

**CITY OF INDEPENDENCE  
PUBLIC HEARING MINUTES  
TUESDAY, NOVEMBER 10, 2020 AT 6:45 P.M.  
VIA ZOOM**

Mayor Gregory P. Kurtz called the Public Hearing to order at 7:12 p.m. via Zoom. Present were Vice Mayor David Grendel, Council Members Kathleen Kapusta, Tom Narduzzi, Kenn Synek, Jim Trakas, Dale Veverka and Chris Walchanowicz. Also in attendance were Finance Director Vern Blaze, Law Director Gregory J. O'Brien, Police Chief Michael Kilbane, Fire Chief Steve Rega, Building Official Michael Gero, Procurement Coordinator Dennis Zdolshek, City Engineer Don Ramm, Economic Development Director Jessica Hyser, Communications Director Alla Lora, Human Resources Director Letitia Linker, Technical Services Director Dave Snyderburn, Recreation Director Tom Walchanowicz, Community Services Coordinator Amber Veverka and Service Director Leon Karas.

**ORDINANCE 2020-121** AN ORDINANCE ESTABLISHING THE CHESTNUT WOODS PHASE VII INCENTIVE DISTRICT AND DECLARING IMPROVEMENTS TO CERTAIN PARCELS OF PROPERTY IN THE INCENTIVE DISTRICT TO BE A PUBLIC PURPOSE FOR PURPOSES OF SECTIONS 5709.40 AND 5709.42 OF THE OHIO REVISED CODE DESCRIBING PUBLIC IMPROVEMENTS TO BE MADE TO BENEFIT OR SERVE THE INCENTIVE DISTRICT, REQUIRING THE OWNERS OF PARCELS WITHIN THE INCENTIVE DISTRICT TO MAKE SERVICE PAYMENTS IN LIEU OF TAXES; ESTABLISHING A CHESTNUT WOODS PHASE VII MUNICIPAL PUBLIC IMPROVEMENT TAX INCREMENT EQUIVALENT FUND FOR THE DEPOSIT OF SERVICE PAYMENTS, MAKING RELATED AUTHORIZATIONS PURSUANT TO OHIO REVISED CODE SECTION 5709.40, 5709.42 AND 5709.43

Mayor Kurtz said Jess do you want just to explain again one more time for the public's information as to the purpose of the public hearing.

Economic Development Director Hyser said sure. This public hearing is for the Chestnut Woods Phase VII TIF. The City would like to add those 13 parcels to the City's TIF Program. The pilots which are the payments in lieu of taxes, the increment would be used to pay for public improvements in and around that area.

Mayor Kurtz asked any questions of Council members?

Vice Mayor Grendel said no Mayor.

Mayor Kurtz said well I appreciate the earlier explanation that makes this public hearing a lot more efficient; so thank you.

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If there are no other comments, then I will entertain a motion to adjourn the public hearing.

Councilperson Trakas asked if there was any feedback from the public.

Mayor Kurtz said I didn't see anything in the chat.

The Clerk said I did not receive anything.

Law Director O'Brien said the statute requires 30 days before we pass it, and given the short period of time between November and December; however, given the unique opportunity we also need 30 days per the Charter to amend Chapter 11, and Councilperson Walchanowicz's request. So, those fit very nicely that we have a Special Meeting, set a Public Hearing for the Chapter 11 revision; and at that same meeting we can pass this TIF as well.

Mayor Kurtz said if there's no objection by Council, we will put that on the agenda. There was no objection.

**Moved by Grendel, seconded by Veverka, to adjourn the Public Hearing of November 10, 2020. Council polled: 7 yes/0 no; motion carried.**

There being no further business, the public hearing was adjourned at 7:16 p.m.

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Debra J. Beal, Clerk of Council  
**MINUTES UNAPPROVED AT TIME RELEASED  
NOVEMBER 13, 2020**

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