

**ORDINANCE NO. 028-17**

**AN ORDINANCE APPROVING THE RENEWAL OF  
AGRICULTURAL DISTRICT(S) LOCATED IN THE CITY OF  
NAPOLEON, OHIO AS APPLIED FOR BY JAMES F. HOMAN, ET  
AL.; AND DECLARING AN EMERGENCY**

**WHEREAS**, with the passage of Ordinance 034-12, City Council authorized land owned by James F. Homan, et al., to be placed into an agricultural district pursuant to Chapter 929 of the Ohio Revised Code; and,

**WHEREAS**, renewal applications have been made by James F. Homan, et al., pursuant to R.C. Chapter 929, for the purpose of keeping the ten (10) or more acres of land used solely for agricultural purposes in an agricultural district; and,

**WHEREAS**, a Public Hearing was held on said issue, after notice, pursuant to R.C. 929.02(B), on May 1, 2017; and,

**WHEREAS**, after said hearing, Council is desirous to permit the proposed acres to remain in an agricultural district, the Council unable to find that the "ag district" would cause substantial adverse effects on; (1) municipal services within the municipal corporation; (2) the efficient use of and/or development of property within the municipal corporation; or, (3) the health, safety and welfare of the citizens; **Now Therefore**,

**BE IT ORDAINED BY THE COUNCIL OF THE CITY OF NAPOLEON, OHIO:**

Section 1. That, the renewal application submitted to the City of Napoleon, Ohio for the placement of ten (10) or more acres of farmland into an agricultural district, identified in the renewal application as at the location of R-025 County Road 13A, Napoleon, Henry County, Ohio, the tax district being Napoleon Corp., Napoleon City Area School District, Parcel Number 41-010024.0000, consisting of 31.66 acres of land more or less, is hereby approved without modification by this Council pursuant to R.C. Chapter 929 and this Ordinance as a renewal application.

Section 2. That, it is found and determined that all formal actions of this City Council concerning and relating to the adoption of this Ordinance were adopted in open meetings of this City Council, and that all deliberations of this City Council and any of its committees that resulted in such formal actions were in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code and the Codified Ordinances of Napoleon Ohio.

Section 3. That, if any other prior Ordinance or Resolution is found to be in conflict with this Ordinance, then the provisions of this Ordinance shall prevail. Further, if any portion of this Ordinance is found to be invalid for any reason, such decision shall not affect the validity of the remaining portions of this Ordinance or any part thereof.

Section 4. That, this Ordinance is declared to be an emergency measure necessary for the immediate preservation of the public peace, health or safety of the City and its inhabitants, and for the further reason that this legislation must be in effect at the earliest possible time to allow for farmland preservation, farmland essential to producing product that is essential to health of our citizens; moreover, this must timely take effect to

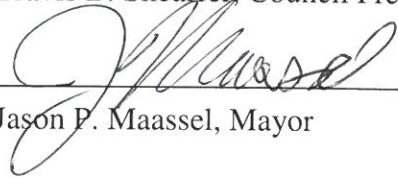
meet the intent of the law; therefore, provided it receives the required number of votes for passage as emergency legislation, it shall be in full force and effect immediately upon its passage; otherwise, it shall be in full force and effect at the earliest time permitted by law.

Passed: May 1, 2017



Travis B. Sheaffer, Council President

Approved: May 1, 2017



Jason P. Maassel, Mayor

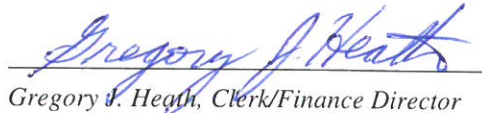
VOTE ON PASSAGE 6 Yea 0 Nay 0 Abstain

Attest:



Gregory J. Heath, Clerk/Finance Director

I, Gregory J. Heath, Clerk/Finance Director of the City of Napoleon, do hereby certify that the foregoing Ordinance No. 028-17 was duly published in the Northwest Signal, a newspaper of general circulation in said City, on the 8th day of May, 2017; & I further certify the compliance with rules established in Chapter 103 of the Codified Ordinances Of Napoleon Ohio and the laws of the State of Ohio pertaining to Public Meetings.

  
Gregory J. Heath, Clerk/Finance Director

A. Owner's Name & Address / Parcel Information  
 Parcel Number Acres Description Of Land  
 41-010024.0000 31.6600 PCL SE PT SE FL W RD

FILE NUMBER 012070  
 Property Location  
 R 025 COUNTY ROAD 13A

RECEIVED

APR 06 2017

Total Number of Acres: 31.6600

Per Gregory J. Heath  
 Gregory J. Heath, Finance Director/Clerk  
 City of Napoleon, Ohio

HOMAN, JAMES F., ETAL, TRUSTEES

1260 WEST RIVERVIEW  
 NAPOLEON, OH 43545

B. Does any land lie within a municipal corporation limit? Yes X No     
 If YES, copy must be submitted to Clerk of the municipal legislative body.

C. Is the land presently being taxed at its current agricultural use valuation under Section 5713.31 O.R.C. ? Yes X No    CAUV# 1853

1. If "NO" complete the following showing how land was used the past 3 years.  
 Acres: Last Year 2 Years Ago 3 Years Ago

|   |  |  |  |
|---|--|--|--|
| Cropland  |  |  |  |
| Permanent Pasture for animal husbandry  |  |  |  |
| Woodland=commercial timber,nursery stock  |  |  |  |
| Land Retirement or Conservation Program pursuant to agreement with federal agency |  |  |  |
| Building areas devoted to AGR production  |  |  |  |
| Roads,other areas not used AGR production   |  |  |  |
| TOTAL ACRES   |  |  |  |

D. Does the land for which the application is being made total 10 acres or more devoted exclusively to agricultural production or devoted to and qualified for payments or other compensation under a land retirement or conservation program under an agreement with an agency of the federal government? YES    NO   

If "NO", 1. Attach evidence of gross income for each of past 3 years, if the average yearly income from agricultural production was at least \$2500 or more.  
 OR 2. If owner anticipates land will produce annual gross income of \$2500 or more, evidence must be attached showing the anticipated gross income.

By signing this application I authorize the county auditor or his duly appointed agent to inspect the property described above to verify the accuracy of this application. I declare that this application (including accompanying exhibits) has been examined by me and to the best of my knowledge and belief is a true, accurate and correct application. I understand that land removed from this program before the 5-year enrollment period is subject to penalty, in accordance with Section 929.02(D) of the Ohio Revised Code.

Signature of Owner James F. Homan Date 3/10/2017

\*\*\*\*\* DO NOT COMPLETE FOR OFFICAL USE ONLY \*\*\*\*\*

\*\*\* ACTION OF COUNTY AUDITOR: \*\*\* CAUV Application No.                     

Application Approved            Rejected    \*

Date Application Filed with County Auditor                     

Date Filed (if required) with Clerk of Municipal Corporation                     

County Auditor's Signature                      Date                     

Date Decision Mailed to Applicant                      Certified Mail No.                     

\*\*\* ACTION OF LEGISLATIVE BODY OF MUNICIPAL CORPORATION: \*\*\*

Application Approved            Approved with Modifications            \* Rejected    \*

Date Application Filed with Clerk                     

Date of Public Hearing                      Date of Legislative Action                     

Clerks Signature                      Date                     

Date Decision Mailed to Applicant                      Certified Mail No.                     

\*IF MODIFIED OR REJECTED, ATTACH SPECIFIC REASONS FOR MODIFICATION OR REJECTION

STATE OF OHIO  
COUNTY OF HENRY

Kimberly Imm, being first duly sworn, states that she is the Assistant Publisher of The Bryan Publishing Company, owner of The Northwest Signal, a daily newspaper, published and of general circulation in the county of Henry aforesaid, and that the annexed notice was published in one issue in said paper, on the 8th day of May 2017.

Kimberly Imm  
Kimberly Imm

Subscribed and sworn to before me this  
8th day of May, 2017

Beverly Griteman  
Beverly Griteman  
Notary Public,  
State of Ohio  
My Commission Expires  
February 13, 2021

Printer's Fee: \$255.30  
Notary Fee: \$1.50

LEGAL NOTICE

Summary of Ordinance No.(s) 024-17, 025-17, 026-17, 027-17,  
028-17, 029-17, 030-17

(PURSUANT TO ARTICLE II, SECTION 2-15 OF THE CITY  
CHARTER, CHAPTER 121 OF THE CODE OF ORDINANCES  
AND COUNCIL RULE 6.2.4.3, AS WELL AS APPLICABLE  
PROVISIONS OF ORC CHAPTER 731)

NOTICE

A copy of the complete text of the above named Ordinance(s)  
and Resolution(s) are on file in the office of the City Finance  
Director and may be viewed or obtained during business hours  
of 7:30 AM to 4:00 PM, Monday through Friday, at the office of  
the Finance Director, the location being 255 West Riverview  
Avenue, Napoleon, Ohio. A copy of all or part of the above named  
Ordinances and Resolutions, or any item mentioned in this notice,  
may be obtained from the City Finance Director upon the payment  
of a reasonable fee therefore.

Ordinance 024-17

AN ORDINANCE APPROVING THE RENEWAL OF  
AGRICULTURAL DISTRICT(S) LOCATED IN THE CITY OF  
NAPOLEON, OHIO AS APPLIED FOR BY LANKENAU  
PROPERTIES II, LTD.; AND DECLARING AN EMERGENCY

In this legislation, the City of Napoleon authorized the renewal  
of an Agricultural District as applied for by Lankenau Properties  
II, LTD.

Ordinance 025-17

AN ORDINANCE APPROVING THE RENEWAL OF  
AGRICULTURAL DISTRICT(S) LOCATED IN THE CITY OF  
NAPOLEON, OHIO AS APPLIED FOR BY KENNETH W.  
VORWERK, ET AL.; AND DECLARING AN EMERGENCY

In this legislation, the City of Napoleon authorized the renewal of  
an Agricultural District as applied for by Kenneth W. Vorwerk, et al.

Ordinance 026-17

AN ORDINANCE APPROVING THE RENEWAL OF  
AGRICULTURAL DISTRICT(S) LOCATED IN THE CITY OF  
NAPOLEON, OHIO AS APPLIED FOR BY ROCKY, LLC; AND  
DECLARING AN EMERGENCY

In this legislation, the City of Napoleon authorized the renewal of  
an Agricultural District as applied for by Rocky, LLC.

Ordinance 027-17

AN ORDINANCE APPROVING THE RENEWAL OF  
AGRICULTURAL DISTRICT(S) LOCATED IN THE CITY OF  
NAPOLEON, OHIO AS APPLIED FOR BY KEVIN M. HOMAN,  
ET UX.; AND DECLARING AN EMERGENCY

In this legislation, the City of Napoleon authorized the renewal of  
an Agricultural District as applied for by Kevin M. Homan, et ux.

Ordinance 028-17

AN ORDINANCE APPROVING THE RENEWAL OF  
AGRICULTURAL DISTRICT(S) LOCATED IN THE CITY OF  
NAPOLEON, OHIO AS APPLIED FOR BY JAMES F. HOMAN,  
ET AL.; AND DECLARING AN EMERGENCY

In this legislation, the City of Napoleon authorized the renewal of  
an Agricultural District as applied for by James F. Homan, et al.

Ordinance 029-17

AN ORDINANCE APPROVING THE RENEWAL OF  
AGRICULTURAL DISTRICT(S) LOCATED IN THE CITY OF  
NAPOLEON, OHIO AS APPLIED FOR BY ED HOEFFEL, ET  
UX.; AND DECLARING AN EMERGENCY

In this legislation, the City of Napoleon authorized the renewal of  
an Agricultural District as applied for by Ed Hoeffel, et ux.

Ordinance 030-17

AN ORDINANCE AMENDING SECTION 1145.01, TABLE OF  
PERMISSIBLE USES, IN CHAPTER 11 OF THE PLANNING  
AND ZONING SECTION OF THE CITY OF NAPOLEON'S  
CODIFIED ORDINANCES; AND DECLARING AN EMERGENCY

In this legislation, the City of Napoleon authorized the amendment  
of Section 1145.01, the Table of Permissible Uses in Chapter 11  
of the Planning and Zoning Section of the City of Napoleon's  
Codified Ordinances; specifically the Agricultural Table under the  
Commercial Heading.

All of the above summaries are approved as to form and  
correctness by Billy D. Harmon, City Law Director