

# INTERNAL MEMORANDUM

Office of the City Administrator

Springdale, Ohio

May 9, 2013

To: Mrs. Marjorie Harlow  
President  
Springdale City Council

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From: Derrick Parham  
City Administrator



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Re: Report on Pending and Future Legislation

## Item I

### **An Ordinance Amending Section 153.480 of the Springdale Zoning Code (Regulating the Size of Recreational Vehicles)**

In late 2012, a resident came before City Council indicating his 5<sup>th</sup> Wheel trailer was in violation of the City's Zoning Code because of its height. At the meeting, Mayor Webster indicated the Administration would research the issue based upon industry standards as well as what is permitted in neighboring jurisdictions. On January 28, a copy of the results from the Building Department's research was sent to each elected official via email. As a result of the discussion at the February 6, 2012 Council meeting, the issue was forwarded to the Planning Commission for their consideration.

Planning Commission originally reviewed this issue at its March 12th meeting and created an ad hoc committee to review the existing code and determine if adjustments were needed. The ad hoc committee presented recommended language to the full Commission at the April 9 Planning Commission meeting. The ad hoc committee's recommended language was accepted by the Commission and has now been forwarded to City Council for consideration.

An ordinance amending Section 153.480 of the Springdale Zoning Code is scheduled for a first reading at the **05/15/2013** meeting of City Council. A second reading of the legislation along with a Public Hearing has been scheduled for the **06/05/2013** City Council meeting.

**Item II**

**An Ordinance Approving, Solely For the Purpose of Section 147(f) of the Internal Revenue Code of 1986, the Issuance of Economic Development Facilities Refunding and Improvement Revenue Bonds, Series 2013 (Maple Knoll Communities, Inc.), By the Butler County Port Authority, Ohio; Authorizing An Intergovernmental Agreement in Connection With That Approval; and Authorizing Other Documents in Connection With the Issuance of the Bonds, and Declaring an Emergency**

At the February 20, 2013 Council meeting, legislation was passed to support a refinancing of debt for Maple Knoll Village (MKV). Ordinance 4-2013 approved the issuance of Healthcare Facilities Refunding and Improvement Revenue Bonds for MKV. At that time, the debt was to be issued by Butler County. In order to incorporate planned improvements to the Maple Knoll facilities located in Springdale into the bonds, the City needed to enter into an agreement with Butler County and MKV. The City has recently been contacted by Bond Counsel (Peck Shaffer) for MKV indicating the Butler County Port Authority (BCPA) will be the issuing entity this year, not Butler County. As a result, the City will need to enter into an agreement with the BCPA and MKV. The legislation and agreement will conceptually be the same as that approved by Ordinance 4-2013, however will differ in that the bonds will be issued pursuant to different provisions of the Ohio Revised Code.

As was the case with the previous bond issue, there will be no risk for the City of Springdale in this transaction. We will again enter into an "Indemnity Agreement" with MKV stating the City has no financial responsibility with respect to the bonds. In addition, MKV will indemnify the City against any and all claims, losses, expenses, and actions arising out of our connection to this issue.

An ordinance, with an emergency clause, approving the issuance of Maple Knoll Economic Development Facilities Bonds is scheduled to be presented to City Council at the **06/05/2013** meeting.

**Item III**

**Special Recognition**

1. Proclamation Declaring the Week of May 19 – 25, 2013 as "National Public Works Week" (05/15/2013).

Mayor  
Clerk of Council / Finance Director  
City Council  
Assistant City Administrator  
Reading File

Law Director  
City Engineer  
Department Directors  
Recording Secretary