

April 23, 2012



Dear Council Members,

On behalf of the Main Street Kent Board of Directors, we would like to take this opportunity to thank the City of Kent for their generous contribution towards the successful downtown revitalization efforts. We are thrilled with the activities, the new businesses, and the increased commerce that is taking place in our Main Street district.

We would like to outline some of the changes Main Street Kent has been making recently. We believe Main Street Kent functions as a driving force in maintaining and building the business economy in the downtown district, in addition to promoting historic preservation. As you know, we are in a time of transition. In order to better reach some of our future goals, we felt it necessary to make a change in leadership. We have appointed Heather Malarcik as our Interim Executive Director. Heather's experience in marketing is extensive, and coupled with her work with Main Street Kent over the last year, we are convinced the transition is going extremely well.

We are committed to a successful year in 2012. Here are some of the larger goals we are already taking steps to accomplish this year.

1. **Adopt a Spot** – Building upon the success of last year's program, we are planning to continue this year with a successful flower program.
2. **Thursday Night Live** – Last year we had live music on the Hometown Bank Plaza on Thursday nights in August and into September. Our goal this year is to extend that program to run from June to September, almost tripling the program events.
3. **Chocolate Walk** – We are adding a new event called a "Chocolate Walk" on May 12th to this year's calendar of events. Tickets will be sold to this event where participants visit 20+ businesses in the downtown district and sample a chocolate delicacy.
4. **Art and Wine Festival** – Last year was an immense success, bringing a large crowd into Kent for the day. We are pleased to share that we already have many more artists committed to the event than we had in total last year. We are setting out to double our success at this event in both attendance and in overall size.
5. **International Festival** – Last year was our inaugural event. Building on last year's success, we believe we can significantly increase the attendance and overall size of the event this year.
6. **Discover Downtown** – Last year the event was bigger than ever. We brought the new KSU students into the downtown area with this event. We will continue this event in 2012.
7. **Family Friendly Halloween** – This was another successful event in 2011 that we will continue in 2012.

Kent Council Members
Page Two

8. **Promotions and Advertising (Eat, Shop, Enjoy... Downtown Kent)** – We feel that Main Street Kent is best positioned to run promotions, public relations and advertising that will reach future and potential customers looking for a fun place to eat, shop, and play. We are planning on putting together a program in 2012 that will more thoroughly reach our target markets to encourage them to come

see all that is happening in downtown Kent. We believe that the overall message we send will be much stronger than all the parts alone will send. Together, as a whole, we are much stronger than the individual parts. We want to start this campaign in 2012 and build on it in future years.

9. **Being the voice for the businesses in the downtown district.** Working with the businesses, the city, and other organizations to advocate and communicate opportunities and concerns. Some of this work includes the downtown parking issues, and working with KSU students on opportunities for the businesses.
10. **Downtown Design and Historic Preservation.** Working in collaboration with the city and other groups towards...
 1. The development of the Sculpture Mile
 2. The development of downtown streetscaping
 3. The development of a new Way-finding plan
 4. Promoting the KSU bike share in the downtown.
 5. The implementation of the recently passed Preservation Ordinance and the CLG
 6. The implementation of the Downtown Architectural guidelines.
 7. Investigating the possibility of another facade improvement
11. **Fund-raising** – We are committed to a successful fund-raising program this year.
12. **Follow through** – We are spending considerable time on reorganizing and setting up a successful structure and personnel that will help us follow through to the completion of our goals. More than ever, we are committed to following through!

We hope to accomplish all of these goals in addition to taking the time and steps necessary to reorganize and build a stronger foundation to continue to grow Main Street Kent throughout 2012 and beyond. We are off to a strong start. We have been working on some organizational goals and ramping up our fund-raising activities. In 2012 we have already raised quite a bit more money than we had in 2011 at this time (despite the recent transition in leadership).

Thank you again for your commitment to Main Street Kent. We look forward to working together in building (and sustaining) an exceptional downtown district.

Sincerely,

Main Street Kent Board of Directors

KENT GATEWAY VETERANS MEMORIAL

PROGRAM STATEMENT

4/16/12

REVISED 4/19/12

Portage Area Regional Transportation Authority (PARTA), City of Kent, Ohio and Kent State University invite Artists, Architects, Landscape Architects, City Planners and the public at large to participate in a design competition to design, fabricate and install a Kent Gateway Veterans Memorial. The project is to be located on City of Kent property along Haymaker Parkway (SR 59), adjacent to the PARTA Kent Central Gateway Multi-Modal facility.

The Kent Gateway Veterans Memorial (Memorial) is to HONOR Past, Present, Fallen and POW-MIA veterans from all service branches of the United States of America military. This Memorial shall be timeless in its execution, not specific to any war or conflict period. The goal is to create a Memorial that displays the depth of appreciation the public has for the sacrifices made by our military throughout time. In part, the final design solution shall incorporate the American Flag and pole and a remembrance of each Service Branch in the form of a Flag or Marker.

The Kent Gateway Veterans Memorial is intended to serve as a destination for those observers who wish to pause and reflect on what our military means to them in the preservation of our country's FREEDOM.

From a constructability perspective, the Memorial needs to be constructed from durable materials, economical to maintain, and resistant to vandalism. The design solution shall not incorporate components that present a safety hazard to the public. The Memorial shall not require the use of utilities other than electricity sufficient for lighting. The total project budget shall not exceed \$120,000.00. Of this sum, \$100,000.00 is being provided to fund the design, fabrication and installation of the Memorial. This shall include, but not limited to any sculptural elements, all landscaping, paving or pavers and decorative lighting, as well as designer fees associated with the execution of the work. \$20,000.00 of the total budget will fund costs associated with the administration of the Design Competition, printing, advertising, surveys, etc.

The Kent Gateway Veterans Memorial will serve as an anchor design element adjacent to the East elevation of the Kent Central Gateway Multi-Modal facility and as such shall be compatible with its materials, color pallet, landscape and hardscape. The Memorial will be sited adjacent to Haymaker Parkway, across the street from the West terminus of the Kent State University Esplanade. The Memorial site will benefit from the vista across the Great Lawn of the Esplanade.

The completion of the Kent Gateway Veterans Memorial shall be coordinated with the completion of the Kent Central Gateway Multi-Modal facility to ensure compatibility of construction activities and a timely dedication.

An Advisory Selection Committee will be convened to participate in the design competition phase of this project. Public Focus Groups will be consulted in an effort to provide productive input to PARTA, City of Kent and Kent State University in helping shape the final outcomes.

The Kent Gateway Veterans Memorial Steering Committee reserves the right to reject any and all design proposals.

PARTA, City of Kent and Kent State University employees and their families are not eligible to apply for this commission.

CALL FOR ENTRY

DRAFT 4/20/12

Revised 4/24/12

Portage Area Regional Transportation Authority

Kent Gateway Veterans Memorial

Open To: Artists, Architects, Landscape Architects, City Planners and the Public at Large.

Commission Amount: \$100,000.00 for the design, fabrication and installation of the Memorial.

Call for Entry Date: May 28, 2012

Entry Deadline: August 13, 2012

Entry Review: September 17, 2012

Design Competition Deadline: November 12, 2012

PROJECT SUMMARY: The Portage Area Regional Transportation Authority (PARTA) in partnership with the City of Kent, Ohio and Kent State University invite Artists, Architects, Landscape Architects, City Planners and the Public at Large to submit images of past work as evidence of their qualifications for consideration to serve as the " Designer " of record on the Kent Gateway Veterans Memorial.

PARTA is currently constructing a new Kent Central Gateway Multi-Modal facility scheduled for completion July 15, 2013. The Multi-Modal facility is located along Haymaker Parkway (SR 59) in the City of Kent, Ohio. This project is funded by a Federal appropriation administered through and subject to all regulations of the Federal Transportation Authority. The Kent Gateway Veterans Memorial will serve as the feature " Public Work of Art " adjacent to the Multi-Modal facility.

The Kent Gateway Veterans Memorial is to HONOR Past, Present, Fallen and POW-MIA veterans from all Service Branches of the United States of America military. This Memorial shall be timeless in its execution, not specific to any war or conflict period. The goal is to create a Memorial that displays the depth of appreciation the public has for the sacrifices made by our military throughout time. In part, the final design solution shall incorporate an American Flag and pole and a remembrance of each Service Branch in the form of a Flag or Marker.

The Kent Gateway Veterans Memorial is intended to serve as a destination for those observers who wish to pause and reflect on what our military means to them in the preservation of our country's FREEDOM.

PROJECT BACKGROUND: The Renaissance of the City of Kent is underway and PARTA is proud to contribute to this endeavor through the creation of the Kent Central Gateway Multi-Modal facility. Not only will the Multi-Modal facility bring a heightened level of service to the traveling public, it affords PARTA the opportunity to incorporate a " Public Work of Art " for all to experience and enjoy.

The Kent Central Gateway Multi-Modal facility is located adjacent to numerous new facilities currently under construction. Scheduled for completion later this year and in early 2013 is a new Kent State University Hotel/ Conference Center, Corporate Office Complex and a vibrant Shopping District. The Kent Gateway Veterans Memorial will benefit from the vista across the Great Lawn of the planned Esplanade linking Kent State University with downtown Kent.

SITE CONSIDERATIONS: Haymaker Parkway (SR 59) bisects the City of Kent and functions as a main thoroughfare serving the Kent Central Gateway Multi-Modal facility. The Memorial site of choice is located on the South East corner of the Multi-Modal facility adjacent to Haymaker Parkway. This site is highly visible by patrons accessing the Multi-Modal facility as well as the KSU Hotel/Conference Center. With the enhanced pedestrian linkage between the University and downtown Kent provided by the Esplanade, the Memorial site will serve as a moving reminder of the significant contributions our military have made to ensure our FREEDOM'S.

PRACTICAL DESIGN CONSIDERATIONS: From a constructability perspective, the Memorial needs to be constructed from durable materials, economical to maintain and resistant to vandalism. The design solution shall not incorporate components that present a safety hazard to the public. The Memorial shall not require the use of utilities other than electricity sufficient for lighting.

PROJECT INFORMATION: Further information regarding PARTA, City of KENT, Ohio and Kent State University may be found on the following web sites:

PARTA: www.partaonline.org, www.kentcentralgateway.org

City of Kent, Ohio: www.kent-ohio.org

Kent State University: www.kent.edu

Visit the PARTA web site for access to the following documents:

1. Program Statement
2. Project Schedule
3. Site Plans
4. Project Budget Requirements

TIME LINE: Submit all inquiries and materials to PARTA in care of Bryan Smith, Director of Planning.

2000 Summit Rd.

Kent Ohio, 44240

Tel. 330-678-7745 Ext.113

bsmith@partaonline.org

Key project dates are as follows:

1. Issue Call for Entry: 5/28/12
2. Semi-finalist meet for site visit: 6/18/12
3. Submit all materials to PARTA no later than: 8/13/12
4. Proposal presentations: 11/12/12
5. Memorial completion date: 8/10/13

SELECTION REVIEW PROCESS: Interested Design Candidates should complete your application process based on the dates listed above.

Designers are asked to submit a maximum of (9) images of past work either interior, exterior or both , in .JPG format on CD or DVD (we do not have image upload capability). Please indicate if the submittal is proposed for purchase or examples of your work. Images should be 72 dpi and 1920 pixels on the longest side. Save your image files in the following naming convention:

LastnameFirstnameimagenumber.jpg for example SmithJohn1.jpg, SmithJohn2.jpg etc.

In addition to images, Designers are asked to submit the following:

1. A current resume
2. A self-addressed envelope with sufficient postage for the return of the image discs.

The Advisory Selection Committee will review submitted materials and will develop a list of semi-finalist designer candidates. These semi-finalists will be invited to Kent, Ohio for a site visit. More detailed information about PARTA and the Kent Gateway Veterans Memorial competition will be made available during the site visit. For designers interested in developing a site-specific Public Work of Art, semi-finalists will be invited to create a proposal for this Memorial. Each semi-finalist will be offered a proposal fee in addition to an honorarium for their site-visit to Kent. Designer proposals will be judged competitively by the Advisory Selection Committee and the Steering Committee. Submitted proposals become the property of PARTA. Designers interested in offering existing works of art for purchase please indicate selling price when submitting your disc of images. No proposal fee will be offered for existing work.

After completing your application for the project, please submit to PARTA care of Bryan Smith at the address listed above.



CITY OF KENT, OHIO

DEPARTMENT OF ECONOMIC DEVELOPMENT

Date: April 24, 2012

To: David Ruller, City Manager
Bill Lillich, Safety Director
James Silver, Law Director
Linda Copley, Clerk of Council

From:  Dan Smith, Economic Development Director

Subject: Establishment of Entertainment District

As you know, now that the Fairmount Properties' (College Town Kent, LLC) block has reached the retail build out phase, we are making final plans for the tenants to occupy their new space. Per our overall master plan and the previous commitments made to assist in the creation of an entertainment district, we received formal application from Mr. John Neal on behalf of College Town Kent, LLC to proceed with the proposed creation of the Kent Community Entertainment District as governed by the Ohio Revised Code, section 4301.80.

As a quick review, some general parameters and requirements include:

- Not less than fifty million dollars will be invested in the development and construction of the community entertainment district's area located in the municipal corporation.
- One new permit can be issued for each five acres, within a minimum of 20 acres, thus creating a minimum of four D-5(j) permits. The proposed district is 20.89 acres.
- A formal application made to the Mayor (received on April 23, 2012).
- A map or survey of the proposed district with a certificate from a licensed surveyor or engineer.
- Evidence that the uses of land within the proposed district are in accord with the City's Master Plan.
- A handling & processing fee of \$500.

For your review, I have attached the application Mayor Fiala received on April 23, 2012. After reviewing the documents and finding the application to be complete, I respectfully request time on the May 2 Council Committee agenda to ask for approval of the establishment of the Kent Community Entertainment District in accordance with our overall master plan for the Downtown Kent Revitalization Project.



April 23, 2012

VIA HAND DELIVERY

Office of the Mayor
Mayor Jerry T. Fiala
Kent City Hall
217 East Summit Street
Kent, Ohio 44240

Re: Application for Establishment of the Kent Community Entertainment District

The Honorable Mayor Fiala:

I represent College Town Kent, LLC with respect to the proposed establishment of the Kent Community Entertainment District by the City of Kent. To that end, I am pleased to present this Application to you. I am available to answer any questions Your Honor or Members of City Council may have. Included with the Application is the required filing fee.

**APPLICATION FOR ESTABLISHMENT OF
KENT COMMUNITY ENTERTAINMENT DISTRICT**

Pursuant to Ohio Revised Code Section 4301.80, this is the City of Kent's application (the "Application") for the establishment of a community entertainment district ("CED") to encompass the area on the map attached as Exhibit A ("Map"). The name of the proposed CED shall be the "Kent Community Entertainment District" ("KCED").

INTRODUCTION

Under Ohio law, a "community entertainment district" is a bounded area that includes or will include a combination of entertainment, retail, educational, sporting, social, cultural, or arts establishments within close proximity to some of the following: hotels, restaurants, retail sales establishments, enclosed shopping centers, museums, performing arts theaters, motion picture theaters, night clubs, convention facilities, sports facilities, entertainment facilities or complexes, and similar establishments.

The establishment of the KCED reflected on Exhibit A will authorize the issuance of four (4) low cost D-5(j) liquor permits to the tenants who have, or will, execute leases for space within the Downtown Kent Redevelopment Project (the "Redevelopment") headed College Town Kent, LLC ("CTK"). See ORC 4303.181(J).

Full service liquor permits in Kent are not available from the state due to population quotas, and the transfer of permits is costly and risky. Under current market conditions,

businesses seeking to obtain a full service liquor permit must purchase it from a seller on the market, at costs which range up to \$40,000.

The availability and lost cost of the D-5(j) liquor permits authorized by the establishment of the KCED has, and will, substantially contribute to CTK's efforts to secure desirable retail tenants within the Redevelopment. The benefits of this are many, and include the addition of businesses, jobs, and tax revenue.

PROCESS

Any property owner whose property is located the in proposed KCED can file an application with Mayor Fiala seeking the establishment of the KCED. See ORC 4301.80(B). Within thirty (30) days after receiving the application, Mayor Fiala shall submit the application with his recommendation to the Kent City Council. Within thirty (30) days after receipt of the application and the Mayor's recommendation, City Council shall notify the public that the application is on file in the office of Clerk of City Council and is available for inspection during regular business hours. This notice shall be made by publication in at least one newspaper of general circulation in Kent. Within seventy-five (75) days after the date the application was filed with Mayor Fiala, City Council shall, by ordinance or resolution, approve or disapprove the application based on whether the proposed community entertainment district does or will substantially contribute to entertainment, retail, educational, sporting, social, cultural, or arts opportunities for the community. An approval of the application shall be by affirmative majority vote of City Council.

APPLICATION

Pursuant to Ohio Revised Code Section 4301.80(B), the instant Application for the establishment of the Uptown Community Entertainment District is as follows:

(1) The applicant's name and address;

This Application is submitted by the City of Kent (the "City"), which is the majority property owner within the proposed KCED.

The City's address is 217 E. Summit Street, Kent, OH 44240.

(2) A map or survey of the proposed community entertainment district in sufficient detail to identify the boundaries of the district and the property owned by the applicant;

The proposed KCED is attached as Exhibit A. It includes a map of the proposed KCED and a description of the property included.

The properties owned by the City that are located within the KCED are as follows:

Permanent Parcel Number

1. 17-024-10-00-022-003;
2. 17-024-10-00-022-004;
3. 17-024-10-00-022-006;
4. 17-024-10-00-022-007;
5. 17-024-10-00-022-008.

See Exhibit B for a depiction of each parcel.

(3) A general statement of the nature and types of establishments described in division (A) of this section that are or will be located within the proposed community improvement district and any other establishments located in the proposed community entertainment district that are not described in division (A) of this section;

This Application for the establishment of the KCED is part of a large, comprehensive redevelopment project in historic downtown Kent. Approximately \$80 million dollars will be invested in the project over its course. In regard to the property comprising the KCED, there will be approximately 50,000 square feet of new street level retail space that will include numerous restaurants, apparel stores, and specialty stores. Two major office tenants have committed to leases for nearly 60,000 square feet of new class A office space and will employ over 150 professionals in the KCED. In addition, the Kent State University Hotel and Conference Center will be constructed in the KCED, which will have approximately 100 rooms. Directly adjacent to the KCED will be a new public parking garage and a multi-modal transportation facility, which was recently awarded a \$21 million dollar federal stimulus grant. This will complement and support the KCED uses.

Specifically, tenants that have committed to opening businesses in the KCED are as follows:

1. Panini's Bar and Grill, Newdle Bar, Bricco, Dave's Cosmic Subs, and Yogurt VI, all restaurants, some of which will be D-5(j) liquor permit holders;
2. Gracy Lane, a gift and home goods merchant;
3. University Tees, a Collegiate licensed apparel retailer;
4. Insomnia Cookies, selling homemade cookies and providing delivery service;
5. Palmieri Salon, a provider of quality salon services;
6. Davey Tree and Ametek, Inc., large employers of professionals.

(4) If some or all of the establishments within the proposed community entertainment district have not yet been developed, the proposed time frame for completing the development of these establishments;

There are several buildings which are currently under construction that shall house the tenants described above. These include the Water Building, the West Erie Building, and the East Erie Building. The Hotel/Conference Center is under construction as well. Construction of these structures is scheduled for completion in summer 2012, with occupancy dates for tenants to

follow shortly thereafter. Commencement of operations for some of the tenants is anticipated for as early as July 2012.

See Exhibit C for a copy of the Redevelopment plan reflecting the location of these structures.

(5) Evidence that the uses of land within the proposed community entertainment district are in accord with the municipal corporation's or township's master zoning plan or map;

See the March 22, 2012 letter from Daniel D. Smith, Economic Development Director for the City of Kent, to John N. Neal, stating that "I have reviewed the proposed map of the district attached here, reflected in the 20.89 acres depicted in red, and have determined that the current and anticipated uses are in accord with the current zoning of the area. Furthermore, the City's adopted comprehensive plan shows the core of the district occupied by mixed-use retail/residential buildings surrounded by institutional and cultural uses appropriate for a community entertainment district." Director Smith's correspondence is attached as Exhibit D.

(6) A certificate from a surveyor or engineer licensed under Chapter 4733. of the Revised Code indicating that the area encompassed by the proposed community entertainment district contains no less than twenty contiguous acres;

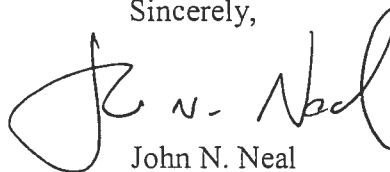
A certificate from Steven L. Mullaney, a surveyor licensed under Chapter 4733 of the Ohio Revised Code, with GDP Group, stating that the proposed KCED contains no less than twenty (20) contiguous acres, and specifically identifying the total acreage of the KCED at 20.9103 acres. A description is included. The certificate and description are attached as Exhibit E.

(7) A handling and processing fee to accompany the application, payable to the applicable municipal corporation or township, in an amount determined by that municipal corporation or township.

The handling and processing fee of five hundred dollars and zero cents (\$500.00) is enclosed with this Application, pursuant to the March 26, 2012 letter from Daniel D. Smith, Economic Development Director for the City of Kent, to John N. Neal. The letter is attached as Exhibit F.

Thank you for your attention to this matter and please call me with any questions.

Sincerely,



John N. Neal

Enclosures



1.800.355.4731
www.gpdgroup.com
GPD GROUP
The City of Kent, Ohio

ENTERTAINMENT DISTRICT
EXHIBIT
DOWNTOWN KENT
OHIO

JOB NO.
2012000.21

PROJECT MANAGER
SLM

DESIGNER
JEK

1 of 1

BASIS OF BEARING:

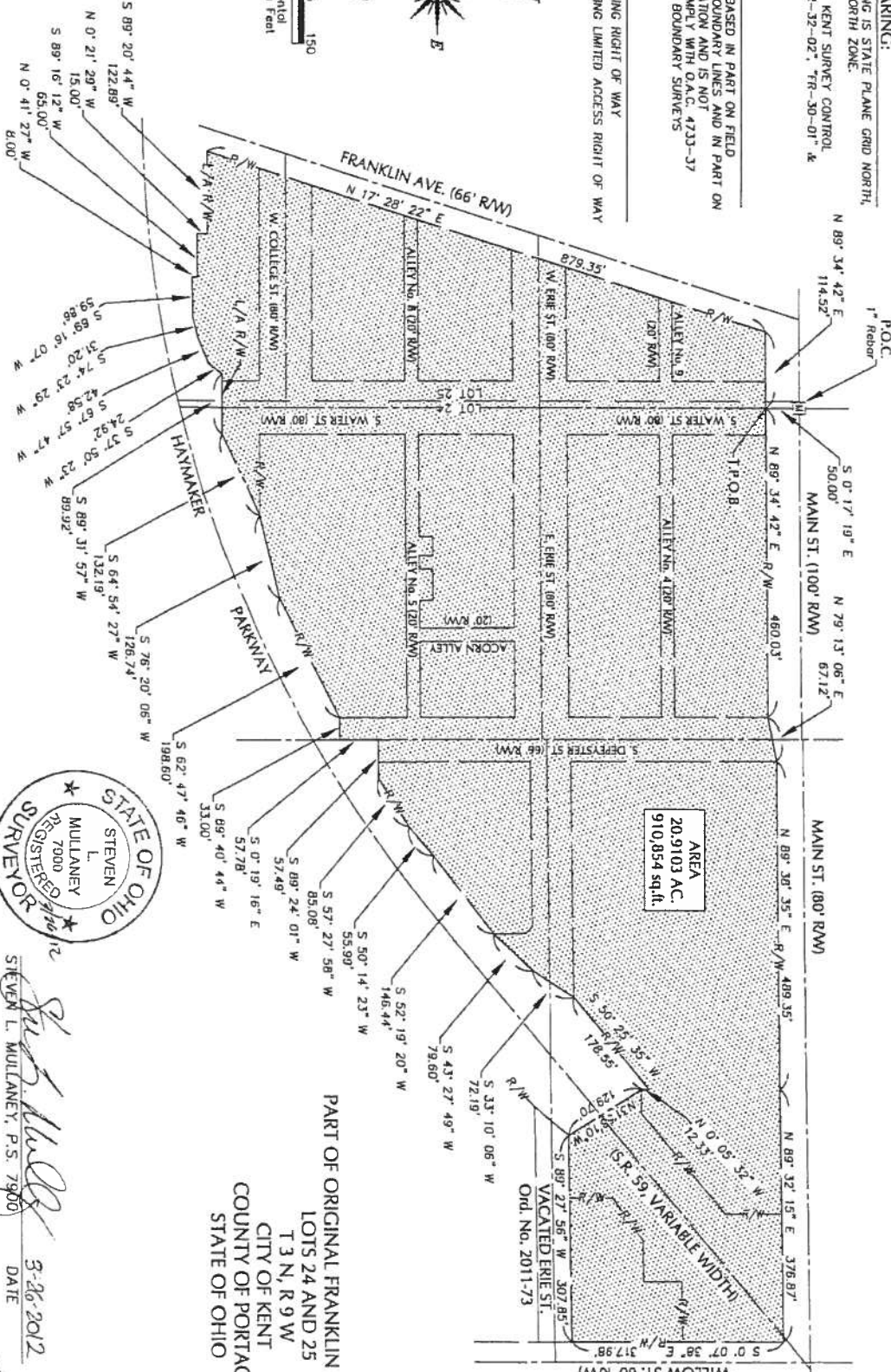
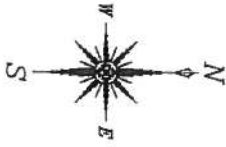
BASIS OF BEARING IS STATE PLANE GRID NORTH,
MAD 83, OHIO NORTH ZONE.
TIED TO CITY OF KENT SURVEY CONTROL
TR-24-01, TR-32-02, TR-30-01 &
TR-25-01

NOTE:

THIS EXHIBIT IS BASED IN PART ON FIELD
LOCATIONS OF BOUNDARY LINES AND IN PART ON
RECORDED TO COMPANY MAPS, D.N.C. 4233-37
STANDARDS FOR BOUNDARY SURVEYS

LEGEND:

R/W EXISTING RIGHT OF WAY
L/A R/W EXISTING LIMITED ACCESS RIGHT OF WAY



STEVEN L. MULLANEY, P.S. 7900
DATE 3-26-2012

PART OF ORIGINAL FRANKLIN TOWNSHIP
LOTS 24 AND 25
T 3 N, R 9 W
CITY OF KENT
COUNTY OF PORTAGE
STATE OF OHIO

EXHIBIT
A.2

Akron Atlanta Cleveland Columbus Indianapolis Louisville Madison Phoenix Seattle Youngstown



CITY OF KENT, OHIO

DEPARTMENT OF COMMUNITY DEVELOPMENT

DATE: April 24, 2012
TO: Dave Ruller, City Manager
FROM: Bridget Susel, Grants & Neighborhood Programs Administrator *BSD*
RE: Resolution of Support: FMPP Grant Application

The City staff has been working with representatives from the Haymaker Farmers' Market, the Ecoponics Group, and Kent State University on the development of a project that will foster greater interest in the Farmers' Market, increase access to nutritious food for low income persons and the student population, and provide educational training on food development and preparation. The members of this work group have been developing this project in anticipation of the expected release of the 2012 USDA Farmers' Market Promotion Program (FMPP) request for proposals (RFP).

The USDA released the request for proposal for the FMPP grant the week of April 12, 2012 and proposals are due no later than May 21, 2012. I would like to request some time at the May 2, 2012 Council Committee session to briefly discuss the FMPP and to request a resolution of support, with emergency, from Council authorizing the City to submit a grant proposal to the USDA for the proposed project by the designated deadline date.

If you need any additional information to add this item to the Council Committee agenda, please let me know.

Thank you for your consideration of this request.

Attachment

Cc: Linda Copley, Clerk of Council
Gary Locke, Community Development Director

930 Overholt Rd., Kent, Ohio 44240 • (330) 678-8108 fax (330) 678-8030 •

www.KentOhio.org

“Encouraging the development, promotion, and expansion of direct marketing”

The Farmers Market Promotion Program was created through a 2002 Farm Bill amendment of the Farmer-to-Consumer Direct Marketing Act of 1976. This program provides non-construction grants that target improvements and expansion of domestic farmers’ markets, roadside stands, community-supported agriculture programs, agri-tourism activities, and other direct producer-to-consumer market opportunities.



FMPP invests in direct marketing with support for:

- Advertising & market promotion
- Bringing local farm products into federal nutrition programs
- Consumer education and outreach

- Equipment purchase, transportation & delivery
- Agri-tourism
- Waste management & green technologies

- Training farmers in business planning, record keeping and rules & regulations
- Market start-up, expansion & strategic planning

FARMERS MARKET PROMOTION PROGRAM



www.ams.usda.gov/FMPP



Room 4509 South Building
1400 Independence Avenue SW
Washington DC 20250
Phone: 202.720.0933
Fax: 202.690.4152

U.S. Department of Agriculture Agricultural Marketing Service



The Farmers Market Promotion Program (FMPP) is administered by the Marketing Grants and Technical Services Branch of the Marketing Services Division within the Agricultural Marketing Service (AMS). An annual, competitive grant program, FMPP is designed to assist successful applicants in promoting domestic consumption of agricultural commodities by expanding direct producer-to-consumer marketing opportunities.

Approximately \$10 million will be allocated for FMPP for Fiscal Year 2012. U.S. Territories may apply, including Puerto Rico, American Samoa, U.S. Virgin Islands, Commonwealth of the Northern Mariana Islands and Guam.

Catalog of Federal Domestic Assistance No. 10.168

Eligible Entities

- Agricultural Cooperative
- Producer Network
- Producer Association
- Local Government
- Nonprofit Corporation
- Public Benefit Corporation
- Economic Development Corporation
- Regional Farmers Market Authority
- Tribal Government

Individuals are not eligible to apply.

Grant Details

Grant awards are limited to \$100,000, with a minimum award of \$5,000. Matching funds are not required. AMS announces awards in the fall and funds will become available beginning in October. Projects must be completed within 24 months.

An applicant that has received an FMPP grant must “sit out” the next funding cycle, i.e., if the grant is awarded in FY2011, the applicant may not reapply until FY2013.

Applying for an FMPP Grant

Pre-Application Guide

The application process to obtain an FMPP grant takes energy and organization, and we’ve developed a tool to help you decide if you are ready to apply for an FMPP grant before you start. This Pre-Application Guide can also help you gather the information and resources you will need to complete the application and, ultimately, help you implement your project.

The FMPP Guidelines, also available at www.ams.usda.gov/FMPP, will give you information about:

- Who is eligible to apply for funding.
- What activities FMPP can and cannot fund.
- Application guidance and requirements.
- Project evaluation criteria.
- Post-award administration of an FMPP grant.

Visit www.ams.usda.gov/FMPP for these and other useful tools on how to apply for a FMPP grant, or contact us at 202.720.0933.

Rev. March 2012



CITY OF KENT, OHIO

DEPARTMENT OF FINANCE

To: Dave Ruller, City Manager
From: David A. Coffee, Director of Budget and Finance *D. Coffee*
Date: April 26, 2012
Re: FY2012 Appropriation Amendments, Transfers, and Advances

The following appropriation amendments are hereby requested:

Fund 001 – General

Decrease \$ 32,951 Community Dev/Main St. Kent / Other (O&M) – Reduction for 2011 performance per contract terms (recovery of 2011 overpayment)

Increase \$ 2,000 Human Resources / Other (O&M) – Funding for employee driving record review as stipulated by City's liability insurance underwriter

Fund 106 – Parks and Recreation

Increase \$ 23,000 Parks&Rec /Personnel & Benefits – Funding for 2 seasonal laborers per agreement with City Service Dept/CM for mowing in lieu of outsourced contract

Fund 128 – Fire and E. M. S.

Increase \$ 8,250 Fire Prevention & Inspection / Other (O&M) – Unexpended 2011 P.O. balances, to be reappropriated per Chief Williams 4/12/12 memo for maintenance of equipment and facilities

Fund 302 – M P I T I E

Increase \$ 45,000 Capital / Reappropriate balance of 2011 funding – Downtown Redevelopment Projects (Streets & Utilities)

Increase \$ 1,650,000 Capital / Appropriation approved 4/18/12 in KCO # 2012-45, new debt issuance

**KENT CITY PLANNING COMMISSION
BUSINESS MEETING
MAY 1, 2012**

**COUNCIL CHAMBERS
KENT CITY HALL
325 S. DEPEYSTER STREET
7:00 P.M.**

A G E N D A

I. CALL TO ORDER

II. ADMINISTRATION OF OATH OF OFFICE

III. ROLL CALL

II. READING OF PREAMBLE

III. ADMINISTRATION OF OATH

VI. MEETING MINUTES February 7, 2012 and March 20, 2012

VII. CORRESPONDENCE

IV. OLD BUSINESS

V. NEW BUSINESS

**A. PC12-006 KENT LANES/PENSKE TRUCK RENTAL
1524 S. Water Street
Conditional Zoning Certificate and Site Plan Review**

The applicant is requesting Conditional Zoning Certificate and Site Plan Review and Approval to operate a passenger transportation agency and terminal at Kent Lanes Bowling Alley. The subject property is zoned C: Commercial District.

- 1) Public Hearing
- 2) Planning Commission Discussion/Action

VI. OTHER BUSINESS

VII. ADJOURNMENT



CITY OF KENT, OHIO

DEPARTMENT OF COMMUNITY DEVELOPMENT

DATE: April 25, 2012
TO: Kent City Planning Commission
FROM: Jennifer Barone, PE, Development Engineer
RE: Staff Report for the May 1, 2012 Planning Commission Meeting

The following items appear on the agenda for the May 1, 2012 Planning Commission meeting:

NEW BUSINESS:

CASE NO: PC12-006

APPLICANT: Kent Lanes/Penske Truck Rental

SITE LOCATION: 1524 South Water Street

STATUS OF APPLICANT: The applicant is the owner of the property.

REQUESTED ACTION: Conditional Zoning Certificate and Site Plan Review & Approval to operate a passenger transportation agency and terminal at Kent Lanes Bowling Alley.

ZONING: C: Commercial District

TRAFFIC: The parcel is accessed from South Water Street.

SURROUNDING LAND USES: The property is surrounded by commercial uses on all sides.

APPLICABLE CODE SECTIONS: Chapters 1107, 1113, 1141 and 1171 of the Kent Codified Ordinances.

ANALYSIS:

PROJECT DESCRIPTION:

The owner of Kent Lanes Bowling Alley is asking to operate a truck and van leasing agency for Penske Trucks. The operation will utilize the existing building and parking lot with no additional construction proposed.

Passenger transportation agency and terminals are conditionally permitted in the commercial zoning district and are subject to some other requirements outlined in Sections 1171.01 (2), (3), (5), (7), (8), (9), (11), (16) and (39) of the Kent Codified Ordinances as listed below. Staff feels that these conditions have been met.

- (2) Loudspeakers which cause a hazard or annoyance shall not be permitted.
- (3) All points of vehicular entrance or exit shall be located no closer than 200 feet from the intersection of two major thoroughfares, or no closer than 100 feet from the intersection of a major thoroughfare and a local or collector thoroughfare.
- (5) No lighting shall constitute a nuisance or in any way impair safe movement of traffic on any street or highway; no lighting shall shine directly on adjacent properties.
- (7) Such developments shall be located on major thoroughfares or at intersections of major and/or collector thoroughfares.
- (8) Such developments shall be located adjacent to nonresidential uses such as churches, parks, industrial or commercial districts.
- (9) Such uses shall not require uneconomical extensions of utility services at the expense of the community.
- (11) Such uses shall be properly landscaped to be harmonious with surrounding residential uses.
- (16) Truck routes shall be established for movement in and out of the development in such a way that it will minimize the wear on public street and prevent hazards and damage to other properties in the community.
 - (a) All ingress and egress roads through existing unimproved highways shall be treated with oil to eliminate all dust conditions.
 - (b) If deemed necessary by the Planning Commission, truck routes shall be covered by a \$25,000 (per year, per mile or part thereof) bond, to assure that excessive damage to roads caused by such trucks will be repaired.
- (39) The design and construction of all access drives, access points to public streets, and parking and service areas shall be approved by the Planning Commission.

TRAFFIC/PARKING:

Ingress and egress is from South Water Street. The existing parking spaces are adequate to accommodate the bowling alley and the Penske Rental vehicles.

UTILITIES:

Utility connections are existing.

STORMWATER:

Stormwater management is existing.

SIGNAGE:

No additional signs are proposed.

LIGHTING/LANDSCAPING/DUMPSTER:

This is an existing site with existing lighting, landscaping and trash can(s).

ARCHITECTURAL ADVISORY BOARD:

The Architectural Review Board is not required to review this project.

VARIANCES:

No variances are required

RECOMMENDATION:

Staff recommends approval.

The Planning Commission may approve, approve with conditions, or disapprove the application. Should Planning Commission wish to make a motion for this project the following language may be used:

I move that in Case PC12-006, the Planning Commission approve the Conditional Zoning Certificate and Site Plan to operate a passenger transportation agency and terminal at Kent Lanes located at 1524 South Water Street subject to the following conditions.

1. No repairs are to be performed on site.
2. No fueling is to be performed on site.
3. A spill response procedure shall be written and implemented
4. A spill response mitigation kit shall be purchased and employees properly trained in the use of said kit.
5. Additional fire extinguishers installed if needed per OFC 901.4.3.

List of Enclosures for this Project:

1. Applicant Cover Letter dated and plans dated March 14, 2012.
2. Aerial Orthophoto and Zoning Map

cc: Gary Locke, Community Development Director
Jim Bowling, City Engineer
Eric Fink, Assistant Law Director
Heather Phile, Development Planner
Applicants
PC Case Files

**City of Kent
Income Tax Division**

March 31, 2012

Income Tax Receipts Comparisons - RESTATED - (NET of Refunds)

Monthly Receipts

Total receipts for the month of March, 2012	\$860,826
Total receipts for the month of March, 2011	\$823,680
Total receipts for the month of March, 2010	\$809,613

Year-to-date Receipts and Percent of Total Annual Receipts Collected

	<u>Year-to-date Actual</u>	<u>Percent of Annual</u>
Total receipts January 1 through March 31, 2012	\$2,752,306	25.25%
Total receipts January 1 through March 31, 2011	\$2,639,023	24.64%
Total receipts January 1 through March 31, 2010	\$2,547,142	24.37%

Year-to-date Receipts Through March 31, 2012 - Budget vs. Actual

<u>Year</u>	<u>Annual Budgeted Receipts</u>	<u>Revised Budgeted Receipts</u>	<u>Year-to-date Actual Receipts</u>	<u>Percent Collected</u>	<u>Percent Remaining</u>
2012	\$ 10,900,000	\$ 10,900,000	\$2,752,306	25.25%	74.75%

Comparisons of Total Annual Receipts for Previous Six Years

<u>Year</u>	<u>Total Receipts</u>	<u>Percent Change From Prior Year</u>
2006	\$ 10,151,202	-0.36%
2007	\$ 10,540,992	3.84%
2008	\$ 10,712,803	1.63%
2009	\$ 10,482,215	-2.15%
2010	\$ 10,453,032	-0.28%
2011	\$ 10,711,766	2.48%

Submitted by David A. Coffe, Director of Budget and Finance

2012 CITY OF KENT, OHIO
Comparison of Income Tax Receipts
as of Month Ended March 31, 2012

Monthly Receipts				Comparisons	
Month	2010	2011	2012	Amount	Percent Change
January	\$ 952,296	\$ 1,026,357	\$ 1,085,253	\$ 58,896	5.74%
February	785,233	788,986	806,227	17,241	2.19%
March	809,613	823,680	860,826	37,146	4.51%
April	1,026,687	1,057,137			
May	877,364	1,006,438			
June	798,635	844,726			
July	828,960	848,105			
August	865,224	873,559			
September	762,176	825,343			
October	961,274	939,121			
November	880,655	843,533			
December	904,915	834,781			
Totals	\$ 10,453,032	\$ 10,711,766	\$ 2,752,306		

Year-to-Date Receipts				Comparisons	
Month	2010	2011	2012	Amount	Percent Change
January	\$ 952,296	\$ 1,026,357	\$ 1,085,253	\$ 58,896	5.74%
February	1,737,529	1,815,343	1,891,480	76,137	4.19%
March	2,547,142	2,639,023	2,752,306	113,284	4.29%
April	3,573,829	3,696,160			
May	4,451,193	4,702,598			
June	5,249,828	5,547,324			
July	6,078,788	6,395,429			
August	6,944,012	7,268,988			
September	7,706,188	8,094,331			
October	8,667,462	9,033,453			
November	9,548,117	9,876,985			
December	10,453,032	10,711,766			
Totals	\$ 10,453,032	\$ 10,711,766			

2012 CITY OF KENT, OHIO
Comparison of Income Tax Receipts from Kent State University
as of Month Ended March 31, 2012

Monthly Receipts				Comparisons	
Month	2010	2011	2012	Amount	Percent Change
January	\$ 422,779	\$ 406,862	\$ 403,606	\$ (3,256)	-0.80%
February	328,502	336,710	335,895	(815)	-0.24%
March	349,936	362,390	360,114	(2,276)	-0.63%
April	350,591	357,231			
May	348,819	354,925			
June	345,261	349,038			
July	334,650	337,910			
August	381,241	370,933			
September	291,775	298,038			
October	370,956	352,815			
November	370,551	358,685			
December	372,404	360,837			
Totals	\$ 4,267,465	\$ 4,246,372	\$ 1,099,615		

Year-to-Date Receipts				Comparisons	
Month	2010	2011	2012	Amount	Percent Change
January	\$ 422,779	\$ 406,862	\$ 403,606	\$ (3,256)	-0.80%
February	751,281	743,572	739,501	(4,071)	-0.55%
March	1,101,217	1,105,962	1,099,615	(6,347)	-0.57%
April	1,451,808	1,463,193			
May	1,800,627	1,818,117			
June	2,145,888	2,167,155			
July	2,480,538	2,505,065			
August	2,861,779	2,875,997			
September	3,153,554	3,174,035			
October	3,524,510	3,526,851			
November	3,895,061	3,885,535			
December	4,267,465	4,246,372			
Totals	\$ 4,267,465	\$ 4,246,372			

2012 CITY OF KENT, OHIO
Comparison of Income Tax Receipts from Kent State University
as of Month Ended March 31, 2012

Comparisons of Total Annual Receipts for Previous Six Years

<u>Year</u>	<u>Total Receipts</u>	<u>Percent Change</u>
2006	\$ 3,542,080	2.59%
2007	\$ 3,707,931	4.68%
2008	\$ 3,919,539	5.71%
2009	\$ 4,090,788	4.37%
2010	\$ 4,267,465	4.32%
2011	\$ 4,246,372	-0.49%

**KENT POLICE DEPARTMENT
MARCH 2012**

	MARCH 2011	MARCH 2012	TOTAL 2011	TOTAL 2012
CALLS FOR SERVICE	1683	1696	4605	4862
FIRE CALLS	350	345	929	1051
ARRESTS, TOTAL	147	250	455	603
JUVENILE ARRESTS	10	13	34	40
O.V.I. ARRESTS	20	27	67	75
TRAFFIC CITATIONS	345	271	872	908
PARKING TICKETS	178	370	843	836
ACCIDENT REPORTS	65	61	243	204
Property Damage	42	38	158	129
Injury	10	9	26	25
Private Property	12	11	45	40
Hit-Skip	1	3	14	10
OVI Related	2	5	8	8
Pedestrians	1	0	2	4
Fatals	0	0	0	1
U.C.R. STATISTICS				
Homicide	0	0	0	0
Rape	0	-1	1	1
Robbery	0	1	1	4
Assault Total	9	31	41	74
Serious	0	3	5	12
Simple	9	28	36	62
Burglary	6	11	21	25
Larceny	30	40	83	93
Auto Theft	1	1	5	4
Arson	0	1	0	2
TOTAL	46	84	152	203
CRIME CLEARANCES				
Homicide	0	0	0	0
Rape	1	1	1	1
Robbery	0	0	1	1
Assault Total	8	24	32	58
Serious	0	3	4	11
Simple	8	21	28	47
Burglary	1	1	3	7
Larceny	7	5	11	18
Auto Theft	1	0	2	2
Arson	0	0	0	0
TOTAL	18	31	50	87

M. Lu



CITY OF KENT, OHIO

DEPARTMENT OF COMMUNITY DEVELOPMENT

DATE: April 26, 2012
TO: Dave Ruller, City Manager
FROM: Bridget Susel, Grants & Neighborhood Programs Administrator *bod.*
RE: 2012 Community Reinvestment Area (CRA) Housing Council Meeting and Tax Incentive Review Council (TIRC) Meeting Summary Report

Businesses that receive tax abatements, also known as tax incentives, on real property investment through the Community Reinvestment Area (CRA) or through the State of Ohio Enterprise Zone Program, are subject to an annual review to evaluate a business's achievement of its proposed investment in a project, payroll commitments and the number of new or retained employees. The City's new Tax Increment Financing (TIF) agreement was also subject to review by the TIRC because the agreement was active in 2011. Below is a summary of the agreements reviewed by the Community Reinvestment Area (CRA) Housing Council on February 29, 2012 and by the Tax Incentive Review Council (TIRC) on March 22, 2012.

Community Reinvestment Area (CRA) Housing Council (meeting convened on February 29, 2012)

CRA I Active Agreements

KAPCO 2	\$3,380,000 project investment	Active
Smithers Oasis	\$6,000,000 project investment	Active
Star of the West Milling	1,900,000 project investment	Active
Emerald Environmental	\$650,000 project investment	Active
West River Place, Phase I	\$105,695 project investment	Active
American Coupler System (ACS)	\$1,000,000 project investment	Active
West River Place Phase II	\$339,749 project investment	Active
West River Place Phase III	\$100,999 project investment	Active
West River Place Phase IV	\$123,696 project investment	Active
ABC Landscaping	\$175,000 project investment	Active
RLB Phoenix Properties LLC, Phase I	\$6,265,921 project investment	Active

CRA II Active Agreements

Don Joseph, Inc.	\$2,866,857 project investment	Active
------------------	--------------------------------	--------

The CRA Housing Council recommendation was for continuation of the Don Joseph, Inc. CRA agreement without any modifications. The CRA I agreements are not subject to CRA Housing Council recommendations and are reported for informational purposes only.

Tax Incentive Review Council (TIRC) (meeting convened on March 22, 2012)

Don Joseph, Inc.	\$2,866,857 project investment	Active
Tax Increment Financing Agreement	\$43,900,000 pending project investment	No 2011 Activity

The TIRC recommendation was for continuation of the two agreements listed above without modification.

The 2011 information for all agreements reviewed by the CRA Housing Advisory Council and the Tax Incentive Review Council (TIRC) was submitted to the Ohio Department of Development (ODOD) on March 30, 2012 pursuant, to State of Ohio requirements.

No Council action is required on the above items because the recommendations were for continuation of all agreements without modification. If you or any members of Council have any questions concerning the annual review of these agreements or need any additional information, please feel free to contact me.

Thank you.

Cc: Gary Locke, Community Development Director
2011 CRA and TIRC Annual Report Files