

# Ordinance No. 487-2023

By Council Members Hairston and Griffin  
(by departmental request)

## AN EMERGENCY ORDINANCE

Authorizing the Director of Economic Development to enter into one or more contracts with the Cuyahoga County Land Reutilization Corporation aka the County Land Bank for professional services to implement and manage a Site Readiness for Good Jobs Project for future redevelopment and job attraction and retention; authorizing other agreements; and authorizing the appropriate director to apply for and accept any gifts, grants or services from any public or private entity.

WHEREAS, the City desires to create a Site Readiness for Good Jobs Fund to be used to remediate, redevelop and acquire sites to attract new businesses or grow businesses with quality jobs in the City (“Project”), and to enter into contract with Cuyahoga County Land Reutilization Corporation aka the County Land Bank (“County Land Bank”) to provide professional services to implement and manage the Project; and

WHEREAS, this ordinance constitutes an emergency measure providing for the usual daily operation of a municipal department; now, therefore,

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF CLEVELAND:

Section 1. That the Director of Economic Development is authorized to enter into one or more contracts with the County Land Bank to implement and manage the Project. The compensation for such services shall be fixed by the Board of Control.

Section 2. That the contract or contracts with the County Land Bank shall include provisions for the following:

(1) The creation of a board composed of representatives from the City and other entities investing funds into the Project to select remediation and site assembly projects along with other duties related to the Project. That the Mayor and the President of Cleveland City Council shall have an equal number of appointments to the board, which may include one or more joint appointments, to vote on behalf of and represent the City’s interests in the Project and any such members who are City employees or officials shall serve as *ex officio* members of such board; and that the contract creating the board shall restrict the board to not more than nine members; and

(2) The County Land Bank shall remit to the City any revenues generated from the Project.

Section 3. That the Director of Economic Development is authorized to employ by contract or contracts one or more consultants or one or more firms of consultants for the purpose of supplementing the regularly employed staff of the several departments of the City of Cleveland in order to provide any other professional services necessary to implement the Project.

The selection of the consultants or firms of consultants shall be made by the Board of Control on the nomination of the Director of Economic Development from a list of qualified consultants available for employment as may be determined after a full and complete canvass by

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the Director for the purpose of compiling a list. The compensation for services shall be fixed by the Board of Control.

Section 4. That under Section 108(b) of the Charter, the services authorized by this ordinance may be made through cooperative arrangements with other governmental agencies. The Director of Economic Development may sign all documents that are necessary to obtain such services, and may enter into one or more contracts with the consultants selected through that cooperative process.

Section 5. That there is established the Site Readiness and Neighborhood Investment Subfund, Fund No. 10 SF 978 (the “Subfund”), subject to any approvals required by law. That amounts held in such fund shall be devoted to the following purposes: (1) the Project as described herein; (2) neighborhood public improvement projects; and (3) economic development projects.

Section 6. That the Director of Economic Development is authorized to deposit into the Subfund any revenues received from the Project. The Director of Finance is authorized to certify additional funds on the contracts authorized by this ordinance to be paid from the Subfund and to transfer funds from the Subfund to Fund 10 SF 400 for the Project.

Section 7. That the Director of Finance is authorized to employ by contract or contracts one or more private entities to establish, manage, and implement a fund to provide grants for neighborhood improvements and economic development projects.

The selection of the private entity or entities for the services shall be made by the Board of Control on the nomination of the Director of Finance from a list of qualified entities as may be determined after a full and complete canvass by the Director of Finance for the purpose of compiling a list. The compensation to be paid for the services shall be fixed by the Board of Control.

Section 8. That the Director of Economic Development and other appropriate City officials are authorized to enter into any agreements, execute any other documents or certificates, and take any other action necessary to implement this ordinance.

Section 9. That the Director of Economic Development, and any other appropriate director, are authorized to apply for and accept any gifts, grants, or services to implement this ordinance from any public or private entity; and that the appropriate director is authorized to

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file all papers and executive all documents necessary to receive any gift, grant funds, or services; and that the funds are appropriated for the purposes described in this ordinance.

Section 10. That the contracts authorized by this ordinance shall be prepared by the Director of Law and contain such terms and conditions as the Director of Law determines necessary to protect and benefit the public interest, approved by the appropriate director, and certified by the Director of Finance.

Section 11. That it is found and determined that all formal actions of the Council concerning and relating to the passage of this ordinance were adopted in an open meeting of this Council, and that all deliberations of the Council and of any of its committees resulted in such formal action, were in meetings open to the public, in compliance with all legal requirements including all lawful ordinances and any applicable provisions of Section 121.22 of the Revised Code.

Section 12. That the costs of expenditures and agreements authorized in this ordinance, except for additional certifications and/or transfers and any agreements authorized by Sections 6 and 7, respectively, of this ordinance, shall not exceed \$50,000,000.00, and shall be paid from shall be paid from Fund No. 10 SF 400, from the fund or funds to which are credited any gifts or grants accepted under this ordinance, and from any other funds approved by the Director of Finance. (RQS 9501, RL 2023-29) That the costs of agreements authorized by Section 7 of this ordinance shall be paid from Fund No. 10 SF 978.

Section 13. That this ordinance is declared to be an emergency measure and, provided it receives the affirmative vote of two-thirds of all the members elected to Council, it shall take effect and be in force immediately upon its passage and approval by the Mayor; otherwise it shall take effect and be in force from and after the earliest period allowed by law.

SM:nl  
4-17-2023  
FOR: Directors Jackson and Abonamah

