

**ORDINANCE NO. 18-3584**

**AN ORDINANCE AMENDING  
THE MASTER DEVELOPMENT AGREEMENT WITH SILVERTON BREWING COMPANY, LLC  
TO LEASE 6860 PLAINFIELD ROAD OWNED BY THE VILLAGE OF SILVERTON,  
AND TO COMPLETE ALL OTHER TRANSACTIONS CONTEMPLATED BY THE AGREEMENT  
AND LEASE AND DECLARING AN EMERGENCY**

WHEREAS, Article X, Section 13 of the Charter of the Village of Silverton provides that real property may be sold or traded "as provided by ordinance;" and

WHEREAS, the Village of Silverton entered into a Master Development Agreement (MDA) with Silverton Brewing Company, a legal entity in the State of Ohio, on September 8, 2017 through the adoption of Ordinance No. 17-3568 on September 7, 2017; and

WHEREAS, the Village is nearing the completion of renovation of a building at 6943 Montgomery Road to serve as a Town Hall and the Silverton Brewing Company has secured \$950,000 of investor funding to proceed with the establishment of a craft brewery, taproom, and restaurant at 6860 Plainfield Road; and

WHEREAS, The Village and the Silverton Brewing Company desire to amend the terms of and execute the revised MDA to reflect the passage of time and change in milestone dates from the previous MDS so that the property may be leased to Silverton Brewing Company; and

WHEREAS, The Silverton Brewing Company shall hereafter be referred as High Grain Brewing.

NOW THEREFORE, BE IT ORDAINED by the Council of the Village of Silverton, Ohio, that:

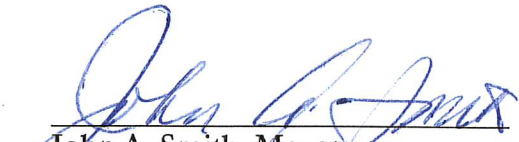
**SECTION I.**

The Village Manager is hereby authorized to execute all documents necessary to effectuate the amendment to the Master Development Agreement, the lease of 6860 Plainfield Road, and any other transactions contemplated or arising from the Agreement or Lease substantially similar (as determined by the Manager and Village Solicitor) to those set forth and attached hereto and made a part hereof. The Silverton property at 6860 Stoll is no longer needed for municipal purposes. The Village Manager is also authorized to take all necessary steps and to complete all necessary transactions, including the lease, purchase option, right of first refusal, and any other instrument, contract, or document contemplated under the Master Development Agreement.

**SECTION II.**

This Ordinance is declared to be an emergency measure necessary to preserve the public peace, health, safety and welfare of the citizens of the Village of Silverton; the reason for the emergency being the immediate need to memorialize and to effectuate an amendment to the Master Development Agreement, incorporating terms reflecting the imminent move of the Village offices to 6943 Montgomery Road and the turning over of 6860 Plainfield Road to the High Grain Brewing Company for its preservation and renovation. High Grain Brewing's project will provide for the economic welfare of the Village's citizens. Accordingly, this Ordinance shall take effect and be in force immediately from and after its passage and approval.

*Passed this 19<sup>th</sup> day of April, 2018.*

  
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John A. Smith, Mayor

ATTEST:

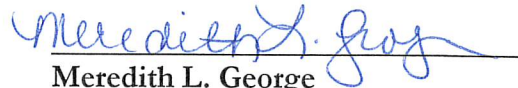
  
\_\_\_\_\_  
Tom Carroll, Village Manager

*Approved as to form:*

  
\_\_\_\_\_  
Bryan E. Pacheco, Village Solicitor

**CERTIFICATION:**

I, Meredith L. George, Clerk of Council of the Village of Silverton, County of Hamilton, State of Ohio; do hereby certify that there is no newspaper published in said municipality and that publication of the foregoing Ordinance No. 18-3584 has been duly made by posting true copies in three (3) of the most public places in said municipality, as determined by Council as follows: 1) Parkview Lane at Railroad; 2) Silverton Municipal Building and 3) The Village of Silverton's Website. Said posting was for a period of fifteen days commencing April 23, 2016

  
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Meredith L. George  
Clerk of Council of Silverton, Ohio