

PROPERTY OWNER PETITION TO THE CITY COUNCIL OF THE CITY OF CINCINNATI

PETITION FOR ADOPTION OF THE 2026-2029 DOWNTOWN SERVICES PLAN AND BUDGET

The undersigned, being the owner of real property that abuts upon a street, alley, public road, place, boulevard, parkway, park entrance, easement, or other existing public improvement within the area described herein, and collectively with other owners making up at least sixty percent (60%) of the front footage or real property in such area, hereby petition to Cincinnati City Council pursuant to Ohio Rev. Code Ch. 1710 (the "Code") for the adoption of the 2026-2029 Downtown Services Plan and Budget (the "Plan"). In support of this petition, the petitioners show the following:

1. Corporate Entity.

Downtown Cincinnati Improvement District (the "District") shall be administered by Downtown Cincinnati Improvement District, Inc., an Ohio not-for-profit corporation formed and governed by its Articles of Incorporation and Code of Regulations.

2. Mission.

To develop and implement plans for public improvements and services that benefit the District and enhance the value of downtown office, retail, residential and other diversified properties.

3. Authority.

The District shall be authorized to provide downtown services and improvements pursuant to the Code that benefits property within the boundaries of the District. The City

shall be authorized to levy a special assessment on property within the District based on benefits conferred by the services and improvements. The cost of such services are to be paid by the assessment.

4. Services Plan.

The District shall be administered in accordance with the Plan attached hereto designating the nature of the services to be provided and the anticipated outcome. The Board of Trustees of the District recommends the Plan to the property owners for adoption. The period of time the services set forth in the Plan are to remain in effect is four years.

5. Assessment.

The cost of the services in each of the four years are included in the Plan. An annual detailed budget shall be prepared and approved by the Board of Trustees of the District each year and reported to the property owners.

Assessments for the services provided by the District shall be equitably apportioned among the owners of Property within the District, based on the assessed value of individual properties as determined by the County Auditor's Office, in relation to the assessed value of all assessed Property located within the District as a whole and on the front footage of individual properties in relation to the total front footage of all assessed Property located within the District as a whole.

6. Duration.

The proposed special assessment for implementation of the Services Plan shall be levied against the owners of Property within the District on an annual basis for a period of four years.

7. Boundaries.

A description of the boundaries of the District is included in the Plan. A definitive list of the properties included in the District is identified by the Auditor's parcel number. This list of properties shall govern in case of any discrepancies between the list and the District boundary description.

8. Board of Trustees.

The District is governed by a Board of Trustees of nine (9) individuals that represent the interest of property owners in the District including: one class A office owner; one class B/C office owner; one retail property owner; two owners from the following categories, Owner Occupied Small Business/Residential or Parking Facility; one Building Owners and Managers Association (BOMA) member; a designee of the City Manager; a designee of the Board of County Commissioners; and an appointee of City Council. The Board shall manage the fiscal affairs of the District on behalf of the property owners.

Cincinnati City Council is hereby requested to take the following action:

Approve, by Resolution, the Petition to Adopt the Downtown Services Plan and Budget for the Downtown Cincinnati Improvement District, Inc. within sixty (60) days of said Petition being filed with the City.

Please return this signed petition in the enclosed envelope to:

Downtown Cincinnati Improvement District
1203 Walnut Street, 4th Floor
Cincinnati, OH 45202

By signing this Petition, the undersigned hereby represents that he/she is the owner of the property incorporated herein by reference, or is authorized to sign this Petition on behalf of the owner.

SIGNATURE OF OWNER(S)
[Individual Owner 1]

Signature

Print Name

Email

Date

[Individual Owner 2]

Signature

Print Name

Email

Date

SIGNATURE OF OWNER
[Entity Owner]

City of Cincinnati, an Ohio municipal corporation

Print Name of Entity Owner/s

N/A

Additional Names of Entity Owners



Signature of Representative

Sheryl M.M. Long

Print Name of Representative

City Manager

Title

citymanager@cincinnati-oh.gov

Email

4/11/2025

Date