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Dear Cleveland Superior Arts Improvement District members:

The Superior Arts Improvement District renewal petitions require resubmittal to the City of Cleveland due to ownership transfers and timing. The City Department of Assessments would not count some signed petitions due to county reflected changes in the property data, and terms of the plan need to reflect that the assessments for 2026 and 2027 will both be billed in 2027 calendar year with Cuyahoga County.

I ask your support for reauthorizing the Cleveland Superior Arts Improvement District for another term. The district's governing body, Cleveland Superior Arts Improvement Corporation (SAIC), serves as a steward of our neighborhood's public realm and provides services rooted in best practices utilized across the country. SAIC has achieved some extraordinary results in the most challenging of times.

The urban cores of cities throughout the United States are under distinct stress and strain. This is the result of a confluence of many factors, including:

- The pandemic and resulting impact of reduced work patterns on downtown office buildings, and the overall reduction in pedestrian activity in urban areas.
- The increasing challenges on local police departments to hire and retain qualified police officers.
- The increase in the unhoused population, encampments, and proliferation of drug use.
- A general disrespect of civil norms, and the increase in emboldened criminal activity, including incidents of gun violence and automobile break-ins.

Many U.S. cities have been torn by these national trends. While the City of Cleveland has not been spared, by many accounts our city has suffered much less than others. SAIC has played an important role in this battle by providing a visible presence and boots on the ground, serving as the eyes and ears for enforcement authorities.

There are over 1,000 special improvement districts (referred to as SIDs or BIDs) throughout the United States. In the city of Cleveland alone, there are seven such districts, and our district is one of them. Everywhere, property owners have made the decision to create and sustain SIDs to protect their investments and enhance and foster law and order, cleanliness, and civility.



There is a lot more work to be done to address immediate safety concerns. SAIC ambassadors are not armed and do not provide police enforcement; that is the domain of the Cleveland Police Department and other government enforcement agencies. But our experience proves that we're successful in improving public safety when we have strong collaboration between the city police, private security enforcement, local support organizations, and SAIC. No single organization or action will create the solution to the many challenges we all face.

Over the past year, we have made significant improvements and changes to the program. This past summer, we worked with our partners at Downtown Cleveland Improvement District to unify the two Clean & Safe programs. This means that all services are uniform throughout downtown and the Cleveland Superior Arts Improvement District, creating a more efficient yet productive program.

We also transitioned the administration of SAIC to Downtown Cleveland, Inc in January 2025. This change will result in a more cohesive vision for greater downtown and administrative efficiencies. It also enables our Community Development Corporation, Campus District, Inc., to focus on strategic initiatives in the neighborhood rather than the technical administration of the district.

With this packet and the attached petition, we seek your formal support to keep SAIC in effect for the renewal period. Please take a moment to review the materials, and we encourage you to get in touch and become engaged in this effort to protect and nurture our beloved city.

Thank you for your support.

Sincerely,

Antonin Robert, Chair, Cleveland Superior Arts Improvement Corporation

PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT

City of Cleveland, Ohio
_____, 2026

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

The undersigned hereby petition the City of Cleveland (the “**City**”) to approve the Cleveland Superior Arts Improvement District (the “**District**”) as a special improvement district under Ohio Revised Code (“**Revised Code**”) Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, 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 within the District that abuts upon any street, alley, public road, place, boulevard, parkway, park entrance, easement, or other existing public improvement, excluding, as required by law, the Excluded Parcels (as defined herein). For the purposes hereof, the term “**Excluded Parcels**” includes (a) any properties owned by the federal and state governments, and (b) any properties owned by a church or by city or 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 the properties included in the proposed Cleveland Superior Arts Improvement District (as identified by permanent parcel numbers shown on the records in the Cuyahoga County Fiscal Officer’s office) is set forth on the attached **EXHIBIT C**. The parcels described on **EXHIBIT C** are herein referred to as the “**Included Parcels**”.

The District is to continue to be governed by the Cleveland Superior Arts Improvement Corporation (“**SAIC**”), an Ohio nonprofit corporation formed pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The Articles of Incorporation of SAIC, are attached hereto as **EXHIBIT B**. We petition the Council of the City to approve the Articles of Incorporation of SAIC.

We hereby approve the Comprehensive Services Plan of the District in the form attached as **EXHIBIT A** (the “**District Plan**”). SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on **EXHIBIT C**. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City’s review and verification of property information and may include other adjustments that may result from the City’s assessment equalization processes and related matters.

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

The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

- (1) any and all rights, benefits and privileges specified by Ohio Revised Code Sections 727.03 and 727.06 that may be deemed applicable to the District Plan which restrict these special assessments to 33-1/3% of the actual improved value of the properties as enhanced by the District Plan;
- (2) any and all resolutions, ordinances and notices required for the District 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 Ohio Revised Code Sections 727.13, 727.16, 727.17, 727.24 and 727.26; and

- (3) any and all irregularities and defects in the proceedings.

The undersigned property owners further request that all legislation, to the extent required to be enacted pursuant to Chapter 727 of the Ohio Revised Code to permit the District Plan to commence immediately, be enacted at one Council meeting, and hereby consent to the enactment of such legislation at one meeting.

Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.

Owner of Record:

Name:

Type of Entity (if not a natural person): _____

State of Incorporation/Organization (if applicable): _____

Name, Title and Signature of Authorized Representative of Owner

Signature: _____

Name: _____

Title (if applicable): _____

Property Identification:

Address:

Cuyahoga County Permanent Parcel No.:

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.

1. CORPORATION:

- a. Please indicate the exact name of the corporation, and indicate the state of incorporation.
- b. Note: Only an authorized officer of the corporation can execute this Petition. Below the name of the person who executes the document for the corporation, please state his/her title; i.e. whether the person is President, Vice President, Treasurer or Secretary, etc. of the corporation.

2. GENERAL PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a partner of the general partnership can execute this Petition. Below the name of the person who executes the document for the partnership, please state his/her title as Partner.

3. LIMITED PARTNERSHIP:

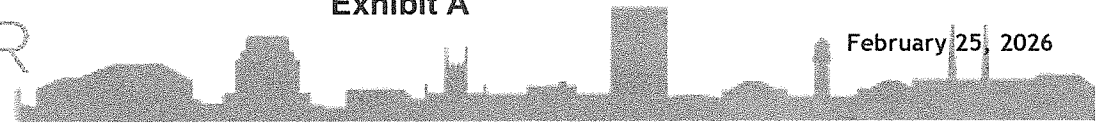
- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- c. Note: Only a general partner, or an authorized officer of a general partner, can execute this Petition. Below the name of the person who executes the document for the limited partnership, please state his/her title.

4. LIMITED LIABILITY COMPANY:

- a. Please indicate the exact name of the limited liability company, and indicate the state of organization.
- d. Note: Only a Managing Member, or an authorized officer of a Managing Member, or an authorized Manager, can execute this Petition. Below the name of the person who executes the document for the limited liability company, please state his/her title.

5. TRUST:

- a. Please indicate the full name of the Trust, and indicate the date of the Trust Agreement.
- b. Note: Only a Trustee of the Trust can execute this Petition. Next to the name of the person who executes the document for the Trust, please state his/her title as Trustee.



**Comprehensive Services Plan
for the Operations of the
Cleveland Superior Arts
Improvement District for the Period
of 2026 - 2032**

Submitted by

The Cleveland Superior Arts Improvement Corporation



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I. Background

The concept of forming a special improvement district (SID) began in late 2015 as property owners in the Superior Arts area came together to discuss safety issues in the neighborhood. Multiple meetings were held throughout 2016 to identify the issues and to develop a strategy for mitigation. Further, several focus group meetings were held, a survey tool was used to elicit information from property owners, and a steering committee was formed to guide and champion the process. The property owner meetings and steering committee have been jointly staffed by Campus District Incorporated and Downtown Cleveland Alliance.

For cost modeling purposes, the committee concentrated on the Superior Arts District. This was largely due to the concentration of residential properties, as well as it was the area garnering the greatest support for the formation of a SID. Discussions were also held with property owners north of the Superior Arts District. The boundaries for the SID are depicted on the SID map (Exhibit A).

Clean & Safe services began in the district in May 2018. That fall a series of public meetings and stakeholder groups met to develop branding and marketing elements for the district. The district has since updated deployment hours based on feedback from stakeholders. In September 2019 the district hosted its very first event aimed at driving sales traffic to businesses in the neighborhood. In Spring 2020, the district created its first branding campaign aimed at attracting businesses to the district.

The business plan, based upon the collective input from these discussions with the property owners, will include the following services for the entire SID:

- Enhanced Cleanliness and Safety Services
 - Deployment of uniformed Ambassadors to augment crime prevention efforts; manage quality of life issues, such as homelessness; assist employees, residents and visitors and provide safety escorts.
 - Deployment of uniformed Ambassadors to clean sidewalks, remove litter and graffiti, and assist visitors/stakeholders.
 - Deployment of an Off-Duty Law Enforcement Officer for mobile patrol of the SID to augment crime prevention efforts
- District focused Business Development and Marketing
 - Business recruitment and retention marketing and outreach
 - Resident attraction and support for housing development
 - Retail and district amenity development
 - Market trend data and analysis



II. Work Program Highlights and Priorities

The day-to-day work program in the Superior Arts District would fall within the following three priority program areas: Clean and Safe; Business Development Marketing and Management.

Clean and Safe

The objective is to provide quality safety services for employees, businesses, residents and visitors to the District. A clean and safe environment is necessary to catalyze increased investment and residential development in the Superior Arts District. The District's ability to capitalize on the living and working preferences of Millennials and Baby Boomers, who are flocking to vibrant urban environments, depends upon the ability to keep streets free of litter, graffiti and debris, safe for pedestrians and hospitable to businesses and workers.

Examples of services to accomplish the district's cleanliness and safety objectives may include:

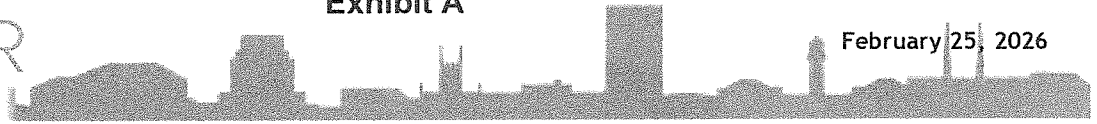
- Managing quality of life issues, such as homelessness
- Providing an off-duty law enforcement mobile patrol
- Providing safety escorts
- Acting as the 'eyes and ears' for the police
- Carrying radios to interface with central dispatch
- Manually cleaning sidewalks
- Removing graffiti (including stickers)
- Removing snow from ADA ramps
- Removing weeds along sidewalks and building faces
- Topping off trash cans
- Providing hospitality, wayfinding and neighborhood information to visitors

Several other neighborhoods in Greater Cleveland have implemented Clean and Safe Ambassador programs, including the core of Downtown, Ohio City, Gordon Square Arts District, North Coast Harbor, Shaker Square, and University Circle. Superior Arts District stakeholders reached out to several of these neighborhoods for feedback regarding the Ambassador programs; overwhelmingly, the neighborhoods are very supportive of the program and have received very positive feedback from their respective stakeholders.

Business Development and Marketing

The objective is to visibly increase office, retail, and housing occupancy; attract jobs, residents, businesses, and improve the District image. Services to accomplish these objectives include:

- Business recruitment and retention marketing and outreach
- Resident attraction and housing development assistance



- Providing market research and marketing outreach, and
- Advocacy support to access economic development programs and navigate local government processes

III. **Proposed Comprehensive Services Plan for the Cleveland Superior Arts Improvement District (“SID”)**

The proposed services plan for the next seven years (2026 to 2032) of the SID aims to build upon the following key parameters:

1. Implement a program to improve the safety and cleanliness of the SID
2. Enhance business attraction, retention, development and marketing strategies in the SID
3. Develop a stronger, unified voice for property owners to ensure the delivery of high quality public services and to attract public investments and improvements to the SID

Clean and Safe

Safety ambassadors would be deployed on foot and bicycle to augment crime prevention and safety efforts. Working closely with the Cleveland Division of Police Safety ambassador services would include:

- Regular patrols and ongoing communication with police to prevent crime.
- Ongoing contacts with pedestrians to provide information, directions and other types of visitor assistance.
- Safety escorts to accompany employees and residents to vehicles and other destinations, as well as interaction with homeless to help direct individuals to services.
- In addition to Safety Ambassadors, the SID would support a contract to utilize off-duty Cleveland police officers to patrol during critical time periods. The off-duty police officer would utilize a vehicle provided by the SID and have the authority to issue citations or make arrests as needed.

The ambassadors would provide the following cleaning services:

- Sidewalk cleaning, including removal of litter, cigarette butts and gum
- Periodic power washing of sidewalks
- Graffiti removal, including decals, flyers and paint posters
- Weed abatement
- Removal of dog/human waste

The SID will provide funding for the Superior Arts Clean and Safe program. The direct costs of the Clean and Safe program are anticipated to utilize approximately 80% of the overall annual SID budget.

The SID would not perform any responsibilities, duties, public improvements or public services traditionally and/or exclusively performed by employees of the City of Cleveland.



Business Development and Marketing

The objective is to attract and retain businesses, attract new investment and development, and support property owners in executing development plans. Examples of this work may include:

Business Attraction and Retention

- Office tenant retention visitation program
- Office tenant recruitment outreach
- Business-to-business executive consultations about relocating or expanding a business in the SID
- Orientation sessions for businesses that relocate to the SID
- Site selection consultation
- Incentive, financing, regulatory and permitting consultation and advocacy
- Identification of parking and transportation solutions for employers and employees

Residential Development

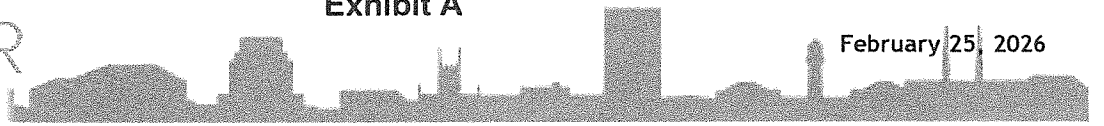
- Resident attraction initiatives
- Demographic and market trend research and consultation
- Adaptive reuse and Historic Tax Credit technical assistance

Retail Development

- Tenant recruitment outreach
- Technical assistance for city retail development programs
- Technical assistance support for signage

Marketing & Research

- Promotion of vacant office, retail and industrial spaces and development parcels
- Quarterly market updates
- Annual business development report
- Inclusion in multi-media brand campaign
- Demographic research



The business development and business development marketing initiatives are anticipated to be approximately 12% of the overall annual SID budget.

Management

Like any business, the SID requires professional staff and administration to manage the deployment of SID funded services, advocate for the continued improvement of the SID area, and communicate with property owners, businesses and residents.

Overall, management costs account for approximately 8% of the overall SID budget.

Assessment Revenues

Based on the feedback from the stakeholders, a seven-year comprehensive plan and budget proposal has been developed incorporating all the costs of operating the SID, which are costs permissible under ORC Section 1710.07.

Note: The assessments for 2026 and 2027 will both be billed in the 2027 property tax calendar year.

The following chart illustrates the total assessed costs, with a 3% increase each year to accommodate changes in the costs of living as well as changes in demands for services that may arise from new developments within the SID:

Year	Annual SID Assessment Revenues	Inflation Adjustment From Prior Year
2026	\$ 232,198	
2027	\$ 239,164	3%
2028	\$ 246,339	3%
2029	\$ 253,729	3%
2030	\$ 261,341	3%
2031	\$ 269,181	3%
2032	\$ 277,257	3%

Annual Budgets

Annual budgets will be determined by the governing board of the SID, the Cleveland Superior Arts Improvement Corporation (SAIC).

An illustrative budget based upon the proposed work program in this plan for Year 1 is as follows:

Program Activity	Suggested 2026 Budget	Notes
Clean & Safe Programs	\$ 185,758	80% of total budget
Business Development Center & Marketing Initiatives	\$ 27,864	12% of total budget
Management	\$ 18,576	8% of total budget
TOTAL	\$ 232,198	



Contract Services

The SID may contract with outside entities to provide safety, cleanliness, business development, marketing and SID management services.

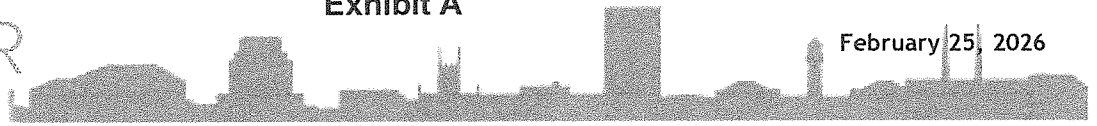
In addition to providing services to property owners within the SID, the SID may contract to provide services for safety, cleanliness, business development and other services to properties directly adjacent to but outside of the formal District boundaries. The SID may also seek to contract for service arrangements with property owners that are excluded from the SID under the Ohio statute, i.e. federal government. Contract services will be arranged at a rate not less than the rate paid by property owners within the SID.

Safeguards

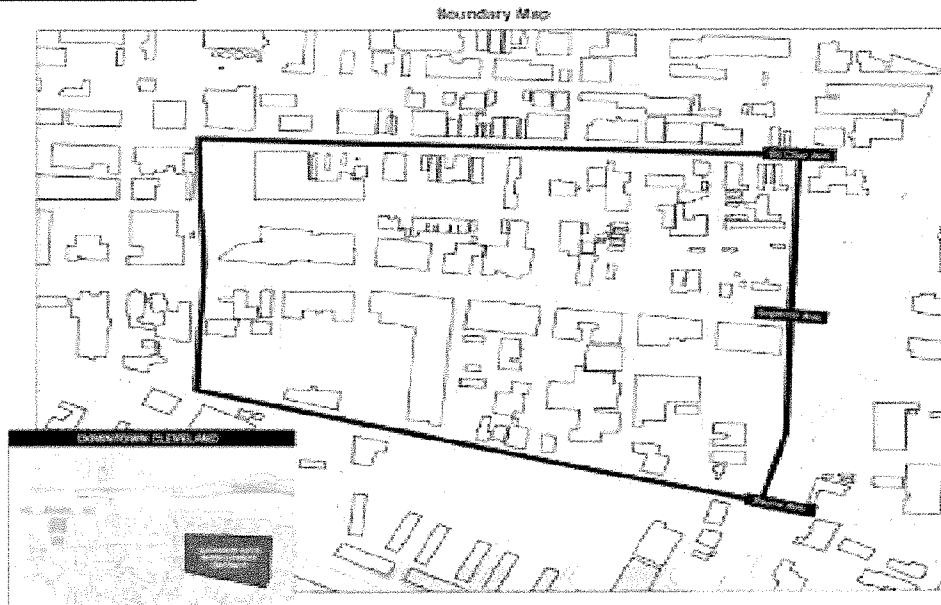
The SID will have controls or “safeguards” that maximize cost certainty and accountability to property owners, including:

- **Ongoing Property Database Update:** Each year the SID property database will be updated. The 2026 property database has been compiled by the SID with data from the local assessor cross-checked with a field survey.
- **Annual Property Owner Satisfaction Focus Groups:** The SID will undertake an annual series of focus groups with property owners, businesses and residents to determine overall satisfaction with district services and to identify areas of improvement.
- **Annual Report:** The SID 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 SID plan.
- **Plan Term:** The plan is proposed to have a term to not exceed seven (7) years. At the expiration of its term, continuation of district operations will require the creation of a new business plan and a petition by property owners representing 60% of the front footage.
- **Protocol Agreements:** The SID will enter into protocol and contractual agreements with the City of Cleveland that document existing levels of City services being provided in the SID and will monitor those service levels on an ongoing basis to ensure the service level remains constant.

The SID will not perform any responsibilities, duties, public improvements or public services traditionally and/or exclusively performed by employees of the City of Cleveland.



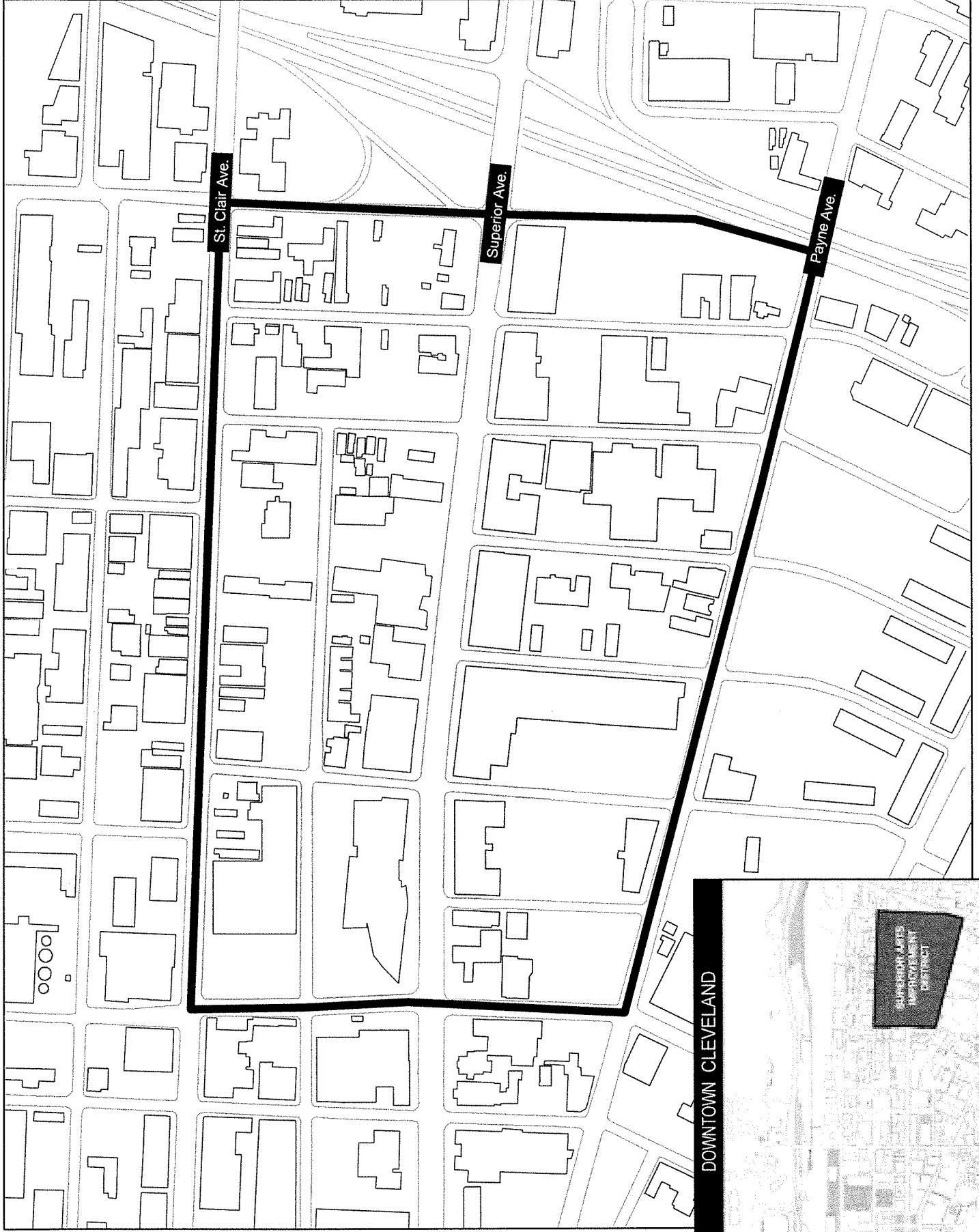
Map and Boundaries



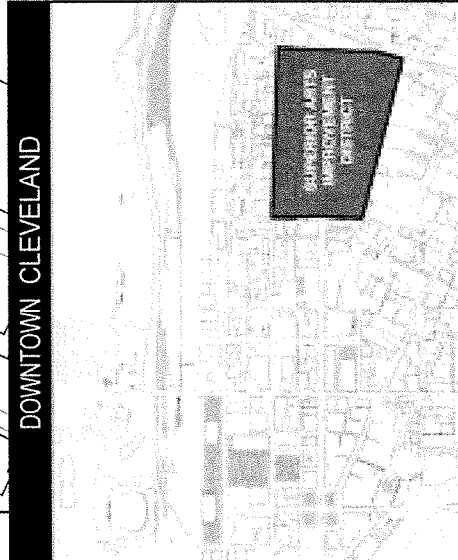
The Territory of the District shall be the geographic area shown on the map attached as part of **Exhibit A**. The area consists of that portion of the City of Cleveland, Ohio, which is bounded on the east by East 26th Street; on the south by Payne Avenue; on the west by East 18th Street; and on the north by St. Clair Avenue. A higher resolution version of the map is attached on the following page.

CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT

Boundary Map



DOWNTOWN CLEVELAND



SUPERIOR ARTS
IMPROVEMENT
DISTRICT

EXHIBIT B

Articles of Incorporation

AMENDED ARTICLES OF INCORPORATION
OF
CLEVELAND SUPERIOR ARTS IMPROVEMENT CORPORATION

The Cleveland Superior Arts Improvement Corporation was incorporated under Articles of Incorporation recorded on January 11, 2018, with the Secretary of State of Ohio (Charter No. 4120301) as a nonprofit corporation in accordance with Chapter 1702 and Chapter 1710 of the Ohio Revised Code (“ORC”).

ARTICLE ONE

NAME OF CORPORATION

The name of this corporation is the Cleveland Superior Arts 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 Cleveland Superior Arts Improvement District (the “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 Cleveland Superior Arts 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 Cleveland Superior Arts 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, decrease vacancies, and attract jobs, businesses and investment to the District, 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 hereto as Exhibit 1 and incorporated herein by reference. That consists of that portion of the City of

Cleveland, Ohio, which is bounded on the east by East 26th Street; on the south by the northern portion of Payne Avenue from East 26th Street to the intersection of East 18th Street; on the west by East 18th Street from the intersection of East 18th and Payne Avenue north to St Clair Avenue, and on the north from East 18th Street east to East 26th Street and then south to Payne Avenue.

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

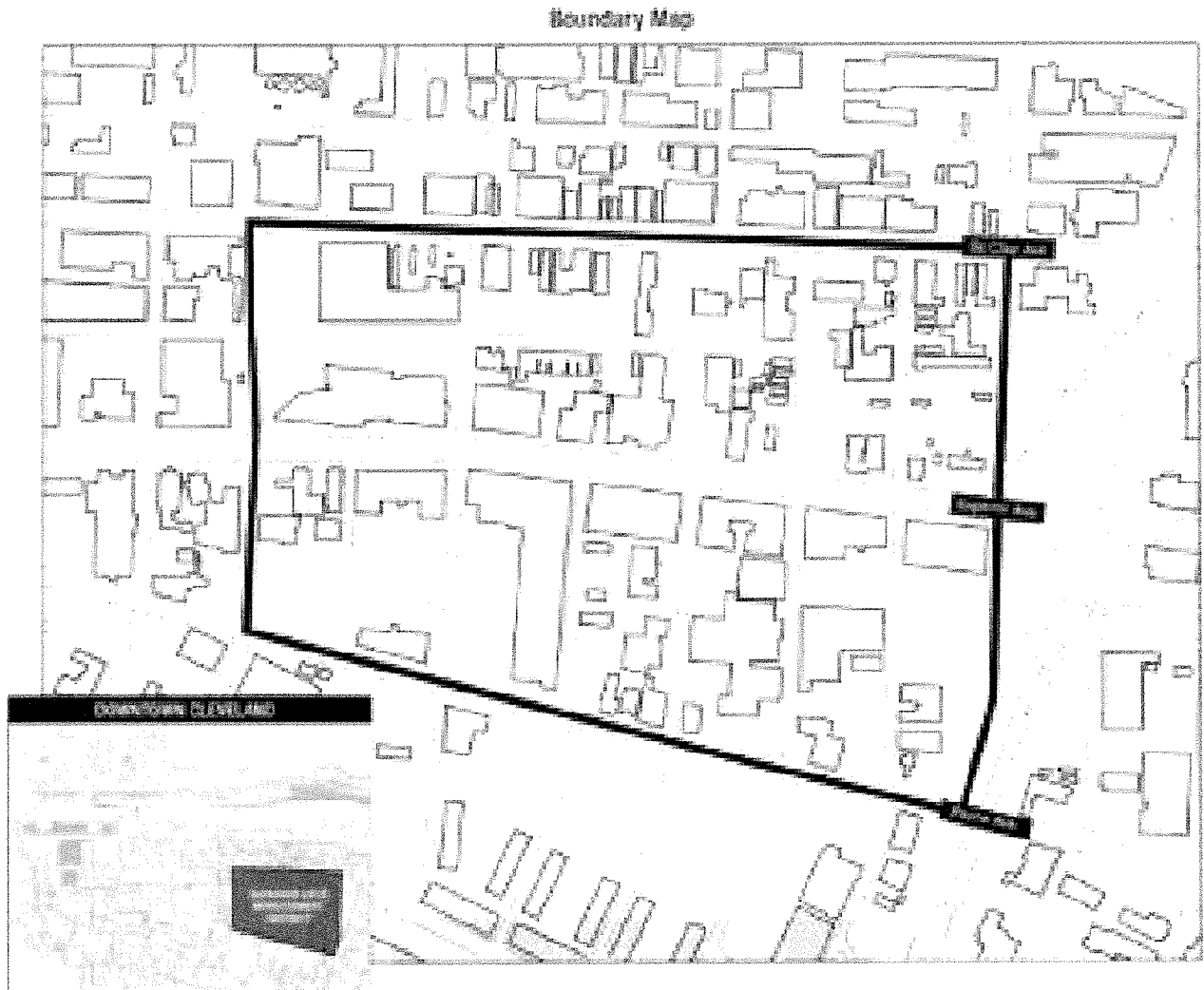
Upon the dissolution of the Corporation, all assets remaining after paying or making provision for the payment of all the liabilities of the Corporation shall be distributed exclusively for one or more purposes of this Corporation or shall be distributed to the federal government, or to the State or 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.

EXHIBIT 1

(To Amended Articles of incorporation)

CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT MAP



2026-2032 SID assessments based upon certified 2025 property data of 3/16/2026

Exhibit C

Frontage subject to verification by the City of Cleveland Department of Engineering

The estimated assessments are subject to adjustment, and actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

PARCEL ID	Frontage	DEEDED OWNER	PAR_ADDR	PAR_PAF	PAR_STREET	PAR_SCERT	TOT	FtgAsmt	ValAsmt	2026	2027	2028	2029	2030	2031	2032
10208047	200	MICHAELS, THOMAS	02020		ST CLAIR AVE	112400	1552.00	71.94	1623.94	1672.65	1722.83	1774.52	1827.75	1882.59	1939.06	
10208048	30	FAH Q, LLC	02008		ST CLAIR AVE	45400	232.80	29.06	261.66	266.71	277.80	286.14	294.72	303.56	312.67	
10208049	30	FAH Q, LLC	02008		ST CLAIR AVE	114300	232.80	73.15	305.95	315.13	324.58	334.32	344.35	354.68	365.32	
10208050	30	MURAL BUILDING LLC	02004		ST CLAIR AVE	42000	232.80	26.88	259.68	267.47	275.49	283.76	292.27	301.04	310.07	
10208051	30	MURAL BUILDING LLC	01946		ST CLAIR AVE	72100	232.80	46.14	278.94	287.31	295.93	304.81	313.95	323.37	333.07	
10208052	30	FIVE CLOVERS LLC	01934		ST CLAIR AVE	42000	232.80	26.88	259.68	267.47	275.49	283.76	292.27	301.04	310.07	
10208053	33	FIVE CLOVERS LLC	01934		ST CLAIR AVE	84500	256.08	54.08	310.16	319.46	329.05	338.92	349.09	359.56	370.35	
10208054	2085.88	CLEVELAND SUPERIOR LLC	1801		SUPERIOR AVE	12350000	16186.43	7904.00	24090.40	24813.14	25557.54	26324.26	27113.99	27927.41	28765.23	
10215001	193.12	SHADOW LAKE DEVELOPMENT, LLC.	02102		ST CLAIR AVE	295500	1498.61	189.18	1687.80	1738.83	1790.58	1844.30	1899.63	1956.62	2015.32	
10215002	33	SHADOW LAKE DEVELOPMENT, LLC.	02110		ST CLAIR AVE	189500	256.08	121.28	377.36	388.68	400.34	412.35	424.72	437.46	450.59	
10215003	99	RESIN VENTURES II LLC	02120		ST CLAIR AVE	278600	768.24	178.30	946.54	974.94	1004.19	1034.31	1065.34	1097.30	1130.22	
10215006	33	KOPP TIMOTHY R	02122		ST CLAIR AVE	128000	256.08	81.92	338.00	348.14	358.58	369.34	380.42	391.83	403.59	
10215007	33	KOPP TIMOTHY R	02124		ST CLAIR AVE	119100	256.08	76.22	332.30	342.27	352.54	363.12	374.01	385.23	396.79	
10215008	99	2150 ST. CLAIR AVENUE LLC	02150		ST CLAIR AVE	445100	768.24	284.86	1053.10	1084.70	1117.24	1150.76	1185.28	1220.84	1257.46	
10215009	153	2222 INTERNATIONAL LLC	02222		ST CLAIR AVE	248700	1187.28	159.17	1346.45	1386.64	1428.45	1471.30	1515.44	1560.90	1607.73	
10215014	66	216 2240 ST. CLAIR AVE LLC	02240		ST CLAIR AVE	80600	512.16	51.58	563.74	580.66	598.08	616.02	634.50	653.53	673.14	
10215015	556.69	GREATER CLEVE FIRE	02300		ST CLAIR AVE	1358200	4319.91	869.25	5189.16	5344.84	5505.18	5670.34	5840.45	6015.66	6196.13	
10215016	76.71	TONYGLO, LTD G	02316		ST CLAIR AVE	341600	595.27	218.62	813.89	838.31	863.46	889.36	916.04	943.53	971.83	
10215018	278	TRAN, LANH T			ROCKWELL AVE	149500	2157.28	95.68	2252.96	2320.55	2390.17	2461.87	2535.73	2611.80	2690.15	
10215019	30	TRAN, LANH T			ROCKWELL AVE	29300	232.80	18.75	251.55	259.10	266.87	274.88	283.12	291.62	300.37	
10215020	150	CLEVELAND CHINATOWN DEVELOPMENT LLC			ROCKWELL AVE	177600	1164.00	113.66	1377.66	1415.59	1455.47	1496.44	1538.47	1581.16	1625.62	
10215021	40	2125 SUPERIOR HOLDING, LLC	02125		SUPERIOR AVE	37600	310.40	24.06	334.46	344.50	354.83	366.48	376.44	387.74	399.37	
10215022	246.15	CLEVELAND CHINATOWN DEVELOPMENT LLC	02134		ROCKWELL AVE	903000	1910.12	577.92	2488.04	2562.69	2639.57	2718.75	2800.32	2884.32	2970.85	
10215023	1	HARPER ENTERPRISE HOLDINGS, LLC			ROCKWELL AVE	1200	7.76	0.77	8.53	8.78	9.05	9.32	9.60	9.89	10.18	
10215024	30	SIMONS ROBERT & CLIFFEL KRISTEN	02208		ROCKWELL AVE	87200	232.80	55.81	288.61	297.27	306.18	315.37	324.83	334.58	344.61	
10215025	30	HARPER ENTERPRISE HOLDINGS, LLC			ROCKWELL AVE	33800	232.80	21.63	254.43	262.06	269.93	278.02	286.37	294.96	303.81	
10215026	730	C & J REALTY CORP	02223-02317		SUPERIOR AVE	2406800	5664.80	1540.35	7205.15	7421.31	7643.95	7873.26	8109.46	8352.75	8603.33	
10215027	30	ROCKWELL LAND HOLDINGS LLC	02232		ROCKWELL AVE	117300	232.80	75.07	307.87	317.11	326.62	336.42	346.51	356.91	367.62	
10215034	30	C & J RLYT CORP			ROCKWELL AVE	34800	232.80	22.27	255.07	262.72	270.61	278.72	287.09	295.70	304.57	
10215038	30	SCAMP STUDIOS TOO LLC	2330		ROCKWELL AVE	160100	232.80	102.46	335.26	345.32	355.68	366.35	377.34	388.66	400.32	
10215039	30	SCAMP STUDIOS TOO LLC			ROCKWELL AVE	37500	232.80	24.00	256.80	264.50	272.44	280.61	289.03	297.70	306.63	
10215046	158.84	ROCKWELL STREET PROPERTY LLC	02112		ROCKWELL AVE	260800	1232.60	166.91	1399.51	1441.50	1484.74	1529.28	1575.16	1622.42	1671.09	
10215048	70	TD 2331 SALLC	02331		SUPERIOR AVE	340200	543.20	217.73	760.93	783.76	807.27	831.49	856.43	882.12	908.59	
10215050	50	FORSA A&P LLC	02155		SUPERIOR AVE	155800	388.00	99.71	487.71	502.34	517.41	532.94	548.92	565.39	582.35	
10215052	115	HARPER ENTERPRISE HOLDINGS, LLC	02203-02205		SUPERIOR AVE	393100	892.40	251.58	1143.98	1178.30	1213.65	1250.06	1287.56	1326.19	1365.98	
10215053	0	2125 SUPERIOR HOLDING, LLC			SUPERIOR AVE	2900	0.00	1.86	1.86	1.91	1.97	2.03	2.09	2.15	2.22	
10215054	63	S.B.S	02235		ROCKWELL AVE	138400	488.88	88.58	577.46	594.78	612.62	631.00	649.93	669.43	689.51	
10215056	333.2	ROCKWELL PARKING LLC			ROCKWELL AVE	250500	2585.63	160.19	2745.82	2828.20	2913.04	3000.54	3090.45	3183.16	3278.66	
10215057	152	ROCKWELL PARKING LLC			ROCKWELL AVE	172500	1179.52	110.40	1289.92	1328.48	1368.48	1409.53	1451.82	1495.37	1540.23	
10215058	297.99	2101 SUPERIOR OWNER, LLC	02101		SUPERIOR AVE	2656100	2312.40	1699.90	4012.31	4132.68	4256.66	4384.36	4515.89	4651.36	4790.90	
10215059	170	2125 SUPERIOR HOLDING, LLC	2125		SUPERIOR AVE	7923100	1319.20	507.08	6389.98	6581.68	6779.13	6982.51	7191.98	7407.74	7629.98	
10216001	222	TRAN, LANH T	02326		ST CLAIR AVE	174300	1722.72	111.55	1834.27	1889.30	1945.98	2004.36	2064.49	2126.42	2190.22	
10216002	239	VALLEY REALTY COMPANY	2402		ST CLAIR AVE	770000	1854.64	492.80	2347.44	2417.86	2490.40	2565.11	2642.06	2721.33	2802.97	
10216005	33.53	AMALGAMATED TRANSIT UNION	02428		ST CLAIR AVE	310400	260.19	198.66	458.85	472.61	486.79	501.40	516.44	531.93	547.89	
10216006	33	AMALGAMATED TRANSIT UNION	02430		ST CLAIR AVE	34700	266.08	22.21	278.29	286.64	295.24	304.09	313.22	322.61	332.29	

10216009	132	SHARP, III, LAWRENCE L.	02450	ST CLAIR	AVE	224300	102432	143.55	1167.87	1202.91	1239.00	1276.17	1314.45	1353.88	1394.50
10216010	309.08	2610 ST. CLAIR, LLC	02510	ST CLAIR	AVE	492100	2398.46	114.94	2734.20	2794.81	2878.65	2965.01	3053.96	3145.58	3239.95
10216014	33	HUNSDRAKE LIMITED, AN OHIO	02532	ST CLAIR	AVE	184700	256.08	18.25	373.49	385.52	397.08	408.99	421.26	433.90	446.92
10216015	33	HUNSDRAKE LIMITED	02536	ST CLAIR	AVE	129300	256.08	18.25	338.83	349.00	359.47	370.25	381.36	392.80	404.58
10216016	206	PAWN CORP. PROPERTIES LLC	02600	ST CLAIR	AVE	311300	1598.56	199.23	1797.79	1851.73	1907.28	1964.50	2023.43	2084.13	2146.66
10216018	145	PIA HOLDINGS, LLC	01384	ST CLAIR	ST	300900	1125.20	192.58	1317.78	1357.31	1398.03	1439.97	1483.17	1527.86	1573.49
10216023	300.15	CEMENT MASONS LOCAL 404	01417	E 25	ST	885000	2329.16	566.40	2895.56	2982.43	3071.90	3164.06	3258.98	3356.75	3457.15
10216031	192.67	FOUR AQUA HOLDINGS, LLC	02535	SUPERIOR	AVE	235400	1495.12	150.66	1645.78	1695.34	1746.00	1798.38	1852.93	1907.90	1965.14
10216032	44	FOUR AQUA HOLDINGS, LLC	02553	SUPERIOR	AVE	81400	341.44	52.10	393.54	405.34	417.50	430.03	442.93	456.22	469.90
10216033	44	FOUR AQUA HOLDINGS, LLC	02553	SUPERIOR	AVE	81400	341.44	52.10	393.54	405.34	417.50	430.03	442.93	456.22	469.90
10216034	63	FOUR AQUA HOLDINGS, LLC	02519	SUPERIOR	AVE	116500	488.88	74.56	563.44	580.34	597.75	615.69	634.16	653.18	672.78
10216040	246.67	R/L 2343 SA LLC	02343	SUPERIOR	AVE	138100	1914.16	88.38	2002.54	2062.62	2124.50	2188.23	2253.88	2321.50	2391.14
10216041	50	TD 2331 SA LLC	02335	SUPERIOR	AVE	97300	388.00	62.27	450.27	463.78	477.69	492.02	506.79	521.99	537.65
10216042	28.03	R/L 1434 E24TH ST LLC	01448	E 24	ST	2400	217.51	1.54	219.05	225.62	232.39	239.36	246.54	253.94	261.56
10216043	30	R/L 1434 E24TH ST LLC	01442	E 24	ST	9700	232.80	6.21	239.01	246.18	253.56	261.17	269.01	277.08	285.39
10216044	30	R/L 1434 E24TH ST LLC	01434	E 24	ST	96000	232.80	60.80	293.60	302.41	311.48	320.82	330.45	340.36	350.57
10216045	30	TAM SIU CHUN & TAM, YUK KUEN	01430	E 24	ST	58000	232.80	37.12	269.92	278.02	286.36	294.95	303.80	312.91	322.30
10216046	160	SCAMP STUDIOS LLC	01420	E 24	ST	207000	1241.60	132.48	1374.08	1435.30	1457.76	1501.49	1546.54	1592.94	1640.72
10216048	30	TD 1387 E24TH ST LLC	01387	E 24	ST	29900	232.80	19.14	251.94	259.49	267.28	275.30	283.56	292.06	300.82
10216049	30	TD 1387 E24TH ST LLC	01391	E 24	ST	29900	232.80	19.14	251.94	259.49	267.28	275.30	283.56	292.06	300.82
10216050	62	TD 1387 E24TH ST LLC	01401	E 24	ST	214600	481.12	137.34	618.46	637.02	656.13	675.81	696.09	716.97	738.48
10216053	0	TD 1387 E24TH ST LLC	00000	E 24	ST	19400	0.00	12.42	12.42	12.79	13.17	13.57	13.97	14.39	14.83
10216054	22.5	TD 1387 E24TH ST LLC	01425	E 24	ST	12900	174.60	8.26	182.86	186.34	193.99	199.81	205.81	211.98	218.34
10216055	30	TD 1387 E24TH ST LLC	00000	E 24	ST	29900	232.80	19.14	251.94	259.49	267.28	275.30	283.56	292.06	300.82
10216056	30	TD 2501 SA LLC	01439	E 24	ST	15000	232.80	9.60	242.40	249.67	257.16	264.88	272.82	281.01	289.44
10216057	30	R/L 1445 E24TH STREET LLC	01445	E 24	ST	9800	232.80	6.27	236.07	246.24	253.63	261.24	269.08	277.15	285.46
10216061	30	STANLEY ZONA LIMITED	00000	E 25	ST	36600	232.80	25.34	258.14	265.89	273.86	282.08	290.54	299.26	308.24
10216062	30	STANLEY ZONA LIMITED	00000	E 25	ST	36600	232.80	25.34	258.14	265.89	273.86	282.08	290.54	299.26	308.24
10216063	54.57	STANLEY ZONA LIMITED	01424	E 25	ST	246200	423.46	157.57	581.03	598.46	616.42	634.91	653.96	673.57	693.78
10216064	100.98	SUPERIOR ARTS CLEVELAND LLC	01412	E 25	ST	277800	783.60	177.79	961.40	990.24	1019.95	1050.54	1082.06	1114.52	1147.96
10216066	60	JELENIC MACHINERY COMPANY INCORPORATED	01390	E 25	ST	211400	465.60	135.30	600.90	618.92	637.49	656.62	676.31	696.60	717.50
10216067	0	JELENIC MACHINERY CO	01390	E 25	ST	13800	0.00	8.83	8.83	9.10	9.37	9.65	9.94	10.24	10.55
10216069	30	INAL, MAKFIRE	01387	E 25	ST	63700	232.80	40.77	273.57	281.78	290.23	298.94	307.90	317.14	326.65
10216070	30	VJH HOMES LLC	01395	E 25	ST	66600	232.80	42.62	275.42	283.69	292.20	300.96	309.99	319.29	328.87
10216071	30	OGLESBY, DANIEL	01395	E 25	ST	500	232.80	0.32	233.12	240.11	247.32	254.74	262.38	270.25	278.36
10216072	30	1409 EAST 25TH STREET LLC	01409	E 25	ST	167100	232.80	106.94	339.74	349.94	360.43	371.25	382.38	393.86	405.67
10216078	30	DEFRANCO, KEVIN	01443	E 25	ST	101500	232.80	64.96	297.76	306.69	315.89	325.37	335.13	345.19	355.54
10216083	27.5	R/L 1434 E 24TH STREET LLC	01426	E 24	ST	6600	213.40	4.35	217.75	224.28	231.01	237.94	245.08	252.43	260.01
10216084	0	TD 1387 E24TH ST LLC	01415	E 24	ST	11500	0.00	7.36	7.36	7.58	7.81	8.04	8.28	8.53	8.79
10216085	27	TD 1387 E24TH ST LLC	01415	E 24	ST	15200	209.52	9.73	219.25	225.83	232.60	239.58	246.77	254.17	261.79
10216086	30	TD 1387 E24TH ST LLC	01411	E 24	ST	16900	232.80	10.82	243.62	250.92	258.45	266.21	274.19	282.42	290.89
10216087	28.5	TD 1387 E24TH ST LLC	01411	E 24	ST	18600	221.16	11.90	233.06	240.06	247.26	254.68	262.32	270.19	278.29
10216088	24.5	RED LADDER REMODEL LLC	01408	E 25	ST	13600	190.12	8.70	198.82	204.79	210.93	217.26	223.78	230.49	237.41
10216091	41	ENGLISH, STEFANIE AND ENGLISH, MICHAEL	01374	E 25	ST	144700	318.16	92.61	498.82	504.93	513.78	523.99	534.86	546.39	558.61
10216092	377.32	TD 2435 SA LLC	02435	SUPERIOR	AVE	376300	2928.00	240.83	3168.84	3263.90	3361.82	3462.67	3566.55	3673.55	3783.75
10216093	318.95	TD 2435 SA LLC	01449	SUPERIOR	AVE	278200	2475.05	178.05	2653.10	2732.69	2814.67	2898.09	2986.09	3075.67	3167.94
10216094	412.3	TD 2501 SA LLC	02501	SUPERIOR	AVE	444400	3199.45	284.42	3483.86	3588.38	3696.03	3806.91	3921.12	4038.75	4159.92
10224020	252.1	RMVA PROPERTIES II, INC	01802	SUPERIOR	AVE	275300	1956.30	176.19	2132.49	2196.46	2262.36	2330.23	2400.13	2472.14	2546.30
10224021	100	CLEVELAND BRICKS LLC	01830	SUPERIOR	AVE	338900	776.00	216.90	992.90	1022.68	1053.36	1084.96	1117.51	1151.04	1188.57
10224023	210.27	FAMICOS PROPERTIES LTD	01850	SUPERIOR	AVE	1514100	1631.70	969.02	2600.72	2678.74	2759.10	2841.88	2927.13	3014.95	3105.39

10224024	646.8	TOWER PRESS LTD	01900	SUPERIOR	AVE	6647200	5019.17	4254.21	9273.38	9551.58	9838.12	10133.27	10437.27	10750.38	11072.90
10224027	80	NORTHEAST OHIO COALITION FOR THE HOMELESS	01530	E 19	ST	230860	620.80	147.71	768.51	791.57	815.31	839.77	864.97	890.92	917.64
10224030	77	1545 REALTY, LLC	01545	E 18	ST	427800	597.52	273.79	871.31	897.45	924.37	952.11	980.67	1010.09	1040.39
10224031	43.9	RMA PROPERTIES II, INC	01535	E 18	ST	76400	340.66	48.90	389.56	401.25	413.28	425.68	438.45	451.61	465.16
10225005	275.5	2202 SUPERIOR LLC	02202	SUPERIOR	AVE	705300	2137.88	451.39	2589.27	2666.95	2746.96	2829.37	2914.25	3001.68	3091.73
10225008	119.33	IRON WORKERS LOCAL #17	1542-1544	E 23	ST	979600	926.00	626.94	1552.94	1599.53	1647.52	1696.94	1747.85	1800.29	1854.30
10225009	50.67	IRON WORKERS LOCAL NO. 17	01564	E 23	ST	331400	393.20	212.10	605.30	623.45	642.16	661.42	681.27	701.70	722.75
10225010	40	ELECTRICAL WORKERS BLDG INC	01590	E 23	ST	50700	310.40	32.45	342.85	353.13	363.73	374.64	385.88	397.45	409.38
10225011	80	ELECTRICAL WORKERS BLDG INC	01590	E 23	ST	472900	620.80	302.66	923.46	951.16	979.69	1009.09	1039.36	1070.54	1102.65
10225015	250.18	CC SUPERIORPARKING LLC	02209	PAYNE	AVE	154800	1941.40	99.07	2040.47	2101.68	2164.73	2229.68	2296.57	2365.46	2436.43
10225034	40	CC SUPERIORPARKING LLC	02209	E 22	ST	44100	310.40	28.22	338.62	348.78	359.25	370.02	381.12	392.56	404.33
10225036	60	BROADIA LLC	01591	E 22	ST	223500	465.60	143.04	608.64	626.90	645.71	665.08	685.03	705.58	726.75
10225037	40	CC SUPERIORPARKING LLC	01573	E 22ND	ST	44100	310.40	28.22	338.62	348.78	359.25	370.02	381.12	392.56	404.33
10225038	40	BETA UPSILON CHAPTER SIGMA	01573	E 22	ST	63800	310.40	40.83	351.23	361.77	372.62	383.80	395.31	407.17	419.39
10225041	60	MCCARTHY, TIMOTHY (CHAIRMAN) & KNOPF, GARY	01539	E 22	ST	188800	465.60	120.83	586.43	604.02	622.15	640.81	660.03	679.84	700.23
10225042	244.02	TD 2249 PAYNE LLC	02249	PAYNE	AVE	421800	1893.60	269.95	2163.55	2228.45	2295.31	2364.17	2435.09	2508.14	2583.39
10225047	1723.34	CC SUPERIOR HOLDING LLC	02130 - 2160	SUPERIOR	AVE	9989000	13373.12	6392.96	19766.08	20359.06	20969.83	21598.93	22246.90	22914.30	23601.73
10225048	344.16	RIL 2104-2110 SALLC	02104 & 02110	SUPERIOR	AVE	1600000	2670.68	1024.00	3694.68	3805.52	3919.69	4037.28	4158.40	4283.15	4411.64
10225049	100	CC SUPERIOR PARKING LLC	01565	E 22	ST	158800	776.00	101.63	877.63	903.96	931.08	959.01	987.78	1017.42	1048.94
10225050	369.71	RIL 2230 SAHOLDING LLC	02230	SUPERIOR	AVE	1011500	2868.95	647.36	3516.31	3621.80	3730.45	3842.37	3957.64	4076.37	4194.96
10225051	276.96	EMERALD DEVELOPMENT AND ECONOMIC NETWO	02219	PAYNE	AVE	1127600	2149.21	721.66	2870.87	2957.00	3045.71	3137.08	3231.19	3328.13	3427.97
10226001	361.9	2310 SUPERIOR LLC	02310	SUPERIOR	AVE	9891100	2808.34	633.02	3441.37	3544.61	3650.95	3760.48	3873.29	3989.49	4109.17
10226002	315.52	2320 SUPERIOR LLC	02320	SUPERIOR	AVE	4624400	2448.44	2959.62	5408.05	5570.29	5737.40	5909.52	6086.81	6289.41	6457.50
10226003	448.86	2400 LOFTS LLC	02400	SUPERIOR	AVE	696500	3483.15	445.76	3928.91	4046.78	4168.18	4293.23	4422.03	4554.69	4691.33
10226004	325.42	2498 SUPERIOR HOLDINGS LLC	02498	SUPERIOR	AVE	682200	2525.26	436.61	2961.87	3050.72	3142.24	3238.51	3333.61	3433.62	3536.62
10226010	150	STUDIO 25, LLC	01615	E 25	ST	622300	1164.00	398.27	1662.27	1609.14	1657.41	1707.14	1758.35	1811.10	1865.43
10226012	315.08	OZANNE CONST CO INC	01635	E 25	ST	658300	2445.02	421.31	2866.33	2952.32	3040.89	3132.12	3226.08	3322.87	3422.55
10226015	433.5	2423 PAYNE TPS LLC	2423	PAYNE	AVE	703200	3363.96	450.05	3814.01	3928.43	4046.28	4167.67	4292.70	4421.48	4554.13
10226018	709.64	CEI BUILDING LLC	1561	E 24	ST	937200	5506.81	599.81	6106.61	6289.81	6478.51	6672.86	6873.05	7079.24	7291.62
10226022	60	ACHILL PARTNERS LLC	01600	E 25	ST	156800	465.60	100.35	565.95	582.93	600.42	618.43	636.98	656.09	675.78
10226027	180.36	UNITED UNION OF ROOFERS, WATERPROOFERS &	1651	E 24	ST	173800	1399.59	111.23	1510.83	1556.15	1602.83	1650.92	1700.45	1751.46	1804.00
10226028	389.4	DISTILLATA, INC.,	270400	PAYNE	AVE	3021.74	173.06	3194.80	3290.64	3389.36	3491.04	3595.78	3703.65	3814.76	3914.76
10226030	301.24	CLEVE POLICE CREDIT UNION	1228200	PAYNE	AVE	2337.62	786.05	3123.67	3217.38	3313.90	3413.32	3515.72	3621.19	3729.83	3829.83
10226031	40	2310 SUPERIOR, LLC	01557	E 23	ST	42000	310.40	26.88	337.28	347.40	357.82	368.55	379.61	391.00	402.73
10226032	40	2310 SUPERIOR LLC	01545	E 23	ST	42000	310.40	26.88	337.28	347.40	357.82	368.55	379.61	391.00	402.73
10226033	44	2310 SUPERIOR LLC	01545	E 23	ST	43100	341.44	27.58	369.02	380.09	391.50	403.24	415.34	427.80	440.63
10226034	134	DISTILLATA CO THE	01542	E 24	ST	431100	1039.84	275.90	1315.74	1355.22	1395.87	1437.75	1480.88	1525.31	1571.07
10226035	120	THE DISTILLATA COMPANY,	01566	E 24	ST	367300	931.20	235.07	1166.27	1201.26	1237.30	1274.42	1312.63	1352.03	1392.59
10226036	80	DISTILLATA, INC.,	01608	E 24	ST	387200	620.80	247.81	868.61	894.67	921.51	949.15	977.63	1006.95	1037.16
10226037	63.2	DISTILLATA, INC.,	01608	E 24	ST	402300	490.43	257.47	747.90	770.34	793.45	811.25	841.77	867.03	893.04
10226039	249.91	THE DISTILLATA COMPANY	01608	E 23	ST	315300	1939.30	201.79	2141.09	2205.33	2271.49	2339.63	2409.82	2482.11	2556.58
10226041	79.96	DISTALLATA	1600	E 24	ST	161800	620.49	103.55	724.04	745.76	768.14	791.18	814.92	839.36	864.54
10226044	968.78	2530 SUPERIOR AVENUE LLC	02530	SUPERIOR	AVE	9615600	7517.73	6153.98	13671.72	14081.87	14504.32	14939.45	15387.64	15849.27	16324.74
Totals	22762.54					176637.31	58431.68	235068.99	242121.06	249384.69	256866.23	264572.22	272509.39	280684.67	

Ftmg Rate	Value Rate
7.76	0.00064

216 2240 ST CLAIR AVE LLC

**PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT**

City of Cleveland, Ohio
February 3rd, 2026

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, 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 within the District that abuts upon any street, alley, public road, place, boulevard, parkway, park entrance, easement, or other existing public improvement, excluding, as required by law, the Excluded Parcels (as defined herein). For the purposes hereof, the term "Excluded Parcels" includes (a) any properties owned by the federal and state governments, and (b) any properties owned by a church or by city or 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 the properties included in the proposed Cleveland Superior Arts Improvement District (as identified by permanent parcel numbers shown on the records in the Cuyahoga County Fiscal Officer's office) is set forth on the attached **EXHIBIT C**. The parcels described on **EXHIBIT C** are herein referred to as the "Included Parcels".

The District is to continue to be governed by the Cleveland Superior Arts Improvement Corporation ("SAIC"), an Ohio nonprofit corporation formed pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The Articles of Incorporation of SAIC, are attached hereto as **EXHIBIT B**. We petition the Council of the City to approve the Articles of Incorporation of SAIC.

We hereby approve the Comprehensive Services Plan of the District in the form attached as **EXHIBIT A** (the "**District Plan**"). SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on **EXHIBIT C**. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

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

The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

(1) any and all rights, benefits and privileges specified by Ohio Revised Code Sections 727.03 and 727.06 that may be deemed applicable to the District Plan which restrict these special assessments to 33-1/3% of the actual improved value of the properties as enhanced by the District Plan;

(2) any and all resolutions, ordinances and notices required for the District 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 Ohio Revised Code Sections 727.13, 727.16, 727.17, 727.24 and 727.26; and

(3) any and all irregularities and defects in the proceedings.

The undersigned property owners further request that all legislation, to the extent required to be enacted pursuant to Chapter 727 of the Ohio Revised Code to permit the District Plan to commence immediately, be enacted at one Council meeting, and hereby consent to the enactment of such legislation at one meeting.

Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.

Owner of Record:

Name: 216 2240 ST. CLAIR AVE LLC

Type of Entity (if not a natural person): Limited Liability Company

State of Incorporation/Organization (if applicable): Ohio

Name, Title and Signature of Authorized Representative of Owner

Signature:

Name: Jon J Pinney

Title (if applicable): Manager

Property Identification:

Address: 2240 St. Clair Avenue

Cuyahoga County Permanent Parcel No.: 10215014

Please refer to the enclosed instructions for signing this Petition.

AFFIDAVIT

My legal name is Jon J Pinner ("Affiant").

Being duly sworn, I hereby swear under oath that:

1. I am the (insert title of authorized representative) of Manager (insert owner/entity's name) ("Organization"), and I am duly authorized to execute the foregoing Petition on behalf of the Organization.

2. The Organization is the current owner of all of the parcels listed in the foregoing Petition regardless of any deviations or variations in the name of the titled owner listed on the land records of the County of Cuyahoga, and I am therefore authorized to execute the Petition with respect to each parcel listed in the foregoing Petition.

Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

FURTHER, AFFIANT SAYETH NAUGHT

Affiant's Signature: [Signature]
Date: 2/3/2026

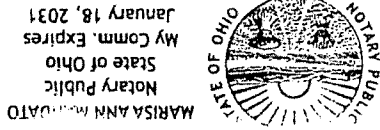
STATE OF OHIO)
) SS:
)

COUNTY OF CUYAHOGA)

SWORN TO before me and subscribed

in my presence, this 3 day of February

[Signature]
2026. Notary Public
My commission expires: 1/18/2031



2202 SUPERIOR LLC

PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT

City of Cleveland, Ohio
February 3, 2026

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, 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 within the District that abuts upon any street, alley, public road, place, boulevard, parkway, park entrance, easement, or other existing public improvement, excluding, as required by law, the Excluded Parcels (as defined herein). For the purposes hereof, the term "Excluded Parcels" includes (a) any properties owned by the federal and state governments, and (b) any properties owned by a church or by city or 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 the properties included in the proposed Cleveland Superior Arts Improvement District (as identified by permanent parcel numbers shown on the records in the Cuyahoga County Fiscal Officer's office) is set forth on the attached **EXHIBIT C**. The parcels described on **EXHIBIT C** are herein referred to as the "Included Parcels".

The District is to continue to be governed by the Cleveland Superior Arts Improvement Corporation ("SAIC"), an Ohio nonprofit corporation formed pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The Articles of Incorporation of SAIC, are attached hereto as **EXHIBIT B**. We petition the Council of the City to approve the Articles of Incorporation of SAIC.

We hereby approve the Comprehensive Services Plan of the District in the form attached as EXHIBIT A (the "District Plan"). SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on EXHIBIT C. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

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

The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

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and the passage of the assessing ordinance, including but not limited to notices authorized and required by Ohio Revised Code Sections 727.13, 727.16, 727.17, 727.24 and 727.26; and

(3) any and all irregularities and defects in the proceedings.

The undersigned property owners further request that all legislation, to the extent required to be enacted pursuant to Chapter 727 of the Ohio Revised Code to permit the District Plan to commence immediately, be enacted at one Council meeting, and hereby consent to the enactment of such legislation at one meeting.

Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.

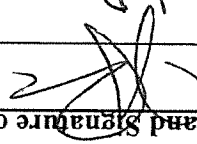
Owner of Record:

Name: 2202 SUPERIOR LLC

Type of Entity (if not a natural person): Limited liability company

State of Incorporation/Organization (if applicable): Ohio

Name, Title and Signature of Authorized Representative of Owner

Signature: 

Name: Jon J. Finney

Title (if applicable): Manager

Property Identification:

Address: 2202 Superior Avenue

Cuyahoga County Permanent Parcel No.: 10225005

Please refer to the enclosed instructions for signing this Petition.

AFFIDAVIT

My legal name is Jon J. Rinney ("Affiant").

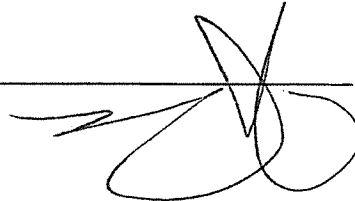
Being duly sworn, I hereby swear under oath that:

1. I am the (insert title of authorized representative) of Manager (insert owner/entity's name) (the "Organization"), and I am duly authorized to execute the foregoing Petition on behalf of the Organization.

2. The Organization is the current owner of all of the parcels listed in the foregoing Petition regardless of any deviations or variations in the name of the titled owner listed on the land records of the County of Cuyahoga, and I am theretofore authorized to execute the Petition with respect to each parcel listed in the foregoing Petition.

Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

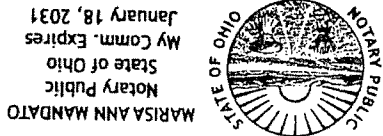
FURTHER, AFFIANT SAYETH NAUGHT



Affiant's Signature: _____ Date: 2/3/2020

STATE OF OHIO

()
() SS:
() COUNTY OF CUYAHOGA



SWORN TO before me and subscribed in my presence, this 3 day of February

2020. Notary Public [Signature]
My commission expires: 1/18/2031

2423 PAYNE TPS LLC

**TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT
PETITION**

City of Cleveland, Ohio
February 3, 2026

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, 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 within the District that abuts upon any street, alley, public road, place, boulevard, parkway, park entrance, easement, or other existing public improvement, excluding, as required by law, the Excluded Parcels (as defined herein). For the purposes hereof, the term "Excluded Parcels" includes (a) any properties owned by the federal and state governments, and (b) any properties owned by a church or by city or county governments, unless the church or city or county specifically requested in writing that its designated property be included in the District.

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The District is to continue to be governed by the Cleveland Superior Arts Improvement Corporation ("SAIC"), an Ohio nonprofit corporation formed pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The Articles of Incorporation of SAIC, are attached hereto as **EXHIBIT B**. We petition the Council of the City to approve the Articles of Incorporation of SAIC.

We hereby approve the Comprehensive Services Plan of the District in the form attached as **EXHIBIT A** (the "District Plan"). SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on **EXHIBIT C**. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

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Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.

Owner of Record:

Name: 2423 PAYNE TPS LLC

Type of Entity (if not a natural person): Limited liability company

State of Incorporation/Organization (if applicable): Ohio

Name, Title and Signature of Authorized Representative of Owner

Signature: 

Name: Jon J. Pinney

Title (if applicable): Manager

Property Identification:

Address: 2423 Payne Avenue

Cuyahoga County Permanent Parcel No.: 10226015

2530 SUPERIOR AVENUE LLC

**PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT**

City of Cleveland, Ohio
February 3, 2026

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

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We hereby approve the Comprehensive Services Plan of the District in the form attached as EXHIBIT A (the "District Plan"). SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

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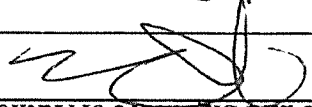
Owner of Record:

Name: 2530 SUPEROR AVENUE LLC

Type of Entity (if not a natural person): Limited liability company

State of Incorporation/Organization (if applicable): OH:O

Name, Title and Signature of Authorized Representative of Owner

Signature: 

Name: Jon S. Finney

Title (if applicable): Manager

Property Identification:

Address: 2530 Superior Avenue

Cuyahoga County Permanent Parcel No.: 10226044

Please refer to the enclosed instructions for signing this Petition.

AFFIDAVIT

My legal name is Jon J. Pinney ("Affiant").

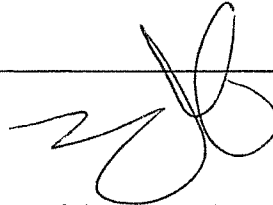
Being duly sworn, I hereby swear under oath that:

1. I am the Manager (insert title of authorized representative) of _____ (insert owner/entity's name) (the "Organization"), and I am duly authorized to execute the foregoing Petition on behalf of the Organization.

2. The Organization is the current owner of all of the parcels listed in the foregoing Petition regardless of any deviations or variations in the name of the titled owner listed on the land records of the County of Cuyahoga, and I am therefore authorized to execute the Petition with respect to each parcel listed in the foregoing Petition.

Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

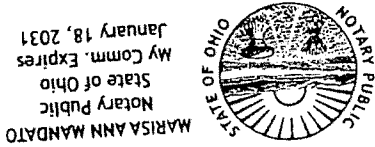
FURTHER, AFFIANT SAYETH NAUGHT



Affiant's Signature: _____ Date: 2/3/2020

STATE OF OHIO

)
) SS:
) COUNTY OF CUYAHOGA



SWORN TO before me and subscribed in my presence, this 3 day of February

2026. Notary Public Mr. A. N.
My commission expires: 1/18/2031

CC SUPERIOR HOLDING LLC

PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT

City of Cleveland, Ohio
February 3rd, 2026

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, 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 within the District that abuts upon any street, alley, public road, place, boulevard, parkway, park entrance, easement, or other existing public improvement, excluding, as required by law, the Excluded Parcels (as defined herein). For the purposes hereof, the term "Excluded Parcels" includes (a) any properties owned by the federal and state governments, and (b) any properties owned by a church or by city or 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 the properties included in the proposed Cleveland Superior Arts Improvement District (as identified by permanent parcel numbers shown on the records in the Cuyahoga County Fiscal Officer's office) is set forth on the attached **EXHIBIT C**. The parcels described on **EXHIBIT C** are herein referred to as the "Included Parcels".

The District is to continue to be governed by the Cleveland Superior Arts Improvement Corporation ("SAIC"), an Ohio nonprofit corporation formed pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The Articles of Incorporation of SAIC, are attached hereto as **EXHIBIT B**. We petition the Council of the City to approve the Articles of Incorporation of SAIC.

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We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on **EXHIBIT C**. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

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

The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

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Owner of Record:

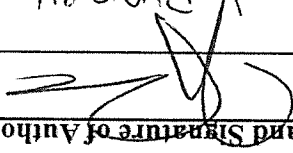
Name: CC SUPERIOR HOLDING LLC

Type of Entity (if not a natural person): Limited Liability Company

State of Incorporation/Organization (if applicable): Ohio

Name, Title and Signature of Authorized Representative of Owner

Signature:



Name:

Jan V Pinnerly

Title (if applicable):

manager

Property Identification:

Address: 2130-2160 Superior Avenue

Cuyahoga County Permanent Parcel No.: 10225047

CC SUPERIOR PARKING LLC

PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT

City of Cleveland, Ohio
February 3, 2026

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, 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 within the District that abuts upon any street, alley, public road, place, boulevard, parkway, park entrance, easement, or other existing public improvement, excluding, as required by law, the Excluded Parcels (as defined herein). For the purposes hereof, the term "Excluded Parcels" includes (a) any properties owned by the federal and state governments, and (b) any properties owned by a church or by city or county governments, unless the church or city or county specifically requested in writing that its designated property be included in the District.

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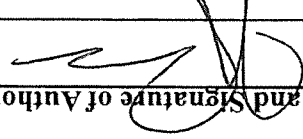
Owner of Record:

Name: CC SUPERIOR PARKING LLC

Type of Entity (if not a natural person): Limited liability company

State of Incorporation/Organization (if applicable): Ohio

Name, Title and Signature of Authorized Representative of Owner

Signature: 

Name: Jon J. Rinney

Title (if applicable): Manager

Property Identification:

Address: 2209 Payne Avenue, E 22 Street, 1565 E 22 Street

Cuyahoga County Permanent Parcel No.: 10225015, 10225034, 10225037, 10225049

RJL 1434 E24TH ST LLC

**PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT**

City of Cleveland, Ohio
February 3rd, 2026

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

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

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Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.

Owner of Record:

Name: R/L 1434 E24TH ST LLC

Type of Entity (if not a natural person): Limited Liability Company

State of Incorporation/Organization (if applicable): Ohio

Name, Title and Signature of Authorized Representative of Owner

Signature: 

Name: Jon J Pinner

Title (if applicable): Manager

Property Identification:

Address: 1426 East 24th Street; 1434-1448 East 24th Street

Cuyahoga County Permanent Parcel No.: 10216042, 10216043, 10216044, 10216083

RLL 1445 E 247H STREET LLC

**PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT**

City of Cleveland, Ohio
February 3, 2026

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, for the purpose of developing and implementing plans for public improvements and public services that benefit the District.

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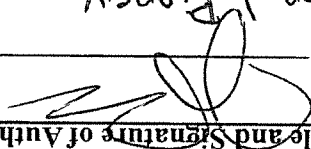
Owner of Record:

Name: R/JL 1445 E24TH STREET LLC

Type of Entity (if not a natural person): Limited liability company

State of Incorporation/Organization (if applicable): Ohio

Name, Title and Signature of Authorized Representative of Owner

Signature: 

Name: Jon J. Finney

Title (if applicable): Manager

Property Identification:

Address: 1445 E 24th Street

Cuyahoga County Permanent Parcel No.: 10216057

Please refer to the enclosed instructions for signing this Petition.

AFFIDAVIT

My legal name is Jon J. Pinsky ("Affiant").

Being duly sworn, I hereby swear under oath that:

1. I am the Manager (insert title of authorized representative) of _____ (insert owner/entity's name) (the "Organization"), and I am duly authorized to execute the foregoing Petition on behalf of the Organization.

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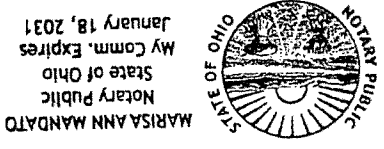
FURTHER, AFFIANT SAYETH NAUGHT



Affiant's Signature: _____ Date: 2/3/2026

STATE OF OHIO

)
) SS:
) COUNTY OF CUYAHOGA



SWORN TO before me and subscribed in my presence, this 3 day of February

2026. Notary Public M. A. M.
My commission expires: 1/18/2031

RUL 2104-2110 SA LLC

PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT

City of Cleveland, Ohio
February 5th, 2026

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

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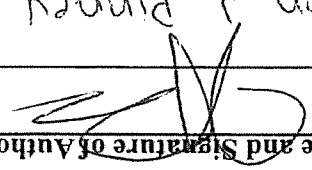
Owner of Record:

Name: RJL 2104-2110 SALLC

Type of Entity (if not a natural person): Limited Liability Company

State of Incorporation/Organization (if applicable): Ohio

Name, Title and Signature of Authorized Representative of Owner

Signature: 

Name: Jon J Pinner

Title (if applicable): Manager

Property Identification:

Address: 2104 & 2110 Superior Avenue

Cuyahoga County Permanent Parcel No.: 10225048

Please refer to the enclosed instructions for signing this Petition.

AFFIDAVIT

My legal name is Jon J Finney ("Affiant").

Being duly sworn, I hereby swear under oath that:

1. I am the (insert title of authorized representative) of Mary Ger (insert owner/entity's name) (the "Organization"), and I am duly authorized to execute the foregoing Petition on behalf of the Organization.

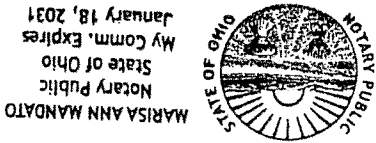
2. The Organization is the current owner of all of the parcels listed in the foregoing Petition regardless of any deviations or variations in the name of the titled owner listed on the land records of the County of Cuyahoga, and I am therefore authorized to execute the Petition with respect to each parcel listed in the foregoing Petition.

Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

FURTHER, AFFIANT SAYETH NAUGHT

Affiant's Signature: [Handwritten Signature]
Date: 2/3/2021

STATE OF OHIO)
) SS:)
) COUNTY OF CUYAHOGA)



SWORN TO before me and subscribed in my presence, this 3 day of February

[Handwritten Signature] 2026. Notary Public

My commission expires: 1/18/2031

RJL 2230 SA HOLDING LLC

**PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT**

City of Cleveland, Ohio
February 3, 2026

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, 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 within the District that abuts upon any street, alley, public road, place, boulevard, parkway, park entrance, easement, or other existing public improvement, excluding, as required by law, the Excluded Parcels (as defined herein). For the purposes hereof, the term "Excluded Parcels" includes (a) any properties owned by the federal and state governments, and (b) any properties owned by a church or by city or 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 the properties included in the proposed Cleveland Superior Arts Improvement District (as identified by permanent parcel numbers shown on the records in the Cuyahoga County Fiscal Officer's office) is set forth on the attached **EXHIBIT C**. The parcels described on **EXHIBIT C** are herein referred to as the "Included Parcels".

The District is to continue to be governed by the Cleveland Superior Arts Improvement Corporation ("SAIC"), an Ohio nonprofit corporation formed pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The Articles of Incorporation of SAIC, are attached hereto as **EXHIBIT B**. We petition the Council of the City to approve the Articles of Incorporation of SAIC.

We hereby approve the Comprehensive Services Plan of the District in the form attached as **EXHIBIT A** (the "**District Plan**"). SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on **EXHIBIT C**. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

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

The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

(1) any and all rights, benefits and privileges specified by Ohio Revised Code Sections 727.03 and 727.06 that may be deemed applicable to the District Plan which restrict these special assessments to 33-1/3% of the actual improved value of the properties as enhanced by the District Plan;

(2) any and all resolutions, ordinances and notices required for the District 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 Ohio Revised Code Sections 727.13, 727.16, 727.17, 727.24 and 727.26; and

(3) any and all irregularities and defects in the proceedings.

The undersigned property owners further request that all legislation, to the extent required to be enacted pursuant to Chapter 727 of the Ohio Revised Code to permit the District Plan to commence immediately, be enacted at one Council meeting, and hereby consent to the enactment of such legislation at one meeting.

Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.

Owner of Record:

Name: RJL 2230 SA HOLDING LLC

Type of Entity (if not a natural person): Limited liability company

State of Incorporation/Organization (if applicable): Ohio

Name, Title and Signature of Authorized Representative of Owner

Signature: 

Name: Jon S. Finney

Title (if applicable): Manager

Property Identification:

Address: 2230 Superior Avenue

Cuyahoga County Permanent Parcel No.: 10225050

Please refer to the enclosed instructions for signing this Petition.

AFFIDAVIT

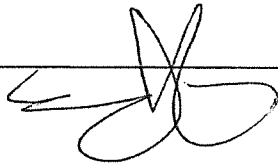
My legal name is Jon J. Rinney ("Affiant").

Being duly sworn, I hereby swear under oath that:

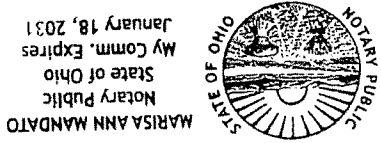
1. I am the (insert title of authorized representative) of Manager (insert owner/entity's name) (the "Organization"), and I am duly authorized to execute the foregoing Petition on behalf of the Organization.
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Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

FURTHER, AFFIANT SAYETH NAUGHT

Affiant's Signature:  Date: 2/3/2026

STATE OF OHIO)
) SS:)
) COUNTY OF CUYAHOGA)
SWORN TO before me and subscribed)
in my presence, this 3 day of February
2026. Notary Public M a n
My commission expires: 1/18/2031



RJL 2343 SA LLC

**PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT**

City of Cleveland, Ohio
February 3, 2026

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, 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 within the District that abuts upon any street, alley, public road, place, boulevard, parkway, park entrance, easement, or other existing public improvement, excluding, as required by law, the Excluded Parcels (as defined herein). For the purposes hereof, the term "Excluded Parcels" includes (a) any properties owned by the federal and state governments, and (b) any properties owned by a church or by city or 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 the properties included in the proposed Cleveland Superior Arts Improvement District (as identified by permanent parcel numbers shown on the records in the Cuyahoga County Fiscal Officer's office) is set forth on the attached **EXHIBIT C**. The parcels described on **EXHIBIT C** are herein referred to as the "Included Parcels".

The District is to continue to be governed by the Cleveland Superior Arts Improvement Corporation ("SAIC"), an Ohio nonprofit corporation formed pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The Articles of Incorporation of SAIC, are attached hereto as **EXHIBIT B**. We petition the Council of the City to approve the Articles of Incorporation of SAIC.

We hereby approve the Comprehensive Services Plan of the District in the form attached as **EXHIBIT A** (the "District Plan"). SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on **EXHIBIT C**. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

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

The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

(1) any and all rights, benefits and privileges specified by Ohio Revised Code Sections 727.03 and 727.06 that may be deemed applicable to the District Plan which restrict these special assessments to 33-1/3% of the actual improved value of the properties as enhanced by the District Plan;

(2) any and all resolutions, ordinances and notices required for the District 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 Ohio Revised Code Sections 727.13, 727.16, 727.17, 727.24 and 727.26; and

(3) any and all irregularities and defects in the proceedings.

The undersigned property owners further request that all legislation, to the extent required to be enacted pursuant to Chapter 727 of the Ohio Revised Code to permit the District Plan to commence immediately, be enacted at one Council meeting, and hereby consent to the enactment of such legislation at one meeting.

Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.

Owner of Record:

Name: R/L 2343 SA LLC

Type of Entity (if not a natural person): Limited Liability Company

State of Incorporation/Organization (if applicable): Ohio

Name, Title and Signature of Authorized Representative of Owner

Signature: _____
Name: Jon J Pimney

Title (if applicable): manager

Property Identification:

Address: 2343 Superior Avenue

Cuyahoga County Permanent Parcel No.: 10216040

Please refer to the enclosed instructions for signing this Petition.

AFFIDAVIT

My legal name is Jon J Pinney ("Affiant").

Being duly sworn, I hereby swear under oath that:

1. I am the (insert title of authorized representative) of Manager (insert owner/entity's name) (the "Organization"), and I am duly authorized to execute the foregoing Petition on behalf of the Organization.

2. The Organization is the current owner of all of the parcels listed in the foregoing Petition regardless of any deviations or variations in the name of the titled owner listed on the land records of the County of Cuyahoga, and I am theretofore authorized to execute the Petition with respect to each parcel listed in the foregoing Petition.

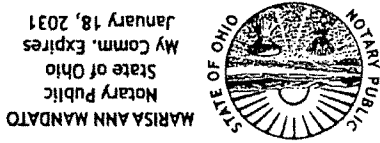
Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

FURTHER, AFFIANT SAYETH NAUGHT

Affiant's Signature: _____ Date: 2/3/2026

STATE OF OHIO

)
) SS:
) COUNTY OF CUYAHOGA



SWORN TO before me and subscribed in my presence, this 3 day of February 2026. Notary Public

My commission expires: 1/18/2026

TD 1387 E 24TH ST LLC

**PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT**

City of Cleveland, Ohio
February 3, 2026

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, 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 within the District that abuts upon any street, alley, public road, place, boulevard, parkway, park entrance, easement, or other existing public improvement, excluding, as required by law, the Excluded Parcels (as defined herein). For the purposes hereof, the term "Excluded Parcels" includes (a) any properties owned by the federal and state governments, and (b) any properties owned by a church or by city or 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 the properties included in the proposed Cleveland Superior Arts Improvement District (as identified by permanent parcel numbers shown on the records in the Cuyahoga County Fiscal Officer's office) is set forth on the attached **EXHIBIT C**. The parcels described on **EXHIBIT C** are herein referred to as the "Included Parcels".

The District is to continue to be governed by the Cleveland Superior Arts Improvement Corporation ("SAIC"), an Ohio nonprofit corporation formed pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The Articles of Incorporation of SAIC, are attached hereto as **EXHIBIT B**. We petition the Council of the City to approve the Articles of Incorporation of SAIC.

We hereby approve the Comprehensive Services Plan of the District in the form attached as **EXHIBIT A** (the "**District Plan**"). SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on **EXHIBIT C**. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

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The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

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and the passage of the assessing ordinance, including but not limited to notices authorized and required by Ohio Revised Code Sections 727.13, 727.16, 727.17, 727.24 and 727.26; and

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The undersigned property owners further request that all legislation, to the extent required to be enacted pursuant to Chapter 727 of the Ohio Revised Code to permit the District Plan to commence immediately, be enacted at one Council meeting, and hereby consent to the enactment of such legislation at one meeting.

Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.

Owner of Record:

Name: TD 1387 E24TH ST LLC

Type of Entity (if not a natural person): Limited liability company

State of Incorporation/Organization (if applicable): Ohio

Name, Title and Signature of Authorized Representative of Owner

Signature: 

Name: Jon J. Pinney

Title (if applicable): Manager

Property Identification:

Address: 1387 - 1425 East 24th Street

Cuyahoga County Permanent Parcel No.: 10216048, 10216049, 10216050, 10216053, 10216054, 10216055; 10216084, 10216085, 10216086, 10216087

Please refer to the enclosed instructions for signing this Petition.

AFFIDAVIT

My legal name is Jon J. Pinney ("Affiant").

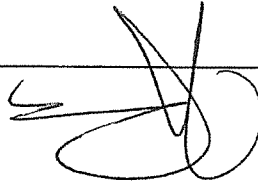
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2. The Organization is the current owner of all of the parcels listed in the foregoing Petition regardless of any deviations or variations in the name of the titled owner listed on the land records of the County of Cuyahoga, and I am theretofore authorized to execute the Petition with respect to each parcel listed in the foregoing Petition.

Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

FURTHER, AFFIANT SAYETH NAUGHT



Affiant's Signature: _____ Date: 2/3/2026

STATE OF OHIO

)
) SS:
)

COUNTY OF CUYAHOGA

SWORN TO before me and subscribed

in my presence, this 3 day of February

2026. Notary Public M.A. N
My commission expires: 1/16/2031

TD 2249 PAYNE LLC

PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT

City of Cleveland, Ohio
February 3rd, 2026

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, for the purpose of developing and implementing plans for public improvements and public services that benefit the District.

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The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

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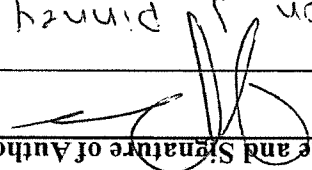
Owner of Record:

Name: TD 2249 PAYNE LLC

Type of Entity (if not a natural person): Limited Liability Company

State of Incorporation/Organization (if applicable): Ohio

Name, Title and Signature of Authorized Representative of Owner

Signature: 

Name: Jon J Dimery

Title (if applicable): Manager

Property Identification:

Address: 2249 Payne Avenue

Cuyahoga County Permanent Parcel No.: 10225042

Please refer to the enclosed instructions for signing this Petition.

AFFIDAVIT

My legal name is Jon J Pinney ("Affiant").

Being duly sworn, I hereby swear under oath that:

1. I am the manager (insert title of authorized representative) of _____ (insert owner/entity's name) (the "Organization"), and I am duly authorized to execute the foregoing Petition on behalf of the Organization.

2. The Organization is the current owner of all of the parcels listed in the foregoing Petition regardless of any deviations or variations in the name of the titled owner listed on the land records of the County of Cuyahoga, and I am therefore authorized to execute the Petition with respect to each parcel listed in the foregoing Petition.

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Affiant's Signature: 
Date: 2/3/2026

STATE OF OHIO

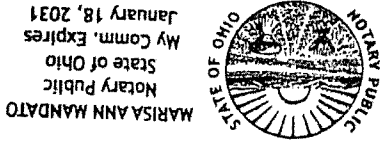
)
) SS:
) COUNTY OF CUYAHOGA

SWORN TO before me and subscribed

in my presence, this 3 day of February,

 2026. Notary Public

My commission expires: 11/18/2031



TD 2331 SA LLC

PETITION

**TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT**

City of Cleveland, Ohio
February 3rd, 2026

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

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The District is to continue to be governed by the Cleveland Superior Arts Improvement Corporation ("SAIC"), an Ohio nonprofit corporation formed pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The Articles of Incorporation of SAIC, are attached hereto as **EXHIBIT B**. We petition the Council of the City to approve the Articles of Incorporation of SAIC.

We hereby approve the Comprehensive Services Plan of the District in the form attached as **EXHIBIT A** (the "District Plan"). SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on **EXHIBIT C**. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

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

The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

(1) any and all rights, benefits and privileges specified by Ohio Revised Code Sections 727.03 and 727.06 that may be deemed applicable to the District Plan which restrict these special assessments to 33-1/3% of the actual improved value of the properties as enhanced by the District Plan;

(2) any and all resolutions, ordinances and notices required for the District 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 Ohio Revised Code Sections 727.13, 727.16, 727.17, 727.24 and 727.26; and

(3) any and all irregularities and defects in the proceedings.

The undersigned property owners further request that all legislation, to the extent required to be enacted pursuant to Chapter 727 of the Ohio Revised Code to permit the District Plan to commence immediately, be enacted at one Council meeting, and hereby consent to the enactment of such legislation at one meeting.

Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.

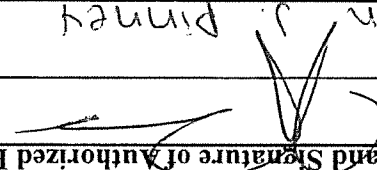
Owner of Record:

Name: TD 2331 SA LLC

Type of Entity (if not a natural person): Limited Liability Company

State of Incorporation/Organization (if applicable): Ohio

Name, Title and Signature of Authorized Representative of Owner

Signature: 

Name: Jon J. Pinner

Title (if applicable): manager

Property Identification:

Address: 2331 Superior Avenue

Cuyahoga County Permanent Parcel No.: 10215048, 10216041

Please refer to the enclosed instructions for signing this Petition.

AFFIDAVIT

My legal name is Jer J Pinney ("Affiant").

Being duly sworn, I hereby swear under oath that:

1. I am the manager (insert title of authorized representative) of _____ (insert owner/entity's name) (the "Organization"), and I am duly authorized to execute the foregoing Petition on behalf of the Organization.

2. The Organization is the current owner of all of the parcels listed in the foregoing Petition regardless of any deviations or variations in the name of the titled owner listed on the land records of the County of Cuyahoga, and I am therefore authorized to execute the Petition with respect to each parcel listed in the foregoing Petition.

Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

FURTHER, AFFIANT SAYETH NAUGHT

Affiant's Signature:

Date: 2/3/2026

STATE OF OHIO

)
) SS:
)
COUNTY OF CUYAHOGA

SWORN TO before me and subscribed

in my presence, this 3 day of February

2026. Notary Public M. M.

My commission expires: 1/18/2031

MARISA ANN MANDATO
Notary Public
State of Ohio
My Comm. Expires
January 18, 2031



The District is to continue to be governed by the Cleveland Superior Arts Improvement Corporation ("SAIC"), an Ohio nonprofit corporation formed pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The Articles of Incorporation of SAIC, are attached hereto as **EXHIBIT B**. We petition the Council of the City to approve the Articles of Incorporation of SAIC.

A list of all the properties included in the proposed Cleveland Superior Arts Improvement District (as identified by permanent parcel numbers shown on the records in the Cuyahoga County Fiscal Officer's office) is set forth on the attached **EXHIBIT C**. The parcels described on **EXHIBIT C** are herein referred to as the "Included Parcels".

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The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, for the purpose of developing and implementing plans for public improvements and public services that benefit the District.

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

City of Cleveland, Ohio
February 3, 2026

PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT

TD 2435 SA LLC

We hereby approve the Comprehensive Services Plan of the District in the form attached as **EXHIBIT A** (the "**District Plan**"). SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on **EXHIBIT C**. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

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

The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

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and the passage of the assessing ordinance, including but not limited to notices authorized and required by Ohio Revised Code Sections 727.13, 727.16, 727.17, 727.24 and 727.26; and

(3) any and all irregularities and defects in the proceedings.

The undersigned property owners further request that all legislation, to the extent required to be enacted pursuant to Chapter 727 of the Ohio Revised Code to permit the District Plan to commence immediately, be enacted at one Council meeting, and hereby consent to the enactment of such legislation at one meeting.

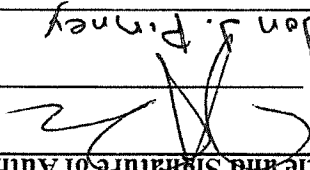
Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.

Owner of Record:

Name: TD 2435 SA LLC

Type of Entity (if not a natural person): Limited liability company

State of Incorporation/Organization (if applicable): Ohio

Name, Title and Signature of Authorized Representative of Owner
Signature: 
Name: Jon S. Pinney
Title (if applicable): Manager

Property Identification:

Address: 2435 Superior Avenue

Cuyahoga County Permanent Parcel No.: 10216092, 10216093

The District is to continue to be governed by the Cleveland Superior Arts Improvement Corporation ("SAIC"), an Ohio nonprofit corporation formed pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The Articles of Incorporation of SAIC, are attached hereto as **EXHIBIT B**. We petition the Council of the City to approve the Articles of Incorporation of SAIC.

A list of all the properties included in the proposed Cleveland Superior Arts Improvement District (as identified by permanent parcel numbers shown on the records in the Cuyahoga County Fiscal Officer's office) is set forth on the attached **EXHIBIT C**. The parcels described on **EXHIBIT C** are herein referred to as the "Included Parcels".

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The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, for the purpose of developing and implementing plans for public improvements and public services that benefit the District.

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

City of Cleveland, Ohio
February 3rd, 2026

PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT

TD 2501 SA LLC

We hereby approve the Comprehensive Services Plan of the District in the form attached as **EXHIBIT A** (the "District Plan"). SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on **EXHIBIT C**. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

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

The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

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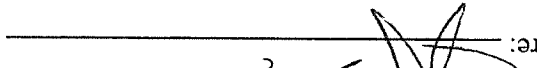
Owner of Record:

Name: TD 2501 SA LLC

Type of Entity (if not a natural person): Limited Liability Company

State of Incorporation/Organization (if applicable): Ohio

Name, Title and Signature of Authorized Representative of Owner

Signature: 

Name: Jon J Pinner

Title (if applicable): Manager

Property Identification:

Address: 1439 E 24th Street; 2501 Superior Avenue

Cuyahoga County Permanent Parcel No.: 10216056, 10216094

CLEVELAND SUPERDR LLC

**PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT**

City of Cleveland, Ohio
February 3, 2026

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, for the purpose of developing and implementing plans for public improvements and public services that benefit the District.

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We hereby approve the Comprehensive Services Plan of the District in the form attached as **EXHIBIT A** (the "**District Plan**"). SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on **EXHIBIT C**. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

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

The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

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and the passage of the assessing ordinance, including but not limited to notices authorized and required by Ohio Revised Code Sections 727.13, 727.16, 727.17, 727.24 and 727.26; and

(3) any and all irregularities and defects in the proceedings.

The undersigned property owners further request that all legislation, to the extent required to be enacted pursuant to Chapter 727 of the Ohio Revised Code to permit the District Plan to commence immediately, be enacted at one Council meeting, and hereby consent to the enactment of such legislation at one meeting.

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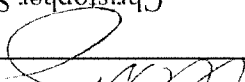
Owner of Record:

Name: CLEVELAND SUPERIOR LLC

Type of Entity (if not a natural person): Limited Liability Company

State of Incorporation/Organization (if applicable): Ohio

Name, Title and Signature of Authorized Representative of Owner

Signature: 

Name: Christopher S. Semarian

Title (if applicable): Manager

Property Identification:

Address: 1801 Superior Avenue

Cuyahoga County Permanent Parcel No.: 10208054

Please refer to the enclosed instructions for signing this Petition.

AFFIDAVIT

My legal name is Christopher S. Semarjian ("Affiant").

Being duly sworn, I hereby swear under oath that:

1. I am the Manager of

Cleveland Superior LLC (the "Organization"), and I am duly authorized to execute the foregoing Petition on behalf of the Organization.

2. The Organization is the current owner of all of the parcels listed in the foregoing Petition regardless of any deviations or variations in the name of the titled owner listed on the land records of the County of Cuyahoga, and I am therefore authorized to execute the Petition with respect to each parcel listed in the foregoing Petition.

Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

FURTHER, AFFIANT SAYETH NAUGHT

Affiant's Signature: _____



Date: 2/3/2025

STATE OF OHIO

()
() SS:
() COUNTY OF CUYAHOGA



JEANNIE TAMBINI
Notary Public, State of Ohio
My Commission Expires
JUNE 17, 2030

SWORN TO before me and subscribed
in my presence, this 3 day of February

2026. Notary Public
Jeannie Tambini

My commission expires: June 17 2030

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.

1. CORPORATION:

- a. Please indicate the exact name of the corporation, and indicate the state of incorporation.
- b. Note: Only an authorized officer of the corporation can execute this Petition. Below the name of the person who executes the document for the corporation, please state his/her title; i.e. whether the person is President, Vice President, Treasurer or Secretary, etc. of the corporation.

2. GENERAL PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a partner of the general partnership can execute this Petition. Below the name of the person who executes the document for the partnership, please state his/her title as Partner.

3. LIMITED PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- c. Note: Only a general partner, or an authorized officer of a general partner, can execute this Petition. Below the name of the person who executes the document for the limited partnership, please state his/her title.

4. LIMITED LIABILITY COMPANY:

- a. Please indicate the exact name of the limited liability company, and indicate the state of organization.
- d. Note: Only a Managing Member, or an authorized officer of a Managing Member, or an authorized Manager, can execute this Petition. Below the name of the person who executes the document for the limited liability company, please state his/her title.

5. TRUST:

- a. Please indicate the full name of the Trust, and indicate the date of the Trust Agreement.
- b. Note: Only a Trustee of the Trust can execute this Petition. Next to the name of the person who executes the document for the Trust, please state his/her title as Trustee.

2101 SUPERIOR OWNER LLC

**PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT**

City of Cleveland, Ohio
_____, 2026

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, 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 within the District that abuts upon any street, alley, public road, place, boulevard, parkway, park entrance, easement, or other existing public improvement, excluding, as required by law, the Excluded Parcels (as defined herein). For the purposes hereof, the term "Excluded Parcels" includes (a) any properties owned by the federal and state governments, and (b) any properties owned by a church or by city or county governments, unless the church or city or county specifically requested in writing that its designated property be included in the District.

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Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.

Owner of Record:

Name: 2101 Superior Owner, LLC

Type of Entity (if not a natural person): LLC

State of Incorporation/Organization (if applicable): Ohio

Name, Title and Signature of Authorized Representative of Owner

2101 Superior Owner, LLC

By: 2101 Superior Avenue, LLC, its managing member by Dev X, LLC, its manager

Signature:



Name: Brian D. Cappelli

Title (if applicable): President of Real Estate

Property Identification:

Address: 2101 Superior Avenue

12/10



MARIANNE R. COHEN
Attorney at Law
NOTARY PUBLIC, STATE OF OHIO
My commission has no expiration date
Section 147.03 O.R.C.

My commission expires: _____
Notary Public

Marianne R. Cohen

SWORN TO before me and subscribed in my presence, this 9th day of February, 2026.

STATE OF OHIO)
(SS:)
(COUNTY OF CUYAHOGA)

Affiant's Signature: *Brian D. Cappelli* Date: 2/9/2026

MC

FURTHER, AFFIANT SAYETH NAUGHT

Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

1. I am the President of Real Estate Dev X, LLC, the manager of 2101 Superior Avenue, LLC managing member of 2101 Superior Owner, LLC (the "Organization"), and I am duly authorized to execute the foregoing Petition on behalf of the Organization.
2. The Organization is the current owner of all of the parcels listed in the foregoing Petition regardless of any deviations or variations in the name of the titled owner listed on the land records of the County of Cuyahoga, and I am therefore authorized to execute the Petition with respect to each parcel listed in the foregoing Petition.

Being duly sworn, I hereby swear under oath that:
My legal name is Brian D. Cappelli ("Affiant").

AFFIDAVIT

Please refer to the enclosed instructions for signing this Petition.

Cuyahoga County Permanent Parcel No.: 10215058

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.

1. CORPORATION:

- a. Please indicate the exact name of the corporation, and indicate the state of incorporation.
- b. Note: Only an authorized officer of the corporation can execute this Petition. Below the name of the person who executes the document for the corporation, please state his/her title; i.e. whether the person is President, Vice President, Treasurer or Secretary, etc. of the corporation.

2. GENERAL PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a partner of the general partnership can execute this Petition. Below the name of the person who executes the document for the partnership, please state his/her title as Partner.

3. LIMITED PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- c. Note: Only a general partner, or an authorized officer of a general partner, can execute this Petition. Below the name of the person who executes the document for the limited partnership, please state his/her title.

4. LIMITED LIABILITY COMPANY:

- a. Please indicate the exact name of the limited liability company, and indicate the state of organization.
- d. Note: Only a Managing Member, or an authorized officer of a Managing Member, or an authorized Manager, can execute this Petition. Below the name of the person who executes the document for the limited liability company, please state his/her title.

5. TRUST:

- a. Please indicate the full name of the Trust, and indicate the date of the Trust Agreement.
- b. Note: Only a Trustee of the Trust can execute this Petition. Next to the name of the person who executes the document for the Trust, please state his/her title as Trustee.

ROCKWELL PARKING LLC

**PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT**

City of Cleveland, Ohio
_____, 2026

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, 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 within the District that abuts upon any street, alley, public road, place, boulevard, parkway, park entrance, easement, or other existing public improvement, excluding, as required by law, the Excluded Parcels (as defined herein). For the purposes hereof, the term "Excluded Parcels" includes (a) any properties owned by the federal and state governments, and (b) any properties owned by a church or by city or 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 the properties included in the proposed Cleveland Superior Arts Improvement District (as identified by permanent parcel numbers shown on the records in the Cuyahoga County Fiscal Officer's office) is set forth on the attached **EXHIBIT C**. The parcels described on **EXHIBIT C** are herein referred to as the "Included Parcels".

The District is to continue to be governed by the Cleveland Superior Arts Improvement Corporation ("SAIC"), an Ohio nonprofit corporation formed pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The Articles of Incorporation of SAIC, are attached hereto as **EXHIBIT B**. We petition the Council of the City to approve the Articles of Incorporation of SAIC.

We hereby approve the Comprehensive Services Plan of the District in the form attached as **EXHIBIT A** (the "District Plan"). SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on **EXHIBIT C**. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

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

The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

(1) any and all rights, benefits and privileges specified by Ohio Revised Code Sections 727.03 and 727.06 that may be deemed applicable to the District Plan which restrict these special assessments to 33-1/3% of the actual improved value of the properties as enhanced by the District Plan;

(2) any and all resolutions, ordinances and notices required for the District 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 Ohio Revised Code Sections 727.13, 727.16, 727.17, 727.24 and 727.26; and

(3) any and all irregularities and defects in the proceedings.

The undersigned property owners further request that all legislation, to the extent required to be enacted pursuant to Chapter 727 of the Ohio Revised Code to permit the District Plan to commence immediately, be enacted at one Council meeting, and hereby consent to the enactment of such legislation at one meeting.

Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.

Owner of Record:

Name: ROCKWELL PARKING LLC

Type of Entity (if not a natural person): LLC

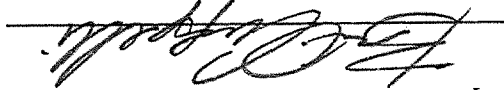
State of Incorporation/Organization (if applicable): Ohio

Name, Title and Signature of Authorized Representative of Owner

ROCKWELL PARKING LLC

By: 2101 Superior Avenue, LLC, its sole member, by Dev X, LLC, its manager

Signature:



Name: Brian D. Cappell

Title (if applicable): President of Real Estate

Property Identification:

Address: Rockwell Avenue

Cuyahoga County Permanent Parcel No.: 10215056, 10215057

Map

Please refer to the enclosed instructions for signing this Petition.

AFFIDAVIT

My legal name is Brian D. Cappelli ("Affiant").

Being duly sworn, I hereby swear under oath that:

1. I am the President of Real Estate of Dev X, LLC, which is the manager of 2101 Superior Avenue, LLC, the sole member of Rockwell Parking LLC (the "Organization"), and I am duly authorized to execute the foregoing Petition on behalf of the Organization.

2. The Organization is the current owner of all of the parcels listed in the foregoing Petition regardless of any deviations or variations in the name of the titled owner listed on the land records of the County of Cuyahoga, and I am therefore authorized to execute the Petition with respect to each parcel listed in the foregoing Petition.

Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

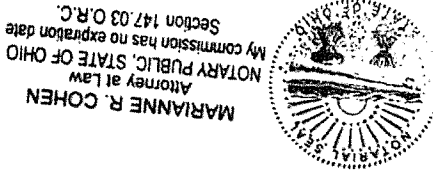
FURTHER, AFFIANT SAYETH NAUGHT

Affiant's Signature: Brian D. Cappelli Date: 2/9/2024

STATE OF OHIO)
) SS:
) COUNTY OF CUYAHOGA)

SWORN TO before me and subscribed in my presence, this 9th day of February, 2026.

Marianne R. Cohen
Notary Public
My commission expires: my date



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.

1. CORPORATION:

- a. Please indicate the exact name of the corporation, and indicate the state of incorporation.
- b. Note: Only an authorized officer of the corporation can execute this Petition. Below the name of the person who executes the document for the corporation, please state his/her title; i.e. whether the person is President, Vice President, Treasurer or Secretary, etc. of the corporation.

2. GENERAL PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a partner of the general partnership can execute this Petition. Below the name of the person who executes the document for the partnership, please state his/her title as Partner.

3. LIMITED PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a general partner, or an authorized officer of a general partner, can execute this Petition. Below the name of the person who executes the document for the limited partnership, please state his/her title.

4. LIMITED LIABILITY COMPANY:

- a. Please indicate the exact name of the limited liability company, and indicate the state of organization.
- d. Note: Only a Managing Member, or an authorized officer of a Managing Member, or an authorized Manager, can execute this Petition. Below the name of the person who executes the document for the limited liability company, please state his/her title.

5. TRUST:

- a. Please indicate the full name of the Trust, and indicate the date of the Trust Agreement.
- b. Note: Only a Trustee of the Trust can execute this Petition. Next to the name of the person who executes the document for the Trust, please state his/her title as Trustee.

S.B.S.

**PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT**

City of Cleveland, Ohio
March 12, 2026

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, 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 within the District that abuts upon any street, alley, public road, place, boulevard, parkway, park entrance, easement, or other existing public improvement, excluding, as required by law, the Excluded Parcels (as defined herein). For the purposes hereof, the term "Excluded Parcels" includes (a) any properties owned by the federal and state governments, and (b) any properties owned by a church or by city or 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 the properties included in the proposed Cleveland Superior Arts Improvement District (as identified by permanent parcel numbers shown on the records in the Cuyahoga County Fiscal Officer's office) is set forth on the attached **EXHIBIT C**. The parcels described on **EXHIBIT C** are herein referred to as the "Included Parcels".

The District is to continue to be governed by the Cleveland Superior Arts Improvement Corporation ("SAIC"), an Ohio nonprofit corporation formed pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The Articles of Incorporation of SAIC, are attached hereto as **EXHIBIT B**. We petition the Council of the City to approve the Articles of Incorporation of SAIC.

We hereby approve the Comprehensive Services Plan of the District in the form attached as **EXHIBIT A** (the "**District Plan**"). SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on **EXHIBIT C**. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

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

The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

(1) any and all rights, benefits and privileges specified by Ohio Revised Code Sections 727.03 and 727.06 that may be deemed applicable to the District Plan which restrict these special assessments to 33-1/3% of the actual improved value of the properties as enhanced by the District Plan;

(2) any and all resolutions, ordinances and notices required for the District 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 Ohio Revised Code Sections 727.13, 727.16, 727.17, 727.24 and 727.26; and

(3) any and all irregularities and defects in the proceedings.

The undersigned property owners further request that all legislation, to the extent required to be enacted pursuant to Chapter 727 of the Ohio Revised Code to permit the District Plan to commence immediately, be enacted at one Council meeting, and hereby consent to the enactment of such legislation at one meeting.

Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.

Owner of Record:

Name: S.B.S.

Type of Entity (if not a natural person): Corp.

State of Incorporation/Organization (if applicable): Ohio

Name, Title and Signature of Authorized Representative of Owner

Signature: 

Name: GORDON AKRIST

Title (if applicable): RESIDENT

Property Identification:

Address: 2235 Rockwell Avenue

Cuyahoga County Permanent Parcel No.: 10215054

Please refer to the enclosed instructions for signing this Petition.

AFFIDAVIT

My legal name is SONA TALMON AKRISH ("Affiant").

Being duly sworn, I hereby swear under oath that:

1. I am the (insert title of authorized representative) of FAE SIG ENR (insert owner/entity's name) the Sole Business Systems ("Organization"), and I am duly authorized to execute the foregoing Petition on behalf of the Organization.

2. The Organization is the current owner of all of the parcels listed in the foregoing Petition regardless of any deviations or variations in the name of the titled owner listed on the land records of the County of Cuyahoga, and I am therefore authorized to execute the Petition with respect to each parcel listed in the foregoing Petition.

Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

FURTHER, AFFIANT SAYETH NAUGHT

Affiant's Signature: [Signature]
 Date: 03/12/24

STATE OF OHIO)
) SS:)
) COUNTY OF CUYAHOGA)
)



JESSICA BAUER WALLACE
 Notary Public
 State of Ohio
 My Comm. Expires
 April 1, 2029

SWORN TO before me and subscribed
 in my presence, this 12th day of March,

2026. Notary Public Jessica Bauer Wallace

My commission expires: April 1, 2029

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.

1. CORPORATION:

- a. Please indicate the exact name of the corporation, and indicate the state of incorporation.
- b. Note: Only an authorized officer of the corporation can execute this Petition. Below the name of the person who executes the document for the corporation, please state his/her title; i.e. whether the person is President, Vice President, Treasurer or Secretary, etc. of the corporation.

2. GENERAL PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a partner of the general partnership can execute this Petition. Below the name of the person who executes the document for the partnership, please state his/her title as Partner.

3. LIMITED PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a general partner, or an authorized officer of a general partner, can execute this Petition. Below the name of the person who executes the document for the limited partnership, please state his/her title.

4. LIMITED LIABILITY COMPANY:

- a. Please indicate the exact name of the limited liability company, and indicate the state of organization.
- d. Note: Only a Managing Member, or an authorized officer of a Managing Member, or an authorized Manager, can execute this Petition. Below the name of the person who executes the document for the limited liability company, please state his/her title.

5. TRUST:

- a. Please indicate the full name of the Trust, and indicate the date of the Trust Agreement.
- b. Note: Only a Trustee of the Trust can execute this Petition. Next to the name of the person who executes the document for the Trust, please state his/her title as Trustee.

PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT

City of Cleveland, Ohio
_____, 2026

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, 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 within the District that abuts upon any street, alley, public road, place, boulevard, parkway, park entrance, easement, or other existing public improvement, excluding, as required by law, the Excluded Parcels (as defined herein). For the purposes hereof, the term "Excluded Parcels" includes (a) any properties owned by the federal and state governments, and (b) any properties owned by a church or by city or 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 the properties included in the proposed Cleveland Superior Arts Improvement District (as identified by permanent parcel numbers shown on the records in the Cuyahoga County Fiscal Officer's office) is set forth on the attached **EXHIBIT C**. The parcels described on **EXHIBIT C** are herein referred to as the "Included Parcels".

The District is to continue to be governed by the Cleveland Superior Arts Improvement Corporation ("SAIC"), an Ohio nonprofit corporation formed pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The Articles of Incorporation of SAIC, are attached hereto as **EXHIBIT B**. We petition the Council of the City to approve the Articles of Incorporation of SAIC.

Rockwell Street Property LLC

We hereby approve the Comprehensive Services Plan of the District in the form attached as **EXHIBIT A** (the "**District Plan**"). SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on **EXHIBIT C**. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

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

The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

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(2) any and all resolutions, ordinances and notices required for the District 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 Ohio Revised Code Sections 727.13, 727.16, 727.17, 727.24 and 727.26; and

(3) any and all irregularities and defects in the proceedings.

The undersigned property owners further request that all legislation, to the extent required to be enacted pursuant to Chapter 727 of the Ohio Revised Code to permit the District Plan to commence immediately, be enacted at one Council meeting, and hereby consent to the enactment of such legislation at one meeting.

Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.

Owner of Record:

Name: ROCKWELL STREET PROPERTY LLC

Type of Entity (if not a natural person): LLC

State of Incorporation/Organization (if applicable): Ohio

Name, Title and Signature of Authorized Representative of Owner

ROCKWELL STREET PROPERTY LLC

By: Dev X, LLC, its manager

Signature: 

Name: Brian D. Cappelli

Title (if applicable): President of Real Estate

Property Identification:

Address: 2112 Rockwell Avenue

Cuyahoga County Permanent Parcel No.: 10215046

ms

Please refer to the enclosed instructions for signing this Petition.

AFFIDAVIT

My legal name is Brian D. Cappelli ("Affiant").

Being duly sworn, I hereby swear under oath that:

1. I am the President of Real Estate for Dev X, LLC, which is the manager of Rockwell Street Property LLC (insert owner/entity's name) (the "Organization"), and I am duly authorized to execute the foregoing Petition on behalf of the Organization.

2. The Organization is the current owner of all of the parcels listed in the foregoing Petition regardless of any deviations or variations in the name of the titled owner listed on the land records of the County of Cuyahoga, and I am therefore authorized to execute the Petition with respect to each parcel listed in the foregoing Petition.

Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

FURTHER, AFFIANT SAYETH NAUGHT

Affiant's Signature: Brian D. Cappelli Date: 2/9/2026

me

STATE OF OHIO)

) SS:)

COUNTY OF CUYAHOGA)

SWORN TO before me and subscribed in my presence, this 9th day of February, 2026.

Maurice L. Coan
Notary Public
My commission expires: My choice

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.

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- a. Please indicate the exact name of the corporation, and indicate the state of incorporation.
- b. Note: Only an authorized officer of the corporation can execute this Petition. Below the name of the person who executes the document for the corporation, please state his/her title; i.e. whether the person is President, Vice President, Treasurer or Secretary, etc. of the corporation.

2. GENERAL PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a partner of the general partnership can execute this Petition. Below the name of the person who executes the document for the partnership, please state his/her title as Partner.

3. LIMITED PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a general partner, or an authorized officer of a general partner, can execute this Petition. Below the name of the person who executes the document for the limited partnership, please state his/her title.

4. LIMITED LIABILITY COMPANY:

- a. Please indicate the exact name of the limited liability company, and indicate the state of organization.
- d. Note: Only a Managing Member, or an authorized officer of a Managing Member, or an authorized Manager, can execute this Petition. Below the name of the person who executes the document for the limited liability company, please state his/her title.

5. TRUST:

- a. Please indicate the full name of the Trust, and indicate the date of the Trust Agreement.
- b. Note: Only a Trustee of the Trust can execute this Petition. Next to the name of the person who executes the document for the Trust, please state his/her title as Trustee.

1545 REALTY LLC

**PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT**

City of Cleveland, Ohio
02/16, 2026

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, 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 within the District that abuts upon any street, alley, public road, place, boulevard, parkway, park entrance, easement, or other existing public improvement, excluding, as required by law, the Excluded Parcels (as defined herein). For the purposes hereof, the term "Excluded Parcels" includes (a) any properties owned by the federal and state governments, and (b) any properties owned by a church or city or 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 the properties included in the proposed Cleveland Superior Arts Improvement District (as identified by permanent parcel numbers shown on the records in the Cuyahoga County Fiscal Officer's office) is set forth on the attached **EXHIBIT C**. The parcels described on **EXHIBIT C** are herein referred to as the "Included Parcels".

The District is to continue to be governed by the Cleveland Superior Arts Improvement Corporation ("SAIC"), an Ohio nonprofit corporation formed pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The Articles of Incorporation of SAIC, are attached hereto as **EXHIBIT B**. We petition the Council of the City to approve the Articles of Incorporation of SAIC.

We hereby approve the Comprehensive Services Plan of the District in the form attached as **EXHIBIT A** (the "**District Plan**"). SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on **EXHIBIT C**. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

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

The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

(1) any and all rights, benefits and privileges specified by Ohio Revised Code Sections 727.03 and 727.06 that may be deemed applicable to the District Plan which restrict these special assessments to 33-1/3% of the actual improved value of the properties as enhanced by the District Plan;

(2) any and all resolutions, ordinances and notices required for the District 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 Ohio Revised Code Sections 727.13, 727.16, 727.17, 727.24 and 727.26; and

(3) any and all irregularities and defects in the proceedings.

The undersigned property owners further request that all legislation, to the extent required to be enacted pursuant to Chapter 727 of the Ohio Revised Code to permit the District Plan to commence immediately, be enacted at one Council meeting, and hereby consent to the enactment of such legislation at one meeting.

Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.

Owner of Record:

Name: 1545 REALTY, LLC

Type of Entity (if not a natural person): Business

State of Incorporation/Organization (if applicable): Ohio

Name, Title and Signature of Authorized Representative of Owner

Signature: *Anthony J. Cimmi*

Name: STEVENS, CIMMI

Title (if applicable): President

Property Identification:

Address: 1545 E 18 Street

Cuyahoga County Permanent Parcel No.: 10224030

Please refer to the enclosed instructions for signing this Petition.

AFFIDAVIT

My legal name is Steven J. Cunniff ("Affiant").

Being duly sworn, I hereby swear under oath that:

1. I am the President (insert title of authorized representative) of

1545 Realty LLC

(insert owner/entity's name) (the "Organization"), and I am duly authorized to execute the foregoing Petition on behalf of the Organization.

2. The Organization is the current owner of all of the parcels listed in the foregoing Petition regardless of any deviations or variations in the name of the titled owner listed on the land records of the County of Cuyahoga, and I am therefore authorized to execute the Petition with respect to each parcel listed in the foregoing Petition.

Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

FURTHER, AFFIANT SAYETH NAUGHT

Affiant's Signature: [Signature] Date: 02/16/2026

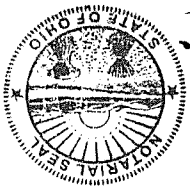
STATE OF OHIO)
(SS:)
()
COUNTY OF CUYAHOGA)

SWORN TO before me and subscribed Friday of 2026

2026. Notary Public

My commission expires: 06/01/2028

INSTRUCTIONS FOR EXECUTION OF PETITION



Michael Cunniff
Notary Public, State of Ohio
My Commission Expires:
06/01/2028

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.

1. CORPORATION:

- a. Please indicate the exact name of the corporation, and indicate the state of incorporation.
- b. Note: Only an authorized officer of the corporation can execute this Petition. Below the name of the person who executes the document for the corporation, please state his/her title; i.e. whether the person is President, Vice President, Treasurer or Secretary, etc. of the corporation.

2. GENERAL PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a partner of the general partnership can execute this Petition. Below the name of the person who executes the document for the partnership, please state his/her title as Partner.

3. LIMITED PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a general partner, or an authorized officer of a general partner, can execute this Petition. Below the name of the person who executes the document for the limited partnership, please state his/her title.

4. LIMITED LIABILITY COMPANY:

- a. Please indicate the exact name of the limited liability company, and indicate the state of organization.
- d. Note: Only a Managing Member, or an authorized officer of a Managing Member, or an authorized Manager, can execute this Petition. Below the name of the person who executes the document for the limited liability company, please state his/her title.

5. TRUST:

- a. Please indicate the full name of the Trust, and indicate the date of the Trust Agreement.
- b. Note: Only a Trustee of the Trust can execute this Petition. Next to the name of the person who executes the document for the Trust, please state his/her title as Trustee.

CLEVELAND BRICKS LLC + MURAL BUILDING LLC

Mark Pugacz

From: Michael Deemer
Sent: Monday, February 23, 2026 2:56 PM
To: Dave Blate; Mark Pugacz
Subject: Fwd: Cleveland Bricks LLC and Mural Building LLC SAID SID Renewal
Attachments: Outlook-A picture .png; Outlook-A blue and.png; Outlook-A logo of .png; Outlook-A green an.png; Outlook-A blue and.png; Mural Building LLC petition.pdf; Cleveland Bricks LLC petition.pdf

Begin forwarded message:

From: Chad Jones <chad.jones@clevelandbricks.com>
Date: February 5, 2026 at 1:28:27 PM EST

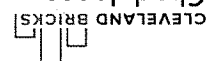
To: Michael Deemer <mdeemer@downtowncleveland.com>
Subject: Re: Cleveland Bricks LLC and Mural Building LLC SAID SID Renewal

CAUTION: This email originated from outside of Downtown Cleveland Alliance. Do not click on links or open attachments unless you recognize the sender and know that the content is safe.

Hello Michael,

Hope all is well. I think this is everything, and since it has already been notarized once, I permit you to authorize on our behalf. Thank you,

Chad



Chad Jones

Director, Marketing & Rental Ops

1925 St Clair Ave NE
Cleveland, OH 44114

On Mon, Feb 2, 2026 at 2:48 PM Michael Deemer <mdeemer@downtowncleveland.com>

wrote:

Chad,

The City of Cleveland has requested that the Superior Arts Improvement District renewal petitions be resubmitted due to property ownership changes reflected in county records. As a result, we are seeking your renewed participation in this process.

Attached please find a cover letter and petition materials requesting your formal support to reauthorize the Cleveland Superior Arts Improvement District for another term.

To complete the resubmittal, please do the following for each property (Cleveland Bricks LLC and Mural Building LLC):

- Complete the petition on page 3 (type of entity, state of incorporation, signature, name, and title); and
 - Complete the affidavits on page 4 and have them notarized.
- If a notary is not readily available, you may sign the affidavits and indicate in your reply email that you authorize a notary on our staff to notarize the documents on your behalf.

Please do not hesitate to contact me or SAID Chair Antonin Robert with any questions. Thank you for your time and cooperation.

Thanks,
Michael

Michael Deemer, JD, LPM

President and Chief Executive Officer

668 Euclid Avenue, Suite 101, Cleveland OH, 44114

M: 216.280.5088

DowntownCleveland.com

| [We Are Downtown Video](#)

[Show Your Support of Downtown Cleveland](#)

CLEVELAND BRICKS LLC

**PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT**

City of Cleveland, Ohio
_____, 2026
2 - 3

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, 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 within the District that abuts upon any street, alley, public road, place, boulevard, parkway, park entrance, easement, or other existing public improvement, excluding, as required by law, the Excluded Parcels (as defined herein). For the purposes hereof, the term "Excluded Parcels" includes (a) any properties owned by the federal and state governments, and (b) any properties owned by a church or city or 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 the properties included in the proposed Cleveland Superior Arts Improvement District (as identified by permanent parcel numbers shown on the records in the Cuyahoga County Fiscal Officer's office) is set forth on the attached **EXHIBIT C**. The parcels described on **EXHIBIT C** are herein referred to as the "Included Parcels".

The District is to continue to be governed by the Cleveland Superior Arts Improvement Corporation ("SAIC"), an Ohio nonprofit corporation formed pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The Articles of Incorporation of SAIC, are attached hereto as **EXHIBIT B**. We petition the Council of the City to approve the Articles of Incorporation of SAIC.

We hereby approve the Comprehensive Services Plan of the District in the form attached as **EXHIBIT A** (the "District Plan"). SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on **EXHIBIT C**. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

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

The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

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Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.

Owner of Record:

Name: CLEVELAND BRICKS LLC

LLC

Type of Entity (if not a natural person):

OHIO

State of Incorporation/Organization (if applicable):

Name, Title and Signature of Authorized Representative of Owner

Signature:



Ajmal Kazmi

Name:

President and CEO

Title (if applicable):

Property Identification:

Address: 1830 Superior Avenue

Cuyahoga County Permanent Parcel No.: 10224021

Please refer to the enclosed instructions for signing this Petition.

AFFIDAVIT

My legal name is Ajmal Kazmi ("Affiant").

Being duly sworn, I hereby swear under oath that:

1. I am the ^{PRESIDENT and CEO} (insert title of authorized representative) of

Cleveland Bricks LLC (insert owner/entity's name) (the

"Organization"), and I am duly authorized to execute the foregoing Petition on behalf of the

Organization.

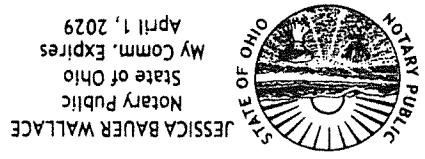
2. The Organization is the current owner of all of the parcels listed in the foregoing Petition regardless of any deviations or variations in the name of the titled owner listed on the land records of the County of Cuyahoga, and I am therefore authorized to execute the Petition with respect to each parcel listed in the foregoing Petition.

Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

FURTHER, AFFIANT SAYETH NAUGHT

Affiant's Signature:  Date: 02/03/2026

STATE OF OHIO)
) SS:)
) COUNTY OF CUYAHOGA)



SWORN TO before me and subscribed in my presence, this 3rd day of February

2026. Notary Public Jessica Bauer Wallace

My commission expires: April 1, 2029

INSTRUCTIONS FOR EXECUTION OF PETITION

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- a. Please indicate the exact name of the limited liability company, and indicate the state of organization.
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5. TRUST:

- a. Please indicate the full name of the Trust, and indicate the date of the Trust Agreement.
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MURAL BUILDING LLC

**PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT**

City of Cleveland, Ohio
2 - 3

2026

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Owner of Record:

Name: MURAL BUILDING LLC

Type of Entity (if not a natural person): _____
LLC

State of Incorporation/Organization (if applicable): _____
OHIO

Name, Title and Signature of Authorized Representative of Owner

Signature: _____

Ajmal Kazmi

Name: _____

Title (if applicable): _____
President and CEO

Property Identification:

Address: 1946 St Clair Avenue, 2004 St Clair Avenue

Cuyahoga County Permanent Parcel No.: 10208050, 10208051

Please refer to the enclosed instructions for signing this Petition.

AFFIDAVIT

My legal name is Ajmal Kazmi ("Affiant").

Being duly sworn, I hereby swear under oath that:

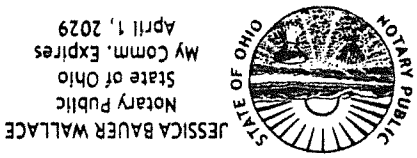
1. I am the PRÉSIDENT and CEO (insert title of authorized representative) of Mural Building LLC (insert owner/entity's name) (the "Organization"), and I am duly authorized to execute the foregoing Petition on behalf of the Organization.
2. The Organization is the current owner of all of the parcels listed in the foregoing Petition regardless of any deviations or variations in the name of the titled owner listed on the land records of the County of Cuyahoga, and I am therefore authorized to execute the Petition with respect to each parcel listed in the foregoing Petition.

Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

FURTHER, AFFIANT SAYETH NAUGHT

Affiant's Signature: [Signature] Date: 02/03/2026

STATE OF OHIO)
) SS:)
) COUNTY OF CUYAHOGA)



SWORN TO before me and subscribed in my presence, this 3rd day of February

2026. Notary Public Jessica Bauer Wallace

My commission expires: April 1, 2029

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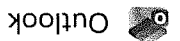
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PERKOWSKI PROPERTIES



Fwd: Xerox Scan

From Karen Perkowski <k.perkowski@towerpressdevelopment.com>
Date Mon 2/23/2026 2:46 PM
To Jessica Wallace <jwallace@downtowncleveland.com>
@ 1 attachment (357 KB)
Xerox Scan_02232026133416.pdf;

CAUTION: This email originated from outside of Downtown Cleveland Alliance. Do not click on links or open attachments unless you recognize the sender and know that the content is safe.

Hello Jessica,

Attached are the signed petitions for the following entities:

2310 Superior LLC
2320 Superior LLC
Tower Press Ltd.

I authorize and ask you to notarize my signature on each document. Please let me know if you need any additional information.

Thank you so much!

Karen Perkowski
Tower Press Development and
The Catawba Stone Inn
216.241.4069
towerpressdevelopment.com
thecatawbastoneinn.com

-----Forwarded message-----
From: <info@towerpressdevelopment.com>
Date: Mon, Feb 23, 2026 at 2:43 PM
Subject: Xerox Scan
To: <k.perkowski@towerpressdevelopment.com>

Please open the scanned attachment

Number of Images: 15

Attachment File Type: PDF

Device Name: WorkCentre 6515
Device Location:

2310 SUPERIOR LLC

**PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT**

City of Cleveland, Ohio
2-23-2026

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, 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 within the District that abuts upon any street, alley, public road, place, boulevard, parkway, park entrance, easement, or other existing public improvement, excluding, as required by law, the Excluded Parcels (as defined herein). For the purposes hereof, the term "Excluded Parcels" includes (a) any properties owned by the federal and state governments, and (b) any properties owned by a church or by city or 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 the properties included in the proposed Cleveland Superior Arts Improvement District (as identified by permanent parcel numbers shown on the records in the Cuyahoga County Fiscal Officer's office) is set forth on the attached **EXHIBIT C**. The parcels described on **EXHIBIT C** are herein referred to as the "Included Parcels".

The District is to continue to be governed by the Cleveland Superior Arts Improvement Corporation ("SAIC"), an Ohio nonprofit corporation formed pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The Articles of Incorporation of SAIC, are attached hereto as **EXHIBIT B**. We petition the Council of the City to approve the Articles of Incorporation of SAIC.

We hereby approve the Comprehensive Services Plan of the District in the form attached as **EXHIBIT A** (the "**District Plan**"), SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on **EXHIBIT C**. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

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

The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

(1) any and all rights, benefits and privileges specified by Ohio Revised Code Sections 727.03 and 727.06 that may be deemed applicable to the District Plan which restrict these special assessments to 33-1/3% of the actual improved value of the properties as enhanced by the District Plan;

(2) any and all resolutions, ordinances and notices required for the District 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 Ohio Revised Code Sections 727.13, 727.16, 727.17, 727.24 and 727.26; and

(3) any and all irregularities and defects in the proceedings.

The undersigned property owners further request that all legislation, to the extent required to be enacted pursuant to Chapter 727 of the Ohio Revised Code to permit the District Plan to commence immediately, be enacted at one Council meeting, and hereby consent to the enactment of such legislation at one meeting.

Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.

Owner of Record:

Name: 2310 SUPERIOR LLC

Type of Entity (if not a natural person): LIMITED LIABILITY COMPANY

State of Incorporation/Organization (if applicable): OHIO

Name, Title and Signature of Authorized Representative of Owner

Signature: Karen M. Perkowski

Name: Karen M. Perkowski

Title (if applicable): MANAGING MEMBER

Property Identification:

Address: 2310 Superior Avenue; 1545-1557 E 23 Street

Cuyahoga County Permanent Parcel No.: 10226001, 10226031, 10226032, 10226033

Please refer to the enclosed instructions for signing this Petition.

AFFIDAVIT

My legal name is Harlem M. Perkowski ("Affiant").

Being duly sworn, I hereby swear under oath that:

1. I am the (insert title of authorized representative) of

MANAGING MEMBER

2310 SUPERIOR LLC

(insert owner/entity's name) (the "Organization"), and I am duly authorized to execute the foregoing Petition on behalf of the Organization.

2. The Organization is the current owner of all of the parcels listed in the foregoing Petition regardless of any deviations or variations in the name of the titled owner listed on the land records of the County of Cuyahoga, and I am therefore authorized to execute the Petition with respect to each parcel listed in the foregoing Petition.

Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

FURTHER, AFFIANT SAYETH NAUGHT

Affiant's Signature: Harlem M. Perkowski Date: 2/23/2026

STATE OF OHIO

)
) SS:
)
) COUNTY OF CUYAHOGA

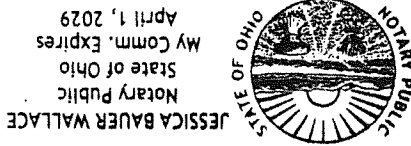
SWORN TO before me and subscribed

in my presence, this 23rd day of February,

2026. Notary Public Jessica Bauer Wallace

My commission expires: April 1, 2029

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.

1. CORPORATION:

- a. Please indicate the exact name of the corporation, and indicate the state of incorporation.
- b. Note: Only an authorized officer of the corporation can execute this Petition. Below the name of the person who executes the document for the corporation, please state his/her title; i.e. whether the person is President, Vice President, Treasurer or Secretary, etc. of the corporation.

2. GENERAL PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a partner of the general partnership can execute this Petition. Below the name of the person who executes the document for the partnership, please state his/her title as Partner.

3. LIMITED PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a general partner, or an authorized officer of a general partner, can execute this Petition. Below the name of the person who executes the document for the limited partnership, please state his/her title.

4. LIMITED LIABILITY COMPANY:

- a. Please indicate the exact name of the limited liability company, and indicate the state of organization.
- d. Note: Only a Managing Member, or an authorized officer of a Managing Member, or an authorized Manager, can execute this Petition. Below the name of the person who executes the document for the limited liability company, please state his/her title.

5. TRUST:

- a. Please indicate the full name of the Trust, and indicate the date of the Trust Agreement.
- b. Note: Only a Trustee of the Trust can execute this Petition. Next to the name of the person who executes the document for the Trust, please state his/her title as Trustee.

The District is to continue to be governed by the Cleveland Superior Arts Improvement Corporation ("SAIC"), an Ohio nonprofit corporation formed pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The Articles of Incorporation of SAIC, are attached hereto as **EXHIBIT B**. We petition the Council of the City to approve the Articles of Incorporation of SAIC.

A list of all the properties included in the proposed Cleveland Superior Arts Improvement District (as identified by permanent parcel numbers shown on the records in the Cuyahoga County Fiscal Officer's office) is set forth on the attached **EXHIBIT C**. The parcels described on **EXHIBIT C** are herein referred to as the "Included Parcels".

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, for the purpose of developing and implementing plans for public improvements and public services that benefit the District.

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

City of Cleveland, Ohio
2-23-2026

PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT

2320 SUPERIOR LLC

We hereby approve the Comprehensive Services Plan of the District in the form attached as **EXHIBIT A** (the "**District Plan**"). SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on **EXHIBIT C**. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

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

The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

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and the passage of the assessing ordinance, including but not limited to notices authorized and required by Ohio Revised Code Sections 727.13, 727.16, 727.17, 727.24 and 727.26; and

(3) any and all irregularities and defects in the proceedings.

The undersigned property owners further request that all legislation, to the extent required to be enacted pursuant to Chapter 727 of the Ohio Revised Code to permit the District Plan to commence immediately, be enacted at one Council meeting, and hereby consent to the enactment of such legislation at one meeting.

Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.

Owner of Record:

Name: 2320 SUPERIOR LLC

Type of Entity (if not a natural person): LIMINO LIGHT COMPANY

State of Incorporation/Organization (if applicable): OHIO

Name, Title and Signature of Authorized Representative of Owner

Signature: Karen M. Perkowski

Name: KAREN M. PERKOWSKI

Title (if applicable): MEMBER

Property Identification:

Address: 2320 Superior Avenue

Cuyahoga County Permanent Parcel No.: 10226002

Please refer to the enclosed instructions for signing this Petition.

AFFIDAVIT

My legal name is Harsh M. Patil ("Affiant").

Being duly sworn, I hereby swear under oath that:

1. I am the MEMBER (insert title of authorized representative) of 2320 SUPERIOR LLC (insert owner/entity's name) (the "Organization"), and I am duly authorized to execute the foregoing Petition on behalf of the Organization.

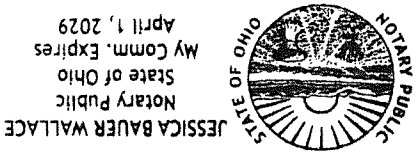
2. The Organization is the current owner of all of the parcels listed in the foregoing Petition regardless of any deviations or variations in the name of the titled owner listed on the land records of the County of Cuyahoga, and I am therefore authorized to execute the Petition with respect to each parcel listed in the foregoing Petition.

Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

FURTHER, AFFIANT SAYETH NAUGHT

Affiant's Signature: Harsh M. Patil Date: 2/23/2024

STATE OF OHIO)
) SS:)
) COUNTY OF CUYAHOGA)



SWORN TO before me and subscribed in my presence, this 23rd day of February,

2026. Notary Public Jessica Bauer Wallace

My commission expires: April 1, 2029

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.

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1. CORPORATION:

- a. Please indicate the exact name of the corporation, and indicate the state of incorporation.
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2. GENERAL PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a partner of the general partnership can execute this Petition. Below the name of the person who executes the document for the partnership, please state his/her title as Partner.

3. LIMITED PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- c. Note: Only a general partner, or an authorized officer of a general partner, can execute this Petition. Below the name of the person who executes the document for the limited partnership, please state his/her title.

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- a. Please indicate the exact name of the limited liability company, and indicate the state of organization.
- d. Note: Only a Managing Member, or an authorized officer of a Managing Member, or an authorized Manager, can execute this Petition. Below the name of the person who executes the document for the limited liability company, please state his/her title.

5. TRUST:

- a. Please indicate the full name of the Trust, and indicate the date of the Trust Agreement.
- b. Note: Only a Trustee of the Trust can execute this Petition. Next to the name of the person who executes the document for the Trust, please state his/her title as Trustee.

**PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT**

City of Cleveland, Ohio
2-23
_____, 2026

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

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

The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

(1) any and all rights, benefits and privileges specified by Ohio Revised Code Sections 727.03 and 727.06 that may be deemed applicable to the District Plan which restrict these special assessments to 33-1/3% of the actual improved value of the properties as enhanced by the District Plan;

(2) any and all resolutions, ordinances and notices required for the District 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,

Please refer to the enclosed instructions for signing this Petition.

AFFIDAVIT

My legal name is KAREN M. PARKOWSKI ("Affiant").

Being duly sworn, I hereby swear under oath that:

MANAGING MEMBER

1. I am the (insert title of authorized representative) of

POWER PARS LP.

(insert owner/entity's name) (the "Organization"), and I am duly authorized to execute the foregoing Petition on behalf of the Organization.

2. The Organization is the current owner of all of the parcels listed in the foregoing Petition regardless of any deviations or variations in the name of the titled owner listed on the land records of the County of Cuyahoga, and I am therefore authorized to execute the Petition with respect to each parcel listed in the foregoing Petition.

Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

FURTHER, AFFIANT SAYETH NAUGHT

Affiant's Signature: Karen M. Parkowski Date: 2/23/2025

STATE OF OHIO

)
) SS:
) COUNTY OF CUYAHOGA

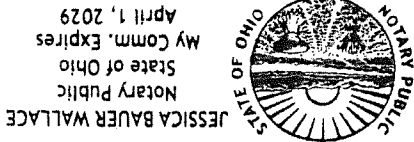
SWORN TO before me and subscribed

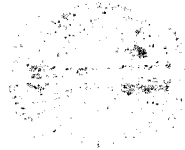
in my presence, this 23rd day of February

2026. Notary Public Jessica Bauer Wallace

My commission expires: April 1, 2029

INSTRUCTIONS FOR EXECUTION OF PETITION





UNIVERSITY OF
MICHIGAN LIBRARY
ANN ARBOR, MICHIGAN
48106-1000

and the passage of the assessing ordinance, including but not limited to notices authorized and required by Ohio Revised Code Sections 727.13, 727.16, 727.17, 727.24 and 727.26; and

(3) any and all irregularities and defects in the proceedings.

The undersigned property owners further request that all legislation, to the extent required to be enacted pursuant to Chapter 727 of the Ohio Revised Code to permit the District Plan to commence immediately, be enacted at one Council meeting, and hereby consent to the enactment of such legislation at one meeting.

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Owner of Record:

Name: TOWER PRESS LTD

Type of Entity (if not a natural person): LIMITED PARTNERSHIP

State of Incorporation/Organization (if applicable): OHIO

Name, Title and Signature of Authorized Representative of Owner

Signature: Karen M. Perkowski

Name: Karen M. Perkowski

Title (if applicable): MANAGER MEMBER

Property Identification:

Address: 1900 Superior Avenue

Cuyahoga County Permanent Parcel No.: 10224024

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.

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2. GENERAL PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a partner of the general partnership can execute this Petition. Below the name of the person who executes the document for the partnership, please state his/her title as Partner.

3. LIMITED PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
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4. LIMITED LIABILITY COMPANY:

- a. Please indicate the exact name of the limited liability company, and indicate the state of organization.
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OZANNE CONSTRUCTION CO INC

**PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT**

City of Cleveland, Ohio
February 26, 2026

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, for the purpose of developing and implementing plans for public improvements and public services that benefit the District.

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

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and the passage of the assessing ordinance, including but not limited to notices authorized and required by Ohio Revised Code Sections 727.13, 727.16, 727.17, 727.24 and 727.26; and

(3) any and all irregularities and defects in the proceedings.

The undersigned property owners further request that all legislation, to the extent required to be enacted pursuant to Chapter 727 of the Ohio Revised Code to permit the District Plan to commence immediately, be enacted at one Council meeting, and hereby consent to the enactment of such legislation at one meeting.

Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.

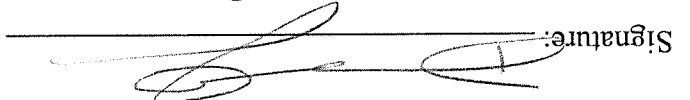
Owner of Record:

Name: OZANNE CONSTRUCTION CO INC

Type of Entity (if not a natural person): 5-CORP

State of Incorporation/Organization (if applicable): OHIO

Name, Title and Signature of Authorized Representative of Owner

Signature: 

Name: DOMINIC L. OZANNE II

Title (if applicable): VICE PRESIDENT

Property Identification:

Address: 1635 E 25 Street

Cuyahoga County Permanent Parcel No.: 10226012

Please refer to the enclosed instructions for signing this Petition.

AFFIDAVIT

My legal name is Dominic L. Ozamette II ("Affiant").

Being duly sworn, I hereby swear under oath that:

1. I am the VICE PRESIDENT (insert title of authorized representative) of OZAMETTE CONSTRUCTION COMPANY INC. (insert owner/entity's name) (the "Organization"), and I am duly authorized to execute the foregoing Petition on behalf of the Organization.

2. The Organization is the current owner of all of the parcels listed in the foregoing Petition regardless of any deviations or variations in the name of the titled owner listed on the land records of the County of Cuyahoga, and I am therefore authorized to execute the Petition with respect to each parcel listed in the foregoing Petition.

Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

FURTHER, AFFIANT SAYETH NAUGHT

Affiant's Signature: [Signature]
Date: 2.26.2026

STATE OF OHIO)
(SS:)
(COUNTY OF CUYAHOGA)

SWORN TO before me and subscribed
in my presence, this 26th day of February

2026. Notary Public

My commission expires: 5/25/2030



DAVID E. SUSTAR
NOTARY PUBLIC - STATE OF OHIO
My Commission Expires May 25, 2030

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.

1. CORPORATION:

- a. Please indicate the exact name of the corporation, and indicate the state of incorporation.
- b. Note: Only an authorized officer of the corporation can execute this Petition. Below the name of the person who executes the document for the corporation, please state his/her title; i.e. whether the person is President, Vice President, Treasurer or Secretary, etc. of the corporation.

2. GENERAL PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a partner of the general partnership can execute this Petition. Below the name of the person who executes the document for the partnership, please state his/her title as Partner.

3. LIMITED PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a general partner, or an authorized officer of a general partner, can execute this Petition. Below the name of the person who executes the document for the limited partnership, please state his/her title.

4. LIMITED LIABILITY COMPANY:

- a. Please indicate the exact name of the limited liability company, and indicate the state of organization.
- d. Note: Only a Managing Member, or an authorized officer of a Managing Member, or an authorized Manager, can execute this Petition. Below the name of the person who executes the document for the limited liability company, please state his/her title.

5. TRUST:

- a. Please indicate the full name of the Trust, and indicate the date of the Trust Agreement.
- b. Note: Only a Trustee of the Trust can execute this Petition. Next to the name of the person who executes the document for the Trust, please state his/her title as Trustee.

CLEVELAND CHINATOWN DEVELOPMENT LLC

**PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT**

City of Cleveland, Ohio
February 24, 2026

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, 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 within the District that abuts upon any street, alley, public road, place, boulevard, parkway, park entrance, easement, or other existing public improvement, excluding, as required by law, the Excluded Parcels (as defined herein). For the purposes hereof, the term "Excluded Parcels" includes (a) any properties owned by the federal and state governments, and (b) any properties owned by a church or 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 the properties included in the proposed Cleveland Superior Arts Improvement District (as identified by permanent parcel numbers shown on the records in the Cuyahoga County Fiscal Officer's office) is set forth on the attached **EXHIBIT C**. The parcels described on **EXHIBIT C** are herein referred to as the "Included Parcels".

The District is to continue to be governed by the Cleveland Superior Arts Improvement Corporation ("SAIC"), an Ohio nonprofit corporation formed pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The Articles of Incorporation of SAIC, are attached hereto as **EXHIBIT B**. We petition the Council of the City to approve the Articles of Incorporation of SAIC.

We hereby approve the Comprehensive Services Plan of the District in the form attached as **EXHIBIT A** (the "**District Plan**"). SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on **EXHIBIT C**. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

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

The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

(1) any and all rights, benefits and privileges specified by Ohio Revised Code Sections 727.03 and 727.06 that may be deemed applicable to the District Plan which restrict these special assessments to 33-1/3% of the actual improved value of the properties as enhanced by the District Plan;

(2) any and all resolutions, ordinances and notices required for the District 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 Ohio Revised Code Sections 727.13, 727.16, 727.17, 727.24 and 727.26; and

(3) any and all irregularities and defects in the proceedings.

The undersigned property owners further request that all legislation, to the extent required to be enacted pursuant to Chapter 727 of the Ohio Revised Code to permit the District Plan to commence immediately, be enacted at one Council meeting, and hereby consent to the enactment of such legislation at one meeting.

Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.


Owner of Record:

Name: CLEVELAND CHINATOWN DEVELOPMENT LLC

Type of Entity (if not a natural person): limited liability company

State of Incorporation/Organization (if applicable): Ohio

Name, Title and Signature of Authorized Representative of Owner

Signature: 

Name: SHAO JIA HUANG

Title (if applicable): Authorized Agent

Property Identification:

Address: Rockwell Avenue; 2134 Rockwell Avenue

Cuyahoga County Permanent Parcel No.: 10215020, 10215022

INSTRUCTIONS FOR EXECUTION OF PETITION

My commission expires: No Expiration

2026, Notary Public

SWORN TO before me and subscribed in my presence, this 17th day of February

YAN LIANG
Attorney at Law
Notary Public, State of Ohio
My Comm. Has No Exp. Date
R.C. Sec. 147.03



STATE OF OHIO)
() SS:
() COUNTY OF CUYAHOGA)

Affiant's Signature: Shengyu Muey
Date: 2/17/2026

FURTHER, AFFIANT SAYETH NAUGHT

Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

2. The Organization is the current owner of all of the parcels listed in the foregoing Petition regardless of any deviations or variations in the name of the titled owner listed on the land records of the County of Cuyahoga, and I am therefore authorized to execute the Petition with respect to each parcel listed in the foregoing Petition.

Organization. "Organization", and I am duly authorized to execute the foregoing Petition on behalf of the (the owner/entity's name) of Develand / Chantown Development LLC

1. I am the (insert title of authorized representative) of

Being duly sworn, I hereby swear under oath that:

My legal name is SHAO JIA HUANG ("Affiant").

AFFIDAVIT

Please refer to the enclosed instructions for signing this 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.

1. CORPORATION:

- a. Please indicate the exact name of the corporation, and indicate the state of incorporation.
- b. Note: Only an authorized officer of the corporation can execute this Petition. Below the name of the person who executes the document for the corporation, please state his/her title; i.e. whether the person is President, Vice President, Treasurer or Secretary, etc. of the corporation.

2. GENERAL PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a partner of the general partnership can execute this Petition. Below the name of the person who executes the document for the partnership, please state his/her title as Partner.

3. LIMITED PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a general partner, or an authorized officer of a general partner, can execute this Petition. Below the name of the person who executes the document for the limited partnership, please state his/her title.

4. LIMITED LIABILITY COMPANY:

- a. Please indicate the exact name of the limited liability company, and indicate the state of organization.
- d. Note: Only a Managing Member, or an authorized officer of a Managing Member, or an authorized Manager, can execute this Petition. Below the name of the person who executes the document for the limited liability company, please state his/her title.

5. TRUST:

- a. Please indicate the full name of the Trust, and indicate the date of the Trust Agreement.
- b. Note: Only a Trustee of the Trust can execute this Petition. Next to the name of the person who executes the document for the Trust, please state his/her title as Trustee.

The District is to continue to be governed by the Cleveland Superior Arts Improvement Corporation ("SAIC"), an Ohio nonprofit corporation formed pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The Articles of Incorporation of SAIC, are attached hereto as **EXHIBIT B**. We petition the Council of the City to approve the Articles of Incorporation of SAIC.

A list of all the properties included in the proposed Cleveland Superior Arts Improvement District (as identified by permanent parcel numbers shown on the records in the Cuyahoga County Fiscal Officer's office) is set forth on the attached **EXHIBIT C**. The parcels described on **EXHIBIT C** are herein referred to as the "Included Parcels".

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, for the purpose of developing and implementing plans for public improvements and public services that benefit the District.

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

City of Cleveland, Ohio
MAR 2
_____, 2026

PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT

2125 SUPERIOR HOLDING LLC

We hereby approve the Comprehensive Services Plan of the District in the form attached as **EXHIBIT A** (the "**District Plan**"). SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on **EXHIBIT C**. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

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

The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

(1) any and all rights, benefits and privileges specified by Ohio Revised Code Sections 727.03 and 727.06 that may be deemed applicable to the District Plan which restrict these special assessments to 33-1/3% of the actual improved value of the properties as enhanced by the District Plan;

(2) any and all resolutions, ordinances and notices required for the District 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 Ohio Revised Code Sections 727.13, 727.16, 727.17, 727.24 and 727.26; and

(3) any and all irregularities and defects in the proceedings.

The undersigned property owners further request that all legislation, to the extent required to be enacted pursuant to Chapter 727 of the Ohio Revised Code to permit the District Plan to commence immediately, be enacted at one Council meeting, and hereby consent to the enactment of such legislation at one meeting.

Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.

Owner of Record:

Name: 2125 SUPERIOR HOLDING LLC

Type of Entity (if not a natural person): limited liability company

State of Incorporation/Organization (if applicable): OHIO

Name, Title and Signature of Authorized Representative of Owner

Signature: 

Name: ROBERT GEORGE

Title (if applicable): MANAGING MEMBER

Property Identification:

Address: 2125 Superior Avenue

Cuyahoga County Permanent Parcel No.: 10215021, 10215053, 10215059

Please refer to the enclosed instructions for signing this Petition.

AFFIDAVIT

My legal name is _____ ("Affiant").

[Handwritten Signature]

Being duly sworn, I hereby swear under oath that:

MANAGING MEMBER

1. I am the (insert title of authorized representative) of

2125 SUPERIOR HOLDING LLC

(insert owner/entity's name) (the

"Organization"), and I am duly authorized to execute the foregoing Petition on behalf of the

Organization.

2. The Organization is the current owner of all of the parcels listed in the foregoing Petition

regardless of any deviations or variations in the name of the titled owner listed on the land

records of the County of Cuyahoga, and I am therefore authorized to execute the Petition with

respect to each parcel listed in the foregoing Petition.

Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

FURTHER, AFFIANT SAYETH NAUGHT

[Handwritten Signature]

Affiant's Signature:

Date: 3-2-2026

STATE OF OHIO

)
) SS:
)
) COUNTY OF CUYAHOGA

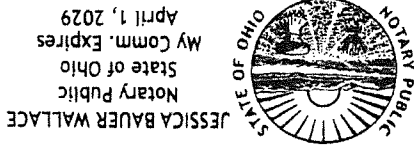
SWORN TO before me and subscribed

in my presence, this 2nd day of March,

2026. Notary Public *Jessica Bauer Wallace*

My commission expires: April 1, 2029

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.

1. CORPORATION:

- a. Please indicate the exact name of the corporation, and indicate the state of incorporation.
- b. Note: Only an authorized officer of the corporation can execute this Petition. Below the name of the person who executes the document for the corporation, please state his/her title; i.e. whether the person is President, Vice President, Treasurer or Secretary, etc. of the corporation.

2. GENERAL PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a partner of the general partnership can execute this Petition. Below the name of the person who executes the document for the partnership, please state his/her title as Partner.

3. LIMITED PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a general partner, or an authorized officer of a general partner, can execute this Petition. Below the name of the person who executes the document for the limited partnership, please state his/her title.

4. LIMITED LIABILITY COMPANY:

- a. Please indicate the exact name of the limited liability company, and indicate the state of organization.
- d. Note: Only a Managing Member, or an authorized officer of a Managing Member, or an authorized Manager, can execute this Petition. Below the name of the person who executes the document for the limited liability company, please state his/her title.

5. TRUST:

- a. Please indicate the full name of the Trust, and indicate the date of the Trust Agreement.
- b. Note: Only a Trustee of the Trust can execute this Petition. Next to the name of the person who executes the document for the Trust, please state his/her title as Trustee.

The District is to continue to be governed by the Cleveland Superior Arts Improvement Corporation ("SAIC"), an Ohio nonprofit corporation formed pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The Articles of Incorporation of SAIC, are attached hereto as **EXHIBIT B**. We petition the Council of the City to approve the Articles of Incorporation of SAIC.

A list of all the properties included in the proposed Cleveland Superior Arts Improvement District (as identified by permanent parcel numbers shown on the records in the Cuyahoga County Fiscal Officer's office) is set forth on the attached **EXHIBIT C**. The parcels described on **EXHIBIT C** are herein referred to as the "Included Parcels".

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, for the purpose of developing and implementing plans for public improvements and public services that benefit the District.

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

City of Cleveland, Ohio
MARCH 2, 2026

PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT

2400 LOTS LLC

We hereby approve the Comprehensive Services Plan of the District in the form attached as **EXHIBIT A** (the "**District Plan**"). SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on **EXHIBIT C**. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

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

The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

(1) any and all rights, benefits and privileges specified by Ohio Revised Code Sections 727.03 and 727.06 that may be deemed applicable to the District Plan which restrict these special assessments to 33-1/3% of the actual improved value of the properties as enhanced by the District Plan;

(2) any and all resolutions, ordinances and notices required for the District 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 Ohio Revised Code Sections 727.13, 727.16, 727.17, 727.24 and 727.26; and

(3) any and all irregularities and defects in the proceedings.

The undersigned property owners further request that all legislation, to the extent required to be enacted pursuant to Chapter 727 of the Ohio Revised Code to permit the District Plan to commence immediately, be enacted at one Council meeting, and hereby consent to the enactment of such legislation at one meeting.

Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.

Owner of Record:

Name: 2400 LOFTS LLC

Type of Entity (if not a natural person): limited liability company

State of Incorporation/Organization (if applicable): Ohio

Name, Title and Signature of Authorized Representative of Owner

Signature: 

Name: ROBERT GEORGE

Title (if applicable): MANAGING MEMBER

Property Identification:

Address: 2400 Superior Avenue

Cuyahoga County Permanent Parcel No.: 10226003

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.

1. CORPORATION:

- a. Please indicate the exact name of the corporation, and indicate the state of incorporation.
- b. Note: Only an authorized officer of the corporation can execute this Petition. Below the name of the person who executes the document for the corporation, please state his/her title; i.e. whether the person is President, Vice President, Treasurer or Secretary, etc. of the corporation.

2. GENERAL PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a partner of the general partnership can execute this Petition. Below the name of the person who executes the document for the partnership, please state his/her title as Partner.

3. LIMITED PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a general partner, or an authorized officer of a general partner, can execute this Petition. Below the name of the person who executes the document for the limited partnership, please state his/her title.

4. LIMITED LIABILITY COMPANY:

- a. Please indicate the exact name of the limited liability company, and indicate the state of organization.
- d. Note: Only a Managing Member, or an authorized officer of a Managing Member, or an authorized Manager, can execute this Petition. Below the name of the person who executes the document for the limited liability company, please state his/her title.

5. TRUST:

- a. Please indicate the full name of the Trust, and indicate the date of the Trust Agreement.
- b. Note: Only a Trustee of the Trust can execute this Petition. Next to the name of the person who executes the document for the Trust, please state his/her title as Trustee.

The District is to continue to be governed by the Cleveland Superior Arts Improvement Corporation ("SAIC"), an Ohio nonprofit corporation formed pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The Articles of Incorporation of SAIC, are attached hereto as **EXHIBIT B**. We petition the Council of the City to approve the Articles of Incorporation of SAIC.

A list of all the properties included in the proposed Cleveland Superior Arts Improvement District (as identified by permanent parcel numbers shown on the records in the Cuyahoga County Fiscal Officer's office) is set forth on the attached **EXHIBIT C**. The parcels described on **EXHIBIT C** are herein referred to as the "Included Parcels".

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, for the purpose of developing and implementing plans for public improvements and public services that benefit the District.

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

City of Cleveland, Ohio
MARCH 2
_____, 2026

PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT

2498 SUPERIOR HOLDINGS LLC

We hereby approve the Comprehensive Services Plan of the District in the form attached as **EXHIBIT A** (the "**District Plan**"). SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on **EXHIBIT C**. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

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

The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

(1) any and all rights, benefits and privileges specified by Ohio Revised Code Sections 727.03 and 727.06 that may be deemed applicable to the District Plan which restrict these special assessments to 33-1/3% of the actual improved value of the properties as enhanced by the District Plan;

(2) any and all resolutions, ordinances and notices required for the District 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 Ohio Revised Code Sections 727.13, 727.16, 727.17, 727.24 and 727.26; and

(3) any and all irregularities and defects in the proceedings.

The undersigned property owners further request that all legislation, to the extent required to be enacted pursuant to Chapter 727 of the Ohio Revised Code to permit the District Plan to commence immediately, be enacted at one Council meeting, and hereby consent to the enactment of such legislation at one meeting.

Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.


Owner of Record:

Name: 2498 SUPERIOR HOLDINGS LLC

Type of Entity (if not a natural person): limited liability company

State of Incorporation/Organization (if applicable): OHIO

Name, Title and Signature of Authorized Representative of Owner

Signature: 

Name: ROBERT GEORGE

Title (if applicable): MANAGING MEMBER

Property Identification:

Address: 2498 Superior Avenue

Cuyahoga County Permanent Parcel No.: 10226004

Please refer to the enclosed instructions for signing this Petition.

My legal name is Jessica Bauer Wallace ("Affiant").

Being duly sworn, I hereby swear under oath that:

MANAGING MEMBER

1. I am the (insert title of authorized representative) of

2498 SUPERIOR HOLDINGS LLC

(insert owner/entity's name) (the

"Organization"), and I am duly authorized to execute the foregoing Petition on behalf of the

Organization.

2. The Organization is the current owner of all of the parcels listed in the foregoing Petition

regardless of any deviations or variations in the name of the titled owner listed on the land

records of the County of Cuyahoga, and I am therefore authorized to execute the Petition with

respect to each parcel listed in the foregoing Petition.

Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

FURTHER, AFFIANT SAYETH NAUGHT

Jessica Bauer Wallace

Affiant's Signature:

Date: MARCH 2, 2026

STATE OF OHIO

) SS:

COUNTY OF CUYAHOGA

)

SWORN TO before me and subscribed

in my presence, this 2nd day of March,

2026. Notary Public Jessica Bauer Wallace

My commission expires: April 1, 2029

INSTRUCTIONS FOR EXECUTION OF PETITION



JESSICA BAUER WALLACE
Notary Public
State of Ohio
My Comm. Expires
April 1, 2029

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.

1. CORPORATION:

- a. Please indicate the exact name of the corporation, and indicate the state of incorporation.
- b. Note: Only an authorized officer of the corporation can execute this Petition. Below the name of the person who executes the document for the corporation, please state his/her title; i.e. whether the person is President, Vice President, Treasurer or Secretary, etc. of the corporation.

2. GENERAL PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a partner of the general partnership can execute this Petition. Below the name of the person who executes the document for the partnership, please state his/her title as Partner.

3. LIMITED PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a general partner, or an authorized officer of a general partner, can execute this Petition. Below the name of the person who executes the document for the limited partnership, please state his/her title.

4. LIMITED LIABILITY COMPANY:

- a. Please indicate the exact name of the limited liability company, and indicate the state of organization.
- d. Note: Only a Managing Member, or an authorized officer of a Managing Member, or an authorized Manager, can execute this Petition. Below the name of the person who executes the document for the limited liability company, please state his/her title.

5. TRUST:

- a. Please indicate the full name of the Trust, and indicate the date of the Trust Agreement.
- b. Note: Only a Trustee of the Trust can execute this Petition. Next to the name of the person who executes the document for the Trust, please state his/her title as Trustee.

CEI BUILDING LLC

**PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT**

City of Cleveland, Ohio
MARCH 2, 2026

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, 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 within the District that abuts upon any street, alley, public road, place, boulevard, parkway, park entrance, easement, or other existing public improvement, excluding, as required by law, the Excluded Parcels (as defined herein). For the purposes hereof, the term "Excluded Parcels" includes (a) any properties owned by the federal and state governments, and (b) any properties owned by a church or by city or 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 the properties included in the proposed Cleveland Superior Arts Improvement District (as identified by permanent parcel numbers shown on the records in the Cuyahoga County Fiscal Officer's office) is set forth on the attached **EXHIBIT C**. The parcels described on **EXHIBIT C** are herein referred to as the "Included Parcels".

The District is to continue to be governed by the Cleveland Superior Arts Improvement Corporation ("SAIC"), an Ohio nonprofit corporation formed pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The Articles of Incorporation of SAIC, are attached hereto as **EXHIBIT B**. We petition the Council of the City to approve the Articles of Incorporation of SAIC.

We hereby approve the Comprehensive Services Plan of the District in the form attached as **EXHIBIT A** (the "**District Plan**"). SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on **EXHIBIT C**. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

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

The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

(1) any and all rights, benefits and privileges specified by Ohio Revised Code Sections 727.03 and 727.06 that may be deemed applicable to the District Plan which restrict these special assessments to 33-1/3% of the actual improved value of the properties as enhanced by the District Plan;

(2) any and all resolutions, ordinances and notices required for the District 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 Ohio Revised Code Sections 727.13, 727.16, 727.17, 727.24 and 727.26; and

(3) any and all irregularities and defects in the proceedings.

The undersigned property owners further request that all legislation, to the extent required to be enacted pursuant to Chapter 727 of the Ohio Revised Code to permit the District Plan to commence immediately, be enacted at one Council meeting, and hereby consent to the enactment of such legislation at one meeting.

Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.

Owner of Record:

Name: CEI BUILDING LLC

Type of Entity (if not a natural person): limited liability company

State of Incorporation/Organization (if applicable): OHIO

Name, Title and Signature of Authorized Representative of Owner

Signature: 

Name: ROBERT GEORGE

Title (if applicable): MANAGING MEMBER

Property Identification:

Address: 1561 E 24 Street

Cuyahoga County Permanent Parcel No.: 10226018

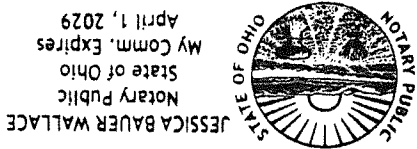
INSTRUCTIONS FOR EXECUTION OF PETITION

My commission expires: April 1, 2029

2026. Notary Public Jessica Bauer Wallace

SWORN TO before me and subscribed in my presence, this 2nd day of March,

STATE OF OHIO)
) SS:)
) COUNTY OF CUYAHOGA)



Affiant's Signature: _____ Date: 3-2-2026

[Handwritten Signature]

FURTHER, AFFIANT SAYETH NAUGHT

Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

2. The Organization is the current owner of all of the parcels listed in the foregoing Petition regardless of any deviations or variations in the name of the titled owner listed on the land records of the County of Cuyahoga, and I am therefore authorized to execute the Petition with respect to each parcel listed in the foregoing Petition.

Organization.

Organization", and I am duly authorized to execute the foregoing Petition on behalf of the (insert owner/entity's name) (the

1. I am the (insert title of authorized representative) of CEI BUILDING LLC Managing Member

Being duly sworn, I hereby swear under oath that:

My legal name is _____ ("Affiant").

[Handwritten Signature]
AFFIDAVIT

Please refer to the enclosed instructions for signing this 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.

1. CORPORATION:

- a. Please indicate the exact name of the corporation, and indicate the state of incorporation.
- b. Note: Only an authorized officer of the corporation can execute this Petition. Below the name of the person who executes the document for the corporation, please state his/her title; i.e. whether the person is President, Vice President, Treasurer or Secretary, etc. of the corporation.

2. GENERAL PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a partner of the general partnership can execute this Petition. Below the name of the person who executes the document for the partnership, please state his/her title as Partner.

3. LIMITED PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a general partner, or an authorized officer of a general partner, can execute this Petition. Below the name of the person who executes the document for the limited partnership, please state his/her title.

4. LIMITED LIABILITY COMPANY:

- a. Please indicate the exact name of the limited liability company, and indicate the state of organization.
- d. Note: Only a Managing Member, or an authorized officer of a Managing Member, or an authorized Manager, can execute this Petition. Below the name of the person who executes the document for the limited liability company, please state his/her title.

5. TRUST:

- a. Please indicate the full name of the Trust, and indicate the date of the Trust Agreement.
- b. Note: Only a Trustee of the Trust can execute this Petition. Next to the name of the person who executes the document for the Trust, please state his/her title as Trustee.

SHAWAN LAKE DEVELOPMENT LLC

**PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT**

City of Cleveland, Ohio, 8/2, 2026

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, 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 within the District that abuts upon any street, alley, public road, place, boulevard, parkway, park entrance, easement, or other existing public improvement, excluding, as required by law, the Excluded Parcels (as defined herein). For the purposes hereof, the term "Excluded Parcels" includes (a) any properties owned by the federal and state governments, and (b) any properties owned by a church or by city or 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 the properties included in the proposed Cleveland Superior Arts Improvement District (as identified by permanent parcel numbers shown on the records in the Cuyahoga County Fiscal Officer's office) is set forth on the attached **EXHIBIT C**. The parcels described on **EXHIBIT C** are herein referred to as the "Included Parcels".

The District is to continue to be governed by the Cleveland Superior Arts Improvement Corporation ("SAIC"), an Ohio nonprofit corporation formed pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The Articles of Incorporation of SAIC, are attached hereto as **EXHIBIT B**. We petition the Council of the City to approve the Articles of Incorporation of SAIC.

We hereby approve the Comprehensive Services Plan of the District in the form attached as **EXHIBIT A** (the "District Plan"). SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on **EXHIBIT C**. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

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

The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

(1) any and all rights, benefits and privileges specified by Ohio Revised Code Sections 727.03 and 727.06 that may be deemed applicable to the District Plan which restrict these special assessments to 33-1/3% of the actual improved value of the properties as enhanced by the District Plan;

(2) any and all resolutions, ordinances and notices required for the District 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 Ohio Revised Code Sections 727.13, 727.16, 727.17, 727.24 and 727.26; and

(3) any and all irregularities and defects in the proceedings.

The undersigned property owners further request that all legislation, to the extent required to be enacted pursuant to Chapter 727 of the Ohio Revised Code to permit the District Plan to commence immediately, be enacted at one Council meeting, and hereby consent to the enactment of such legislation at one meeting.

Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.

Owner of Record:

Name: SHADOW LAKE DEVELOPMENT LLC

Type of Entity (if not a natural person): Limited Liability Company
State of Incorporation/Organization (if applicable): Ohio

Name, Title and Signature of Authorized Representative of Owner

Signature: Mary E Doyle

Name: Mary E Doyle

Title (if applicable): DIRECTOR / MEMBER

Property Identification:

Address: 2102 St. Clair Avenue, 2110 St. Clair Avenue

Cuyahoga County Permanent Parcel No.: 10215001, 10215002

Please refer to the enclosed instructions for signing this Petition.

AFFIDAVIT

My legal name is Mary C. Doyle ("Affiant").

Being duly sworn, I hereby swear under oath that:

1. I am the (insert title of authorized representative) of

DIRECTOR/MEMBER

(the owner/entity's name) 5 HADW LAKES DEVELOPMENT LLC ("Organization"), and I am duly authorized to execute the foregoing Petition on behalf of the Organization.

2. The Organization is the current owner of all of the parcels listed in the foregoing Petition regardless of any deviations or variations in the name of the titled owner listed on the land records of the County of Cuyahoga, and I am therefore authorized to execute the Petition with respect to each parcel listed in the foregoing Petition.

Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

FURTHER, AFFIANT SAYETH NAUGHT

Affiant's Signature: Mary C. Doyle Date: 3/2/2028

STATE OF OHIO)
() SS:)
() COUNTY OF CUYAHOGA)

SWORN TO before me and subscribed in my presence, this 2 day of March

2026. Notary Public [Signature]
My commission expires: 4/3/2028

MYIA PASSEN
Notary Public
State of Ohio
My Comm. Expires
April 3, 2028



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.

1. CORPORATION:

- a. Please indicate the exact name of the corporation, and indicate the state of incorporation.
- b. Note: Only an authorized officer of the corporation can execute this Petition. Below the name of the person who executes the document for the corporation, please state his/her title; i.e. whether the person is President, Vice President, Treasurer or Secretary, etc. of the corporation.

2. GENERAL PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a partner of the general partnership can execute this Petition. Below the name of the person who executes the document for the partnership, please state his/her title as Partner.

3. LIMITED PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a general partner, or an authorized officer of a general partner, can execute this Petition. Below the name of the person who executes the document for the limited partnership, please state his/her title.

4. LIMITED LIABILITY COMPANY:

- a. Please indicate the exact name of the limited liability company, and indicate the state of organization.
- d. Note: Only a Managing Member, or an authorized officer of a Managing Member, or an authorized Manager, can execute this Petition. Below the name of the person who executes the document for the limited liability company, please state his/her title.

5. TRUST:

- a. Please indicate the full name of the Trust, and indicate the date of the Trust Agreement.
- b. Note: Only a Trustee of the Trust can execute this Petition. Next to the name of the person who executes the document for the Trust, please state his/her title as Trustee.

HARPER ENTERPRISE HOLDINGS LLC

**PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT**

City of Cleveland, Ohio, _____, 2026
3 - 3

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, 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 within the District that abuts upon any street, alley, public road, place, boulevard, parkway, park entrance, easement, or other existing public improvement, excluding, as required by law, the Excluded Parcels (as defined herein). For the purposes hereof, the term "Excluded Parcels" includes (a) any properties owned by the federal and state governments, and (b) any properties owned by a church or city or 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 the properties included in the proposed Cleveland Superior Arts Improvement District (as identified by permanent parcel numbers shown on the records in the Cuyahoga County Fiscal Officer's office) is set forth on the attached **EXHIBIT C**. The parcels described on **EXHIBIT C** are herein referred to as the "Included Parcels".

The District is to continue to be governed by the Cleveland Superior Arts Improvement Corporation ("SAIC"), an Ohio nonprofit corporation formed pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The Articles of Incorporation of SAIC, are attached hereto as **EXHIBIT B**. We petition the Council of the City to approve the Articles of Incorporation of SAIC.

We hereby approve the Comprehensive Services Plan of the District in the form attached as **EXHIBIT A** (the "**District Plan**"). SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on **EXHIBIT C**. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

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

The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

(1) any and all rights, benefits and privileges specified by Ohio Revised Code Sections 727.03 and 727.06 that may be deemed applicable to the District Plan which restrict these special assessments to 33-1/3% of the actual improved value of the properties as enhanced by the District Plan;

(2) any and all resolutions, ordinances and notices required for the District 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 Ohio Revised Code Sections 727.13, 727.16, 727.17, 727.24 and 727.26; and

(3) any and all irregularities and defects in the proceedings.

The undersigned property owners further request that all legislation, to the extent required to be enacted pursuant to Chapter 727 of the Ohio Revised Code to permit the District Plan to commence immediately, be enacted at one Council meeting, and hereby consent to the enactment of such legislation at one meeting.

Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.

Owner of Record:

Name: HARPER ENTERPRISE HOLDINGS, LLC

Type of Entity (if not a natural person): SINGLE MEMBER LLC

State of Incorporation/Organization (if applicable): OHIO

Name, Title and Signature of Authorized Representative of Owner

Signature: 

Name: DAVID W. HARPER

Title (if applicable): MEMBER

Property Identification:

Address: Rockwell Avenue; 2203-2205 Superior Avenue

Cuyahoga County Permanent Parcel No.: 10215023, 10215025, 10215052

Please refer to the enclosed instructions for signing this Petition.

AFFIDAVIT

My legal name is DAVID W. HARPER ("Affiant").

Being duly sworn, I hereby swear under oath that:

1. I am the (insert title of authorized representative) of MEMBER 2 of HARPER ENTERPRISE HOLDINGS, LLC (insert owner/entity's name) (the "Organization"), and I am duly authorized to execute the foregoing Petition on behalf of the Organization.

2. The Organization is the current owner of all of the parcels listed in the foregoing Petition regardless of any deviations or variations in the name of the titled owner listed on the land records of the County of Cuyahoga, and I am therefore authorized to execute the Petition with respect to each parcel listed in the foregoing Petition.

Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

FURTHER, AFFIANT SAYETH NAUGHT

Affiant's Signature: [Signature] Date: 3-3-26

STATE OF OHIO)
(SS:
(COUNTY OF CUYAHOGA)

SWORN TO before me and subscribed in my presence, this 3 day of March

2026, Notary Public

My commission expires: December 3, 2029

INSTRUCTIONS FOR EXECUTION OF PETITION

DIANNE M. SZABO, Notary Public
In and for the State of Ohio
My Commission Expires 12/3/2029

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.

1. CORPORATION:

- a. Please indicate the exact name of the corporation, and indicate the state of incorporation.
- b. Note: Only an authorized officer of the corporation can execute this Petition. Below the name of the person who executes the document for the corporation, please state his/her title; i.e. whether the person is President, Vice President, Treasurer or Secretary, etc. of the corporation.

2. GENERAL PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a partner of the general partnership can execute this Petition. Below the name of the person who executes the document for the partnership, please state his/her title as Partner.

3. LIMITED PARTNERSHIP:

- a. Please indicate the exact name of the partnership, and indicate the state of organization.
- b. Note: Only a general partner, or an authorized officer of a general partner, can execute this Petition. Below the name of the person who executes the document for the limited partnership, please state his/her title.

4. LIMITED LIABILITY COMPANY:

- a. Please indicate the exact name of the limited liability company, and indicate the state of organization.
- d. Note: Only a Managing Member, or an authorized officer of a Managing Member, or an authorized Manager, can execute this Petition. Below the name of the person who executes the document for the limited liability company, please state his/her title.

5. TRUST:

- a. Please indicate the full name of the Trust, and indicate the date of the Trust Agreement.
- b. Note: Only a Trustee of the Trust can execute this Petition. Next to the name of the person who executes the document for the Trust, please state his/her title as Trustee.

**PETITION
TO APPROVE THE RENEWAL OF
THE CLEVELAND SUPERIOR ARTS IMPROVEMENT DISTRICT
AND
TO APPROVE THE COMPREHENSIVE SERVICES PLAN
OF THE DISTRICT**

City of Cleveland, Ohio
3/06, 2026

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

The undersigned hereby petition the City of Cleveland (the "City") to approve the Cleveland Superior Arts Improvement District (the "District") as a special improvement district under Ohio Revised Code ("Revised Code") Chapter 1710, containing the boundaries described in the map included in the proposed Amended Articles of Incorporation further referenced below and attached hereto as **EXHIBIT B**, 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 within the District that abuts upon any street, alley, public road, place, boulevard, parkway, park entrance, easement, or other existing public improvement, excluding, as required by law, the Excluded Parcels (as defined herein). For the purposes hereof, the term "Excluded Parcels" includes (a) any properties owned by the federal and state governments, and (b) any properties owned by a church or by city or 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 the properties included in the proposed Cleveland Superior Arts Improvement District (as identified by permanent parcel numbers shown on the records in the Cuyahoga County Fiscal Officer's office) is set forth on the attached **EXHIBIT C**. The parcels described on **EXHIBIT C** are herein referred to as the "Included Parcels".

The District is to continue to be governed by the Cleveland Superior Arts Improvement Corporation ("SAIC"), an Ohio nonprofit corporation formed pursuant to Chapters 1702 and 1710 of the Ohio Revised Code. The Articles of Incorporation of SAIC, are attached hereto as **EXHIBIT B**. We petition the Council of the City to approve the Articles of Incorporation of SAIC.

We hereby approve the Comprehensive Services Plan of the District in the form attached as **EXHIBIT A** (the "**District Plan**"). SAIC is to provide, or contract for the provision of, the services described in the District Plan. The City is to levy special assessments upon the Included Parcels to pay for the costs of the services described in the District Plan.

We petition the Council of the City to approve the District Plan. We request that our properties be assessed under the District Plan in proportion to the benefits. We agree that the determination of the benefits shall be in accordance with the formula outlined in the District Plan. We request that the assessments be payable in 7 annual installments, payable in advance of the services to be provided by the Plan. A schedule of those estimated assessments is shown on **EXHIBIT C**. We acknowledge that the actual final assessments may include an additional amount for the costs expended by the City in levying and collecting the assessments. We further acknowledge that the actual final assessments will be calculated and determined following the City's review and verification of property information and may include other adjustments that may result from the City's assessment equalization processes and related matters.

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

The undersigned hereby (A) consent to the foregoing 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, (B) consent to our respective properties being included in more than one special improvement district, if applicable, and (C) waive all the following relating to the District Plan and the special assessments upon our property described herein:

(1) any and all rights, benefits and privileges specified by Ohio Revised Code Sections 727.03 and 727.06 that may be deemed applicable to the District Plan which restrict these special assessments to 33-1/3% of the actual improved value of the properties as enhanced by the District Plan;

(2) any and all resolutions, ordinances and notices required for the District 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,

AFFIDAVIT

Please refer to the enclosed instructions for signing this Petition.

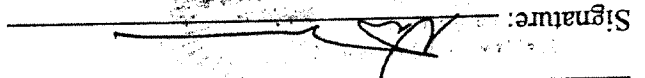
Cuyahoga County Permanent Parcel No.: 10216031, 10216032, 10216033, 10216034

Address: 2519-2553 Superior Avenue

Property Identification:

Title (if applicable): Managing Partner

Name: Nader Hamdan

Signature: 

Name, Title and Signature of Authorized Representative of Owner

State of Incorporation/Organization (if applicable): Ohio

Type of Entity (if not a natural person): Real Estate Holding Company

Name: FOUR AQUA HOLDINGS LLC

Owner of Record:

Each of the undersigned who has executed this Petition on behalf of an entity represents and warrants that he/she has the full power and authority to sign on behalf of such entity and that such execution is binding and effective upon such entity.

The undersigned property owners further request that all legislation, to the extent required to be enacted pursuant to Chapter 727 of the Ohio Revised Code to permit the District Plan to commence immediately, be enacted at one Council meeting, and hereby consent to the enactment of such legislation at one meeting.

(3) any and all irregularities and defects in the proceedings.

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

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

INSTRUCTIONS FOR EXECUTION OF PETITION

My commission expires: April 1, 2029

2026. Notary Public Jessica Bauer Wallace

SWORN TO before me and subscribed in my presence, this 4th day of March,

JESSICA BAUER WALLACE
Notary Public
State of Ohio
My Comm. Expires
April 1, 2029



STATE OF OHIO)
() SS:
() COUNTY OF CUYAHOGA)

Affiant's Signature: [Signature]
Date: 3/6/26

FURTHER, AFFIANT SAYETH NAUGHT

Under penalty of perjury, I hereby declare and affirm that the above-mentioned statements are, to the best of my knowledge, true and correct.

2. The Organization is the current owner of all of the parcels listed in the foregoing Petition regardless of any deviations or variations in the name of the titled owner listed on the land records of the County of Cuyahoga, and I am therefore authorized to execute the Petition with respect to each parcel listed in the foregoing Petition.

Organization.
"Organization"), and I am duly authorized to execute the foregoing Petition on behalf of the Four Agri Holdings LLC (insert owner/entity's name) (the

1. I am the managing partner (insert title of authorized representative) of

Being duly sworn, I hereby swear under oath that:

My legal name is Nader Hamdan ("Affiant").