



ASHLAND CITY SCHOOL DISTRICT BOARD OF EDUCATION MEETING

Work Session

Monday, August 10, 2015 - 7:00 p.m.

Ashland High School Library

1440 King Rd.

Ashland, Ohio 44805

I. ROLL CALL

Mr. Ewing

Mr. Gravitt

Mr. Lefelhoc

Mrs. Saffle

Dr. Wolfe

II. PLEDGE OF ALLEGIANCE

III. APPROVAL OF AGENDA

A. Motion to approve the agenda as presented

OR

B. Motion to approve the agenda with addendum items presented

MOTION _____ SECOND _____

Mr. Ewing

Mr. Gravitt

Mr. Lefelhoc

Mrs. Saffle

Dr. Wolfe

Carried _____ Failed _____ to _____

IV. DISCUSSION

A. Construction Update

B. Elementary Fees K-5 (Eliminate)

C. Open House Schedule:

Middle School:	6 th grade	September 3, 5:30-7 p.m.
	7 th grade	September 2, 5:30-7 p.m.
	8 th grade	September 1, 5:30-7 p.m.
Elementary:	Reagan	September 3, 5:30-6:30 p.m.
	Edison	September 3, 6-7 p.m.
	Taft	September 3, 7:15-8:15 p.m.

- D. **Dates for Dedication of Elementary and Middle School**
 Elementary: 5-6 p.m., September 16 or 23
 Middle School: 5-6 p.m., September 23 or 30
- E. **Testing Update (attachment)**
- F. **Channel 72 Update**
- G. **Auction Update**
- H. **Athletic Van Purchase**
- I. **Other**

V. Approval of Tax Abatement

Approve a tax abatement at the rate of 60% for 12 years. (Exhibit)

MOTION _____ SECOND _____

Mr. Ewing Mr. Gravitt Mr. Lefelhoc Mrs. Saffle Dr. Wolfe

Carried _____ Failed _____ to _____

VI. ADJOURNMENT

MOTION _____ SECOND _____

Mr. Ewing Mr. Gravitt Mr. Lefelhoc Mrs. Saffle Dr. Wolfe

Carried _____ Failed _____ to _____

Special Meeting
Monday, August 10, 2015 - 7:00 p.m.
Ashland High School Library
1440 King Rd.
Ashland, Ohio 44805

I. ROLL CALL

Mr. Ewing Mr. Gravitt Mr. Lefelhoc Mrs. Saffle Dr. Wolfe

II. APPROVAL OF AGENDA

A. Motion to approve the agenda as presented

OR

B. Motion to approve the agenda with addendum items presented

MOTION _____ SECOND _____

Mr. Ewing Mr. Gravitt Mr. Lefelhoc Mrs. Saffle Dr. Wolfe

Carried _____ Failed _____ to _____

III. NEW BUSINESS

A. Hotel Tax Abatement

The Superintendent recommends approving a 12 year 60% abatement for construction of a Hampton Inn. (Exhibit)

MOTION _____ SECOND _____

Mr. Ewing Mr. Gravitt Mr. Lefelhoc Mrs. Saffle Dr. Wolfe

Carried _____ Failed _____ to _____

IV. EXECUTIVE SESSION

Whereas, as a public board of education may hold a executive session only after a majority of a quorum of this board determines by a roll call vote to hold such a session and only at a regular or special meeting for the sole purpose of the consideration of any of the following matters:

A. To consider one or more, as applicable, of the check marked items with respect to a public employee or official:

- 1. Appointment.
- 2. Employment
- 3. Dismissal
- 4. Discipline
- 5. Promotion
- 6. Demotion
- 7. Compensation
- 8. Investigation of charges/complaints (unless public hearing requested).

B. To consider the purchase of property for the public purposes or for the sale of property at competitive bidding.

C. Conferences with an attorney for the public body concerning disputes involving the public body that are the subject of pending or imminent court action.

D. Preparing for, conducting, or reviewing negotiations or bargaining sessions with public employees concerning their compensation or other terms and conditions of their employment.

E. Matters required to be kept confidential by federal law or rules or state statutes.

F. Specialized details of security arrangements where disclosure of the matters discussed might reveal information that could be used for the purpose of committing or avoid prosecution for a violation of the law.

Now, therefore, be it resolved, that the Ashland City School Board of Education, by a majority of the quorum present at this meeting, does hereby declare its intention to hold an executive session on items **B,D** as listed above.

MOTION _____ SECOND _____

Mr. Ewing Mr. Lefelhoc Mrs. Saffle Dr. Wolfe Mr. Gravitt

Carried _____ Failed _____ to _____

V. ADJOURNMENT

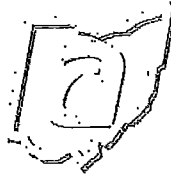
MOTION _____ SECOND _____

Mr. Ewing Mr. Gravitt Mr. Lefelhoc Mrs. Saffle Dr. Wolfe

Carried _____ Failed _____ to _____

IMPORTANT DATES

8-24-2015 August Regular Meeting
9-2-2015 First Teacher Day/Convocation Day in the Afternoon
9-8-2015 First Day for Students



Ashland Area Council for Economic Development

1123 State Route 96, Ashland, Ohio 44805
T: 419-289-3200 • F: 419-289-3233
EconomicDevelopment@ashlanded.com • www.AshlandED.com

PROPOSED AGREEMENT for Community Reinvestment Area Tax Incentives between the City of Ashland located in the County of Ashland and Tara SPK Hospitality LLC.

1. a. Name of property owner, home or main office address, contact person, and telephone number (attach additional pages if multiple enterprise participants).

<u>Tara SPK Hospitality LLC</u>	<u>Sachin Patel</u>
Enterprise Name	Contact Person
<u>4104 Wyandotte Woods Blvd</u>	<u>(937) 286-4287</u>
<u>Dublin, OH 43016</u>	
Address	Telephone Number

- b. Project site:

<u>Ashland, OH</u>	<u>Sachin Patel</u>
	Contact Person
<u>753 & 755 State Route 250</u>	<u>(937) 286-4287</u>
<u>Ashland, OH 44805</u>	
Address	Telephone Number

2. a. Nature of commercial/industrial activity (manufacturing, warehousing, wholesale or retail stores, or other) to be conducted at the site.

Hotel

b. List primary 6 digit North American Industry Classification System (NAICS) # 721110
Business may list other relevant SIC numbers. _____

c. If a consolidation, what are the components of the consolidation? (must itemize the location, assets, and employment positions to be transferred: _____

d. Form of business of enterprise (corporation, partnership, proprietorship, or other).

LLC

3. Name of principal owner(s) or officers of the business.

Manhar R Patel

4. a. State the enterprise's current employment level at the proposed project site:

NONE

b. Will the project involve the relocation of employment positions or assets from one Ohio location to another? Yes ___ No X

c. If yes, state the locations from which employment positions or assets will be relocated and the location to where the employment positions or assets will be located:

d. State the enterprise's current employment level in Ohio (itemized for full and part-time and permanent and temporary employees):

14 Full and 18 Part-Time (All Permanent)

e. State the enterprise's current employment level for each facility to be affected by the relocation of employment positions or assets:

NONE

f. What is the projected impact of the relocation, detailing the number and type of employees and/or assets to be relocated?

NONE

5. Does the Property Owner owe:

a. Any delinquent taxes to the State of Ohio or a political subdivision of the state?

Yes ___ No X

b. Any moneys to the State or a state agency for the administration or enforcement of any environmental laws of the State? Yes ___ No X

c. Any other moneys to the State, a state agency or a political subdivision of the State that are past due, whether the amounts owed are being contested in a court of law or not?

Yes ___ No X

d. If yes to any of the above, please provide details of each instance including but not limited to the location, amounts and/or case identification numbers (add additional sheets).

6. Project Description: Construction of a new Hotel consisting of 81 Rooms & Suites
4 story building with ample parking space.

7. Project will begin June, 2015 and be completed June, 2016 provided a tax exemption is provided.

8. a. Estimate the number of new employees the property owner will cause to be created at the facility that is the project site (job creation projection must be itemized by the name of the employer, full and part-time and permanent and temporary):
20 Full-Time (20 Permanent) & 11 Part - Time (7 Permanent & 4 Seasonal) 25 temporary

Employer: Tara SPK Hospitality LLC

b. State the time frame of this projected hiring: one yr.

c. State proposed schedule for hiring (itemize by full and part-time and permanent and temporary employees):

2 Full-time 90 days prior to completion of construction. 8 full-time & 7 Part-time 30 days prior to completion of construction. 10 Full-Time and 4 Seasonal Employees with in 90 days of opening of Hotel Construction will also bring 25-40 additional temporary jobs

9. a. Estimate the amount of annual payroll such new employees will add \$591,000
(new annual payroll must be itemized by full and part-time and permanent and temporary new employees).

b. Indicate separately the amount of existing annual payroll relating to any job retention claim resulting from the project: \$ 0

10. An estimate of the amount to be invested by the enterprise to establish, expand, renovate or occupy a facility:

A.	Acquisition of Buildings	:	\$ <u>373,801</u>
B.	Additions/New Construction:		\$ <u>4,958,217</u>
C.	Improvements to existing buildings:		\$ _____
D.	Machinery & Equipment:		\$ <u>625,000</u>
E.	Furniture & Fixtures:		\$ <u>1,067,881</u>
F.	Inventory:		\$ <u>100,000</u>
	Total New Project Investment:		\$ <u>7,124,899</u>

11. a. Business requests the following tax exemption incentives: 60 % for 12 years covering Real Estate as described above. Be specific as to the rate, and term.

b. Business's reasons for requesting tax incentives (be quantitatively specific as possible)

We are constructing a Hilton brand hotel in Ashland, OH. Hilton requirements are same for Ashland, OH as they are for New York or Chicago. Therefore, we expect higher overhead costs in construction as well as operations. This tax incentive will help offset the extra overhead.

Hilton brand has a very loyal following. Ashland, OH will add many new visitors and guests to the area. This hotel will sprung many new developments in the area.

Ashland, OH really does not have many demand generators and/or large industries besides the university. We will mostly be dependent on the interstate 71 for business. Tax incentive will be extremely helpful to sustain a successful business over longer period.


To attain financing this project in current lending environment (Ashland, OH commercial real estate) is difficult. Tax incentive will certainly look positive in proforma profit & loss statement

Submission of this application expressly authorizes Ashland County to contact the Ohio Environmental Protection Agency to confirm statements contained within this application including item # 5 and to review applicable confidential records. As part of this application, the property owner may also be required to directly request from the Ohio Department of Taxation, or complete a waiver form allowing the Department of Taxation to release specific tax records to the local jurisdiction considering the request.

The Applicant agrees to supply additional information upon request.

The Applicant affirmatively covenants that the information contained in and submitted with this application is complete and correct and is aware of the ORC Sections 9.66(C) (1) and 2921.13(D) (1) penalties for falsification which could result in the forfeiture of all current and future economic development assistance benefits as well as a fine of not more than \$1,000 and/or a term of imprisonment of not more than six months.

Tara SPK Hospitality LLC
Name of Property Owner


Signature

04/27/15
Date

MANHAR PATEL, MEMBER
Typed Name and Title

* A copy of this proposal must be forwarded by the local governments to the affected Board of Education along with notice of the meeting date on which the local government will review the proposal. Notice must be given a minimum of fourteen (14) days prior to the scheduled meeting to permit the Board of Education to appear and/or comment before the legislative authorities considering the request.

** Attach to Final Community Reinvestment Area Agreement as Exhibit A

Please note that copies of this proposal must be included in the finalized Community Reinvestment Area Agreement and be forwarded to the Ohio Department of Taxation and the Ohio Development Services Agency within fifteen (15) days of final approval.

Proposed Schedule of Hiring

Estimated Construction start : June 2015

Permanent Positions

# of Employees	Position	Full/Part Time	Total Payroll	Estimated hiring
1	General Manger	Full	\$50,000	March 2016
1	AGM	Full	\$36,000	June 2016
1	Sales Manager	Full	\$36,000	March 2016
1	GSR Manager	Full	\$28,000	June 2016
6	Guest Service Rep	Full	\$120,000	June 2016
7	Housekeeper	Full	\$140,000	June 2016
1	Building Engineer	Full	\$30,000	March 2016
1	Head HK	Full	\$24,000	May 2016
1	Laundry	Full	\$24,000	June 2016

Total 20 Full-Time Permanent Employees

2	Guest Service Rep	Part	\$24,000	June 2016
2	Housekeeper	Part	\$24,000	June 2016
1	Breakfast Attend	Part	\$12,000	June 2016
1	Maintenance	Part	\$15,000	June 2016
1	Laundry	Part	\$12,000	June 2016

Total 7 Part-Time Permanent Employees

Total 4 Seasonal Part-time Employees Part \$16,000 As Needed

31
Total Employees

\$591,000
Total Estimated Annual Payroll

Once a year and less time – 2015-2016 Spring Ohio's State Tests

Ohio's State Tests measure student progress toward Ohio's Learning Standards. They help us make sure every Ohio student receives a high-quality education. Student test results show that students have the knowledge and skills they need to move successfully to their next steps in education or a career.

Students in grades 3-8 and high school will take Ohio's State Tests in English language arts, mathematics, science and social studies in the 2015-2016 school year. Districts have the option to give students the tests on computers, in paper format or using a combination of both formats.

How long is a test?

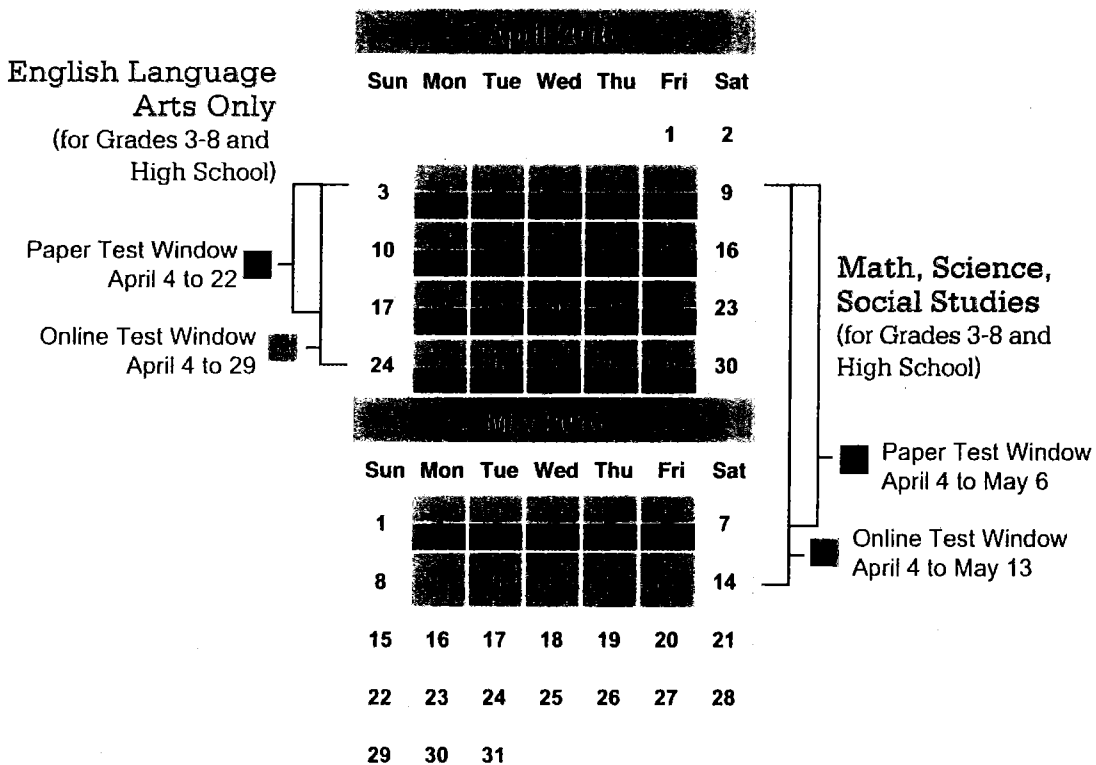
Each test will be approximately three hours (180 minutes) and will be divided into two parts. Districts will choose whether their students will take a test in two 90-minute sessions or in one 180-minute session.

When will districts offer the tests?

School districts will select either 10 consecutive days (for paper tests) or 15 consecutive days (for online tests) during the windows of dates allocated for the tests:

- English language arts tests – April 4 to 22, paper tests; April 4 to 29, online tests.
- Mathematics, science and social studies – April 4 to May 6, paper tests; April 4 to May 13, online tests.

Districts will have flexibility to choose one or two sets of test dates. They can select either the same dates for all tests, or one set of dates for English language arts and a later set of dates for the tests in the other content areas (math, science and social studies).



School districts will select either 10 consecutive days (for paper tests) or 15 consecutive days (for online tests) during the windows of dates.

What will the tests look like?

Test blueprints in English language arts and mathematics will be available in September 2015, with sample test items available in October 2015. Social studies and science sample items are already available as well as blueprints within the Test Specification documents.

Who is developing the tests?

Ohio will use its existing contract with the American Institutes for Research (AIR), a well-known test vendor. AIR provided Ohio's 2014-2015 science and social studies tests. Ohio educators will help review and select the test questions.

Which tests will be given for what grade level?**Grades 3-8**

	English language arts	Mathematics	Science	Social Studies
Grade 3	X	X		
Grade 4	X	X		X
Grade 5	X	X	X	
Grade 6	X	X		X
Grade 7	X	X		
Grade 8	X	X	X	

High School Courses

Classes of 2018 and beyond – End-of-course tests in English language arts I and II, algebra I, geometry (or integrated mathematics I and II), biology or physical science (class of 2018 only), American history and American government.

Classes of 2015-2017 – Ohio Graduation Tests and end-of-course tests in American history and American government.

Other Tests and Schedules

- For students taking block courses in Fall 2015, districts are to select 15 consecutive days during the online test window of Nov. 30 to Jan. 8. Or, if they will administer paper tests, they should select 10 consecutive days from Dec. 8 to Jan. 8.
- This fall, Ohio's third grade English language arts test will be administered from Nov. 30 to Dec. 11. Districts are to select five consecutive days during that window for the test. There will be a reading sub-score of this test that will be used for the Third Grade Reading Guarantee requirement. More details about the Fall Third Grade Reading Guarantee are forthcoming.
- Spring 2016 dates for other Ohio State Tests (Ohio Graduation Tests, Alternate Assessment for Students with Significant Cognitive Disabilities and the English Language Proficiency Assessment) are posted here (www.education.ohio.gov/Topics/Testing/Test-Dates/2015-2016-Testing-Dates).

When will districts receive results?

Districts and schools will receive results by June 15 for grade 3 English language arts and by June 30 for all other tests.

For more information

- See the State Test Updates page (www.education.ohio.gov/Topics/Testing/State-Test-Updates-for-2015_2016), where those who are interested may sign up to receive email notification of major news.
- Send any questions to statetests@education.ohio.gov.