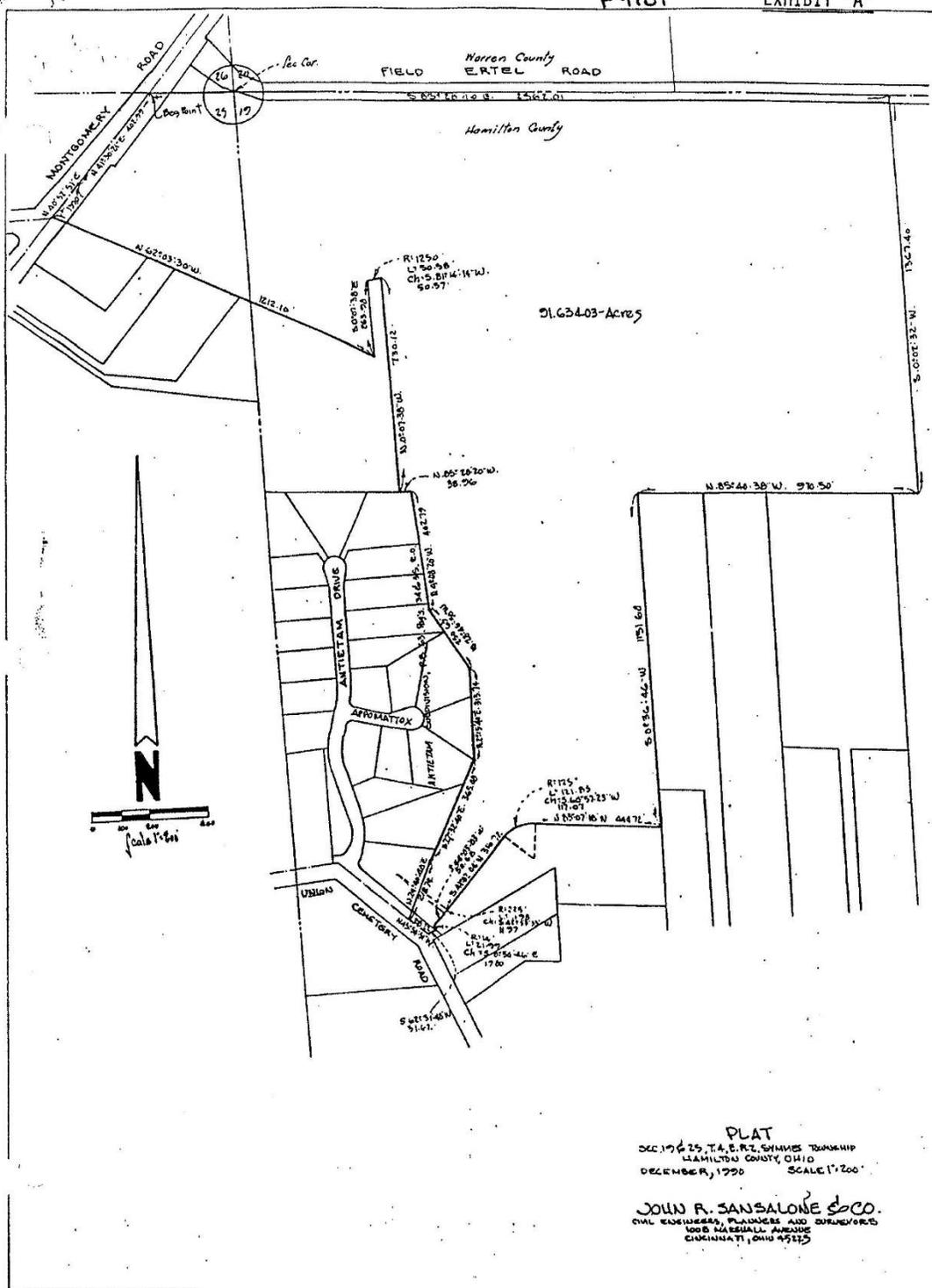
RECEIPT

Received this day a certified copy of the foregoing resolution.

Dusty Rhodes, County Auditor, County
of Hamilton, Ohio

Dated: _____, 2021

EXHIBIT A
EXEMPTED PROPERTY



PLAT
 SEC. 17 & 25, T. 4 E. R. 2, SIMMS TOWNSHIP
 HAMILTON COUNTY, OHIO
 DECEMBER, 1998 SCALE 1\"/>

JOHN R. SAN SALOME & CO.
 CIVIL ENGINEERS, PLANNERS AND SURVEYORS
 1008 MARSHALL AVENUE
 CINCINNATI, OHIO 45215

ALVIN LIPSON

DECEMBER 17, 1990

LEGAL DESCRIPTION
MONTGOMERY ROAD, UNION CEMETERY ROAD

SITUATED IN SECTION 19 AND 25, TOWNSHIP 4, ENTIRE RANGE
2, SYMMES TOWNSHIP, HAMILTON COUNTY, STATE OF OHIO, AND BEING
MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE CENTERLINE OF MONTGOMERY
ROAD WITH THE NORTH LINE OF SECTION 25; THENCE ALONG THE
NORTH LINE OF SECTION 25 AND SECTION 19, SOUTH 85° 28' 40"
EAST, FOR A DISTANCE OF 2562.01 FEET; THENCE LEAVING THE
NORTH LINE OF SECTION 19, SOUTH 0° 02' 32" WEST, FOR A
DISTANCE OF 1367.40 FEET; THENCE NORTH 85° 40' 38" WEST,
970.50 FEET; THENCE SOUTH 0° 36' 46" WEST, 1151.68 FEET;
THENCE NORTH 83° 07' 18" WEST, 444.72 FEET; THENCE ON A
CURVE DEFLECTING 55° 50' 41" LEFT HAVING A RADIUS OF 125.00
FEET FOR A DISTANCE ON ARC OF 121.83 FEET (CHORD OF ARC BEARS
SOUTH 68° 57' 23" WEST, 117.07 FEET); THENCE SOUTH 41° 02'
04" WEST, 316.72 FEET; THENCE ON A CURVE DEFLECTING 3° 02'
59" RIGHT HAVING A RADIUS OF 225.00 FEET FOR A DISTANCE ON
ARC OF 11.98 FEET (CHORD OF ARC BEARS SOUTH 42° 33' 33"
WEST, 11.97 FEET); THENCE SOUTH 44° 05' 03" WEST, 50.68
FEET; THENCE ON A CURVE DEFLECTING 90° 00' 00" LEFT HAVING
A RADIUS OF 14.00 FEET FOR A DISTANCE ON ARC OF 21.99 FEET
(CHORD OF ARC BEARS SOUTH 0° 54' 46" EAST, 19.80 FEET) TO A
POINT ON THE NORTH LINE OF UNION CEMETERY ROAD; THENCE
LEAVING SAID NORTH LINE, SOUTH 62° 31' 48" WEST, FOR A
DISTANCE OF 31.62 FEET TO A POINT IN THE CENTERLINE OF UNION
CEMETERY ROAD; THENCE ALONG SAID CENTERLINE, NORTH 45° 54'
51" WEST, FOR A DISTANCE OF 88.22 FEET TO THE SOUTHERLY MOST
CORNER OF ANTIETAM SUBDIVISION, RECORDED IN PLAT BOOK 63 PAGE
34 AND 35, HAMILTON COUNTY, RECORDERS OFFICE; THENCE LEAVING
SAID CENTERLINE AND ALONG SAID SUBDIVISION THE FOLLOWING
COURSES AND DISTANCES: NORTH 24° 40' 40" EAST, 218.74 FEET;
THENCE NORTH 27° 32' 40" EAST 365.08 FEET; THENCE NORTH 2°
15' 40" EAST, 313.74 FEET; THENCE NORTH 28° 46' 50"
WEST, 250.63 FEET; THENCE NORTH 4° 08' 20" WEST, 402.79
FEET; THENCE NORTH 85° 28' 20" WEST, 38.96 FEET; THENCE
LEAVING SAID SUBDIVISION, NORTH 0° 07' 38" WEST, FOR A
DISTANCE OF 730.12 FEET; THENCE ON A CURVE DEFLECTING 2°
19' 08" RIGHT HAVING A RADIUS OF 1250.00 FEET FOR A DISTANCE
ON ARC OF 50.58 FEET (CHORD OF ARC BEARS SOUTH 81° 14' 14"
WEST, 50.57 FEET); THENCE SOUTH 0° 07' 38" EAST, 263.98
FEET; THENCE NORTH 62° 03' 30" WEST, 1212.10 FEET TO A
POINT IN THE CENTERLINE OF MONTGOMERY ROAD; THENCE ALONG SAID
CENTERLINE THE FOLLOWING COURSES AND DISTANCES: NORTH 40° 52'
51" EAST, 139.07 FEET; THENCE NORTH 41° 30' 21" EAST,
402.99 FEET TO THE PLACE OF BEGINNING.

CONTAINS 3991578.00 SQUARE FEET OR 91.63403 ACRES.

BEING SUBJECT TO LEGAL HIGHWAYS. BEING SUBJECT TO EASEMENT OF
RECORD.

EXHIBIT "A"

AUDITOR'S Book 620 Page 190

Parcel Number	Name & Address		
23 & 88	Bergman, Thomas H. "Tr" 4440 Carver Woods Dr.	Cincinnati, Ohio	45242
25 & 150	United Dairy Farmers, Inc. 3955 Montgomery Road	Cincinnati, Ohio	45212
45	Symmes Station Partnership 222 Senator Place	Cincinnati, Ohio	45220
46	Symmes Station Partnership 222 Senator Place	Cincinnati, Ohio	45220
47, 478 & 620/70/1	Tepe, Janice & Reese, Virginia McCabe & Kathleen McCabe Smith 7450 Baywind Dr.	Cincinnati, Ohio	45242
52 & 53	The Central Trust Co. "Tr" c/o Clifford R. Meyer 3321 Landing Place, Cobbs Landing	Palm Harbor, Florida	33563
67, 170, 172	Stressel, Wm. E. & Marilyn L. c/o Transamerica Tax Service 1105 Shrock Road Suite 437	Columbus, Ohio	43229
104	Austin, Bill & Maureen 8625 Twilight Terr.	Cincinnati, Ohio	45244
128, 173	Apalodimas, Michael 8498 Donna Lane	Cincinnati, Ohio	45236
129	Metzger, Paul R. & et al 6304 Bedford Ave.	Cincinnati, Ohio	45227
133	HSU, Jas. & Yeh Wang 9919 ZigZig Road	Cincinnati, Ohio	45242
146	Candler, Paul T. M.D. Inc. 9393 Fields Ertel Road	Cincinnati, Ohio	45249
470	Cabel, Michael L. & Arlene K 11808 Hamilton Ohio	Cincinnati, Ohio	45231
477	McCabe, Philip 11644 Timber Ridge Lane #1	Cincinnati, Ohio	45241
490	Tepe, James R. & Janice McCabe Tepe 7450 Baywind Dr.	Cincinnati, Ohio	45242
512, 513 514	Arbors of Montgomery LTD Partnership 945 Fields Ertel Road	Cincinnati, Ohio	45249
573, 574 576 thru 579	Duke Associates No. 64 LTD c/o Duke Realty Corp. 8044 Montgomery Road Suite 350	Cincinnati, Ohio	45236

EXHIBIT B
TAX INCENTIVE AGREEMENTS