



**Ravenna City Council**  
**Community & Economic Development Committee Meeting Minutes**  
**January 17, 2023**

**The public meeting was held in person in Ravenna City Council Chambers.**

Council present: Council President Andrew Kluge, Amy Michael, Rob Kairis, Paul Moskun, Cheryl Wood, Tim Calfee, Christina West, and Matt Harper.

Also attending the meeting: Mayor Frank Seman; Fire Chief, Mark Chapple; Finance Director, Brian Huff; Service Director, Kay Dubinsky; City Engineer, Bob Finney; Economic Development Director, Dennis West; Council Clerk, Chelsea Gregor, Todd Peetz, Chris Knapp, Larry Silenius, Cliff Soudil, John McFarland and Diane Smith

**The Community & Economic Development Committee Meeting was called to order at 6:00 P.M. by Chairperson, Cheryl Wood.**

**The first item was a comprehensive plan presentation by Todd Peetz.**

Mr. Peetz addressed Council to explain how the Portage County Regional Planning Commission (PCRPC) has created a comprehensive plan for Brimfield and showed examples of their land use plan. As he scrolled through he explained the various maps with explanations of different land uses and identifying entities.

Mr. Peetz stated that a Ravenna City comprehensive plan would focus on certain areas, such as downtown, and said that it could help with grant opportunities. He explained that the City is allocated 150 hours per year at approximately \$10,000 and stated that the entire cost of a comprehensive plan is an estimated \$48,957, adding that PCRPC would utilize the allocated hours first. Mr. Peetz stated that the plan will be done by GIS mapping and that it would take approximately one year.

Ms. Wood stated it would be a great economic development tool for zoning and updating the city's land use plan.

Mr. Peetz explained that it is data driven and that it can utilize pertinent data from other community plans and that the City and community would be involved in the process.

- The item was for discussion only

**The second item was a Job Creation Payroll Tax Credit Agreement.**

Mr. West addressed Council to explain the Job Creation Payroll Tax Credit Agreement with LG Chem. He stated that he is requesting an ordinance to allow the Mayor to sign the agreement for payroll tax credit back to the company for 5 years. Mr. West stated that the City and LG Chem agreed on a payroll tax credit as an incentive for them to choose Ravenna as their headquarters, adding that the rail line and the expediency of approvals and permits was a deciding factor. He explained that LG Chem plans to start in April 2023 with 20-30 employees and hopes to be ready for operations in September 2023, adding that they will be seeking a total of 72 employees and

that the payback won't officially begin until 2025 when all positions are filled and the company is in full operation. Mr. West said that there were no other tax credits or deductions given, but that the City did give them a \$200,000 grant for landscaping to prepare the property for construction. He explained that each year LG Chem will provide an annual progress report set up with RITA to see payroll and employee numbers. LG Chem will pay a one-time \$3,000 fee to the City to conduct an audit. Mr. West stated that the agreement was drawn up by Bricker and Eckler.

- The item was moved forward

**The third item was a job creation tax credit for LG Chem.**

Mr. West explained that according to the Ohio Revised Code (ORC) the City must adopt an ordinance ratifying the Mayor's signature on the Job Creation Payroll Tax Credit Agreement. He stated that the City will give back annually what they receive from LG Chem over a period of 5 years.

Mr. Calfee addressed the negotiation from 2021 and asked if the school district loses out on the 100% tax abatement over 15 years.

Mr. West stated that LG Chem has gone into their own negotiation with the school district and that it has already been settled. He explained that the company will have components of advanced research and manufacturing which the city hasn't seen in a while, adding that it will provide higher wages and require a higher education level.

- The item was moved forward

**Management Update**

Mayor Seman stated that the community plan is still in effect, and it was well done. He added that the City is still working on making things smooth with LG Chem and that there was an issue with acquiring electricity to the new building, but it has recently been addressed with the electric company to work out some of the logistic details. Mayor Seman stated that the City works hard to not hold up projects and that companies appreciate that.

**There being no further business for discussion, the meeting adjourned at 6:50 P.M.**

**ATTEST:**

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**Clerk of Council**

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**Cheryl Wood, Chairperson  
Community & Economic Development**