

P E T I T I O N

TO APPROVE THE RENEWAL OF THE GORDON SQUARE ARTS DISTRICT – CLEVELAND IMPROVEMENT DISTRICT AND TO APPROVE THE COMPREHENSIVES SERVICES PLAN OF THE DISTRICT

City of Cleveland, Ohio
February 2020

To the Mayor and the Council of the City of Cleveland, Ohio:

We petition the City to approve the renewal of the Gordon Square Arts District – Cleveland Improvement District as a special improvement district under Ohio Revised Code Chapter 1710, containing the boundaries described in the map attached as Exhibit A, for the purpose of developing and implementing plans for public improvements and public services that benefit the District.

We are the owners of 60% or more of the front footage of property that abuts upon any street, alley, public road, place, boulevard, parkway, park entrance, easement, or other existing public improvement, excluding, as required by law, any properties owned by the federal and state governments and any properties owned by a church or by city and county governments unless the church or city or county specifically requested in writing that its designated property be included in the District.

A list of all of the properties included in the proposed Gordon Square Arts District – Cleveland Improvement District (identified by permanent parcel numbers shown on the records in the Cuyahoga County Auditor’s office) and shown on the attached Exhibit B. Excluded from the property comprising the District, as required by law, are any properties owned by the federal and State governments and any properties owned by a church or by city and county governments unless the church or city or county specifically requested in writing that its designated property be included in the District.

The Gordon Square Arts District – Cleveland Improvement District is to be governed by the Gordon Square Arts District – Cleveland Improvement Corporation, an Ohio nonprofit corporation pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The proposed Articles of Incorporation for that corporation are attached as Exhibit C.

We approve the Comprehensive Services Plan of the District in the form attached as Exhibit D (the “Plan”). The Gordon Square Arts District – Cleveland Improvement District is to

provide, or contract for the provision of, the services described in the Plan. The City is to levy special assessments upon the properties in the District to pay for the costs of the services described in the Plan.

We petition the Council of the City to approve the Plan. We request that our properties be assessed for the Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the Plan. We request that the assessment be payable in 5 annual installments payable in advance of the services to be provided by the Plan. A schedule of those assessments is shown the attached Exhibit B. We acknowledge that the actual assessments will include an additional amount for the costs expended by the City in levying and collecting the assessments.

We further acknowledge and agree, in consideration of the services of the Plan, that the assessment of our properties does not exceed the benefit to be received from the Plan by each of the properties to be assessed for the Plan, that no other property other than those properties shown on Exhibit B will receive special benefits from that Plan for which any such property should be assessed, that the undersigned will pay promptly all special assessments levied against the properties pursuant to this petition as they become due, and that the determination by the Council of the special assessment against the properties pursuant to and in accordance with this Petition will be final, conclusive and binding upon the undersigned, its successors, assigns and any grantees of the properties or any portion thereof.

The undersigned property owners consent and request that subject to the terms hereof these special assessments be levied and collected without limitation as to the value of the property assessed, and waive all the following relating to the Plan and the special assessments described herein:

- (1) any and all rights, benefits and privileges specified by Sections 727.03 and 727.06 of the Revised Code that may be deemed applicable to the Plan and thereby restrict these special assessments to 33-1/3% of the actual improved value of the properties as enhanced by the Plan;
- (2) any and all resolutions, ordinances and notices required for the Plan, including the notice of the adoption of the resolution of necessity and the filing of estimated special assessments, the equalization of the estimated special assessments, any increase in the cost of labor and materials over the estimated cost, and the passage of the assessing ordinance, including but not limited to notices authorized and required by Sections 727.13, 727.16, 727.17, 727.24 and 727.26 of the Revised Code; and
- (3) any and all irregularities and defects in the proceedings.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property: Address:

Permanent Parcel No.:

B. Name of Owner.*

C. Name, title and signature of
authorized representative of owner.*

*Please refer to the enclosed instructions for signing the Petition.

INSTRUCTIONS FOR EXECUTION OF PETITION

It is very important that this document be executed correctly. Please read these instructions carefully.

The name of the owner must be correct. Please double-check and correct.

Certain information would allow us to better serve you and get the information correct the first time. Please note any requests for information below. If there would be no inconvenience in providing the information, it would be very much appreciated.

CORPORATION:

Only an OFFICER of the Corporation can execute this Document. Next to the name of the person who executes this Document for the Corporation, please write WHETHER THE PERSON IS THE PRESIDENT, VICE PRESIDENT, TREASURER, SECRETARY, etc. of the Corporation.

DOUBLE-CHECK THE NAME OF THE CORPORATION. Is it correct on the Document?

PARTNERSHIP:

Only a PARTNER of the partnership can execute this Document.

DOUBLE-CHECK THE NAME OF THE PARTNERSHIP. Is it correct on the Document?

INFORMATION: Could you please provide the date of the Partnership Agreement?

LIMITED PARTNERSHIP:

Only a GENERAL PARTNER or an OFFICER of a GENERAL PARTNER can execute this Document. Next to the name of the person who executes this Document for the Limited Partnership, please write WHETHER THE PERSON IS A GENERAL PARTNER or if the person is an OFFICER of the GENERAL PARTNER, please write WHICH OFFICER the person is.

DOUBLE-CHECK THE NAME OF THE LIMITED PARTNERSHIP. Is it correct on the Document?

INFORMATION: Could you please provide the date of the Limited Partnership Agreement.

TRUST:

Only a TRUSTEE of the Trust can execute this Document.

DOUBLE-CHECK THE NAME OF THE TRUST. Is it correct on the Document?

INFORMATION: Could you please provide the date of the Trust Agreement.

EXHIBIT A

Gordon Square Arts District — Cleveland Improvement Corporation

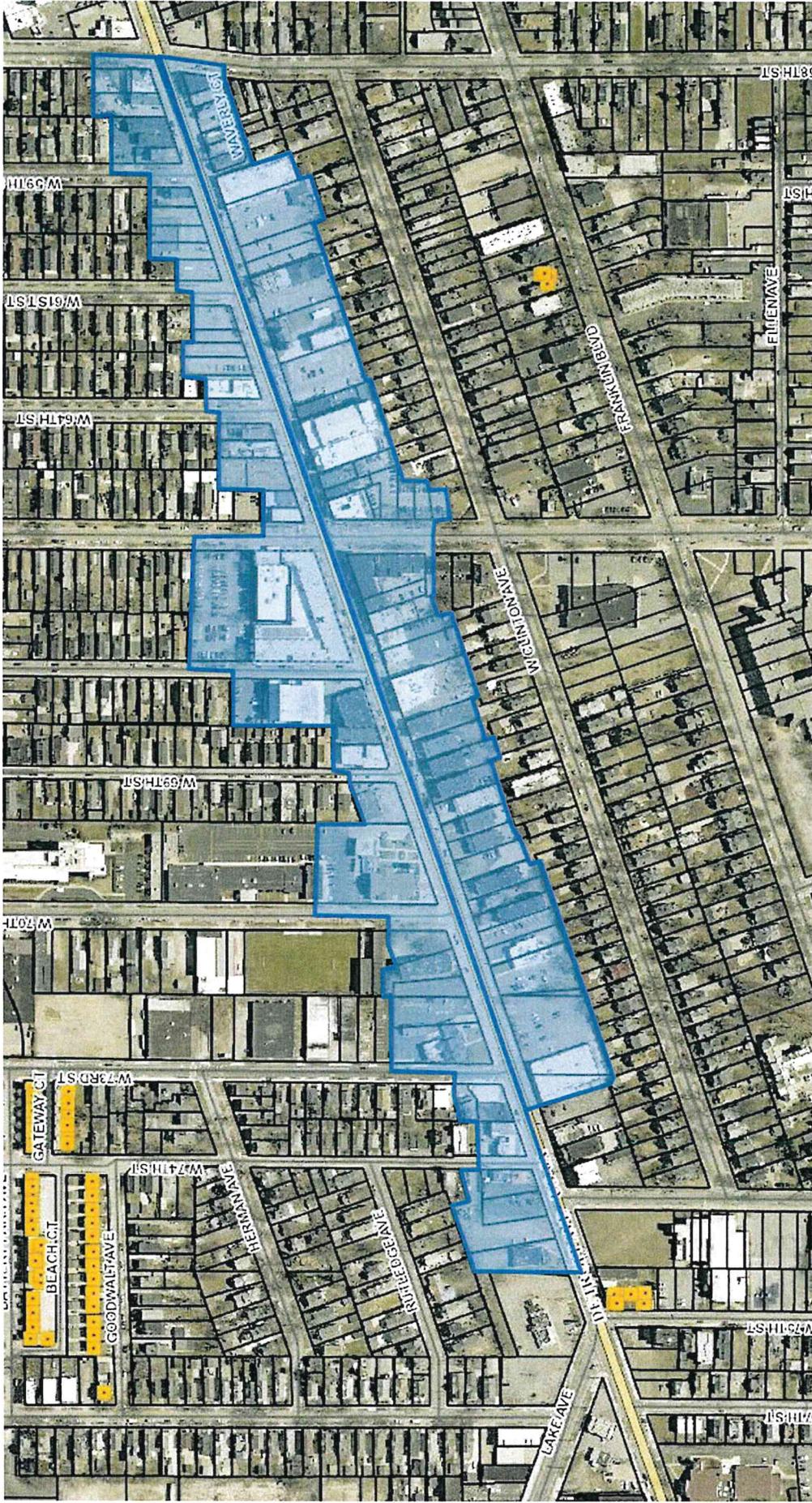


EXHIBIT B

Gordon Square Arts District - Cleveland Improvement Corporation ~ List of Participating Properties 2021-2025

Parcel	Property Owner	Official Front Ft.	Year 1 (\$33.93)	Year 2 (+2.5%)	Year 3 (+2.5%)	Year 4 (+2.5%)	Year 5 (+2.5%)
002-12-020	HISTORIC SHOREWAY LLC	55.5	\$1,883.12	\$1,930.19	\$1,978.45	\$2,027.91	\$2,078.61
002-09-135	CAPITOL THEATER LLC	60	\$2,035.80	\$2,086.70	\$2,138.86	\$2,192.33	\$2,247.14
002-12-034	SOL PROPERTY HOLDINGS LLC	57.15	\$1,939.10	\$1,987.58	\$2,037.27	\$2,088.20	\$2,140.40
002-16-001	5801 LTD	57.92	\$1,965.23	\$2,014.36	\$2,064.72	\$2,116.33	\$2,169.24
002-16-002	GAZDE LLC	30	\$1,017.90	\$1,043.35	\$1,069.43	\$1,096.17	\$1,123.57
002-12-033	SOL PROPERTY HOLDINGS LLC	57.15	\$1,939.10	\$1,987.58	\$2,037.27	\$2,088.20	\$2,140.40
002-16-003	SCHKURKO, NATHAN W.	59.9	\$2,032.41	\$2,083.22	\$2,135.30	\$2,188.68	\$2,243.40
002-12-119	SIX B MANAGEMENT CORP	74.58	\$2,530.50	\$2,593.76	\$2,658.61	\$2,725.07	\$2,793.20
002-16-005	EB PINNACLE PROPERTIES, LLC	30	\$1,017.90	\$1,043.35	\$1,069.43	\$1,096.17	\$1,123.57
002-12-030	NORRIS, BRIAN W.	37.04	\$1,256.77	\$1,288.19	\$1,320.39	\$1,353.40	\$1,387.24
002-16-006	RYAN LUIS SANTIAGO	31.5	\$1,068.80	\$1,095.51	\$1,122.90	\$1,150.98	\$1,179.75
002-16-007	BETTER INVEST, LLC	31.5	\$1,068.80	\$1,095.51	\$1,122.90	\$1,150.98	\$1,179.75
002-12-029	K2 RENTALS LLC	50.8	\$1,723.64	\$1,766.74	\$1,810.90	\$1,856.18	\$1,902.58
002-16-008, 009, 010, 011	MORAN FOODS INC	239.76	\$8,135.06	\$8,338.43	\$8,546.89	\$8,760.57	\$8,979.58
002-12-025, 026, 027, 028	NADRA HENEN	171.44	\$5,816.96	\$5,962.38	\$6,111.44	\$6,264.23	\$6,420.83
002-12-024	THE CLEVELAND PUBLIC THEATRE, INC.	57.67	\$1,956.74	\$2,005.66	\$2,055.80	\$2,107.20	\$2,159.88
002-16-012	CLE STANDARD ENTERPRISE INC	103.49	\$3,511.42	\$3,599.20	\$3,689.18	\$3,781.41	\$3,875.95
002-12-023	THE CLEVELAND PUBLIC THEATRE, INC.	31.76	\$1,077.62	\$1,104.56	\$1,132.17	\$1,160.48	\$1,189.49
002-16-013	THE CLEVELAND PUBLIC THEATER INC	102.2	\$3,467.65	\$3,554.34	\$3,643.20	\$3,734.28	\$3,827.63
002-12-021	THE CLEVELAND PUBLIC THEATRE, INC.	73.39	\$2,490.12	\$2,552.38	\$2,616.19	\$2,681.59	\$2,748.63
002-12-022	THE CLEVELAND PUBLIC THEATRE, INC.	33.87	\$1,149.21	\$1,177.94	\$1,207.39	\$1,237.57	\$1,268.51
002-16-018	CARLOS PEREZ	32	\$1,085.76	\$1,112.90	\$1,140.73	\$1,169.24	\$1,198.48
002-09-029	MURRAY JULIA T & CAROZZA, MARY LYNN	40.22	\$1,364.66	\$1,398.78	\$1,433.75	\$1,469.59	\$1,506.33
002-16-019	CLEVELAND PUBLIC THEATRE	128.21	\$4,350.17	\$4,458.92	\$4,570.39	\$4,684.65	\$4,801.77
002-09-027	SAINT HELENA ROMANIAN CATHOLIC PARISH	77.21	\$2,619.74	\$2,685.23	\$2,752.36	\$2,821.17	\$2,891.70
002-09-028	SAINT HELENA ROMANIAN CATHOLIC PARISH	40.22	\$1,364.66	\$1,398.78	\$1,433.75	\$1,469.59	\$1,506.33
002-09-026	GORDON SQUARE RE, LLC	40.22	\$1,364.66	\$1,398.78	\$1,433.75	\$1,469.59	\$1,506.33
002-16-021	MEDICI PROPERTIES LLC	40	\$1,357.20	\$1,391.13	\$1,425.91	\$1,461.56	\$1,498.09
002-16-022	MEDICI PROPERTIES LLC	25.58	\$867.93	\$889.63	\$911.87	\$934.67	\$958.03
002-09-025	6501 DETROIT INC	37.76	\$1,281.20	\$1,313.23	\$1,346.06	\$1,379.71	\$1,414.20
002-16-023	HISTORIC SHOREWAY LLC	45	\$1,526.85	\$1,565.02	\$1,604.15	\$1,644.25	\$1,685.36
002-09-024	GORDON SQUARE COMMERCIAL LLC	243.44	\$8,259.92	\$8,466.42	\$8,678.08	\$8,895.03	\$9,117.41
	GOR. SQ COMMERCIAL LLC (w. 65 Frontage)	75.91	\$2,575.63	\$2,640.02	\$2,706.02	\$2,773.67	\$2,843.01
002-17-001	OCDS LIMITED PARTNERSHIP	110	\$3,732.30	\$3,825.61	\$3,921.25	\$4,019.28	\$4,119.76
002-17-002	GORDON SQUARE HOMES LP	35	\$1,187.55	\$1,217.24	\$1,247.67	\$1,278.86	\$1,310.83
002-17-003	VCB DETROIT, LLC	50	\$1,696.50	\$1,738.91	\$1,782.39	\$1,826.94	\$1,872.62
002-17-004, 005	ROUMANIAN SAVINGS & LOAN CO	100	\$3,393.00	\$3,477.83	\$3,564.77	\$3,653.89	\$3,745.24
002-09-023	NEAR WEST THEATRE, INC.	237.52	\$8,059.05	\$8,260.53	\$8,467.04	\$8,678.72	\$8,895.69
002-17-082	HE LESBIAN, GAY, BISEXUAL, & TRANSGENDER COMMU	100	\$3,393.00	\$3,477.83	\$3,564.77	\$3,653.89	\$3,745.24
002-09-022	GORDON SQUARE COMMERCIAL LLC	97.16	\$3,296.64	\$3,379.05	\$3,463.53	\$3,550.12	\$3,638.87

EXHIBIT B

Parcel	Property Owner	Official Front Ft.	Year 1 (\$33.93)	Year 2 (+2.5%)	Year 3 (+2.5%)	Year 4 (+2.5%)	Year 5 (+2.5%)
002-09-021	6804 DETROIT,LLC	40.21	\$1,364.33	\$1,398.43	\$1,433.39	\$1,469.23	\$1,505.96
002-17-008	6801-6805 DETROIT ROAD LLC	50	\$1,696.50	\$1,738.91	\$1,782.39	\$1,826.94	\$1,872.62
002-17-009	WRIGHT FLATS LLC	50	\$1,696.50	\$1,738.91	\$1,782.39	\$1,826.94	\$1,872.62
002-09-020	GORDON SQUIRE SIX LLC	58.0	\$1,967.94	\$2,017.14	\$2,067.57	\$2,119.26	\$2,172.24
002-17-010	F&S SKIBO LIMITED PARTNERSHIP	50	\$1,696.50	\$1,738.91	\$1,782.39	\$1,826.94	\$1,872.62
002-07-045	PWF GORDON SQ LLC	98.88	\$3,355.00	\$3,438.87	\$3,524.85	\$3,612.97	\$3,703.29
002-17-011	F&S SKIBO LIMITED PARTNERSHIP	50	\$1,696.50	\$1,738.91	\$1,782.39	\$1,826.94	\$1,872.62
002-17-012	EMERALD DEV & ECON NTRWK INC (EDEN)	50	\$1,696.50	\$1,738.91	\$1,782.39	\$1,826.94	\$1,872.62
002-17-013	PAISANO PROPERTIES, INC.	44.5	\$1,509.89	\$1,547.63	\$1,586.32	\$1,625.98	\$1,666.63
002-17-014	STOJKOV, ZORAN	44.5	\$1,509.89	\$1,547.63	\$1,586.32	\$1,625.98	\$1,666.63
002-07-010	***EDWARD F HOBAN, BISHOP OF CLEVELAND	193.47	\$6,564.44	\$6,728.55	\$6,896.76	\$7,069.18	\$7,245.91
002-17-015	F&S SKIBO LIMITED PARTNERSHIP	44	\$1,492.92	\$1,530.24	\$1,568.50	\$1,607.71	\$1,647.90
002-17-016	F&S SKIBO LIMITED PARTNERSHIP	49.28	\$1,672.07	\$1,713.87	\$1,756.72	\$1,800.64	\$1,845.65
002-17-017	GARRIGAN, ALISON & SEAN	35	\$1,187.55	\$1,217.24	\$1,247.67	\$1,278.86	\$1,310.83
002-07-053	MICHAEL E. HOLICK	40.0	\$1,357.20	\$1,391.13	\$1,425.91	\$1,461.56	\$1,498.09
002-17-018	GORDON SQUARE HOMES, L. P.	40	\$1,357.20	\$1,391.13	\$1,425.91	\$1,461.56	\$1,498.09
002-07-046	7006 DETROIT ROAD LLC	66.67	\$2,262.11	\$2,318.67	\$2,376.63	\$2,436.05	\$2,496.95
002-17-019	MCDONALD'S CORPORATION	149.44	\$5,070.50	\$5,197.26	\$5,327.19	\$5,460.37	\$5,596.88
002-07-005, 006, 007, 008	ALDERWOODS FUNERAL HOME INC	211.46	\$7,174.84	\$7,354.21	\$7,538.06	\$7,726.52	\$7,919.68
002-18-002, 003, 004	IBRALI COMPANY, INC	266.7	\$9,049.13	\$9,275.36	\$9,507.24	\$9,744.92	\$9,988.55
002-05-117	HOWARD GRANDON	87.71	\$2,976.00	\$3,050.40	\$3,126.66	\$3,204.83	\$3,284.95
002-05-120	7306 COMPANY LLC	88.91	\$3,016.72	\$3,092.13	\$3,169.44	\$3,248.67	\$3,329.89
002-05-026, 027	SALIVARAS, DEAN TRUSTEE	110.27	\$3,741.46	\$3,835.00	\$3,930.87	\$4,029.14	\$4,129.87
002-05-024, 025	TRIPLE R ASSOC, LTD.	123.50	\$4,190.36	\$4,295.11	\$4,402.49	\$4,512.55	\$4,625.37
	***Voluntary Participant	5044.57	\$171,162.26	\$175,441.32	\$179,827.35	\$184,323.03	\$188,931.11

ARTICLES OF INCORPORATION
OF
GORDON SQUARE ARTS DISTRICT – CLEVELAND
IMPROVEMENT CORPORATION

The undersigned, desiring to form a nonprofit corporation pursuant to Chapter 1702 and Chapter 1710 of the Ohio Revised Code (“ORC”), do hereby adopt the following Articles of Incorporation:

ARTICLE ONE

NAME OF CORPORATION

The name of this corporation is the Gordon Square Arts District – Cleveland Improvement Corporation (“the Corporation”).

ARTICLE TWO

LOCATION OF PRINCIPAL OFFICE

The place where its principal office will be located is the City of Cleveland (“City”), Cuyahoga County, Ohio.

ARTICLE THREE

NAME OF SPECIAL IMPROVEMENT DISTRICT

The name of the special improvement district formed by the Corporation under ORC Chapter 1710 shall be the Gordon Square Arts District – Cleveland Improvement District.

ARTICLE FOUR

PURPOSES

The Corporation is organized and shall at all times be a nonprofit corporation and operated for any lawful purposes, including the following:

(a) To govern the Gordon Square Arts District – Cleveland Improvement District as a special improvement district created pursuant to ORC Chapter 1710.

(b) To encourage and participate in projects and programs that will maintain, improve and build the District as a viable business, commercial, residential, cultural and entertainment area and thereby contribute to the development of the City, County and State.

(c) To undertake, in cooperation with the City and others, the acquisition, construction and installation of public improvements and the delivery of public services, including without limitation public improvements and public services that will be funded from special assessments levied on the properties in the District.

(d) To encourage and participate in programs to preserve the aesthetic, architectural, and historic character of the District.

(e) To engage in any lawful act or activity for which corporations may be formed under ORC Chapter 1702 and amendments thereto, as may be deemed appropriate by the Trustees of the Corporation, and to exercise any powers or rights now or hereafter conferred on nonprofit corporations under the laws of the State of Ohio which are in furtherance of any of the purposes for which the Corporation is formed and which do not conflict with the provisions of ORC Chapter 1710.

ARTICLE FIVE

REASONS FOR CREATING DISTRICT

The Gordon Square Arts District – Cleveland Improvement District is being created by property owners in the District in an effort to strengthen the economic vitality, livability and commerce of the District. The District is intended to facilitate programs, services and improvements that will enhance public safety services, enhance maintenance services, and attract investment, jobs, businesses and visitors to the area, which will, in turn, be conducive to the public health, safety, peace, convenience and welfare of the District.

ARTICLE SIX

MEMBERS

Each owner of real property within the District, other than the State of Ohio and the United States of America, will be a member of the District (“Members”), subject however to the requirement in ORC Chapter 1710.01 that any county, municipal corporation or church owning property in the District must request in writing that its property be included in the District. Members shall have such voting rights as are described in the Code of Regulations of the Corporation.

ARTICLE SEVEN

TERRITORY OF THE DISTRICT

The Territory of the District shall be the geographic area shown on the map attached as Exhibit A. That area generally consists of that portion of the City of Cleveland, Ohio along Detroit Avenue, between West 58th Street and West 73rd Street.

ARTICLE EIGHT

DIRECTORS

The Board of Directors of the Corporation shall be determined in accordance with the Code of Regulations and shall consist of not less than five individuals, one of whom shall be appointed by Council of the City of Cleveland and one of whom shall be the Mayor of the City, or alternatively if so designated by the Mayor to serve in her stead, an employee of the City involved with its planning or economic development functions who shall serve at the pleasure of the Mayor, and the remainder of whom shall be Members elected by the Members, or in the case of Members that are not natural persons, designees of such Members elected by the Members.

ARTICLE NINE

AMENDMENTS

These Articles may be amended as follows: (A) only by the affirmative vote of a majority of the total votes eligible to be cast by the Members in attendance at a meeting, approving such amendments or amended articles; (B) after receipt of approval of such amendment or amended articles by resolution of the Council of the City; and (C) upon filing of such amendment or amended articles and a certified copy of such resolution with the Ohio Secretary of State.

ARTICLE TEN

CERTAIN RESTRICTIONS ON ACTIVITIES

No part of the net earnings of the Corporation shall inure to the benefit of, or be distributable to its Members, Directors, officers, or other private persons, except that the

Corporation shall be authorized and empowered to pay reasonable compensation or consideration for services rendered and goods acquired and to make payments and distributions in furtherance of the purposes set forth in Article Four hereof. No substantial part of the activities of the Corporation shall be the carrying on of propaganda, or otherwise attempting to influence legislation, and the Corporation shall not participate in, or intervene in (including the publishing or distribution of statements), any political campaign on behalf of or in opposition to any candidate for public office.

ARTICLE ELEVEN

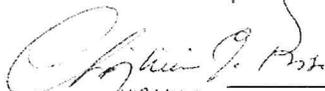
DISSOLUTION

Upon the dissolution of the Corporation, all assets remaining after paying or making provision for the payment of all the liabilities of the Corporation shall be distributed exclusively for one or more purposes of this Corporation or shall be distributed to the federal government, or to the State or local government, for a public purpose. Any such assets not so disposed of shall be disposed of by the Court of Common Pleas of Cuyahoga County exclusively for such purposes or to such organization or organizations as said Court shall determine, which are organized and operated exclusively for such purposes. Upon dissolution of the District, any assets of the District, after payment of all obligations of the District, shall be deposited in a special account in the treasury of the City of Cleveland to be used for the benefit of the territory that made up the District, if and to the extent required by ORC Chapter 1710.

IN WITNESS WHEREOF, the undersigned have executed this instrument on this 1
day of May, 2009.



ROBERT M. KLINE, Incorporator



VIRGINIA C. BARSAN, Incorporator
AND JOSEPH D. ROSE



ALAN L. BUCHNER, Incorporator

**Comprehensive Services Plan
For the
Gordon Square Arts District-Cleveland Improvement Corporation**

Section I: The Business Plan for 2021-2025

Background: Since 2011, The Gordon Square Arts District – Cleveland Improvement Corporation (GSAD-CIC) has provided enhanced maintenance, beautification, safety and marketing services for the Special Improvement District (SID) which includes the eight-block stretch of Detroit Avenue, between West 58th and West 73rd Streets. These supplemental services strengthen the neighborhood’s reputation as a great place to do business, shop, dine and visit, all while increasing the GSAD-CIC members’ property values. Beginning in 2021, these services will be extended to include participating properties extending to the W. 7400 block on the north side of the street.

The business plan, based upon collective input from annual membership meetings as well as ongoing one-on-one conversations with individual property owners, targeted the following services for the entire District:

- **Enhanced Maintenance Services**, including trash and graffiti removal, district power washing, sidewalk and public parking lot snow removal, and seasonal landscaping.
- **Enhanced Security Services**, including either foot patrols by off-duty law enforcement officials and/or “safety ambassadors,” use of existing security cameras, or a combination of the two services.
- **District Marketing**, including special event support; Gordon Square Arts District promotion; and, at a minimum, holiday lighting displays, with the possibility of decoration in other seasons as well as other potential physical improvements.

The assessment methodology will be the linear front footage method.

A more detailed rationale for the proposed services is as follows:

A. Maintenance Services: The objective is to provide for ongoing maintenance and beautification of the Streetscape as well as create a clean, attractive and visually inviting area for businesses, employees, and visitors. Enhanced maintenance throughout the District will also allow (1) uniformity of services (example: sidewalk snow removal throughout the district, ensuring uniform access to all businesses at all times); (2) speed (centrally administered removal of graffiti and unsightly litter); and (3) cost savings (economies of scale). Examples of services to accomplish these objectives may include:

- Daily snow removal from District sidewalks (in season, as needed).
- Snow removal in public parking lots (in season, as needed), including the Gordon Square Arcade lot, the Kennedy Building lot; the CPT south lot; the CPT north lot;

the Near West Theater lot; and any future public parking lots developed within District boundaries.

- Clean all District sidewalks and public spaces on a regular basis; litter removal on sidewalks/receptacles and in designated public areas.
- Pressure washing of District sidewalks and designated public areas two times per year (Spring and Fall).
- Graffiti removal from District sidewalks, buildings and public rights of way.
- Maintenance and repair of Streetscape amenities such as benches, bike racks, and pavers on an as-needed basis.
- Maintenance of trees and landscaping in designated public areas on a seasonal basis.

B. Security Services: The objective is to provide quality safety services for employees, businesses and visitors in the District, especially to strengthen the public perception of safety in the District. Services to accomplish these objectives may include:

- Foot patrol.

“Safety ambassadors” and/or off-duty law enforcement officials will be deployed throughout the District to provide coverage in critical areas (areas and hours of highest pedestrian activity). These personnel will wear clearly recognizable uniforms that designate them as “ambassadors.” The types of services provided include:

- Deterring, documenting and reporting nuisance crimes
- Acting as the “eyes and ears” for police
- Carrying radios that can interface with police dispatch systems
- Providing information to visitors and pedestrians
- Acting as witnesses against persons that commit crimes
- Direct street populations to appropriate human service agencies

- Security cameras.

Security monitoring services can be effective deterrents of crime, and can also facilitate the apprehension of wrongdoers.

C. District Marketing: The objective is to support special events in the district and assist with basic services mainly consisting of holiday lighting and other seasonal decoration. A portion of this work will also include the continuation of the Gordon Square Arts District brand and promotional work.

Management & Reserve: The administration of the District will require professional staff to manage the deployment of services, advocate for the continued improvement of the District and communicate with and be accountable to property owners. The management staff person will provide the following key functions:

- Represent the District property owners and oversee the deployment of all programs.
- Keep property owners informed and engaged.
- Provide assistance as needed to the District Board of Directors.
- Financial control and bookkeeping.
- Manage vendor contracts/services and provide administrative support.

Program management costs including an annual audit, insurance, supplies and other costs of operations, are part of the budget.

Ongoing collaboration with DSCDO will be critical to the success of this Plan. This arrangement will avoid duplication with ongoing neighborhood improvement efforts and already existing City services.

Comprehensive budget of the SID: A five-year comprehensive plan and budget proposal has been developed incorporating all costs of operating the District, which are costs permissible under O.R.C. Section 1710.07.

The total assessed costs for the Plan will be the sum of the annual budget amount for the five-year period of the plan. The annual budget in year 1 shall be \$171,162.26 and increase by 2.5% annually in years 2-5.

On a preliminary basis, the budget estimate will be allocated across the following costs and services:

<u>Costs and Services</u>	<u>Approximate Percentage of Estimated Budget:</u>
• Maintenance Services	45%
• Security Services	25%
• Marketing	15%
• Administrative Costs* & Contingencies	15%
	100%

Other services: This Plan authorizes activities permitted under O.R.C. Section 1706(a) in addition to the “Public Services” defined herein. In the event that certain costs were not anticipated, but are necessary to provide the services outlined in this Plan, the Plan authorizes them as long as the services are permitted under O.R.C. Section 1706 (a).

Section II: The Area to be Serviced

The area to be included in the District will consist of Detroit Avenue, between West 58th and the 7400 block (north side of the street) as well as a portion of the west sides of both West 65th and 67th Streets, as shown on Exhibit C. It shall not include church property or property owned by the state, county, municipal, or federal government, unless a church, county or municipal corporation has specifically requested in writing that the property be included in the district.

Section III: Method of Assessment

The assessment will be fixed on a date not more than 60 days prior to any action by the City of Cleveland to levy the assessments. The proposed assessment methodology is based upon each property's linear front footage.

Section IV: Period of Assessment

The term of the assessment will be for five (5) years from January 1, 2021 through December 31, 2025.

Section V: Additional Provisions

Governance. The Gordon Square Arts District-Cleveland Improvement Corporation will continue to manage the activities of the District. The corporation is a nonprofit corporation pursuant to Chapters 1702 and 1710 of the Ohio Revised Code, which provide that all owners of real property paying assessments in the District are members of the new corporation. The corporation is organized under the Articles of Incorporation, which were submitted to and approved by the City of Cleveland (Appendix C).

All elections of the Board of Directors shall be held at a November annual meeting of the membership.

The Board of Directors manages the day-to-day activities of the District. Specific duties and responsibilities include:

- Setting the annual budget and work programs.
- Developing policies and procedures related to implementing the work program.
- Recommending future plans for services or improvements.
- Scheduling and conducting an annual meeting
- Developing a strategic plan for the renewal of the District.
- Hiring professional management staff.

Contract Services. In addition to providing services to property owners within the District, the District may contract to provide safe, clean, and other services to properties adjacent to but outside the formal District boundaries. The District may also seek to contract for service arrangements with property owners that are excluded from the District under the Ohio statute. Contract services will be arranged at a rate not less than the rate paid by property owners within the District.

Safeguards. The following safeguards are incorporated into the District to maximize accountability to property owners. The District professional management staff to complete these tasks:

- **Annual Property Database Update.** Each year the District property database will be updated.
- **Annual Property Owner Satisfaction Surveys.** The District may undertake annual surveys of property owners to determine overall satisfaction with district services and to identify areas of improvement.
- **District Term.** The District is proposed to have a term to not exceed five (5) years. At the expiration of its term, renewal and subsequent renewals of the District will require the creation of new business plans and a petition by property owners representing 60% of front footage.
- **Annual Report & Meeting.** At its Annual Meeting, the District will provide an annual report to all property owners at its annual membership meeting. The report will give a summary of the progress made on each element of the Plan outlined herein.
- **Protocol Agreements.** The District will continue its protocol agreements with the City of Cleveland to document current levels of City services being provided in the District and monitor those levels on an ongoing basis to ensure the service level remains constant.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

1389 W 64 ST
CLEVELAND, OH 44102

Permanent Parcel No.: 002-12-020

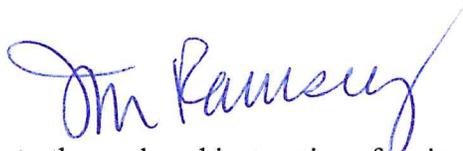
B. Name of Owner:* HISTORIC SHOREWAY LLC

C. Name, title and signature of authorized representative of owner:*

Name of Representative: Jeff Ramsey

Title: Vice President

Signature:



*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

1390 W 65TH STREET
CLEVELAND, OH 44102

Permanent Parcel No.: 002-09-135

B. Name of Owner:* CAPITOL THEATRE, LLC

C. Name, title and signature of authorized representative of owner:*

Name of Representative: Jeff Ramsey

Title: Executive Director

Signature:



*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6425 DETROIT AVE
CLEVELAND, OH 44102

Permanent Parcel No.: 002-16-023

B. Name of Owner:* HISTORIC SHOREWAY LLC

C. Name, title and signature of authorized representative of owner:*

Name of Representative: Jeff Ramsey

Title: Vice President

Signature:



*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6500 DETROIT AVE
CLEVELAND, OH. 44102

Permanent Parcel No.: 002-09-024

B. Name of Owner:* GORDON SQUARE COMMERCIAL LLC

C. Name, title and signature of authorized representative of owner:*

Name of Representative: Jeff Ramsey

Title: Assistant Secretary

Signature: 

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6501-6511 DETROIT AVE
CLEVELAND, OH 44102

Permanent Parcel No.: 002-17-001

B. Name of Owner:* OCDS LIMITED PARTNERSHIP

C. Name, title and signature of authorized representative of owner:*

Name of Representative: Jeff Ramsey

Title: Vice President

Signature:



*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6515 DETROIT AVE
CLEVELAND, OH. 44102

Permanent Parcel No.: 002-17-002

B. Name of Owner:* GORDON SQUARE HOMES LP

C. Name, title and signature of authorized representative of owner:*

Name of Representative: Jeff Ramsey

Title: Vice President

Signature: 

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6710 DETROIT AVE
CLEVELAND, OH. 44102

Permanent Parcel No.: 002-09-022

B. Name of Owner:* GORDON SQUARE COMMERCIAL LLC

C. Name, title and signature of authorized representative of owner:*

Name of Representative: Jeff Ramsey

Title: Assistant Secretary

Signature:



*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

7001 DETROIT AVE
CLEVELAND, OH. 44102

Permanent Parcel No.: 002-17-018

B. Name of Owner:* GORDON SQUARE HOMES, L. P.

C. Name, title and signature of authorized representative of owner:*

Name of Representative: Jeff Ramsey

Title: Vice President

Signature:



*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6605 DETROIT AVE
CLEVELAND, OH. 44102

Permanent Parcel No.: 002-17-003

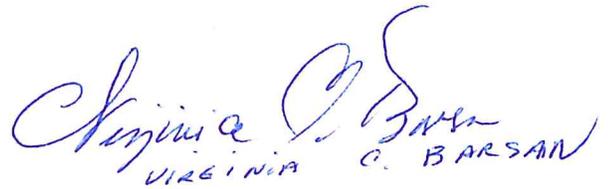
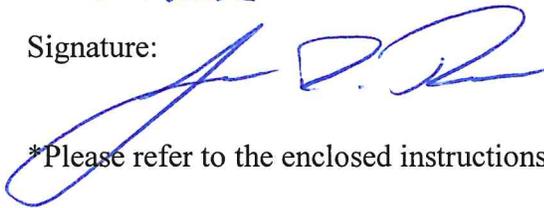
B. Name of Owner:* VCB DETROIT, LLC

C. Name, title and signature of authorized representative of owner:*

Name of Representative: *JOSEPH D. ROSE*

Title: *MEMBER*

Signature:



VIRGINIA G. BARSAN

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6701 DETROIT AVE
CLEVELAND, OH. 44102

Permanent Parcel No.: 002-17-004, 005

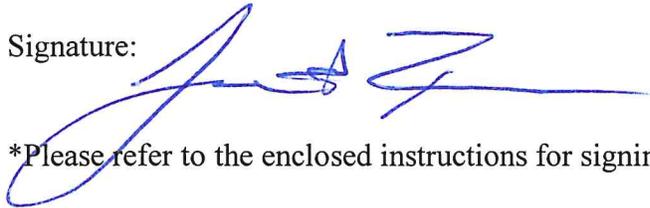
B. Name of Owner:* ROUMANIAN SAVINGS & LOAN CO

C. Name, title and signature of authorized representative of owner:*

Name of Representative: *Joseph D. Rose*

Title: *FVP*

Signature:



*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

5814-18 DETROIT AVE
CLEVELAND, OH. 44102

Permanent Parcel No.: 002-12-119

B. Name of Owner:* SIX B CORP

C. Name, title and signature of authorized representative of owner:*

Name of Representative: ALAN L. BUEHNER

Title: PRESIDENT

Signature: 

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

5900 DETROIT AVE
CLEVELAND, OH. 44102

Permanent Parcel No.: 002-12-029

B. Name of Owner:* K2 RENTALS LLC

C. Name, title and signature of authorized representative of owner:*

Name of Representative: *KYLE M. LAWRENCE*

Title: *MEMBER*

Signature: 

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6928 DETROIT AVE
CLEVELAND, OH 44102

Permanent Parcel No.: 002-07-010

B. Name of Owner:* EDWARD F HOBAN, BISHOP OF CLEVELAND

C. Name, title and signature of authorized representative of owner:*

Name of Representative: Rev. Joseph Eddy Odem

Title: Pastor OLMC

Signature: Rev Joseph Eddy Odem

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6913 DETROIT AVE
CLEVELAND, OH. 44102

Permanent Parcel No.: 002-17-013

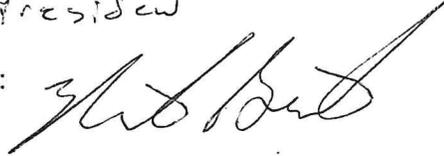
B. Name of Owner:* PAISANO PROPERTIES INC.

C. Name, title and signature of authorized representative of owner:*

Name of Representative: Nick Berardi

Title: President

Signature:



*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

7320 DETROIT AVE
CLEVELAND, OH. 44102

Permanent Parcel No.: 002-05-117

B. Name of Owner:* GRANDON, HOWARD

C. Name, title and signature of authorized representative of owner:*

Name of Representative: *Howard L Grandon*

Title: *Owner*

Signature: *Howard L Grandon*

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6702 DETROIT AVE
CLEVELAND, OH. 44102

Permanent Parcel No.: 002-09-023

B. Name of Owner:* NEAR WEST THEATRE, INC.

C. Name, title and signature of authorized representative of owner:*

Name of Representative: Amalle (Amy) Gertiser

Title: General Manager

Signature: Amalle K. Gertiser

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

7200 DETROIT AVE
CLEVELAND, OH. 44102

Permanent Parcel No.: 002-07-005, 006, 007, 008

B. Name of Owner:* ALDERWOODS (OHIO) FUNERAL HOME, INC.

C. Name, title and signature of authorized representative of owner:*

Name of Representative:

John Cage

Title:

Dir of Operations

Signature:

[Handwritten Signature]

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

5817 DETROIT AVE
CLEVELAND, OH. 44102

Permanent Parcel No.: 002-16-005

B. Name of Owner:* EB PINNACLE PROPERTIES, LLC

C. Name, title and signature of authorized representative of owner:*

Name of Representative: Mark H. Demchuk

Title: President

Signature: 

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6907 DETROIT AVE
CLEVELAND, OH 44102

Permanent Parcel No.: 002-17-012

B. Name of Owner:* EMERALD DEVELOPMENT AND ECONOMIC NETWORK, INC.

C. Name, title and signature of authorized representative of owner:*

Name of Representative: Michael Doud

Title: Chief Operations Officer

Signature: 

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6705 DETROIT AVE
CLEVELAND, OH. 44102

Permanent Parcel No.: 002-17-082

B. Name of Owner:* THE LESBIAN, GAY, BISEXUAL, & TRANSGENDER
COMMUNITY CENTER OF GREATER CLEVELAND

C. Name, title and signature of authorized representative of owner:*

Name of Representative: Phyllis Harris

Title: Executive Director

Signature: 

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

5808 Detroit Avenue
Cleveland, OH 44102

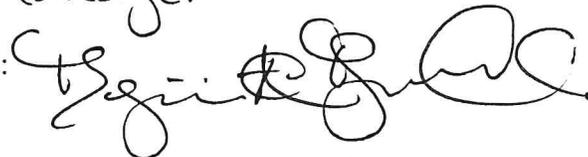
Permanent Parcel No.: 002-12-033

B. Name of Owner:* SOL PROPERTY HOLDINGS LLC

C. Name, title and signature of authorized representative of owner:*

Name of Representative:

Title: *Manager*

Signature: 

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

5800 Detroit Avenue
Cleveland, OH 44102

Permanent Parcel No.: 002-12-034

B. Name of Owner:* SOL PROPERTY HOLDINGS LLC

C. Name, title and signature of authorized representative of owner:*

Name of Representative:

Title: *Manager*

Signature: *Sejin A. Gull*

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6804 DETROIT AVE
CLEVELAND, OH. 44102

Permanent Parcel No.: 002-09-021

B. Name of Owner:* 6804 DETROIT LLC

C. Name, title and signature of authorized representative of owner:*

Name of Representative: JEFFREY MORIAU

Title: OWNER

Signature: 

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6102 DETROIT AVE
CLEVELAND, OH. 44102

Permanent Parcel No.: 002-12-024

B. Name of Owner:* THE CLEVELAND PUBLIC THEATRE INC

C. Name, title and signature of authorized representative of owner:*

Name of Representative: *Raymond Bobgan*

Title: *Executive Artistic Director*

Signature: 

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6405 DETROIT AVE
CLEVELAND, OH. 44102

Permanent Parcel No.: 002-16-019

B. Name of Owner:* CLEVELAND PUBLIC THEATRE

C. Name, title and signature of authorized representative of owner:*

Name of Representative: *Raymond Bobgan*

Title: *Executive Artistic Director*

Signature: 

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6204 DETROIT AVE
CLEVELAND, OH. 44102

Permanent Parcel No.: 002-12-022

B. Name of Owner:* THE CLEVELAND PUBLIC THEATRE INC

C. Name, title and signature of authorized representative of owner:*

Name of Representative: Raymond Bobgan

Title: Executive Artistic Director

Signature: 

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6204 DETROIT AVE
CLEVELAND, OH. 44102

Permanent Parcel No.: 002-12-021

B. Name of Owner:* THE CLEVELAND PUBLIC THEATRE INC

C. Name, title and signature of authorized representative of owner:*

Name of Representative: *Raymond Bobgan*
Title: *Executive Artistic Director*
Signature: 

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6203 DETROIT AVE
CLEVELAND, OH. 44102

Permanent Parcel No.: 002-16-013

B. Name of Owner:* THE CLEVELAND PUBLIC THEATER INC

C. Name, title and signature of authorized representative of owner:*

Name of Representative: *Raymond Bobgan*
Title: *Executive Artistic Director*

Signature: 

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6108 DETROIT AVE
CLEVELAND, OH. 44102

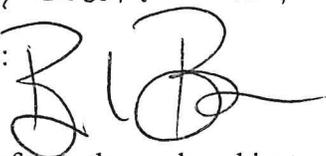
Permanent Parcel No.: 002-12-023

B. Name of Owner:* THE CLEVELAND PUBLIC THEATRE INC

C. Name, title and signature of authorized representative of owner:*

Name of Representative: Raymond Bobgan

Title: Executive Artistic Director

Signature: 

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

7006 DETROIT AVE
CLEVELAND, OH 44102

Permanent Parcel No.: 002-07-046

B. Name of Owner:* 7006 DETROIT ROAD LLC

C. Name, title and signature of authorized representative of owner:*

Name of Representative: JOHN PETREY SHIN

Title: MANAGING DIRECTOR

Signature: 

*Please refer to the enclosed instructions for signing the Petition.

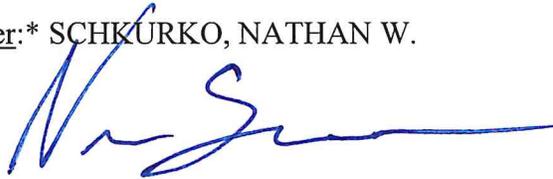
The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property: Address:

5811 DETROIT AVE
CLEVELAND, OH. 44102

Permanent Parcel No.: 002-16-003

B. Name of Owner:* SCHKURKO, NATHAN W.



C. Name, title and signature of Name: Nathan W. Schkurko
authorized representative of owner:*

Name of Representative:

Title: Property Owner

Title:

Signature:

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property: Address:

6810 DETROIT AVE
CLEVELAND, OH. 44102

Permanent Parcel No.: 002-09-020

B. Name of Owner:* GORDON SQUARE SIX LLC

C. Name, title and signature of
authorized representative of owner:*

Name: BRANDON BAUER

Title: MANAGING MEMBER

Signature: 

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property: Address:

7015 DETROIT AVE
CLEVELAND, OH. 44102

Permanent Parcel No.: 002-17-019-020, 002-18-078

B. Name of Owner:* MCDONALD'S CORPORATION

C. Name, title and signature of
authorized representative of owner:*

Name: Ken McCoy
Title: President
Signature: Ken McCoy

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6101-6105 DETROIT AVE
CLEVELAND, OH. 44102

Permanent Parcel No.: 002-16-012

B. Name of Owner:* CLEVELAND STANDARD ENTERPRISE INC

C. Name, title and signature of authorized representative of owner:*

Name of Representative: *Richard Gilliam*

Title: *owner*

Signature: *Richard Gilliam*

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6416 DETROIT AVE
CLEVELAND, OH. 44102

Permanent Parcel No.: 002-09-026

B. Name of Owner:* GORDON SQUARE RE, LLC

C. Name, title and signature of authorized represe

Name of Representative:

Title: *Chief Financial Officer*

Signature: *David F. Cobley*

*Please sign and
return this page
only. Thanks.*

*Please refer to the enclosed instructions for signing

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6400 DETROIT AVE
CLEVELAND, OH. 44102

Permanent Parcel No.: 002-09-029

B. Name of Owner:* MURRAY JULIA T & CAROZZA, MARY LYNN

C. Name, title and signature of authorized representative of owner:*

Name of Representative:

Title: OWNER

Signature:

A handwritten signature in blue ink that reads "Julia T. Murray". The signature is written in a cursive style with a long horizontal flourish at the end.

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6807 DETROIT AVE
CLEVELAND, OH 44102

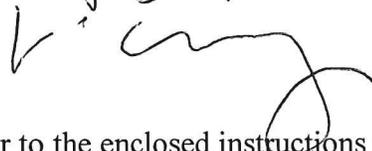
Permanent Parcel No.: 002-17-009

B. Name of Owner:* WRIGHT FLATS LLC

C. Name, title and signature of authorized representative of owner:*

Name of Representative: Karen O'Malley

Title: Managing partner

Signature: 

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6929 DETROIT AVE
CLEVELAND, OH 44102

Permanent Parcel No.: 002-17-016

B. Name of Owner:* F&S SKIBO LIMITED PARTNERSHIP

C. Name, title and signature of authorized representative of owner:*

Name of Representative: JOHN JOYCE SR.

Title: OWNER

Signature: 

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6929 DETROIT AVE
CLEVELAND, OH 44102

Permanent Parcel No.: 002-17-015

B. Name of Owner:* F&S SKIBO LIMITED PARTNERSHIP

C. Name, title and signature of authorized representative of owner:*

Name of Representative: JOHN JOYCE SR

Title: OWNER

Signature: 

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6905 DETROIT AVE
CLEVELAND, OH 44102

Permanent Parcel No.: 002-17-011

B. Name of Owner:* F&S SKIBO LIMITED PARTNERSHIP

C. Name, title and signature of authorized representative of owner:*

Name of Representative: JOHN JOYCE SR.

Title: OWNER

Signature: 

*Please refer to the enclosed instructions for signing the Petition.

The undersigned property owner(s) further request that all legislation required to be enacted pursuant to Chapter 727 of the Revised Code to permit the Plan to commence immediately be enacted at one Council meeting and consent to the enactment of such legislation at one meeting.

A. Property:

Address:

6901-6905 DETROIT AVE
CLEVELAND, OH 44102

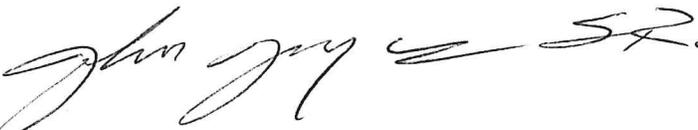
Permanent Parcel No.: 002-17-010

B. Name of Owner:* F&S SKIBO LIMITED PARTNERSHIP

C. Name, title and signature of authorized representative of owner:*

Name of Representative: JOHN JOYCE SR.

Title: OWNER.

Signature: 

*Please refer to the enclosed instructions for signing the Petition.