

Monday, July 22,

24

The Bainbridge Township Board of Trustees met in regular session at the Bainbridge Town Hall on July 22, 2024. Those present were Trustees Mr. Jeff Markley, Mrs. Kristina O'Brien, and Dr. Michael Bates and Fiscal Officer Mrs. Janice Sugarman. Mrs. O'Brien presided and called the meeting to order at 6:08 P.M.

EXECUTIVE SESSION

Mr. Markley made a motion to recess the regular meeting and go into executive session for the Employment and Compensation of Public Employees per Ohio Revised Code Section 121.22(G)(1).

Dr. Bates seconded the motion. Roll call vote followed: Dr. Bates, aye; Mrs. O'Brien, aye; Mr. Markley, aye. Motion carried.

The trustees recessed their meeting at 6:08 P.M. to go into executive session.

Jim Stanek, Alex Hansel, and Carson Simms were invited into executive session at 6:31 P.M. Carson Simms left at 6:46 P.M. Jim Stanek and Alex Hansel left at 6:53 P.M.

The trustees returned from executive session and reconvened their regular meeting at 7:01 P.M. and everyone stood and recited the Pledge of Allegiance.

CHANGES TO THE AGENDA

- 1. Table: Cemetery Deed
- 2. Table: Employment of Public Employee – Service Department
- 3. Table: Cell Tower Agreement
- 4. Add: Insurance Letter – Incident of 12-31-2022

MINUTES APPROVAL

Mr. Markley moved to approve the minutes of the trustees' July 8, 2024 regular meeting as written.

Dr. Bates seconded the motion. Vote: Dr. Bates, aye; Mr. Markley, aye; Mrs. O'Brien, aye. Motion carried.

PRESENTATIONS: DS Architecture. Jeff Myers and Drew Thompson

Mr. Myers and Mr. Thompson presented preliminary plans to the trustees for the town hall building renovation due to the roof issue.

The trustees were in general agreement to authorize DS Architecture to take the feasibility study dated July 11, 2024 and prepare a written proposal and move towards construction documents and architectural design.

PACE Financing: Brenden Heil, Bricker Graydon

Mr. Heil explained PACE (Property Assessed Clean Energy) Financing to the trustees. He will be back again in the future if any of the Geauga Lake properties choose to utilize this financing option.

DEPARTMENTAL REPORTS

FIRE DEPARTMENT

Chief Lou Ann Metz presented the fire department report for the month of June 2024. She reported that the station has been empty by fire/ems calls 309 times so far this year. This is up from both 2022 and 2023. We received mutual aid ten times in June and gave mutual aid four times. The complete fire report is attached to and becomes a permanent part of these minutes.

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POLICE DEPARTMENT

Chief Jon Bokovitz presented the police department report for the month of June 2024. He reported that both Group A and Group B offenses have gone down this year so far. He mentioned that Safety Town was a huge success, along with the new Parents Academy offered by both the fire and police departments. The complete police report is attached to and becomes a permanent part of these minutes.

ZONING DEPARTMENT

Mr. Steve Averill presented the zoning department report for the month of June 2024. The zoning department took in \$3,575.00 in receipts in June with two new housing starts and fourteen total permits issued for the month. Mr. Markley asked what fees and permits have been issued for the Vision development at Geauga Lake. The complete zoning report is attached to and becomes a permanent part of these minutes.

PUBLIC COMMENTS

None.

FIRE DEPARTMENT – NEW BUSINESSRequest to Accept Donations

The trustees were in general agreement to accept the donations of a \$20.00 Jersey Mike's gift card and \$250.00 Giant Eagle gift card from two grateful residents who utilized the fire department's services in accordance with ORC 505.10, and with extreme gratitude for the donation which will be used towards meals for the fire department employees.

Bid Award Recommendation – EMA ARPA Grant - Physicals

Mr. Markley made a motion to award the bid for Firefighter Physicals to University Hospitals in the amount of \$97,128.00 for 38 physicals pursuant to the recommendation of the fire chief. This will be reimbursed by the EMA ARPA grant that was previously awarded to the township.

Dr. Bates seconded the motion that passed unanimously.

POLICE DEPARTMENT – NEW BUSINESSRequest to Accept Donations

The trustees were in general agreement to accept the donation of a \$100.00 from Melvin and Sue Stuart, who heard a presentation at Lord of Life from the police department, in accordance with ORC 505.10 and with extreme gratitude for the donation.

SERVICE DEPARTMENT – NEW BUSINESSBH Security – System Modification

Mr. Markley made a motion to approve and authorize the chair to sign the system modification authorization for the fiscal office in the amount of \$837.21 and then \$55.00 per month per the recommendation of the parks and properties superintendent.

Dr. Bates seconded the motion that was passed unanimously.

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TRUSTEES – NEW BUSINESS

Liquor License Hearing – Han Ventures LLC

Mr. Markley made a motion to authorize the fiscal officer to complete the appropriate paperwork involved with not requesting a hearing for a liquor license for Han Ventures LLC dba Hammer and Nail Grooming based on review by the police chief and the zoning inspector.

Dr. Bates seconded the motion that passed unanimously.

ZONING DEPARTMENT – NEW BUSINESS

Appointment of Public Official

Mr. Markley made a motion to appoint Jennifer Troutman to the Bainbridge Township Zoning Commission for the partial term beginning immediately and ending on December 31, 2028.

Dr. Bates seconded the motion that passed unanimously.

FISCAL OFFICE - NEW BUSINESS

PURCHASE ORDER APPROVALS

Mr. Markley made a motion to approve the purchase orders listed below as submitted by the Fiscal Officer.

Dr. Bates seconded the motion that passed unanimously.

Purchase Order Request List

- 1. University Hospitals EMS Institute – Physicals - \$89,460.00 (Fire)
- 2. Fair Trades, LLC – Police Station Exterior Maintenance - \$29,500.00 (Police)

INVOICE APPROVALS

Mr. Markley made a motion to approve invoice #1 listed below as submitted by the Fiscal Officer.

Dr. Bates seconded the motion. Vote: Dr. Bates, aye; Mr. Markley, aye; Mrs. O'Brien, abstain. Motion carried.

Mr. Markley made a motion to approve invoices 2-5 listed below as submitted by the Fiscal Officer.

Dr. Bates seconded the motion that passed unanimously.

Invoices

- 1. Taft – Geauga Lake Development - \$1,200.00 (General)
- 2. Singerman Mills – Development - \$5,460.60 (General)
- 3. McMahan DeGulis LLP – 6119 Stormwater District - \$747.50 (General)
- 4. Allied Corporation – Asphalt Material - \$8,057.57 (Roads)
- 5. DS Architecture – Bainbridge Township Hall – Structural - \$7,118.00 (General)

BLANKET CERTIFICATE RENEWALS/APPROVALS

Mr. Markley made a motion to approve the blanket certificate listed below as submitted by the Fiscal Officer.

Dr. Bates seconded the motion that passed unanimously.

Monday, July 22,

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Blanket Certificate

- 1. Improvement of Sites - \$5,000.00 (General)

Checks Dated July 9, 2024 through July 22, 2024

The trustees examined and signed checks and invoices July 9, 2024 through July 22, 2024 consisting of warrants #43756 through #43827 in the amount of \$868,345.82.

NOTE: A register of said checks is attached to and becomes a permanent part of these minutes.

FISCAL RESOLUTION APPROVALS

Mr. Markley made a motion to approve Resolution 07222024-A as submitted by the Fiscal Officer.

- Resolution to Increase Permanent Appropriations and Revenues for 2024 Ohio EMA ARPA 1<sup>st</sup> Responders Grant Fund: 2911-230-318-000 - Training: \$9,000.00

Dr. Bates seconded the motion that passed unanimously.

PUBLIC INTERACTION

None.

CORRESPONDENCE

- 1. Western Reserve Land Conservancy – Eastern Region Celebration – August 28, 2024 from 5-8pm – Grand Valley ranch in Orwell, OH

LATE ADDITION

Insurance Deductible Letter

Mr. Markley made a motion to allow the Ohio Plan to pursue the deductible from the December 31, 2024 police vehicle accident and authorize the chair to sign the paperwork.

Dr. Bates seconded the motion that passed unanimously.

Since there was no further business to come before this regular meeting of the Bainbridge Township Board of Trustees, Mr. Markley made a motion to adjourn with a second by Dr. Bates and the meeting was adjourned at 8:09 P.M.

Respectfully Submitted,

Janice S. Sugarman,  
Fiscal Officer, Bainbridge Township

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\_\_\_\_\_  
Date

\_\_\_\_\_

\_\_\_\_\_  
Date

\_\_\_\_\_

\_\_\_\_\_  
Date

Minutes Read: \_\_\_\_\_

Minutes Approved: \_\_\_\_\_

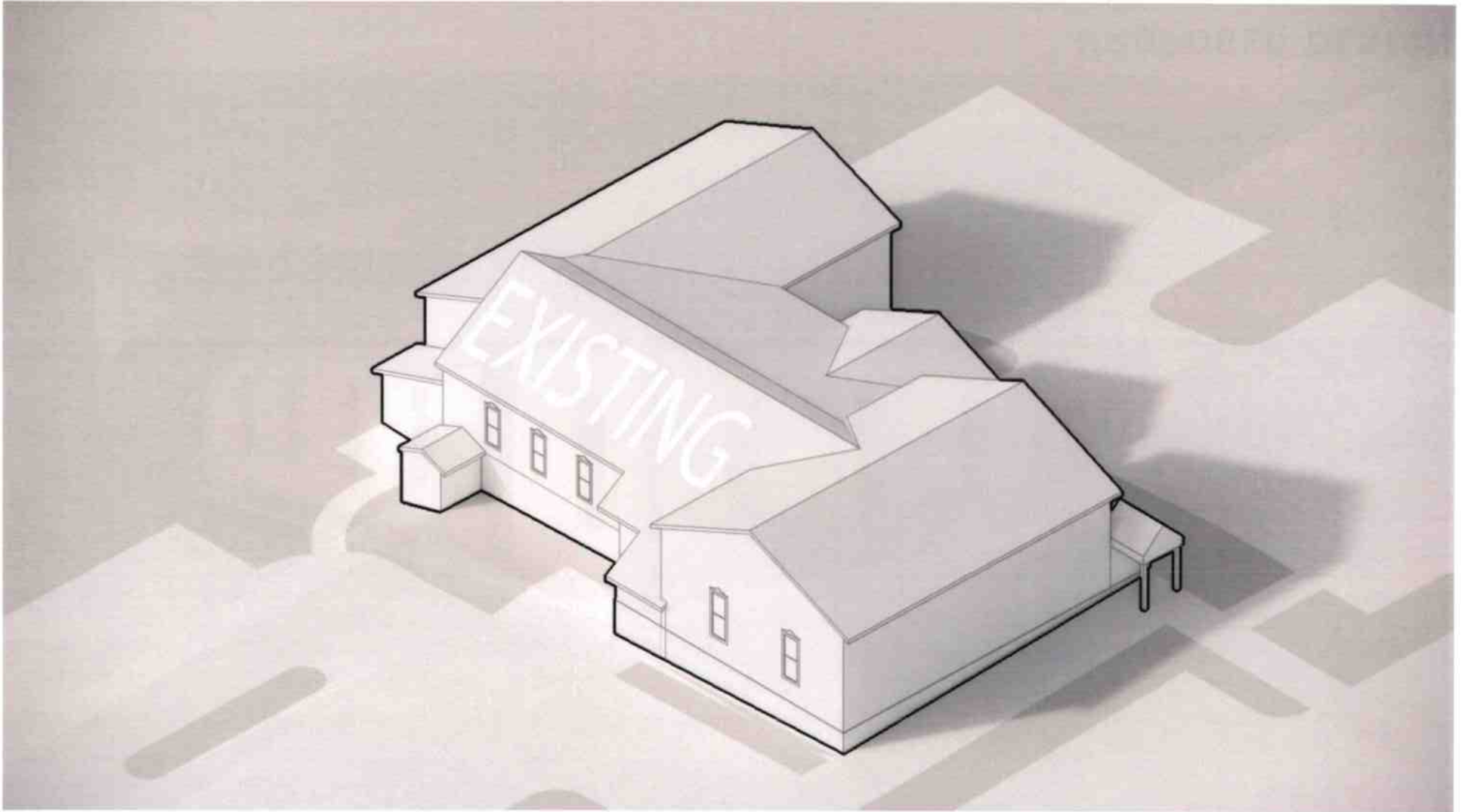
BAINBRIDGE TOWNSHIP TOWN HALL  
FEASIBILITY STUDY  
07/11/24



- Minimal Intervention
  - Clarity of Exterior
  - Consistent Style

**CRITICAL SUCCESS FACTORS**

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**EXISTING BUILDING**

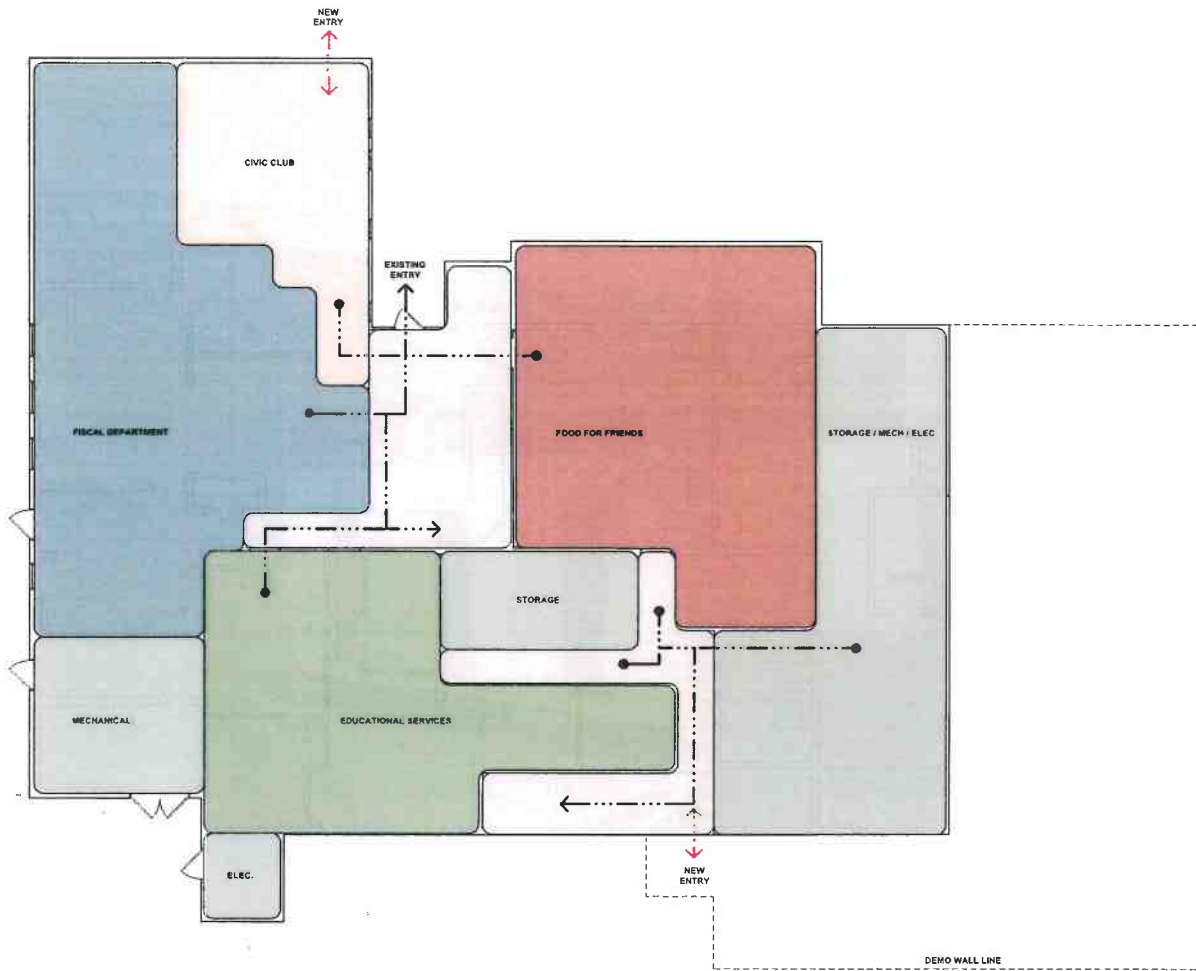


**PROPOSED DESIGN**

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**PROPOSED DESIGN**

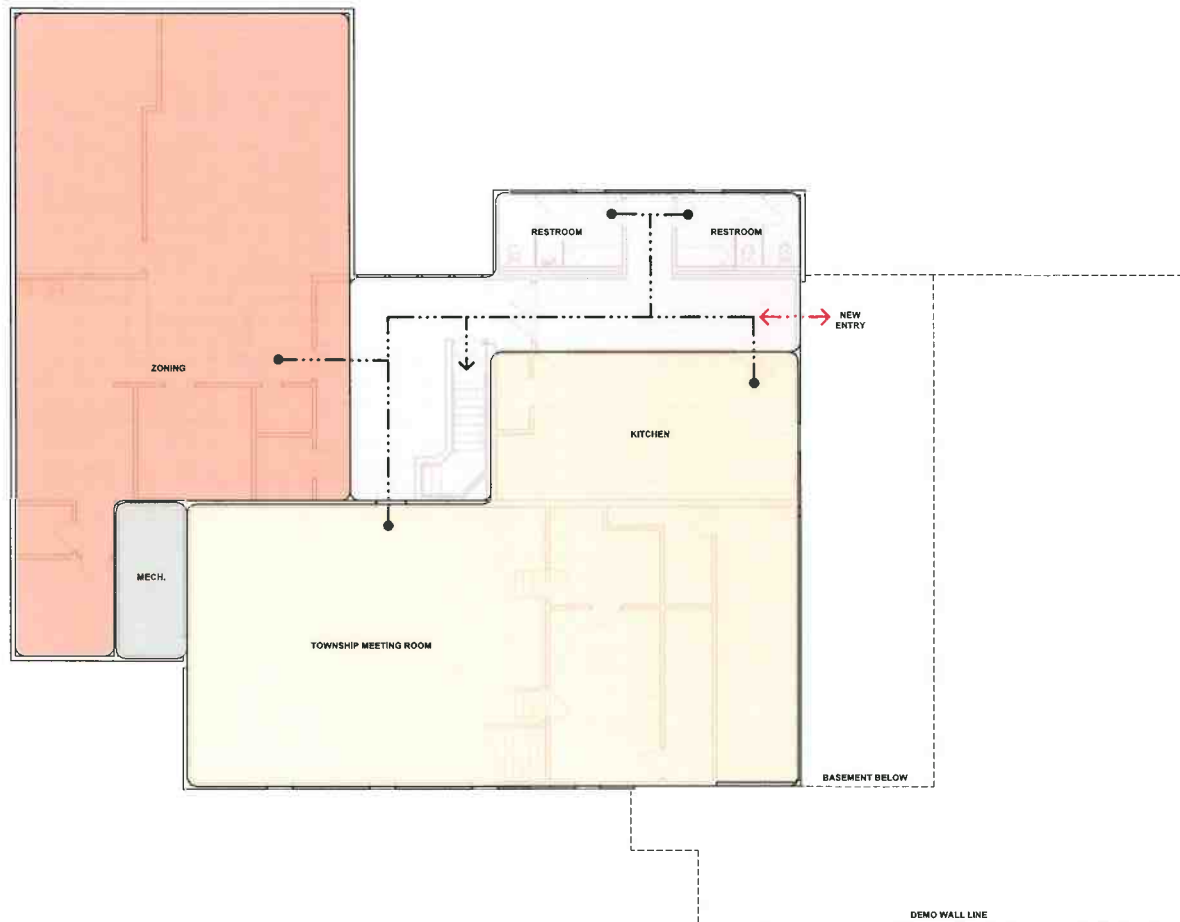


## CONCEPT

The existing front entry and gym structures are surgically removed from the town hall. New entries are established along existing corridors.

Key utilities are preserved to minimize renovation expenses. The civic club is relocated to utilize the underused storage space in the fiscal department.

## PROPOSED LOWER LEVEL



## CONCEPT

The existing front entry and gym structures are surgically removed from the town hall. New entries are established along existing corridors.

Key utilities are preserved to minimize renovation expenses. The civic club is relocated to utilize the underused storage space in the fiscal department.

## PROPOSED UPPER LEVEL

PROPERTY ASSESSED CLEAN ENERGY

# PACE financing in Ohio



Caleb Bell and Colin Kalvas  
July 14, 2023

**Bricker**   
**Graydon**

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## INTRODUCTION

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The Property Assessed Clean Energy (PACE) financing is a dynamic and rapidly growing mechanism to finance energy efficiency and renewable energy projects in Ohio. Through PACE, special assessments are used to repay and secure upfront funding for improvements that save or generate energy. PACE financing leverages the security of special assessments to open up new sources of capital, allow for better financing terms, and incentivize development in an economical and environmentally conscious way. PACE requires minimal upfront investment from a property owner. Local governments can use PACE as an incentive tool without foregoing tax revenues or pledging its credit. The use of special assessment financing in Ohio spans over one hundred years. The application of special assessment financing to energy improvements through PACE has more recently transformed them into engines for growth around the state.



PACE allows property owners to pay for energy efficiency and renewable energy technologies through special assessments paid with their property taxes.

## What is PACE Financing

PACE financing in Ohio involves public-private cooperation between a property owner, a lender, a municipal corporation or township and an energy special improvement district (ESID). The lender makes a loan to the property owner for the property owner to undertake solar photovoltaic, solar thermal, geothermal, wind, biomass, gasification and energy efficiency projects. The loan can take a variety of forms, and the lender can be either a public or private entity. From this point of view, PACE is not substantially different than other forms of financing. But PACE's innovation is in how this loan is secured and repaid.

PACE allows the municipal corporation or township to levy special assessments on the property in installments sized to repay the loan and associated financing costs. In order to levy these special assessments, Ohio law provides for the creation of an ESID. The ESID provides for the PACE project by working with the property owner to develop a plan for the project. The municipal corporation or township where the property is located is automatically part of the ESID when it approves the ESID's formation or the addition of property to it.

Once levied, the special assessments are added to the property owner's tax bill. The special assessments are collected by the county with the rest of the property taxes and settled under its normal processes. The amount of the special assessment for that period is transferred to the lender to repay the loan as provided for in the financing documents. If any current special assessments are not paid, then a lien is placed on the property by operation of law for the amount of the unpaid special assessment. This lien has the same priority as unpaid property taxes, which is the highest priority in Ohio, and is ahead of a first mortgage lien position.

The special assessments are tied to the land, rather than the property owner. So the special assessments can stay with the property upon conveyance.

The ESID can grow to support other projects in the same municipal corporation or township, or it can extend to contiguous municipal corporations and townships. Most major metropolitan areas in Ohio are already supported by regional ESIDs to allow for projects in their areas.

## PACE in Ohio

### The development of PACE programs

Although PACE is a creation of state law, two of the first steps of the process occurred at the national level around 2009: the White House released a policy framework for PACE programs, and the U.S. Department of Energy announced grant funding opportunities for energy efficiency projects. These two developments raised awareness for the opportunities afforded by PACE and recommended some of the safeguards a full program would require. Ohio acted quickly by passing its first PACE law in mid-2009, and the General Assembly and the Ohio governor expanded the breadth of the projects allowed under the law less than a year later. The legislation amended Ohio's special improvement district statute to allow for ESIDs and the financing of solar photovoltaic, solar thermal, geothermal, wind, biomass, gasification and energy efficiency projects.

### Projects eligible for PACE financing

PACE financing in Ohio is available for:

- Energy efficiency improvements, which are technologies, products and activities that reduce or support the reduction of energy consumption, allow for the reduction in demand or support the production of clean, renewable energy and that are or will be permanently fixed to real property
- Solar photovoltaic improvements
- Solar thermal improvements
- Geothermal improvements
- Customer-generated energy projects that include wind, biomass or gasification facilities that are either:
  1. Designed to have a generating capacity of 250 kW or less; or
  2. Located on the project owner's property, operated in parallel with electrical transmission and distribution facilities serving the property, not producing energy for direct sale to

the public, and intended primarily to offer all or part of the electricity requirements of the facility-owner

## Energy Special Improvement Districts

An integral component of PACE financing is that the property where the PACE project is to take place must be within an ESID. An ESID is a public body created under Ohio law and controlled by the board of directors of a non-profit corporation set up for that purpose. An ESID is a specific type of special improvement district. Special improvement districts have long been used by townships and municipal corporations to undertake locally controlled public improvement projects.

The territory of an ESID is limited to the specific parcels of land on which a PACE project is planned. But any parcels in a municipal corporation or township that creates or joins an ESID can easily be added to the ESID. Once a potential PACE project is identified on a property, the PACE project components and costs are identified in a petition to impose special assessments on that property and a plan for the undertaking of those improvements. While the municipal corporation or township follows its own legislative process, the ESID board must also approve the project plan and the agreements for the project at a meeting of the ESID board of directors held specifically for that purpose.

Creating an ESID is a straightforward, statutory process. A single project in a municipal corporation or township is necessary for the creation of an ESID that is then fully prepared to easily provide for PACE projects on any parcel within that municipal corporation or township or in any adjacent municipal corporation or township.

Unlike a traditional special improvement district, the parcels located within an ESID do not have to be contiguous, and participation in an ESID is completely voluntary for a property owner. Generally, a single property owner will determine that PACE financing is well-suited for their property and will then reach out to the municipal corporation or township to initiate the process of creating or joining an ESID. A municipal corporation or township alternatively can create or

expand an ESID by using property it owns as a way to encourage the use of PACE financing within its borders.

Many of the major metropolitan areas in Ohio are subject to a regional ESID that encompasses the surrounding municipal corporations and townships. Examples include the Columbus Regional ESID, the Northeast Ohio Advanced Energy District in and around Cleveland, the Suburban Communities ESID around Cincinnati, the Northwest Ohio Advanced Energy Improvement District in and around Toledo, the Dayton Regional ESID and the Akron-Summit County ESID. These ESIDs operate organized and robust programs, and they generally have close relationships with the local governments they cover. But the ESIDs are independent bodies. They typically have strong operational support from a program administrator, a port authority or another interested party. These regional ESIDs actively seek new PACE transactions and are prepared to help guide a deal from inception to closing.

## Financing a PACE project

Assessments are powerful tools that allow each participating property owner to finance new PACE projects in installments instead of requiring upfront capital investment. A municipal corporation or township, in cooperation with an ESID, can levy special assessments on participating property owners' real property for up to 30 years. Since a special assessment is an item on a property's tax bill, the obligation to make the special assessment payment can be passed through to the tenant if a lease requires the tenant to pay all or a portion of the property taxes and special assessments.

Special assessments are the key to PACE financing. The initial capital for the improvements can come from any source, as long as the capital provider will accept repayment through the special assessments. Generally, the initial capital comes from a public lending program, such as a port authority, or through a private lending institution, such as a PACE-specific lender or commercial bank. The source of capital and the terms of repayment depend on the factors of the project, including the type and use of the property,

the location of the property and the type of improvements.

### Public lending programs and bond financing

For large projects or projects in regional ESIDs, some form of public funding may be available for the project. Public funding is generally available through one of Ohio's port authorities in the form of a loan program or through the proceeds from a port authority bond. PACE financing can be a prime economic development tool for a port authority or local government, as it encourages investment without sacrificing tax revenue.

Some port authorities in Ohio operate lending programs for economic development purposes, which may include PACE projects. In those cases, a property owner can apply to the port authority for access to the program. The source of capital for the loan may require the imposition of additional requirements on the loan, but a port authority's familiarity with tax-bill financing structures allow for competitive rates. These loans are sometimes backed by federal or state loan, grant or guarantee programs.

Direct conduit bonds may provide another source of capital for a lending program. Individual projects are considered on a case-by-case basis, and factors determining whether conduit bonds are suitable include whether the project is stable enough to market to purchasers and large enough to support the costs of issuance. One of the primary benefits of bond financing is its ability to fund very large projects and provide lower interest rates. With a bond financing, the special assessments from one or more PACE transactions are assigned to a trustee to make principal and interest payments on the bonds.

### Private lenders

Specialized lending institutions have developed alongside the growing PACE market. These private lenders operate to specifically offer PACE loans in states around the country and often partner with local contractors, ESIDs and PACE professionals to originate and service PACE loans. Private lending

options also include traditional commercial banks, especially in situations where a particular bank is already involved in a project and desires to access an additional part of the capital stack for a project.

In certain well-established ESIDs, a specialty PACE lender that has previously done a project within that ESID will move quickly through the credit process. Many specialty lenders have clear guidelines and requirements that are designed solely to fund PACE projects. These lenders may have requirements that are narrower than what is allowed by law, including limits on project size, the length of the assessment term or the type of improvements financed. These lenders generally fund both renovation and new construction projects, with financed amounts of between \$200,000 and \$5,000,000.

Commercial bank lending is highly dependent on the individual bank and its relationship with the property owner and the subject property. PACE lending can be a valuable tool for a commercial bank, as a PACE loan will provide the commercial bank with the additional security of the property tax lien without changing any current security arrangement. The PACE loan also doesn't affect the ratio of collateral for any previous or contemplated loans. If a bank is involved with other sources of financing on a project, becoming a PACE lender allows for the bank to maintain greater control without redoing other credit decisions.

### Residential PACE programs

However a PACE transaction is financed, a property owner may still have access to tax credits or other incentives for energy efficiency and alternative energy projects. There have been, and may continue to be, tax credits available from the federal government, the State of Ohio and local utilities. The various financing options and the ability for a property owner to take advantage of other incentives allows for a property owner to flexibly incorporate PACE financing into a project.

PACE was originally conceived of for use on residential properties as a way to remove financial barriers for families to invest in energy efficiency and renewable energy improvements. Since the obligation to pay the special assessments runs with the property, the burden of paying for the improvements exists for whoever owns the property and gets the benefits of the improvements, rather than the individual that undertook the improvements. PACE proponents hoped that the availability of PACE financing would increase the investment in energy efficiency measures to lower energy costs and lower a property's environmental footprint.

In 2010, and before the widespread implementation of residential PACE programs, Fannie Mae, Freddie Mac, the Federal Housing Finance Agency (FHFA) and the Comptroller of the Currency raised concerns about the priority status of PACE liens and how PACE loans interacted with the documents used by Fannie Mae and Freddie Mac for mortgages it purchased. With the risk that Fannie Mae and Freddie Mac would not buy mortgages for residential properties with PACE loans, or that PACE loans would violate the existing loan and mortgage documents, residential PACE transactions were severely curbed. The concerns for residential PACE transactions did not extend to commercial PACE transactions, as commercial mortgages generally already contained more restrictive covenants, and Fannie Mae and Freddie Mac do not buy commercial mortgages.

But the various statements issued in 2010 were principally focused on perceived risks more than actual market conditions. PACE proponents continued to present residential PACE as a viable incentive. California, an early adopter of PACE financing, became the largest market for residential PACE. One catalyst of residential PACE financing in California was the state legislature's creation of a loan loss reserve fund to offset some of the risks identified by the various federal government agencies. With the strong commitment of state and local governments, thousands of residential PACE deals have taken place in California.

In 2015 and 2016, the Federal Housing Administration (FHA) and the Department of Housing and Urban Development issued guidance for the refinancing or

purchase of homes with FHA-backed mortgage products for properties with certain existing PACE loans outstanding. While this opened the door for FHA-insured mortgages of properties encumbered by PACE obligations, the guidance was reversed in December 2017.

But California's residential PACE programs have continued to grow. Residential PACE markets have also developed in Missouri and Florida. Ohio's PACE law allows for residential PACE transactions.

As the stakeholders in residential PACE programs continue to discuss its merits and implications, residential PACE programs are likely to expand to more markets throughout the country.

## Stakeholder Protections

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### Consumer protections

PACE transactions are completely voluntary, and Ohio law requires a property owner to initiate the PACE legislative process. In so doing, a property owner must take care to fully understand his or her rights and responsibilities under the PACE documents and state law. As with any loan, a property owner must rigorously consider the terms of the loan and its current financial position to determine whether the financing is prudent under the circumstances. One piece of additional due diligence that is generally necessary for PACE projects is an energy audit or an engineer's certification of the current energy usage and expected savings due to the PACE project. The cost of an energy audit is often offset by the savings metrics and usage information it contains. In most cases, it can be paid for as part of the overall cost of the PACE projects. Some lenders and ESIDs may require an energy audit for a PACE transaction to commence.

Certain additional safeguards or terms may help put the property owner in the optimal position for full and timely repayment. Perhaps the most important of these safeguards is ensuring that the planned improvements are well-designed for the property and the property owner's needs. Specifically, the project should have a savings-to-investment ratio of close to or greater than one. The energy savings or other measurable economic benefits, such as operations

and maintenance savings, should nearly equal (or, optimally, be greater than) the amount of the PACE special assessments. The best case scenario for a property owner is for the improvements to “pay for themselves” over the special assessment term by saving a greater amount of money than is required to be paid as PACE special assessments.

To this end, a property owner may want to focus on improvements with a high return in energy efficiency or renewable energy gains. For instance, LED lights generally have considerable and immediate energy savings. However, not all improvements produce enough energy savings to offset their initial cost, especially for larger, more expensive improvements, such as boilers. These larger improvements are nevertheless often necessary for the use of a property, and they can play a valuable role in a well-crafted PACE project. They often have a longer useful life, which may help support a longer special assessment term and, thereby, lower individual special assessment payments.

Property owners must carefully select the contractors and service providers for their PACE projects. In order to realize the projected energy savings or generation levels, the improvements must be constructed, installed and maintained correctly. PACE financing is fully utilized only when the improvements are complete and correct. Otherwise, the energy savings or generation expectations may not be attainable. Many licensed contractors have experience with energy efficiency or energy generating technologies, and quality assurance reviews should take place following the completion of the project.

In some cases, a property owner may be able to seek a limitation of liability for the outstanding PACE loan balance in a default situation in negotiations with a lender. Under Ohio law, only the special assessment levied for a given year is then due and payable. For instance, if a PACE loan is designed for repayment through a special assessment collected every year for 20 years, and a property owner does not make the payment in year four, then only that missed special assessment payment is delinquent at that time. The remaining special assessments are not accelerated. Although uncommon, a lender could require that the outstanding balance of the PACE loan itself is

accelerated, even though the special assessments themselves are not. Whether the outstanding balance of the loan is accelerated upon the nonpayment of one special assessment payment is a contractual obligation between the parties, so property owners should consider all of the loan terms, as well as the special assessment requirements.

## Safeguards for mortgage holders

Ohio law does not require the consent of mortgage holders before PACE special assessments are placed on a property. But the best and most widely employed practice is to obtain the consent of the mortgage holder of a property prior to entering into a PACE transaction. A PACE transaction can benefit a mortgage holder, as the property receives needed improvements to make the property more usable, marketable and potentially valuable. Although the mortgage holder is not making the credit decision on the PACE loan, many of the same factors are involved in offering mortgage holder consent, including:

- Length of repayment obligation
- Size of financing relative to property value
- Clear title
- No uncured defaults
- No negative equity financing
- Vulnerable lands

A mortgage holder may have already considered one or more of these elements throughout its relationship with a property owner. A PACE lender will have considered these elements in making its credit decision, and a mortgage holder is encouraged to have a conversation with a property owner or the potential PACE lender, should it need further clarification.

## CONTACT



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## BAINBRIDGE TOWNSHIP FIRE

17822 Chillicothe Rd  
Chagrin Falls, OH 44023

Lou Ann Metz, OFE  
Fire Chief

Office: 440-543-9873

Fax: 440-543-9091

**JUNE 2024**

TYPE	JUNE	% OF CALLS	2024 YTD	2023 YTD	CHANGE	%
EMS Calls	135	68.88%	723	792	69	8.71%
Fire Calls	61	31.12%	309	319	10	3.13%
Total Calls	196	100%	1032	1111	79	7.11%
<b>Station Empty</b>	<b>60</b>	<b>N/A</b>	<b>309</b>	<b>95</b>	<b>214</b>	<b>225.26%</b>
*Overlapping Calls	52	26.53%	234	244	10	4.27%
<b>Auto Aid Received 3/17    Auto Aid Given 6/17    Mutual Aid Received 10/27    Mutual Aid Given 4/17</b>						

### FIRE PREVENTION ACTIVITIES

Fire Prevention Inspections	Code Violations	Permits Issued	TOTAL	Monthly
Year to Date Totals				YTD
2023 Totals				2023

### EMS BREAKDOWN

Resident	YTD	Non-Resident	*YTD	Transport	*YTD	Non-transport	*YTD	Mutual Aid
83	522 69.23%	55	232 30.77%	96	509 67.33%	42	247 32.67%	MO. 10 YTD. 27

### HIGHER VOLUME FACILITIES

Facility	JUNE	%	*YTD	%
Eliza Of Chagrin	10	7.41%	69	9.54%
Urgent Care	4	2.96%	55	7.61%
South Franklin	4	2.96%	17	2.35%
TOTAL	18	13.33%	141	19.50%

### TRANSPORT FACILITIES

Facility	JUNE	%	*YTD	%
Hillcrest	21	21.88%	105	20.63%
Ahuja	41	42.71%	213	41.85%
Geauga	11	11.45%	75	14.73%
Other	23	23.96%	116	22.79%
TOTAL	96	100%	509	100%

# Bainbridge Twp. Fire Dept

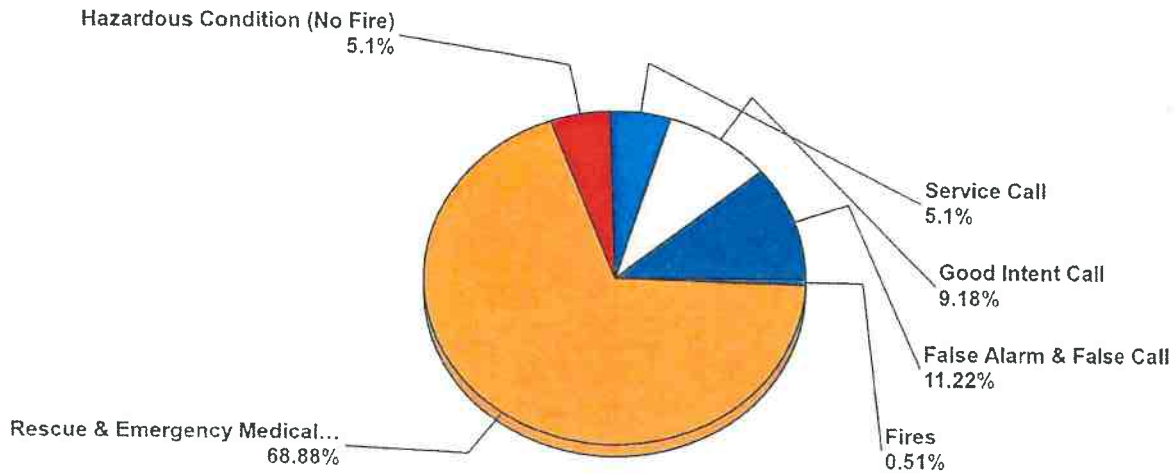
Chagrin Falls, OH

This report was generated on 7/1/2024 9:29:03 AM



## Breakdown by Major Incident Types for Date Range

Zone(s): All Zones | Start Date: 06/01/2024 | End Date: 06/30/2024



MAJOR INCIDENT TYPE	# INCIDENTS	% of TOTAL
Fires	1	0.51%
Rescue & Emergency Medical Service	135	68.88%
Hazardous Condition (No Fire)	10	5.1%
Service Call	10	5.1%
Good Intent Call	18	9.18%
False Alarm & False Call	22	11.22%
<b>TOTAL</b>	<b>196</b>	<b>100%</b>

## Run Stats

	Fire	Rescue	Total
Jun-24	61	135	196
June 2024 YTD	309	723	1032
As Of June 2023	319	792	1111
Fiscal Difference	-10	-69	-79

Only REVIEWED and/or LOCKED IMPORTED incidents are included. Summary results for a major incident type are not displayed if the count is zero.



### Detailed Breakdown by Incident Type

INCIDENT TYPE	# INCIDENTS	% of TOTAL
111 - Building fire	1	0.51%
321 - EMS call, excluding vehicle accident with injury	122	62.24%
322 - Motor vehicle accident with injuries	8	4.08%
323 - Motor vehicle/pedestrian accident (MV Ped)	1	0.51%
324 - Motor vehicle accident with no injuries.	4	2.04%
412 - Gas leak (natural gas or LPG)	1	0.51%
424 - Carbon monoxide incident	1	0.51%
444 - Power line down	2	1.02%
445 - Arcing, shorted electrical equipment	3	1.53%
460 - Accident, potential accident, other	3	1.53%
522 - Water or steam leak	1	0.51%
553 - Public service	4	2.04%
554 - Assist invalid	5	2.55%
611 - Dispatched & cancelled en route	6	3.06%
622 - No incident found on arrival at dispatch address	5	2.55%
651 - Smoke scare, odor of smoke	1	0.51%
652 - Steam, vapor, fog or dust thought to be smoke	1	0.51%
671 - HazMat release investigation w/no HazMat	5	2.55%
700 - False alarm or false call, other	1	0.51%
733 - Smoke detector activation due to malfunction	1	0.51%
735 - Alarm system sounded due to malfunction	3	1.53%
736 - CO detector activation due to malfunction	3	1.53%
745 - Alarm system activation, no fire - unintentional	12	6.12%
746 - Carbon monoxide detector activation, no CO	2	1.02%
<b>TOTAL INCIDENTS:</b>	<b>196</b>	<b>100%</b>

Only REVIEWED and/or LOCKED IMPORTED incidents are included. Summary results for a major incident type are not displayed if the count is zero.



Bainbridge Township Police Department  
**Law Enforcement Incidents**  
**June 2024**

FBI NIBRS Group A Offenses		FBI NIBRS Group B Offenses	
Arson	0	Bad Checks	0
Assault Offenses	0	Curfew/ Loitering / Vagrancy	0
Bribery	0	Disorderly Conduct	4
Burglary / Breaking & Entering	0	Driving Under the Influence	1
Child Abuse	0	Drunkenness	0
Criminal Damage /Vandalism	1	Family Offenses - Non Violent	3
Domestic Violence	1	Harassment / Menacing	4
Drug Offenses	0	Liquor Law Violations	0
Embezzlement	0	Littering	1
Extortion / Blackmail	0	Runaway / Unruly Juveniles	0
Fraud Offenses	4	Trespass	3
Gambling Offenses	0	All other arrestable offenses	4
Homicide Offenses	0	<b>Total Group B Offenses</b>	<b>20</b>
Kidnapping / Abduction	0	<b>Other Incidents</b>	
Larceny / Theft - Petty	9	911 problem	11
Larceny / Theft - Grand	1	Animal Complaints	24
Motor Vehicle Theft /Unauth Use	0	Assist Fire Department	139
Pornography / Obscene Material	0	Assist other Agency	13
Prostitution Offenses	0	Citizen Assist	37
Receiving Stolen Property	0	Citizen Dispute	7
Robbery	0	Dead Body Found	1
Sex Offenses - Forcible	0	Disturbances	5
Sex Offenses - Non forcible	0	False Alarm - Business	36
Weapons Law Violations	2	False Alarm - Residence	16
<b>Total Group A Offenses</b>	<b>18</b>	Info Report	0
		Juvenile Complaint	4
		Lost / Found Property	10
		Miscellaneous	262
		Missing Persons	0
		Property Damage (accidental)	4
		Suicidal Person	2
		Suspicious Person / Vehicle	39
		Traffic Accidents	37
		Traffic Complaints	120
		Traffic Stops	279
		Vehicle Lockouts	13
		Warrant Service	8
		<b>Total Other Incidents</b>	<b>1067</b>
		<b>Total Incidents June 2024</b>	<b>1105</b>
		<b>Total Incidents TYD 2024</b>	<b>8661</b>
 <b>Three Year Comparison</b>			
June 2024	1105		
June 2023	951		
June 2022	1120		

**BAINBRIDGE TOWNSHIP POLICE DEPARTMENT  
MONTHLY ACTIVITY REPORT - JUNE 2024**

OFFICERS	LAW INCIDENTS	ARRESTS - FELONY	ARRESTS - MIS.	TRAFFIC CITATIONS	WARNING CITATIONS	M/M CITATIONS
CHIEF BOKOVITZ						
LT. DREGER						
DET. SGT. BODOVETZ	3	1	1			
SGT. CHICKOS	21					
SGT. WEINER	57					
SGT. SMITH	29					
SGT. DENT	10					
DET. FREW						
DET. LAWRENCE	3	1				
PTL. ADAMS	74	1	1	4		
PTL. BOYLES	160		3	14		
PTL. BUTLER	55			7		
PTL. CAGWIN	80		1	1		
PTL. CHAMBERS	82			1		
PTL. FRANGIPANE	31		1	1		
PTL. GODEC	76			4		
PTL. JEVONS	64		3	7		
PTL. KAUFMANN	71		3	3		
PTL. KVACH	69	1	1	6		
PTL. LUKAS	15					
PTL. MCCLELLAN	19					
PTL. MILSTEAD	61			1		
PTL. PATETE	7					
PTL. PONIKVAR	43					
PTL. REARDON	10					
PTL. TUMA	65			2		
<b>MONTHLY TOTAL</b>	1105	4	14	51	0	0
<b>TOTAL YEAR TO DATE</b>	8649	28	103	455	1	4

RECORDS CLERK	LAW INCIDENTS
DOWNS, L.	
FLETCHER, L.	
GRECEK, G.	
<b>MONTHLY TOTAL</b>	0
<b>TOTAL YEAR TO DATE</b>	12

RECORDS ACTIVITY	JUN 2024	YTD
REPORT FEES	\$2.25	\$5.80
HOUSE CHECKS	220	3284

# Bainbridge Township Monthly Permit Report

6/1/2024 - 6/30/2024

Permit Date	Bainbridge Permit Number	Permit Type	Description	Applicant Name	Total Fees	Parcel #	Parcel Address	Zoning	Subdivision
6/18/2024	18308	Accessory Residential Building	10' x 16' Accessory Bldg.	David Rutherford	\$100.00	02-412506	16490 Haskins Road	R-5-A	Lake in the Woods
6/5/2024	18304	Accessory Residential Building	10' x 12' Accessory Bldg.	Theodore Williams	\$100.00	02-323200	8653 Taylor May Road	R-3-A	
6/27/2024	18259	Accessory Residential Structure	20' x 16' Bldg.	Jeffrey Cyncynatus	\$100.00	02-079400	18009 Millstone Road	R-3-A	Pilgram Village
6/26/2024	18283	Deck	Deck	Elite Custom Contractors, LLC / Carlo Calabrese	\$50.00	02-419961	17464 Lakesedge	R-3-A	Canyon Lakes
6/26/2024	18275	Fence	Fence	Jeffrey Stanczyk	\$50.00	02-149300	8839 North Spring Valley	R-3-A	Spring Valley
6/26/2024	18240	In-ground swimming pool w/fence & patio	In-ground pool, patio and fencing	Elite Custom Contractors, LLC / Carlo Calabrese	\$50.00	02-419961	17464 Lakesedge	R-3-A	Canyon Lakes
6/3/2024	18299	New Construction	50' x 80' Weight room	Corinne Georgiou	\$1,000.00	02-729355	9500 Bainbridge Road	R-5-A	
6/28/2024	18313	New One Fam. Dwelling	New single family dwelling	Robert Cohen	\$500.00	02-421421	8022 Canyon Ridge	R-3-A	Canyon Lake Colony
6/28/2024	18311	New One Fam. Dwelling	New single family dwelling	Sterling lakes Building Company	\$500.00	02-421460	7966 Canyon Ridge	APP	Canyon Lakes Colony
6/26/2024	18279	Residential Addition	Three season addition	James Ponyik	\$75.00	02-269700	8346 Eaton Drive	R-3-A	Dalebrook

6/6/2024	18307	Residential Addition	Three season addition	Richard Seif	\$75.00	02-421351	7419 Villa Ridge	R-5-A	Villas of Gates Landing
6/5/2024	18269	Residential Addition	Three season addition	Mary Ellen Hoffman	\$100.00	02-016000	17080 Woodmere Drive	R-3-A	Lake Lucerne
6/3/2024	18301	Residential Addition	12' x 21' Addition	Hoar Custom Homes	\$75.00	02-420949	9690 Nighthawk Drive	R-5-A	Amber Trails Subdivision
6/6/2024	18305	Wall Sign	Wall Sign - D1 Training	Signarama	\$200.00	02-420982	18825 North Market Place Drive	MUP	

**BAINBRIDGE TOWNSHIP NEW RESIDENCE  
TOTALS – JUNE 2024  
Receipts for June 2024 – \$3,575.00**

June – 2024 – 2  
June – 2023 – 5  
June – 2022 – 1  
  
Year to Date – 2024 – 11  
Year to Date – 2023 – 10  
Year to Date – 2022 – 8

**BAINBRIDGE TOWNSHIP ZONING PERMIT  
TOTALS – JUNE 2024**

June 2024 – 14  
June 2023 – 23  
June 2022 – 46  
  
Year to Date 2024 – 89  
Year to Date 2023 – 97  
Year to Date 2022 – 179

TRUSTEES  
Jeffrey S. Markley  
Kristina O'Brien  
Michael Bates



FISCAL OFFICER  
Janice S. Sugarman

RESOLUTION 07152024-A

**Resolution to Increase Permanent Appropriations and Revenues for 2024**

**BE IT RESOLVED**, by the Board of Trustees of Bainbridge Township, State of Ohio, that the township 2023 permanent appropriations for budget year 2024 be increased, to provide for current expenses and other necessary expenditures of Bainbridge Township, during the fiscal year ending December 31, 2024, the following sums be and they are hereby set aside and appropriated as follows,

**Whereas**, the Board of Trustees finds it necessary to amend the Township 2024 Permanent Appropriations; and,

**Whereas**, the Board of Trustees makes a resolution to increase revenue in the amount of \$9,000.00 and increase permanent appropriations as follows:

Ohio EMA ARPA 1<sup>st</sup> Responder Grant Fund 2911-230-318-0000 Training Services \$9,000.00

This Resolution shall be effective upon passage.

Moved By: Mr. Markley Seconded By: Dr. Bates

Vote:

Dr. Michael Bates AYE Mrs. Kristina O'Brien AYE Mr. Jeffrey Markley AYE

Attested to by Mrs. Janice S. Sugarman, Fiscal Officer.

Janice S. Sugarman

Date: 7/22/2024

## Payment Listing

7/9/2024 to 7/22/2024

Payment Advice #	Post Date	Transaction Date	Type	Vendor / Payee	Amount	Status
43151	03/22/2024	03/22/2024	AW	CERNI MOTOR SALES, INC.	\$1,273.50 *	C
43151	07/03/2024	07/03/2024	NEG ADJ	CERNI MOTOR SALES, INC.	-\$655.68 *	O
43151	07/17/2024	07/17/2024	POS ADJ	CERNI MOTOR SALES, INC.	\$655.68	O
43151	07/17/2024	07/17/2024	NEG ADJ	CERNI MOTOR SALES, INC.	-\$655.68	O
43635	06/14/2024	06/14/2024	AW	MONTAGE ENTERPRISES INC.	\$409.79 *	O
43635	07/09/2024	07/09/2024	NEG ADJ	MONTAGE ENTERPRISES INC.	-\$254.56	O
43756	07/09/2024	07/09/2024	RW	Joseph Tuller	\$350.00	O
43757	07/09/2024	07/09/2024	RW	Megan Bijelic	\$150.00	O
43758	07/09/2024	07/09/2024	AW	Grade Line, Inc.	\$306,345.00	O
43759	07/10/2024	07/10/2024	RW	Truth for Life	\$350.00	O
43760	07/10/2024	07/10/2024	AW	Allied Corporation	\$4,458.87	O
43761	07/10/2024	07/10/2024	AW	AUBURN PIPE & PLUMBERS SUPPLY	\$440.92	O
43762	07/10/2024	07/10/2024	AW	BIOSOLUTIONS, LLC	\$106.00	O
43763	07/10/2024	07/10/2024	AW	C.W. Design	\$3,166.50	O
43764	07/10/2024	07/10/2024	AW	CCT FINANCIAL	\$168.00	O
43765	07/10/2024	07/10/2024	AW	CHAGRIN PET & GARDEN SUPPLY, INC.	\$6.38	O
43766	07/10/2024	07/10/2024	AW	Charter Communications	\$5.99	O
43767	07/10/2024	07/10/2024	AW	Charter Communications	\$1,147.00	O
43768	07/10/2024	07/10/2024	AW	CORRIDON BUILDERS & REMODELERS, IN	\$510.00	O
43769	07/10/2024	07/10/2024	AW	Dex Imaging LLC	\$22.08	O
43770	07/10/2024	07/10/2024	AW	ENVIRONMENTAL SPECIALISTS, INC.	\$60.38	O
43771	07/10/2024	07/10/2024	AW	FP MAILING SOLUTIONS	\$98.85	O
43772	07/10/2024	07/10/2024	AW	G. KAUFMAN'S SEPTIC TANK CLEANING SI	\$250.00	O
43773	07/10/2024	07/10/2024	AW	HALL PUBLIC SAFETY CO.	\$183.80	O
43774	07/10/2024	07/10/2024	AW	KENSTON COMMUNITY EDUCATION	\$11,395.00	O
43775	07/10/2024	07/10/2024	AW	KOKOSING MATERIALS INC.	\$9,474.71	O
43776	07/10/2024	07/10/2024	AW	LITTLER MENDELSON,P.C.	\$10,353.00	O
43777	07/10/2024	07/10/2024	AW	NAPA Auto Parts	\$19.62	O
43778	07/10/2024	07/10/2024	AW	Phillips Paving	\$485,755.00	O
43779	07/10/2024	07/10/2024	AW	PRUDY MACKENZIE	\$13.99	O
43780	07/10/2024	07/10/2024	AW	STAMM CONTRACTING COMPANY INC.	\$636.00	O
43781	07/10/2024	07/10/2024	AW	SUNRISE SPRINGS WATER CO.	\$64.75	O
43782	07/15/2024	07/15/2024	AW	Amazon Capital Services	\$207.04	O
43783	07/15/2024	07/15/2024	AW	ARMS TRUCKING COMPANY	\$413.95	O
43784	07/15/2024	07/15/2024	AW	BIOSOLUTIONS, LLC	\$440.00	O
43785	07/15/2024	07/15/2024	AW	CCT FINANCIAL	\$163.00	O
43786	07/15/2024	07/15/2024	AW	CHAGRIN VALLEY/SOLON TIMES	\$200.00	O
43787	07/15/2024	07/15/2024	AW	Charter Communications	\$89.99	O
43788	07/15/2024	07/15/2024	AW	CINTAS CENTRALIZED AR	\$743.66	O
43789	07/15/2024	07/15/2024	AW	Corporate Warehouse Supply	\$519.85	O
43790	07/15/2024	07/15/2024	AW	E & H Hardware Group, LLC	\$189.80	O
43791	07/15/2024	07/15/2024	AW	EZ Printing & Graphics	\$67.00	O
43792	07/15/2024	07/15/2024	AW	GANLEY CHEVROLET OF AURORA,LLC	\$1,359.80	O
43793	07/15/2024	07/15/2024	AW	GEAUGA COUNTY DEPT. OF WATER RESC	\$908.04	O
43794	07/15/2024	07/15/2024	AW	GREEN VISION MATERIALS	\$25.00	O
43795	07/15/2024	07/15/2024	AW	J.F.D. LANDSCAPING, INC.	\$11,505.14	O

**Payment Listing**

7/9/2024 to 7/22/2024

Payment Advice #	Post Date	Transaction Date	Type	Vendor / Payee	Amount	Status
43796	07/15/2024	07/15/2024	AW	MCMaster CARR SUPPLY COMPANY	\$33.27	O
43797	07/15/2024	07/15/2024	AW	Minuteman Press	\$79.98	O
43798	07/15/2024	07/15/2024	AW	NAPA Auto Parts	\$207.10	O
43799	07/15/2024	07/15/2024	AW	O'REILLY EQUIPMENT	\$149.50	O
43800	07/15/2024	07/15/2024	AW	SiteOne Landscape Supply	\$2,262.31	O
43801	07/15/2024	07/15/2024	AW	SUNRISE SPRINGS WATER CO.	\$117.00	O
43802	07/15/2024	07/15/2024	AW	United States Treasury	\$432.24	O
43803	07/15/2024	07/15/2024	AW	Veritiv Operating Company	\$172.60	O
43804	07/15/2024	07/15/2024	AW	WASTE MANAGEMENT OF OHIO	\$92.03	O
43805	07/15/2024	07/15/2024	RW	Brian Currutt	\$150.00	O
43806	07/15/2024	07/15/2024	RW	Samera Hollimon	\$350.00	O
43807	07/17/2024	07/17/2024	RW	World Synergy Enterprises Inc.	\$150.00	O
43808	07/17/2024	07/17/2024	RW	James Schmitz	\$350.00	O
43809	07/17/2024	07/17/2024	RW	Francis Bularz	\$100.00	O
43810	07/17/2024	07/17/2024	RW	Kimberly Brandt	\$150.00	O
43811	07/17/2024	07/17/2024	AW	Amazon Capital Services	\$367.72	O
43812	07/17/2024	07/17/2024	AW	AMERICAN FIREWORKS COMPANY	\$7,750.00	O
43813	07/17/2024	07/17/2024	AW	Ann Marie Messner	\$350.00	O
43814	07/17/2024	07/17/2024	AW	CHAGRIN PET & GARDEN SUPPLY, INC.	\$161.48	O
43815	07/17/2024	07/17/2024	AW	CINTAS CENTRALIZED AR	\$119.32	O
43816	07/17/2024	07/17/2024	AW	Dex Imaging LLC	\$72.84	O
43817	07/17/2024	07/17/2024	AW	E & H Hardware Group, LLC	\$7.00	O
43818	07/17/2024	07/17/2024	AW	GANLEY CHEVROLET OF AURORA,LLC	\$244.45	O
43819	07/17/2024	07/17/2024	AW	Iron Man Supply LLC	\$36.00	O
43820	07/17/2024	07/17/2024	AW	KIMBALL MIDWEST	\$122.20	O
43821	07/17/2024	07/17/2024	AW	NAPA Auto Parts	\$127.22	O
43822	07/17/2024	07/17/2024	AW	Orkin	\$410.00	O
43823	07/17/2024	07/17/2024	AW	Staples	\$142.04	O
43824	07/17/2024	07/17/2024	AW	Steel Supply Co, Inc.	\$243.10	O
43825	07/17/2024	07/17/2024	AW	SUNBELT RENTALS, INC.	\$1,159.57	O
43826	07/17/2024	07/17/2024	AW	SUNRISE SPRINGS WATER CO.	\$68.25	O
43827	07/17/2024	07/17/2024	AW	WESTERN RESERVE OFFICE SUPPLY	\$59.05	O
Total Payments:					\$868,345.82	
Total Conversion Vouchers:					\$0.00	
Total Less Conversion Vouchers:					\$868,345.82	

Type: AM - Accounting Manual Warrant, AW - Accounting Warrant, IM - Investment Manual Warrant, IW - Investment Warrant, PM - Payroll Manual Warrant, PR - Payroll Warrant, RW - Reduction of Receipt Warrant, SW - Skipped Warrant, WH - Withholding Warrant, WM - Withholding Manual, WS - Special Warrant, CH - Electronic Payment Advice, IL - Investment Loss, EP - Payroll EFT Voucher, CV - Payroll Conversion Voucher, SV - Payroll Special Voucher, EW - Withholding Voucher, POS ADJ - Positive Adjustment, NEG ADJ - Negative Adjustment, POS REAL - Positive Reallocation, NEG REAL - Negative Reallocation

Status: O - Outstanding, C - Cleared, V - Voided, B - Batch

\* Asterisked amounts are not included in report totals. These transactions occurred outside the reported date range but are listed for reference.