EXHIBIT A TO ORDINANCE NO.146-22
(Revised 12/20/22)

MAS Financial Advisory Services, LLC
TIF Administration Proposal
December 20, 2022

Responsibilities

1. Maintain and keep updated the TIF Master List excel file and the TIF Revenue Projections excel file. Currently there are over 500 parcels that are covered under TIF Agreements and the City is collecting on over 350 of these. This includes reconciling the Cash Report received from the County Auditors' Office with the City's database/the TIF Master List. Troubleshoot and resolve any discrepancies between the County and City's records.

2. Complete and submit to the County Auditors' Office DTE 24 Exemption Application forms with all necessary documentation, including City Ordinances and property record cards.

3. Maintain Determination Letters received from the Department of Taxation and update the TIF Master List excel file accordingly.

4. Complete and submit to the Development Services Agency the Annual Reports for each TIF District (presently 14 reports).

5. Represent the City at the annual Lorain County Tax Incentive Review Committee (TIRC) meetings. Provide reports to and communicate with the Avon Schools' Treasurer all pertinent information.

6. Prepare the payment requests for the Avon Schools and the Lorain County Joint Vocational School as necessary.

Fee Proposal

The City shall pay MAS Advisory Services a fee equal to 1.00% of the "net revenue" the City receives after distributions to Avon Local Schools and the Lorain County Joint Vocational School. The fee will be computed before county auditor and treasurer deductions. This fee shall be paid twice annually after the updating of the TIF Master List excel file (historically March and August). In any case the fee shall not exceed Forty Thousand Dollars ($40,000) for the year 2023. The City shall apply the MAS annual retainer fee of $12,000The City shall apply the MAS annual retainer fee of $12,000 toward the TIF Administration fee. This proposal if accepted will serve as an Amendment to the MAS Agreement passed by City Council with Ordinance No. 58-15 on May 11, 2015. Said amendment shall expire on December 31, 2023.

Agreed to and accepted this _____ day of ______________________, 2022

By: __________________________

Matthew A. Stuczynski
MAS Financial Advisory Services, LLC

By: __________________________

Steven J. Presley
Director of Finance
City of Avon

By: __________________________

Bryan K. Jensen
Mayor, City of Avon

APPROVED AS TO FORM:

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John A. Gasior, Law Director
City of Avon