

ORDINANCE NO. 2017- 3863

AN ORDINANCE ENACTING A NEW CHAPTER 1521 OF THE CODIFIED ORDINANCES OF THE CITY OF FREMONT, ENTITLED "REGISTRATION OF VACANT COMMERCIAL AND INDUSTRIAL BUILDINGS".

WHEREAS, vacant and abandoned structures are unsightly, attract criminal activity and are a threat to the public safety and the National Fire Protection Association (NFPA) statistics indicate that more than ten civilians die and 6,000 firefighters are injured each year operating nearly 31,000 fires in vacant and abandoned buildings; and

WHEREAS, the purpose of this new Chapter is to establish a program to identify, register, and inspect vacant commercial and industrial buildings within the City of Fremont that may present a fire hazard, that may provide temporary occupancy for transients, that may detract from private or public efforts to rehabilitate or maintain surrounding buildings, and that may present a hazard to the health, safety, and welfare of the public; and

WHEREAS, through an effective registration, inspection, identification, and monitoring program, buildings can be kept secure from trespassers and provide safe entry of police and firefighters in the event of an emergency; and

WHEREAS, in that it is deemed necessary in order to provide for the immediate preservation of the public peace, property, health, and safety of the City of Fremont, Ohio, and its citizens, and to provide for the efficient daily operation of Municipal Departments of the City of Fremont, Ohio

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF FREMONT, STATE OF OHIO:

SECTION 1. The codified ordinances of the City of Fremont Chapter 15 Fire Prevention be amended by the addition of Chapter 1521 Registration of Vacant Commercial and Industrial Buildings as follows:

**CHAPTER 1521
REGISTRATION OF VACANT
COMMERCIAL AND INDUSTRIAL BUILDINGS**

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1521.01 PURPOSE.

This Chapter is adopted to establish a program for identifying and registering vacant commercial and industrial buildings within the City that may present a fire hazard, that may provide temporary occupancy for transients, that may detract from private and/or public efforts to rehabilitate or maintain surrounding buildings, and that may present a hazard to the health, safety, and welfare of the public. Through a registration, inspection, and monitoring process, vacant commercial and industrial buildings will be kept weather tight and secure from trespassers, will provide safe entry to police officers and firefighters in times of emergency, will not impede private and/or public efforts to rehabilitate or maintain surrounding buildings, and will not otherwise present a public hazard so that the health, safety, and welfare of the public is served by these regulations.

1521.02 DEFINITIONS.

Unless otherwise expressly stated, the following terms shall for the purpose of this chapter, have the following meanings:

(a) "Authorized agent" means a person that resides within Sandusky County, Ohio who shall be authorized in writing by the owner or person in control of a vacant commercial or industrial building to be responsible for the security and maintenance of the building and property, who shall have access to the building and property and who shall be available at all times during business and non-business hours in the case that an emergency occurs requiring immediate response and/or to make immediate repairs.

(b) "Commercial or industrial building" means any structure, or part thereof, that is used or, or designed to be used for any private or public manufacturing, industrial, or commercial business purposes whether or not legally zoned for such use.

(c) "Evidence of vacancy" means any condition that on its own or combined with other conditions present would lead a reasonable person to believe the building is vacant. Such conditions include, but are not limited to, no or significantly below standard utility usage, overgrown and/or dead vegetation, accumulation of newspapers, circulars, flyers, and/or mail, accumulation of trash, junk, and/or debris, broken or boarded up windows, abandoned vehicles, automobile parts or

materials, the absence of window coverings, such as curtains, blinds, and/or shutters, the absence of furnishings and/or personal items consistent with habitation or occupation, statement(s) by neighboring property owners, delivery persons, U.S. Postal Service employees, and/or governmental employee(s) that the building is vacant.

(d) “Fire Chief” means the Fire Chief of the City of Fremont or his or her designee.

(e) “Fire Code” means Chapter Fifteen of the City of Fremont’s Codified Ordinances.

(f) “Fire Department” means the Fire Department of the City of Fremont.

(g) “Knox box” means a secure device with a lock operable only by a fire department master key, and containing building entry keys and other keys that may be required for access in an emergency.

(h) “Owner” means any person who, alone, or jointly or severally with others, shall have the legal or equitable title to a property, and shall include executors, administrators, trustees, or guardians of the estate of the owner, and any purchaser or assignee under a certificate of sale pursuant to a mortgage foreclosure as evidenced by the signature of the judge upon the confirmation of sale, whether or not the deed has been filed with the Sandusky County Recorder’s Office. The term “owner” shall also include partnerships, corporations, and other unincorporated associations. Any individual owner, regardless of whether he or she shares ownership responsibility with any other person, any general partner of a partnership, and any officer of a corporation or unincorporated association, shall have direct and personal responsibility and liability for compliance with the provisions of this Chapter.

(i) “Persons” means an individual, partnership, association, syndicate, company, firm, trust, corporation, government corporation, department, bureau, agency, or any entity recognized by law.

(j) “Person in control” means the owner of the property; a mortgagee or vendee in possession; a receiver; an executor; a trustee; and any person, public or private entity, lessee or holder of a lessee estate in the property, and/or its duly authorized agent(s), with the authority to bring a building or property into compliance with the provisions of this Chapter, including but not limited to any mortgagee that has filed an action in foreclosure on the particular property at issue, based on breach or default of a mortgage agreement, until title to the property is transferred to a third party.

(k) “Property” means not only the vacant commercial or industrial building and any other structures of any kind or nature located on the lot, but also the entire parcel of land surrounding the vacant commercial or industrial building, including, but not limited to, fences, walkways, walls, and appurtenances.

(l) "Vacant commercial or industrial building" means a commercial or industrial building that is not occupied by its owner, lessee, or other person in lawful possession, or at which substantially all lawful manufacturing, industrial, or commercial business operations and/or occupancy has ceased, or which is substantially devoid of content.

1521.03 OBLIGATIONS OF OWNERS AND PERSONS IN CONTROL.

(a) No owner or person in control of a vacant commercial or industrial building shall fail to do any of the following:

1. Register the vacant commercial or industrial building with the Fire Department in accordance with the requirements of this Chapter.
2. Designate an authorized agent if the owner or person in control of the vacant commercial or industrial building does not reside within Sandusky County, Ohio or a contiguous county.
3. Submit a Vacant Building Plan which shall be approved by the Fire Chief in accordance with Section 1521.07 of this Chapter.
4. At all times maintain the property in accordance with the Vacant Building Maintenance Standards set for in Section 1521.08 of this Chapter.
5. Acquire or otherwise maintain general liability insurance covering the vacant commercial or industrial building and property in an amount of not less than one million dollars (\$1,000,000). The insurance policy shall provide for written notice of the Fire Chief within thirty (30) days of any lapse, cancellation, or change in coverage.

1521.04 REGISTRATION.

(a) All buildings located within the City that are vacant commercial or industrial buildings shall be registered by the owner or person in control thereof with the Fire Department within sixty (60) days after the effective date of this Chapter and no later than December 31st of every year thereafter. Every commercial or industrial building that subsequently becomes vacant shall be registered by the owner or person in control thereof with the Fire Department within ninety (90) days from the date of the last occupancy, or within ninety (90) days of being notified by the Fire Department of the requirement to register based on evidence of vacancy.

(b) Registration shall be made on forms provided by the Fire Chief and verified by the owner or person in control of the vacant commercial or industrial building and shall contain all of the following:

1. The name, address, and telephone number of the owner or person in control;
2. The name, address, and telephone number of the authorized agent, if required;
3. The names, addresses, and telephone numbers of all known lien

- holders and all other parties with any legal interest in the vacant commercial or industrial building and property;
4. If the vacant commercial or industrial building is for sale, the name, address, and telephone number of the company and the realtor or agent responsible for marketing the property;
 5. The address of the vacant commercial or industrial building and the permanent parcel tax identification number of the land on which the vacant commercial or industrial building is located;
 6. The date on which the building became vacant or will become vacant;
 7. The reason for the vacancy and the estimated length of time the building is expected to remain vacant;
 8. A certificate of general liability insurance in the amount required by Section 1521.03; and
 9. A Vacant Building Plan in accordance with Section 1521.07.

(c) No person shall furnish false information to the Fire Department in the Registration Form.

(d) Registration shall be valid until December 31st of each year, unless a transfer of title to the vacant commercial or industrial building has been completed.

(e) No person, including but not limited to, an owner, person in control, purchaser, escrow agent, real estate agent, or realtor, shall participate in a transfer of title to, or disburse proceeds from a transfer of title to, or disburse proceeds from a transfer of title to the property, a copy of the registration form completed by the purchaser of the property and the annual building has been vacant. The escrowed documents and the annual registration fee shall be forwarded to the Fire Chief upon the transfer of title. The annual registration fee shall not be prorated. In the event that the transfer of title is completed within ninety (90) days from the end of the calendar year, the annual registration fee shall be applied to the following calendar year.

(f) No owner or person in control of a vacant commercial or industrial building shall fail to notify the Fire Department and file an amended registration form within seven (7) days of any change in the registration information required by this section.

1521.05 REGISTRATION FEES.

(a) Vacant commercial and industrial building registration fees shall be reasonably related to the administrative costs of the vacant commercial and industrial building registration process and for the costs incurred by the City in monitoring the vacant commercial or industrial building site. The annual increase in registration fee amounts shall be reasonably related to the costs incurred by the City for hazard abatement, repair, and/or demolition of vacant commercial and industrial buildings in addition to the continued administrative costs. Money collected under this section shall be used exclusively for the administration and enforcement of this Chapter.

(b) The annual registration fee for a vacant commercial or industrial building shall be based on the duration of time the building has been vacant regardless of a change in ownership. The owner of a vacant commercial or industrial building shall pay an annual registration fee of four hundred dollars (\$400) for the first year the building remains vacant. For every consecutive year that the building remains vacant, the annual registration fee shall be assessed at double the previous year's registration amount for a maximum annual registration fee equaling the five (5) year registration fee of six thousand four hundred dollars (\$6,400) which shall be the registration fee for the fifth of and all consecutive, subsequent years of vacancy.

(c) The registration fee shall be paid in full prior to the issuance of any building permits. The Fire Chief shall refund the vacant commercial or industrial building registration fee paid if the subject building is brought into compliance with the standards of the Ohio Building Code and reoccupied within one year of payment of the annual registration fee. The refund shall be for the amount of the registration fee paid during the year in which the building was approved for re-occupancy. Registration fees paid in previous years shall not be refunded.

(d) If a registration form is filed late, an additional late fee shall be paid in addition to the annual registration fee and shall be equal to the annual registration fee or one thousand dollars (\$1,000), whichever is less.

(e) All delinquent registration fees shall be paid by the owner prior to any transfer of an ownership interest in the vacant commercial or industrial building.

(f) If an owner or person in control of a vacant commercial or industrial building or a purchaser fails, neglects or refuses to pay a registration fee within the time ordered pursuant to this section then the Fire Chief shall so notify the Auditor. The Auditor shall certify the registration fee to the County Auditor. In addition to the registration fee, an interest rate equal to the current rate of interest charged by the City on special assessments shall be imposed by the City for the life of the registration fee, added to the registration fee, and collected as provided in this Section. The Auditor shall then certify the amount of the registration fee, including interest, to the County Auditor. The County Auditor shall enter the amount on the tax duplicate of the County as a special assessment against the person's real estate that is subject to the registration fee.

1521.06 INSPECTION.

(a) At the time of registration the owner or person in control may arrange for an inspection of the property by the Fire Chief in the presence of the owner, person in control, or authorized agent of the owner having responsibility for security and maintenance of the property for the purpose of determining the structural integrity of the building, that it will be safe for entry by the fire fighters and police officers in times of emergency, and that it complies with the requirement of this Chapter.

(b) If the owner or person in control fails or refuses to consent to and arrange for an inspection, the Fire Chief shall obtain a search warrant from a court of competent jurisdiction to authorize inspection of the property.

1521.07 VACANT BUILDING PLAN.

(a) The owner or person in control of the vacant commercial or industrial building shall submit a Vacant Building Plan that shall be approved by the Fire Chief. The Vacant Building Plan shall be selected from and include the minimum requirements from one (1) of the three (3) following categories:

1. Demolition. If the vacant commercial or industrial building is to be demolished, the Vacant Building Plan shall include a proposed time frame for demolition which shall include a commitment date within thirty (30) days of approval of the proposed demolition time frame and shall not exceed one (1) year in duration.
2. Secured Structure. If the vacant commercial or industrial building is to remain vacant, the Vacant Building Plan shall contain all of the following:
 - A. A plan for fire alarm and fire protection as required by the Fire Chief.
 - B. A plan of action to remedy any public nuisance existing in the building or on the property.
 - C. A lighting plan for the exterior of the building and property, walkways adjacent thereto, parking or loading areas and night-time illumination of areas and walkways of the building and property which may be vulnerable to vandalism and vagrancy as determined by the Chief of Police.
 - D. A regular maintenance plan for all exterior lighting and illumination fixtures.
 - E. A plan for the maintenance of all structural openings, such as windows, doors, areaways and other openings to avoid the necessity of boarding up. Windows, doors, areaways and other openings that are located on the first floor and facing the street shall not be papered, soaped, blacked out, or boarded up and to avoid the appearance of vacancy, a form of display shall be set up that shall be approved by the Fire Chief or designee.
 - F. A plan of action to maintain the vacant commercial or industrial building and property in compliance with the Vacant Building Maintenance Standards set for in Section 1521.08 of this Chapter.

3. Rehabilitation. If the vacant commercial or industrial building is to be returned to lawful occupancy or use, the Vacant Building Plan shall include a rehabilitation time frame for the building and property. The rehabilitation time frame shall not exceed twelve (12) months. The Fire Chief may grant an extension of time upon receipt of a written statement from the owner detailing the reasons for the extension. All applicable laws shall be complied with and all required permits shall be obtained. The building shall be kept secured and in compliance with the Vacant Building Maintenance Standards as provided in Section 1521.08 of this Chapter at all times during rehabilitation.

1521.08 VACANT BUILDING MAINTENANCE STANDARDS.

All vacant commercial and industrial buildings and property within the City shall be maintained in accordance with the following Vacant Building Maintenance Standards:

(a) Exterior openings, except those prohibited by Section 1521.08 which cannot be secured by locking an existing door or window shall be boarded, secured, and protected from intrusion by birds, vermin, and trespassers in accordance with the United State Fire Administration's National Arson Prevention Initiative Board Up Procedures, hereby incorporated by reference as if fully set forth herein. A copy of the United States Fire Administration's National Arson Prevention Initiative Board Up Procedures shall be kept on file with the Fire Department.

(b) A vacant commercial or industrial building shall be protected from deterioration and maintained in accordance with the Commercial and Industrial Property Maintenance Code set forth in Chapter 1703 of the Codified Ordinances of the City of Fremont.

(c) A vacant commercial or industrial building and the property on which it is located shall be kept clean, safe, sanitary, and free from public nuisance in accordance with Chapter 1505 of the Codified Ordinances of the City of Fremont.

(d) A vacant commercial or industrial building shall display a hazardous identification placard that is readily visible from normal access points of the building pursuant to the Fremont Fire Department and Task Force Vacant and Abandoned Building Project in accordance with the International Association of Arson Investigators (IAAI) Vacant/Abandoned Building Marking System.

(e) A knox box shall be installed on each vacant commercial or industrial building in the City in case immediate access to the interior of the building by fire department personnel is necessary for life-saving or firefighting purposes. Each knox box shall be of a type that is approved by the Fire Chief. The knox box shall be installed in accordance with manufacturer's recommendations and shall be installed in a location approved by the Fire Chief. The cost of purchase and installation of

each knox box shall be paid by the owner. Each knox box shall contain keys to gain access to all areas of the building including the roof and basement. The person in control of the building shall immediately notify the Fire Chief and provide the new key when a lock is changed or rekeyed. The key to such lock shall be secured in the key box.

1521.09 NOTICE OF VIOLATION.

(a) Content. Whenever the Fire Chief determines that there is a violation of the provisions of this Chapter, he shall give notice of such violation to the person or persons responsible therefore and order compliance, as herein provided. Such notice and order shall:

1. Be in writing;
2. Include a description of the real estate sufficient for identification;
3. Include a statement of the violation or violations, refer to the sections and divisions violated and order remedial action which will effect compliance with the provisions of this Chapter;
4. Include a correction order allowing a reasonable time to bring the property into compliance with the provisions of this Chapter;
5. State the right of the violator to file an appeal of the notice and order with the Fire Prevention Board of Appeal in the manner and within the time limitation provided for in Section 1521.11 of the Fire Code; and
6. Include a statement that any action taken by the City on such property shall be charged against the real estate upon which the structure is located and shall be a lien upon such real estate.

(b) Service. A notice of violation shall be deemed to be properly served if one (1) or more of the following methods are used:

1. By personal delivery to the owner or occupant of the property or by leaving the notice at the property with a person of suitable age and discretion; or
2. By certified mail, return receipt requested, to the person or persons responsible at their last known address. If the certified mail is returned unclaimed, then service shall be sent by ordinary mail and the mailing shall be evidenced by a certificate of mailing. If the certified mail is returned undeliverable, a copy shall be posted in a conspicuous place in or on the property found in violation.

1521.10 EFFECTING COMPLIANCE.

Upon failure of the owner or person in control of the property in violation to comply with the notice within the period of time stipulated, the Fire Chief shall give notice to the Street Department if the building or structure is open and unsecure. Upon the completion of such labor, the Street Department Supervisor shall determine all costs associated thereof, including registration fees, with labor charges

incurred at one hundred fifty dollars (\$150) per hour, provided however there shall be a minimum fee of not less than one hundred dollars (\$100). In the event the City is required to employ outside services for the abatement work, the fee shall be the actual costs of the contract plus fifteen percent (15%) for administration charges. The total labor costs and registration fee shall be forwarded by the Fire Chief to the Auditor of the City who shall make a return in writing to the Sandusky County Auditor of such total charge which shall be entered upon the tax duplicate of the County and be allocated onto the taxes in accordance with R.C. 731.54.

1521.11 APPEALS.

Any person aggrieved by an order of the Fire Chief, or whenever the Fire Chief fails to approve a Vacant Building Plan as required in Section 1521.08 of this Chapter, the person may file an appeal with the Board of Zoning Appeals in the manner and within the time limitations provided for in Section 1521.12 of the Fire Code.

1521.12 PROCEDURE FOR APPEAL

(a) Intent of Appeal, Waiver, or Redetermination.

1. Administrative Appeal. The administrative appeal procedure is instituted to allow any person or any official of the City of Fremont, aggrieved by a decision of the Fire Chief during the administration or enforcement of this Vacant Commercial and Industrial Buildings Ordinance, the opportunity to have the Board of Zoning Appeals, which shall also constitute the Fire Prevention Board of Appeals, to review the order. The Board shall determine whether or not the decision was in conformance with this Vacant Commercial and Industrial Buildings Ordinance.
2. Waiver/Redetermination. The waiver/redetermination procedure is instituted to allow the Board the authority to grant a waiver/redetermination from the ruling of the Fire Chief.

(b) Procedure for Appeal, Waiver, or Redetermination.

1. To initiate any procedure, the Fire Chief or the person authorized to administer the provisions of this Ordinance shall have taken an action involving the administration or enforcement of this Ordinance.
 - a. An appeal may be filed only if the following conditions are met:
 - (1) The Fire Chief has failed to approve the Vacant Building Plan; that any activity is in violation of this Vacant Commercial and Industrial Buildings Ordinance; or any similar decision.

- (2) The appeal is based upon an interpretation of the requirements of this Ordinance.
 - (3) The party filing the appeal is an official of the City or owner of the building who believes the interpretation is in error.
 - (4) The appeal has been filed within ten (10) days after the decision.
2. Applications for administrative appeal or waiver/redetermination are available at the office of the Fire Chief or City Engineer's Office and when completed are to be returned to such office(s).

The applications for administrative appeals and waiver/redetermination shall include but not be limited to the following:

- a. Name, address, and telephone number of the applicant.
 - b. Location of the vacant commercial or industrial building including the inlot number.
 - c. Present and proposed Vacant Building Plan.
 - d. If required by the Fire Chief, a vicinity map and plat layout containing information required by the Fire Chief.
 - e. A statement identifying the decision/order which is being appealed or the waiver/redetermination requested and the reason for the request.
 - f. A fee of fifty (\$50.00) dollars as established by Council.
3. Within three (3) working days after the completed appeal has been filed it shall be transmitted to the Board. Within sixty (60) days of receiving the appeal for a waiver/redetermination, the Board shall hold a public hearing to consider the appeal. Notice of the public hearing shall be given not less than ten (10) days prior to the date of the hearing by publishing a notice in a newspaper of general circulation within the City. A notice shall also be sent to the owner and may be posted at the property in question. In addition, written notice of the hearing shall be mailed, by first class mail, at least ten (10) days before the day of the public hearing to all owners of property contiguous to, and directly across the street from the property which is the subject of the appeal. Failure to deliver the notification, as provided in this section, shall not invalidate any such appeal.
4. The Board shall decide on the application within sixty (60) days after receipt by the office of the Fire Chief. The filing of an administrative appeal shall stay all proceedings in furtherance of the action appealed from, unless the Fire Chief certifies to the Board that, by reason of the facts presented in the application, a stay would cause imminent peril to life and property.

5. The Board shall render any decision as follows:
 - a. For administrative appeals, the Board shall reverse, affirm or modify the order, requirement, decision, or determination that is being administratively appealed. Such decision shall, in the opinion of the Board reflect conformity with the provisions of this Vacant Commercial and Industrial Buildings Ordinance.
 - b. For waivers/redeterminations, the Board shall grant, deny, or modify the waiver/redetermination.

The Board shall take into consideration the following when rendering its decision:

 - (1) Ensuring the intent of this Ordinance is not contrary to public interests, will not result in unnecessary hardships, and the spirit of the Ordinance is preserved.
 - c. The Board shall make a record of all its proceedings, setting forth the reason for its decisions. The record, immediately following the Board's decisions, shall be filed in the offices of the Fire Chief, and shall be open to the public.
6. A certified copy of the Board's decision shall be transmitted to the applicant.
 - a. The decision of the Board shall be binding upon the Fire Chief and applicant.
 - b. If the appeal is denied, the applicant can then pursue the avenues asserted in Section 1521.12(b)7.
7. After the ruling of the Board of Appeals, any applicant, person, firm or corporation, or any officer, department, board or agency of the City, or any interested elector of the City who has been aggrieved or affected by any decision of the Board, may appeal from such decision to Council by filing notice of intent to appeal within five (5) days and filing a petition with the Clerk of Council within fifteen (15) days from the date of the decision setting forth the facts of the case.
 - a. Council shall hold a public hearing on such appeal not later than thirty (30) days after the appeal has been filed with the Clerk. Notice of the public hearing shall be given not less than ten (10) days prior to the date of the hearing by publishing a notice in a newspaper of general circulation within the City. A notice shall also be sent to the applicant and may be posted at the property in question. In addition, written notice of the hearing shall be mailed by first class mail, at least ten (10) days before the day of the public hearing to all owners of the property contiguous to, and directly across the street from the property which is the subject of the appeal.

- b. Council shall decide on the appeal no later than forty-five (45) days after the public hearing.
- c. Council by a three-fourths (3/4) vote of its members may overrule the Board decision.
- d. After an applicant has exhausted its appeal process, that person shall not reapply for another appeal to the Board for twelve (12) months following the conclusion of the matter.

(c) Fees Nonrefundable

- 1. The fifty dollar (\$50.00) fee required to file an appeal to the Fire Prevention Board shall be nonrefundable.

(d) Deposit for Public Cost.

- 1. Wherever any notice or legal publication is required, the Fire Prevention Board of Appeal shall require a deposit from the person requesting the waiver/determination which is sufficient to defray the cost of such notice or publication.

1521.13 INTERPRETATION OF CHAPTER.

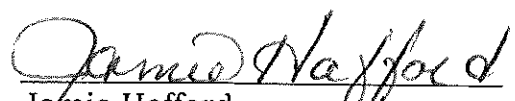
This Chapter shall not, in any manner, abrogate any of the other provision of the Codified Ordinances of the City of Fremont pertaining to the abatement of public nuisances or unsafe buildings.

1521.99 PENALTY.

Whoever violates any of the provisions of this Chapter shall be guilty of a misdemeanor of the first degree. A separate offense shall be deemed committed each day during or on which a violation occurs or continues.

SECTION 2. It is hereby found and determined that all formal actions of this Council concerning and relating to the passage of this ordinance were adopted in an open meeting of this Council, and that all deliberations of this Council and any of its committees that resulted in such formal action were in meetings open to the public in compliance with all legal requirements, including Section 121.22 of the Revised Code of Ohio.

SECTION 3. This ordinance shall take effect and be in force from and after its passage and publication after the earliest date according to law.

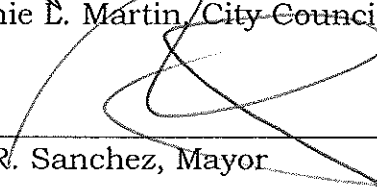

Jamie Hafford
President of Council

PASSED: 8-3-17

Effective date: 8-3-17

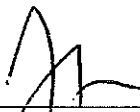
YEAS: 6 NAYS: 0


Stephanie L. Martin, City Council Clerk


Daniel R. Sanchez, Mayor

ORD11019

Approved as to form:


James F. Melle, Director of Law
City of Fremont, Ohio