

**RESOLUTION NO. 17-12**

**By: Ben Kessler**

A Resolution adopting the recommendations of the Bexley Tax Incentive Review Council regarding tax-abated properties on East Main Street.

**WHEREAS**, UNDER O.R.C. Section 3735.67, the owners of four properties on East Main Street which have commercial agreements with the City have submitted applications for, and been granted, tax exemptions on real property improvements; and

**WHEREAS**, the owner of Bexley Gateway Plaza (Parcel N. 020-004740 aka 2152-2158 East Main Street) is Bexley Gateway Plaza Ltd and the property was granted a 15-year 50% tax exemption under Ordinance 74-04; and

**WHEREAS**, the owners of the condominiums and garages at Bexley Gateway Plaza (parcels 020-004741, 020-004742, 020-000380, 020-004756, 020-004815, 020-004818, 020-004838, and 020-004843 through 020-004845) have applied for and received tax exemptions under the Bexley Main Street Residential CRA, consisting of a 15-year abatement averaging 70%; and

**WHEREAS**, the owner of Parcels 020-004731, 020-004733, and 020-004736, is One Dawson Place, LLC and the property was granted a 5-year average of 50% tax exemption under Ordinance 60-04; and

**WHEREAS**, the owners of Parcels 020-004732, 020-004735, and 020-004734 are the Trust of Jacob & Fay Gelman, One Dawson Place 301, LLC, and Elizabeth J. Pomerants, respectively, also authorized under the CRA Agreement with One Dawson Place, LLC under Ordinance 60-04; and

**WHEREAS**, each of these properties has been granted various real property tax exemptions by City Council as stated above; and

**WHEREAS**, the Main Street Community Redevelopment Area Housing Council and the Housing Officer have inspected these properties; and

**WHEREAS**, the Bexley Tax Incentive Review Council has reviewed the tax exemption agreements and investment, payroll, and job commitments contained in those agreements versus progress made toward achieving those commitments; and

**WHEREAS**, the Mayor, on behalf of the Bexley Tax Incentive Review Council forwarded the Council's recommendations to Bexley City Council on May 25, 2010; now therefore,

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF BEXLEY, OHIO:

**Section 1.** That the existing real property tax exemption for parcels 020-004740 (Bexley Gateway Plaza) shall be continued.

**Section 2.** That the residential abatements for the condominiums and garages located at Bexley Gateway Plaza, parcels 020-004741, 020-004742, 020-000380, 020-004756, 020-004815, 020-004818, 020-004838, and 020-004843 through 020-004845 be continued with a letter to the owner of parcel 020-004843 and 020-004845 indicating a tax delinquency of \$3,046.66 and \$19,162.88, respectively.

**Section 3.** That the existing tax exemptions for Parcels 020-004732, 020-004734, and 020-004735 (One Dawson) shall be continued for the terms and percentages specified in the amended tax exemption Ordinance No. 100-08, dated December 9, 2008, beginning at 100% and declining by 20% each year until the expiration.

**Section 4.** That the existing abatements for Parcels 020-004371, 020-004733, 020-004736, 020-004737, and 020-004738 (One Dawson) be continued for the terms and percentages specified in the amended tax exemption Ordinance No. 100-08, dated December 9, 2008, beginning at 100% and declining by 20% each year until the expiration.

**Section 5.** This Resolution shall go into full force and effect at the earliest date allowed by law.

Passed: \_\_\_\_\_, 2012

\_\_\_\_\_  
President of Council

Attest: \_\_\_\_\_  
Clerk of Council

Approved: \_\_\_\_\_, 2012

First Reading Oct. 9, 2012  
Second Reading Oct. 23, 2012

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Ben Kessler, Mayor