



City of Cincinnati

Budget and Finance Committee

Meeting Minutes

Chairperson Jeff Cramerding
Vice Chair Scotty Johnson
Vice Mayor Jan-Michele Kearney
Councilmember Anna Albi
Councilmember Mark Jeffreys
Councilmember Evan Nolan
Councilmember Meeka Owens
President Pro Tem Victoria Parks
Councilmember Seth Walsh

Wednesday, April 2, 2025 10:00 AM Council Chambers, Room 300

SPECIAL MEETING

ROLL CALL

Present: Mark Jeffreys
Anna Albi
Jan-Michele Kearney
Jeff Cramerding
Meeka Owens
Scotty Johnson
Seth Walsh
Victoria Parks
Evan Nolan

PRESENTATIONS

DEPARTMENT OF ECONOMIC INCLUSION

Laura Castillo, Director

CITY PLANNING AND ENGAGEMENT

Katherine Keough-Jurs, Director

CINCINNATI RECREATION COMMISSION

Daniel Betts, Director

CINCINNATI PARKS DEPARTMENT

Jason Barron, Director

AGENDA

DEVELOPMENT AGREEMENT

1. **ORDINANCE (EMERGENCY)** submitted by Sheryl M. M. Long, City Manager, on 4/2/2025, **AUTHORIZING** the City Manager to enter into (i) a Funding and Development Agreement with Cincinnati Center City Development Corporation ("3CDC"), OTR Holdings, Inc. (an affiliate of 3CDC), and Findlay Community Center LLC (an affiliate of 3CDC) relating to the redevelopment of certain real property generally bounded by Goose Alley, Findlay Street, Vine Street, and Bardes Alley (the "Project Site") in the Over-the-Rhine neighborhood of Cincinnati into (a) an approximately 59,700 square foot community center and approximately 7,900 square foot public outdoor play area, and (b) an approximately 8,400 square foot early learning childcare center and approximately 4,900 square foot childcare center playground (collectively, the "Project"); (ii) a Ground Lease to Findlay Community Center LLC of the Project Site for a term of 75 years for the construction of the Project; (iii) a Findlay Community Center Sublease back from Findlay Community Center LLC; and (iv) related agreements; **ESTABLISHING** new capital improvement program project account no. 980x164x251633, "Findlay Community Center," to provide resources for the Project; **AUTHORIZING** the transfer and appropriation of \$24,250,000 from the unappropriated surplus of Urban Development Bond Fund 862 to newly established capital improvement program project account no. 980x164x251633, "Findlay Community Center," to provide resources for the Project; and further **DECLARING** expenditures from newly established capital improvement program project account no. 980x164x251633, "Findlay Community Center," to serve a public purpose because they will facilitate the Project for the benefit of the citizens of Cincinnati and, in particular, the residents of Over-the-Rhine. (Subject to the Temporary Prohibition List <<https://www.cincinnati-oh.gov/law/ethics/city-business>>).

[202500618](#)

Recommend Passage Emergency

2. **ORDINANCE (EMERGENCY)** submitted by Sheryl M. M. Long, City Manager, on 4/2/2025, **AUTHORIZING** the City manager to enter into (i) a Funding and Development Agreement with Christian Community Health Services ("Crossroad") and Cincinnati Center City Development Corporation ("3CDC") relating to the redevelopment of the existing Over-the-Rhine Recreation Center building and adjacent real property into a public health center and corresponding parking facilities, (ii) a Ground Lease to Crossroad of the health center property for a term of 55 years for the construction and operation of a health center, (iii) a Parking Project Ground Lease to Crossroad for a term of 55 years for the construction and operation of the parking facilities, and (iv) related agreements; **ESTABLISHING** new capital improvement program project account no. 980x164x251626, "North OTR Public Parking Improvements," to provide resources for the redevelopment of the existing Over-the-Rhine Recreation Center building and adjacent real property into a public health center and corresponding parking facilities; **AUHTORIZING** the transfer

[202500616](#)

and appropriation of \$3,167,464 from the unappropriated surplus of the Urban Development Bond Fund 862 to newly established capital improvement program project account no. 980x164x251626, "North OTR Public Parking Improvements," to provide resources for the redevelopment of the existing Over-the-Rhine Recreation Center building and adjacent real property into a public health center and corresponding parking facilities; and further **DECLARING** expenditures from the newly established capital improvement program project account no. 980x164x251626, "North OTR Public Parking Improvements," to serve a public purpose because they will facilitate the redevelopment of the existing Over-the-Rhine Recreation Center building and adjacent real property into a public health center and corresponding parking facilities for the benefit of the citizens of Cincinnati and, in particular, the residents of Over-the-Rhine. (Subject to the Temporary Prohibition List <<https://www.cincinnati-oh.gov/law/ethics/city-business>>).

Recommend Passage Emergency

VACATING PROPERTY

3. **ORDINANCE (EMERGENCY)** submitted by Sheryl M. M. Long, City Manager, on 3/31/2025, **AUTHORIZING** the City Manager to take any and all steps as necessary in order to vacate as public right-of-way and retain approximately 0.0759 acres of real property, being a portion of Goose Alley in the Over-the-Rhine neighborhood of Cincinnati.

[202500612](#)

Recommend Passage Emergency

PRESENTATIONS

4. **PRESENTATION** submitted by Sheryl M. M. Long, City Manager, dated 4/2/2025, regarding the Department of Economic Inclusion (DEI) Budget.

[202500601](#)

Filed

5. **PRESENTATION** submitted by Sheryl M. M. Long, City Manager, dated 4/2/2025, regarding the Department of City Planning and Engagement (CPE) Budget Presentation.

[202500602](#)

Filed

6. **PRESENTATION** submitted by Sheryl M. M. Long, City Manager, dated 4/2/2025, regarding the Cincinnati Recreation Commission (CRC) Budget Presentation.

[202500603](#)

Filed

7. **PRESENTATION** submitted by Sheryl M. M. Long, City Manager, dated 4/2/2025, regarding the Cincinnati Parks Department Budget Presentation.

[202500604](#)

Filed

ADJOURNMENT

