

FIRST AMENDMENT TO  
JOINT ECONOMIC DEVELOPMENT DISTRICT CONTRACT

This First Amendment to Joint Economic Development District Contract dated as of November 15, 2024 is entered into by and between Springfield Township (Lucas County), Ohio ("Township"), a township and political subdivision organized and existing under the laws of the State of Ohio, and the Village of Holland, Ohio ("Village"), a municipal corporation and political subdivision organized and existing pursuant to the Constitution and the laws of the State of Ohio (the "First Amendment"). Capitalized terms and words used but not otherwise defined in this First Amendment shall have the meanings assigned to them in the JEDD Contract, defined below.

**RECITALS:**

A. Pursuant to Ohio Revised Code Section 715.72 the Township and the Village executed that certain Joint Economic Development District Contract dated as of June 10, 2019 (the "JEDD Contract"). The JEDD Contract establishes a joint economic development district known as the Dorr Street Joint Economic Development District (the "JEDD" or the "District").

B. The area of the District includes all the real property described and depicted in Exhibits A and B to the JEDD Contract.

C. Ohio Revised Code Section 715.72(L) and Section 2.4 of the JEDD Contract authorize the contracting parties to amend the JEDD Contract to add area that was not originally included in the District upon certain conditions stated therein.

D. The record owners of all the real property described and depicted in Exhibits A and B to this First Amendment and all of the owners of the businesses operating within such area consent to the addition of such area to the District and have petitioned and requested that the Township and the Village amend the JEDD Contract to add to the District the area described and depicted in Exhibits A and B attached hereto. Such area is located within the unincorporated area of the Township but currently outside the area of District.

G. The Township and the Village are amenable to the petitioners' petitions and desire to facilitate the addition to the District of the area described and depicted in Exhibits A and B attached hereto.

H. The Township and the Village have complied with all procedures of Ohio Revised Code Section 715.72 related to amendment of the JEDD Contract to provide for the addition to the District of the area described and depicted in Exhibits A and B attached hereto.

I. The legislative authorities of the Township and the Village, respectively, have authorized and directed the Township and the Village to make and enter into this First Amendment to the JEDD Contract by and through their respective officers in accordance with Resolution No.

24-\_\_\_ passed on October 15, 2024 by the Board of Trustees of the Township and Ordinance No. 45-2024 passed on October 15, 2024 by the Council of the Village.

**NOW THEREFORE**, in consideration of the foregoing and the mutual covenants hereinafter set forth and the benefit to be derived by the parties from the execution hereof, the parties agree as follows:

1. Adding Additional Property to the JEDD District.

Pursuant to Ohio Revised Code Section 715.72(L) and Section 2.4 of the JEDD Contract, the JEDD Contract is amended to include in the District the area described and depicted in Exhibits A and B attached hereto and made a part of this First Amendment. From and after the date of this First Amendment set forth above, the area described and depicted in Exhibits A and B attached hereto shall be part of the District for all purposes of the JEDD Contract.

The territorial boundaries of the District now are as described and depicted in Exhibits A and B to the JEDD Contract and Exhibits A and B to this First Amendment, respectively.

2. Remainder Unaffected.

Notwithstanding anything to the contrary in the JEDD Contract or this First Amendment, the remaining provisions of the JEDD Contract not expressly amended or modified by this First Amendment shall remain in full force and effect and hereby are ratified and confirmed.

3. Effective Date.

This First Amendment is not effective before the thirty-first day after its approval by both parties. The effective date of this First Amendment shall commence the thirty-first day after its approval (which is the first date on which the Township and the Village have lawfully executed this First Amendment).

4. Counterparts.

This First Amendment may be executed in any number of counterparts, all of which taken together shall constitute one and the same instrument, and any party to this First Amendment may execute this First Amendment by signing any such counterpart.

*[The rest of this page intentionally is left blank.]*

**IN WITNESS WHEREOF**, the Township and the Village have caused this First Amendment to be executed in their respective names by their duly authorized officers or representatives as of the date set forth above.

SPRINGFIELD TOWNSHIP, LUCAS COUNTY, OHIO  
BOARD OF TRUSTEES

\_\_\_\_\_  
By: Michael Hampton, Administrator

Date: \_\_\_\_\_

Resolution No. 24-\_\_\_\_

APPROVED AS TO FORM:

\_\_\_\_\_

\_\_\_\_\_  
Township Law Director

VILLAGE OF HOLLAND

\_\_\_\_\_  
By: Ryan Spangler, Mayor

Date: \_\_\_\_\_

Ordinance No. 45-2024

APPROVED AS TO FORM:

\_\_\_\_\_

\_\_\_\_\_  
Village Law Director

FISCAL OFFICERS' CERTIFICATIONS

The undersigned Fiscal Officer of Springfield Township, Lucas County Ohio hereby certifies that the moneys required to meet the obligations of the Township during the calendar year 2024 under the foregoing First Amendment to Joint Economic Development District Contract, being zero, have been appropriated lawfully for that purpose, and are in the treasury of the Township or in the process of collection to the credit of an appropriate fund, free from any previous encumbrances. This Certificate is given in compliance with Ohio Revised Code Sections 5705.41 and 5705.44.

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By: Brenna Koback  
Springfield Township Fiscal Officer

The undersigned Clerk-Treasurer of the Village of Holland, Ohio hereby certifies that the moneys required to meet the obligations of the Village during the calendar year 2024 under the foregoing First Amendment to Joint Economic Development District Contract, being zero, have been appropriated lawfully for that purpose, and are in the treasury of the Village or in the process of collection to the credit of an appropriate fund, free from any previous encumbrances. This Certificate is given in compliance with Ohio Revised Code Sections 5705.41 and 5705.44.

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By: Lyn Krasula  
Village of Holland Clerk-Treasurer

Exhibit A  
to  
First Amendment to Joint Economic Development District Contract

**Description of Area to be Added to the District**

The property is the real estate situated in the County of Lucas and State of Ohio consisting of the parcel numbers listed below (and including any subsequent combinations and/or subdivisions of the current parcel numbers):

Index No.	Parcel	Owner	Zoned	Acres
21	6517961	PRIMARY TOOL, LLC	M-1	1.3208
22	6517964	PRIMARY TOOL, LLC	M-1	0.9300
23	6700174	2735 EBER, LLC	M-1	4.9971
24	6700134	2735 EBER, LLC	RA-3	5.0024

TOTAL ACRES      12.2503

Parcel No. 65-17961

That part of the West 2/3 of the West 1/2 of the Southeast 1/4 of Section Number 18, Town 2, United States Reserve of 12 miles square at the foot of the Rapids of the Miami of Lake Erie in Springfield Township, Lucas County, Ohio, which lies South of the right of way of the New York Central Railroad Company, and East of a line beginning on the South line of said Section at a point 534.5 feet East of the Southwest corner of the Southeast 1/4 of said Section 18 and running thence in a Northerly direction to a point on the South line of the right of way of the New York Central Railroad Company, which is 533.60 feet Northeast of the West line of the Southeast 1/4 of said Section 18 measured along said right of way, EXCEPTING THEREFROM the East 120 feet thereof. Subject to legal highways.

Commonly known as 8702 Airport Highway, Holland, Ohio 43528

Parcel No. 65-17964

The East 120 feet of that Part of the West 2/3 of the West 1/2 of the Southeast 1/4 of Section Number 18, Town 2 United States Reserve of 12 miles square at the foot of the Rapids of the Miami of Lake Erie in Springfield Township, Lucas County, Ohio, which lies South of the right-

of-way of the New York Central Railroad Company and East of a line beginning on the South line of said Section at a point 534.5 feet East of the Southwest corner of the Southeast 1/4 of said Section 18 and running thence in a Northerly direction to a point on the South line of the right-of-way of the New York Central Railroad Company, which is 533.60 feet Northeast of the West line of the Southeast 1/4 of said Section 18 measured along said right-of-way. Subject to legal highways.

Commonly known as 8650 Airport Highway, Holland, Ohio 43528

Parcel No. 67-00174

The North five (5) acres of the South sixteen (16) acres of the West one-half (1/2) of the Southwest one-quarter (1/4) of Section one (1), Town seven (7) North, Range nine (9) East, in Springfield Township, Lucas County, Ohio. Subject to legal highways.

Commonly known as 2725 S. Eber Road, Monclova, Ohio 43542

Parcel No. 67-00134

The South sixteen (16) acres of the West one-half (1/2) of the Southwest one-quarter (1/4) of Section one (1), Town seven (7) North, Range nine (9) East, in Springfield Township, Lucas County, Ohio, excepting therefrom the North five (5) acres thereof, also excepting that part lying South of a line drawn from a point on the West line of said Section one (1) that is two hundred four and sixty-two hundredths (204.62) feet North of the Southwest corner of said sixteen (16) acre parcel to a point on the East line of said West one-half (1/2) of the Southwest one-quarter (1/4) of said Section one (1) that is two hundred three (203) feet North of the South line of said sixteen (16) acre parcel.

Commonly known as 2735 S. Eber Road, Monclova, Ohio 43542

Exhibit B  
to  
First Amendment to Joint Economic Development District Contract

**Map of Area to be Added to the District**

(attached hereto)