



# City of Cincinnati

## Budget and Finance Committee

### Meeting Minutes

Chairperson David Mann  
Vice Chair Chris Seelbach  
Councilmember Steve Goodin  
Councilmember Jan-Michele Kearney  
Councilmember Liz Keating  
Councilmember Greg Landsman  
Councilmember Betsy Sundermann  
Councilmember Wendell Young

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**Monday, June 7, 2021**

**1:00 PM**

**Council Chambers, Room 300**

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#### ROLL CALL

**Present:** Vice Chair Chris Seelbach  
Jan-Michele Kearney  
Steve Goodin  
Greg Landsman  
Betsy Sundermann  
Wendell Young  
Liz Keating

**Absent:** Chairperson Mann

#### AGENDA

- 1. MOTION (AMENDED)**, dated 06-08-2021, submitted by Councilmember Kearney, **WE MOVE** for a REPORT on the establishment of the Cincinnati Property Tax **and Mortgage** Delinquency Program **for low to moderate income families** to prevent loss of homeownership by homeowners who are delinquent in property tax payments due to the COVID-19 pandemic. The COVID-19 pandemic has caused financial hardships for Cincinnati homeowners, putting many in danger of foreclosure due to delinquent property taxes. Hamilton County Treasurer Charlie Winburn reported in May 2021 that owners of 106 Cincinnati Homestead properties, and 636 Cincinnati owner-occupied homes are delinquent in property taxes, for a total of 742 delinquent Cincinnati property owners. Therefore, the Treasurer has requested that the City of Cincinnati partner with Hamilton County to provide funds to homeowners who are delinquent in property taxes due to the effects of the pandemic so that they will not lose their homes. The Treasurer estimates that the average delinquency is \$5,000 for a total of \$3,710,000 in delinquent property taxes. The agency that would manage the Cincinnati Property Tax **and Mortgage** Delinquency Program would verify that the

[202102098](#)

**homeowner's income is equal to or less than 80 percent of AMI and the delinquencies are COVID related**, and then execute the necessary documents and actions to bring the homeowners current in their property taxes and mortgage. The Hamilton County Treasurer's Office has partnered with the non-profit, Working in Neighborhoods, for this service at the total cost of \$500,000. The City could choose Working in Neighborhoods, the Hamilton County Community Action Agency, or another agency to manage the City's program. **THEREFORE**, the total projected cost for the Cincinnati Property Tax Delinquency Program is \$4,210,000. **WE FURTHER MOVE** for the City Administration to provide a REPORT on a feasible funding source or sources, such as funds from the State's share of the Homeowner Assistance Fund (HAF), the City's Reserves Fund, or other viable sources. (STATEMENT ATTACHED)

Referred to CM for a Report

2. **MOTION**, submitted by Councilmember Mann, **I MOVE** that the fiscal year 2022 budget include \$1 million for preservation of the First Lutheran Church Bell Tower in Over the Rhine immediately adjacent to Washington Park. (STATEMENT ATTACHED). [202102096](#)

Held

3. **REPORT**, dated 6/3/2021, submitted by Paula Boggs Muething, City Manager, regarding Department of Finance Report for the Month Ended April 30, 2021. [202102061](#)

Filed

4. **REPORT**, dated 6/3/2021, submitted by Paula Boggs Muething, City Manager, regarding Use of ARP Funds for Small Businesses and Neighborhood Business Districts. (See Doc. #202101124) [202102062](#)

Filed

5. **REPORT**, dated 6/3/2021, submitted by Paula Boggs Muething, City Manager, regarding Greenspace Maintenance Budget. (See Doc. #202100742) [202102063](#)

Filed

6. [202100742](#)  
MOTION, (AMENDED) dated 02/17/2021, submitted by Councilmembers Mann and Landsman, **We MOVE that the city should build medians and other traffic calming infrastructure with provisions made for the long-term maintenance needs & costs. We further move the administration present to council a fully funded greenspace maintenance budget that covers the needed maintenance requirements of all city managed properties".** We further move that the City provides a report and a maintenance master plan for all such amenities created in the past. The report should include a strategy for taking care of the maintenance. The strategy should include potential redesigns funded through capital funds, to enhance the maintainability of these features. (STATEMENT ATTACHED)

Filed

7. **ORDINANCE (EMERGENCY)**, submitted by Councilmember Landsman, **AUTHORIZING** the City Manager to accept in-kind donation of a Juneteenth flag in order to fly it from the flagpole at City Hall during the month of June as a recognition of Juneteenth as National Freedom Day. [202102077](#)

Recommend Passage Emergency

Enactment No: 0214-2021

8. **ORDINANCE (EMERGENCY)** submitted by Paula Boggs Muething, City Manager, on 6/3/2021, **AUTHORIZING** the City Manager to apply for, accept, and appropriate a grant in an amount not to exceed \$34,560 from the Murray & Agnes Seasongood Good Government Foundation for the purpose of administering an Internship Program; and **AUTHORIZING** the Finance Director to deposit the grant funds into Citizens Summer Jobs Fund 308. [202102069](#)

Recommend Passage Emergency

Enactment No: 0213-2021

9. **ORDINANCE (EMERGENCY)** submitted by Paula Boggs Muething, City Manager, on 6/3/2021, **AUTHORIZING** the establishment of new capital improvement program project account no. 980x162x211629, "Blair Lofts I Residential Development - TIF," for the purpose of providing resources for Phase I of the Blair Lofts residential development for the creation of affordable housing in the Avondale neighborhood; **AUTHORIZING** the transfer and appropriation of \$300,000 from the unappropriated surplus of the Avondale Equivalent Fund 468 to the newly established capital improvement program project account no. 980x162x211629, "Blair Lofts I Residential Development - TIF," to provide resources for acquisition and development costs associated with Phase I of the Blair Lofts residential development in the Avondale neighborhood; and further **DECLARING** that expenditures from capital improvement program project account no. 980x162x211629, "Blair Lofts I Residential Development - TIF," will serve a public purpose because the project will provide affordable housing to the Avondale neighborhood. [202102080](#)

Recommend Passage Emergency

Enactment No: 0215-2021

10. **ORDINANCE (EMERGENCY)** submitted by Paula Boggs Muething, City Manager, on 6/3/2021, **AUTHORIZING** the transfer of \$150,000 from the General Fund balance sheet reserve account no. 050x2580, "Reserve for Weather Related Events, Other Emergency and One-Time Needs," to the unappropriated surplus of General Fund 050; **AUTHORIZING** the transfer and appropriation of \$150,000 from the unappropriated surplus of General Fund 050 to City Manager's Office non-personnel operating budget account no. 050x101x7200 for the purpose of providing funds for an audit of City Council ordinances that passed related to economic development deals between January 1, 2018 and December 31, 2020. [202102081](#)

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Recommend Passage Emergency

Enactment No: 0216-2021

- 11. ORDINANCE** submitted by Paula Boggs Muething, City Manager, on 6/3/2021, **AUTHORIZING** the City Manager to apply for, accept, and appropriate grant resources in an amount up to \$125,000 from the U.S. Department of Justice, Office of Community Oriented Policing Services, FY21 Law Enforcement Mental Health and Wellness Act Grant Program (CFDA #16.710), for the purpose of providing assistance with expansion of the Cincinnati Police Department's current law enforcement mental health and wellness efforts; and **AUTHORIZING** the Director of Finance to deposit the grant funds into Law Enforcement Grant Fund 368, Project Account No. 21LEMH.

[202102082](#)

Recommend Passage

Enactment No: 0217-2021

- 12. ORDINANCE (EMERGENCY)** submitted by Paula Boggs Muething, City Manager, on 6/3/2021, **APPROVING AND AUTHORIZING** the City Manager to execute a Community Reinvestment Area Tax Exemption Agreement (LEED or Living Building Challenge) with LPH Thrives, LLC, an affiliate of Over-the-Rhine Community Housing, thereby authorizing a 15-year tax exemption for 100% of the value of improvements made to real property located at 2113-2117 W. 8th Street, 2122 St. Michael Street, 2130 St. Michael Street, 2131 St. Michael Street, and 642-646 Neave Street in the Lower Price Hill neighborhood of Cincinnati, in connection with the remodeling of ten existing buildings and construction of one new building on the property to create approximately 1,789 square feet of commercial space and approximately 67,505 square feet of residential space, consisting of 47 rental units, with the construction of the new building to be completed in compliance with Leadership in Energy and Environmental Design Silver, Gold or Platinum standards or Living Building Challenge standards, at a total construction cost of approximately \$9,415,634.

[202102087](#)

Recommend Passage Emergency

Enactment No: 0218-2021

- 13. ORDINANCE (EMERGENCY)** submitted by Paula Boggs Muething, City Manager, on 6/3/2021, **Establishing** fund no. 335, "Schmidlapp Endowments," for the purpose of receiving interest from Schmidlapp Trust Fund 708 to stage music events in parks.

[202102088](#)

Recommend Passage Emergency

Enactment No: 0219-2021

- 14. ORDINANCE (EMERGENCY)** submitted by Paula Boggs Muething, City Manager, on 6/3/2021, **APPROVING AND AUTHORIZING** the City Manager to execute a *Community Reinvestment Area Tax Exemption Agreement (LEED or Living Building Challenge)* with 1410 Vine LLC, an affiliate of 3CDC, thereby authorizing a 15-year tax exemption for 100% of the value of improvements made to real property located at 1410 Vine Street in the Over-The-Rhine neighborhood of Cincinnati, in connection with the remodeling of an existing building into approximately 6,572

[202102089](#)

square feet of commercial space, which remodeling shall be completed in compliance with Leadership in Energy and Environmental Design Silver, Gold or Platinum standards or Living Building Challenge standards, at a total remodeling cost of approximately \$3,630,000.

Recommend Passage Emergency

Enactment No: 0220-2021

- 15. ORDINANCE (EMERGENCY)** submitted by Paula Boggs Muething, City Manager, on 6/3/2021, **AUTHORIZING** the City Manager to apply for grants awarded by the Southwest Ohio Regional Transit Authority Transit Infrastructure Fund for the purpose of ensuring the timely completion of various road and bridge construction projects throughout the City.

[202102091](#)

Recommend Passage Emergency

Enactment No: 0221-2021

- 16. ORDINANCE (EMERGENCY)** submitted by Paula Boggs Muething, City Manager, on 6/3/2021, **APPROVING AND AUTHORIZING** the City Manager to execute a *Community Reinvestment Area Tax Exemption Agreement* with 60 East LLC, thereby authorizing a 12-year tax exemption for 100% of the value of improvements made to real property located at 60 E. McMicken Avenue in the Over-the-Rhine neighborhood of Cincinnati, in connection with the remodeling of the existing buildings into approximately 5,220 square feet of residential space, consisting of 5 two-bedroom residential units, and 1,800 square feet of commercial space, at a total construction cost of approximately \$1,178,160.

[202102092](#)

Recommend Passage Emergency

Enactment No: 0222-2021

- 17. ORDINANCE (EMERGENCY)** submitted by Paula Boggs Muething, City Manager, on 6/3/2021, **APPROVING AND AUTHORIZING** the City Manager to execute a *Community Reinvestment Area Tax Exemption Agreement* with Broadway Square IV, LLC, an affiliate of The Model Group, Inc., and the Port of Greater Cincinnati Development Authority, thereby authorizing a 15-year tax exemption for 100% of the value of improvements made to real property located at 418-424 E. 12th Street, 555 E. 13th Street, and 1409 Main Street in the Over-the-Rhine neighborhood of Cincinnati, connection with the remodeling of the existing buildings into approximately 4,272 square feet of commercial retail and office space and approximately 15,539 square feet of residential space consisting of 31 residential units, at a total construction cost of approximately \$5,178,022.

[202102093](#)

Recommend Passage Emergency

Enactment No: 0223-2021

- 18. ORDINANCE (EMERGENCY)** submitted by Paula Boggs Muething, City Manager, on 6/3/2021, **APPROVING AND AUTHORIZING** the City Manager to execute a *Community Reinvestment Area Tax Exemption Agreement* with 1623 Pleasant Street, LLC, thereby authorizing an 8-year tax exemption for 100% of the value of improvements made to real property located at 1623 Pleasant Street in the Over-the-Rhine

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neighborhood of Cincinnati, in connection with the remodeling of the existing building to create approximately 3,530 square feet of residential space consisting of 8 residential units, at a total construction cost of approximately \$602,544.

Recommend Passage Emergency

Enactment No: 0224-2021

- 19. ORDINANCE (EMERGENCY)** submitted by Paula Boggs Muething, City Manager, on 6/3/2021, **APPROVING AND AUTHORIZING** the City Manager to execute a *Community Reinvestment Area Tax Exemption Agreement (LEED or Living Building Challenge)* with Blair Lofts I, LTD. and the Port of Greater Cincinnati Development Authority thereby authorizing a 15-year tax exemption for 100% of the value of improvements made to real property located at 3401 Reading Road and 609 Maple Avenue in the Avondale neighborhood of Cincinnati, in connection with the construction of a new building comprised of approximately 71,057 square feet of residential space, consisting of 64 rental units, which construction shall be completed in compliance with Leadership in Energy and Environmental Design Silver, Gold or Platinum standards or Living Building Challenge standards, at a total construction cost of approximately \$10,022,542.

[202102095](#)

Recommend Passage Emergency

Enactment No: 0225-2021

ADJOURNMENT