

First Reading: August 11, 2026
Second Reading: August 18, 2026
Third Reading: August 24, 2026
Effective Date: September 24, 2026

VILLAGE OF NORTH BALTIMORE, WOOD COUNTY, OHIO

RESOLUTION NO. 26 – 2026

**A RESOLUTION ESTABLISHING A DOWNTOWN FAÇADE GRANT PROGRAM,
APPROVING PROGRAM GUIDELINES, AND AUTHORIZING THE VILLAGE
ADMINISTRATOR OR THEIR DESIGNEE TO ADMINISTER THE PROGRAM.**

WHEREAS, Council desires to encourage investment in and revitalization of downtown properties through a matching reimbursement grant program for eligible façade improvements.

NOW, THEREFORE, BE IT RESOLVED by the Council of the Village of North Baltimore, State of Ohio:

SECTION 1. The Downtown Façade Grant Program is hereby established.

SECTION 2. The Downtown Façade Program Information Sheet, attached as Exhibit A, is approved as the official program guidelines.

SECTION 3. Grant awards shall be subject to funds appropriated by Council.

SECTION 4. The Village Administrator or their designee is authorized to administer the program, review applications, verify project completion, process reimbursements, and execute grant agreements approved as to form by the Village Solicitor.

SECTION 5. The Village Council shall approve or deny all grant applications and determine the amount of each grant award.

SECTION 6. The Village Administrator may make administrative changes to the program guidelines that do not alter eligibility, funding limits, or other substantive policy provisions. All substantive amendments shall require Council approval.

SECTION 7. This Resolution shall take effect and be in force at the earliest time permitted by law.

The motion to adopt the foregoing resolution was moved by Member _____ and seconded by Member _____.

VOTE ON ADOPTION YEAS _____ NAYS _____ ABSTAIN _____

ADOPTED this _____ day of _____, 2026.

Dee Hefner, President of Council

Aaron Patterson, Mayor

Attest:

Mason Davis, Clerk of Council

Exhibit A



North Baltimore Downtown Façade Program

The Village of North Baltimore Council intends to provide a grant program for the purpose of revitalizing the exterior facades of downtown properties. This program is intended to improve the appearance of buildings visible from the roadway, public right of way, and alleyways.

Grant Details:

- The program is operated on a reimbursement schedule. Property owners must pay project expenses BEFORE receiving funds.
- Awards provide 50% matching funds up to \$40,000
- Applications must be submitted by October 31, 2026, at 11:59 PM.

Eligible Improvements:

- Awnings
- Masonry work: brick cleaning, tuck pointing, replacement
- Painting
- Repair, restoration, or appropriate replacement of exterior windows and doors
- Any other visible exterior improvements

Ineligible Improvements;

The downtown facade program is intended for exterior improvements to buildings that will be visible to the general public. Interior improvements including HVAC repair, plumbing repair, furnishings, and equipment are not permitted.

Other ineligible improvements include:

- Repair or replacement of the roofing system
- Repair or replacement of fire escapes
- Commercial signage

Application Process:

Applicants should submit the following materials to the Village Clerk of Council. Submissions can be hand-delivered, mailed to the main office, or emailed to clerk@northbaltimore.gov. The main office is located at 205 North Main Street.

- A project description
- Current photos of the proposed work area
- Rendering/drawing of proposed work to scale, including color scheme
- A minimum of two (2) itemized cost estimates of proposed work by a qualified third-party professional.

NOTE: Please note that this is a reimbursement grant, which will require a copy of paid invoice(s) and pictures of the completed improvements BEFORE payment is issued,

Awards:

- All applicants will receive notification on the approval or denial of their grant application. Funding decisions will be made by the North Baltimore Village Council in early 2027.
- To be eligible for reimbursement, the project must be completed exactly as submitted. Any changes to an awarded project must be approved by the North Baltimore Village Council.
- Work must begin within six months of notification of approval.

NOTE: All awards are granted at the discretion of the North Baltimore Village Council. Funding decisions are final.

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Project Completion:

- Awarded projects must be completed by November 1, 2027.
- Applicants must provide invoices marked paid or cancelled checks showing payment.
- Applicants must provide completed W9 form with contractor information
- Applicants must provide photographs of completed work
- A site visit of the property to verify the completion of the project will be conducted by the Village Administrator or their designee.
- No monies will be disbursed until 100% project completion

NOTE: Village of North Baltimore employees and direct family members are not eligible to apply for this grant program.