



CITY OF BELLEVUE

ENJOY THE 'VUE!



City of Bellevue Economic Development

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NEWSLETTER – DECEMBER 2022

Hello Bellevue!

Autokiniton – The Bellevue operation was awarded the contract from Ford Motor Co. to build the new frame for the all-electric Ford Lightning F-150 pickup truck. The City's Economic Development Department with the help from JobsOhio, Sandusky County Economic Development Corporation (SCEDC) and Sandusky County Ohio Means Jobs were all instrumental in offering incentives to convince Ford Motor to have that new frame built here. Two other states were under consideration for this project. This project means 150 new jobs and \$8.5M of new payroll at the Bellevue facility. I want to thank Chase Eikenbary (JobsOhio), Beth Hannan (SCEDC) and Arcadia Thurn (Sandusky Co. OMJ) for all their persistence and efforts helping the City of Bellevue land this major project. I also want to thank Bellevue City Council for their support in offering Autokiniton the Job Creation Tax Credit as this is a win-win for the City.

Bellevue City Schools – A warm Bellevue welcome to our new Superintendent of Bellevue City Schools Troy Roth who officially took his position on July 1st. Most recently the Superintendent at Findlay City Schools, Troy accepted and was formally introduced on March 2nd at a special School Board meeting. Welcome Troy to the school system and City of Bellevue!

Ohio EPA VW DMTF DCFC grant – Bellevue was awarded a grant through Ohio EPA to install a level 3 EV (electric vehicle) charging station. Working on the project for a year or so, the hard work paid off for the City. Ohio EPA received 260 applications for \$8M pool of funds. One of the requirements for this contested grant was the charge station must be located near a classified one highway, which US Rt 20 qualifies, and preferred near a retail area. The location we have chosen is near the fire station in the

SW corner of the lot. The City foots the bill up front. Once the station is operational, Ohio EPA reimburses us for 90% of the cost. If the City maintains the station for at least five (5) years, we receive the other 10% back. The initial thought of applying for the grant was two-fold. Washington DC is pushing EV so let us get ahead of the curve while Ohio offers 100% funding. Secondly, we hope to capture those out-of-town travelers to 'charge up' here and while they are charging their vehicle, walk uptown for shopping or grab a bite to eat. Any time we can bring in potential new shoppers to our downtown merchants, the better. With a level 3 charge station, an average charge may only take 20-40 minutes as opposed to a level 2 charge station at an hour or longer. This station will always be available for use by the community as well.

Former Ben Franklin Building – Grass is growing. Folks ask me what is going on there, what are the plans? As you can imagine with a space that large, we (City) need to let that area settle for a year or so, so when we start to landscape design the area, the foundation is solid enough. City leaders have had early discussions of what we would like to see there but have no design concepts that have been drawn up yet.

DORA – Just a reminder that DORA is 'up and running' in the downtown area. All the permit holders have their supply of DORA cups so with anticipated nicer weather on the horizon, take your beverage out on the streets for a stroll or sit on a bench or do a bit of shopping in the DORA area and enjoy! In October 2022, City Council approved adding Central Park in the DORA.

Balance Nutrition – Located uptown Bellevue at 108 E Main Street managed by Lisa Carlson. Stop in for a healthy choice in liquid nutrition.

YOUUnique Wellness Center – located at 202 W Main Street Jamie Fitzgerald leads the yoga/meditation

sessions. YOUUnique also offers pulse magnetic therapy, far infrared wellness pod, infrared LED therapy, bio-well energy assessment, sound bath meditation, reiki and vibrational sound therapy.

Century 21 Realty – the former Gary Strayer Realty and most recently Howard Hanna is now known as Century 21, but with the same great staff to serve Bellevue.

Berkshire Hathaway Realty – the former John Fenn Realty is now known as Berkshire Hathaway Realty. Lyndsay Sosa heads the team.

Laughlin Landscape & Design and Laughlin Construction – Opened an office in downtown Bellevue in the former Chamber building. They serve all your softscape and hardscape design ideas for your home or business. They also added Laughlin Construction in a separate suite in the building.

Shear Illusions – Tiffany Linder is the new owner and she opened in August at 111 Monroe St. Tiffany has over 19 years of experience and the other stylist at the salon is Tammy Schaffer.

Land Bank- Huron & Sandusky County Land Banks received \$500,000 for residential demolition and \$1,000,000 for commercial demolition in early 2022. All communities, townships and villages in those counties can submit property locations. The Land Banks will then sort through all the eligible applications and choose which houses/buildings will be torn down at no expense to the City. Three (3) Center Street properties qualified for demo through this program. 200, 206, and 208 Center St. Those three structures came down in November. One property located at 508 W Main will also be considered through this program.

CRA – Community Reinvestment Area – I submitted a total of fifteen (15) applications to county auditors in 2021. Ten (10) of those submissions were for new homes. Just a reminder that the City offers this program to all Bellevue property owners in the City CRA areas. You will receive up to a 15-year tax abatement for the new home (not the land). That program will also carry through a sale. If for some reason you get transferred and must relocate the remaining abated years will remain with the home. The fact sheet and application are available on the City website and this program applies to major outside renovations, garages, storage sheds or room additions.

Shop Local – If you have not been downtown lately, schedule a time to visit and see all the great ‘mom & pop’ shops. With DORA in place, grab a glass of wine or your favorite beverage and stroll through to see what Bellevue merchants offer. Folks comment that downtown is not what it used to be ‘back in the day’. No, it has been re-energized with new options for shoppers and merchants are customizing unique ideas and products. These merchants offer a variety, so if you do not see something ask them you may be surprised, they can help you with that request. No one lives in the past you keep moving forward. We thank all the business owners for investing in our downtown area.

Bunge N/A – Bunge recently broke ground for a new addition to their plant. This new processing building will allow Bunge to process soybeans more efficiently and keep up with demand for their products. This is also a promising sign that corporate management recognizes how important the Bellevue operation is to invest a significant amount of money into the operation on Goodrich Road.

Mitsubishi Chemical Performance Polymers (MCP) MCP acquired more production work as a plant in Warren Michigan was recently shuttered and moved all their operations to the MCP Buckeye Street plant. The Bellevue operation was chosen for the extra work because of their history of efficiency and reliability.

Omni Fiber – Omni has started their process of burying fiber optic for internet and streaming tv options for city residents and businesses. Look for them to be working through the springtime in all areas of the city.

This issue along with past issues of the Economic Development newsletter can be found on the City website at www.cityofbellevue.com.