



City of Hudson, Ohio

Meeting Minutes - Draft City Council Workshop

Jeffrey L. Anzevino, Mayor
Christopher W. Foster, President of Council (Ward 2)
Christopher A. Banweg, Council Member (At-Large)
Karen E. Heater, Council Member (At-Large)
Nicole V. Kowalski, Council Member (At-Large)
Scott Ruffer, Council Member (Ward 4)
Katherine R. Schlademan, Council Member (Ward 1)
Skylar J. Sutton, Council Member (Ward 3)

Thomas J. Sheridan, City Manager
John Kolesar, City Solicitor
Aparna Wheeler, Clerk of Council

Tuesday, April 25, 2023

7:30 PM

Town Hall
27 East Main Street

1. Call to Order

Mayor Anzevino called to order the workshop of Hudson City Council at 7:30 p.m., in accordance with the Sunshine Laws of the State of Ohio, O.R.C. Section 121.22, and he handed the workshop over to President of Council Foster, in accordance with Council Rules.

Present: 6 - Mr. Banweg, Mr. Foster, Mrs. Kowalski, Mr. Ruffer, Ms. Schlademan and Mr. Sutton

Absent: 1 - Mrs. Heater

Others & Staff in Attendance: Mayor Anzevino; Mr. Sheridan, City Manager; Mr. Comeriato, Assistant City Manager - Operations; Mrs. Behnke, Economic Development Manager; Mr. Griffith, Management/Budget Director; Mr. Hannan, Community Development Director; Mr. Knoblauch, Assistant City Manager - Financial/Special Projects; Mr. Kosco, City Engineer; and Mr. Leiter, HCTV Production Assistant.

2. Correspondence and Council Comments

Mr. Banweg stated that Christ Community Chapel will be building a new playground and it will be open to the public. He further congratulated the Hudson You Be the Chemist Team that were selected as one of 5 teams from across the country to compete in the National You Be the Chemist Team, and he participated in yard clean-up to assist Seniors within Hudson. He further stated Mr. Sutton and himself will hold an Open Forum on May 11, 2023, at the Hudson Library, and he invited interested citizens to attend.

Mr. Ruffer thanked City staff, as well as the Hudson Police, for responding to a recent complaint. He further apologized for missing the Open Forum last week due to unexpected work travel.

Mr. Sutton provided an update on the Steering Committee meeting that was held last week, as well as a meeting that the Fiber to the Home Committee attended in Medina. He further congratulated Dr. Megan Griffith Ward on being nominated as PTO Staff Member of the Year, and stated that Fox 8 News did a report on the Native Sons and Daughters Yard Clean-Up event.

Mrs. Kowalski stated that due to some conflicts, her Open Forum will be held on May 31, 2023 at the Hudson Library.

Mayor Anzevino stated the he swore in a new member to the Hudson Fire Department, he thanked those that participated and attended the Earth Day Event on Saturday, April 22, 2023, and stated that the official launch of the Bird Song art project on the Green will be Saturday, April 29, 2023 from noon to 3:00 p.m.

Mr. Foster stated that he met with the CEO of Leaf Home.

3. Discussion Items

- A. [23-0033](#) **Discussion - Hudson Water Rate Study**
Brief Description: The purpose of the discussion is to determine if City Council would like the City Manager to create an additional Water Rate or fee for water customers outside the City of Hudson as well as the value of the surcharge percentage or surcharge fee.

Attachments: [Utility Upcharges for Outside Communities](#)
[Peninsula Revenue Calc](#)
[2008-147 - Hudson & Boston Heights MOU](#)
[Hudson Outside Rate Surcharges Tech Memo Draft](#)
[Current Water Accounts Outside Hudson](#)

Mr. Sheridan provided background information on the Water Rate study. Mr. McNutt, CT Consultants, provided information on the Outside Hudson Rate Surcharge study. Council discussion followed that included surcharge rate and use of surcharge fee. There was consensus to continue with legislation at the May 16, 2023, Council meeting, to incorporate an outside the City user charge at 150% of all fees and water rates, the Boy Scouts will be grandfathered per their agreement, Finance will inform existing customers outside the City of the pending legislation and the opportunity to speak at an upcoming public hearing.

This matter was discussed.

- B. [23-0034](#) **Discussion of the location matrix and Park Board recommendation for location of a new inclusive playground**

Brief Description: Staff along with the Park Board and interested residents have reviewed potential locations for a new inclusive playground. Staff will discuss the top locations and the Park Board's recommendations.

Attachments: [YDC Property Cost Allocation April 25 2023](#)
[YDC Inclusive Park Option A Exhibit 3-23-23](#)
[YDC Option A Engineers Estimate 3-23-23](#)
[Middleton Park Inclusive Park Exhibit 3-23-23](#)
[Middleton Park Engineers Estimate 3-23-23](#)
[City Hall Inclusive Park Exhibit 3-23-23](#)
[City Hall Engineers Estimate 3-23-23](#)
[YDC Inclusive Park Option B Exhibit 3-23-23](#)
[YDC Option B Engineers Estimate 3-23-23](#)
[Inclusive Playground Matrix - Final](#)

Mr. Wash provided background information on the inclusive playground and introduced the Park Board Members, Linda O'Neil and Shannon Navy. Ms. O'Neil and Ms. Navy presented information on the inclusive playground and the Park Board's recommendation on the location and amenities of the playground. Council discussion followed that included funding options, Park Board monies used to purchase Former YDC property, City's cost commitment, and location of Middleton Park instead of the former YDC. Administration will speak with Summit County regarding available ARPA funding and the Public Works staff will update the Park Board at their next meeting on Council's overall comments and the next steps.

This matter was discussed.

C. [23-0025](#) **Discussion of Fee Schedule for Special Event Services**

Brief Description: There are on average over 70 different City-permitted events annually with many of them repeating multiple times over the events season, totaling on average over 105 total events. Fees related to application and services are charged for some events but not consistently to all.

Attachments: [Council Memo - Special Event Fees 4.25.2023](#)
[HPD: Special Events Memo 2023](#)
[Special Event Fee Analysis](#)
[Council Memo - Special Event Fees 3.24.23](#)
[Special Event Fees 2022](#)

Mrs. Behnke provided a summary of previous discussions that were held with Council. She stated that staff met with Mr. Banweg, Mr. Sutton and Mrs. Kowalski to discuss the fee types and presented the proposed fee structure based off of their discussions. Council discussion followed regarding crosswalk timing, implementing new fee structure in 2024, and reason of changing fee structure. There was consensus to move forward with Legislation on elimination of grandfathering and road closure fees associated within DORA district, application fee of \$25 per event, water fee based on \$15 per day, and electric charged at \$15 per day.

This matter was discussed

D. [23-0035](#) **Land Development Code Amendments 2023**

Brief Description: Discussion regarding topics to pursue with the upcoming Land Development Code Amendments for 2023

Attachments: [City Council memo LDC amendments 4.11.23](#)

Mr. Hannan presented 2023 LDC amendment topics for consideration. Discussion followed on topics that Council would like to consider. There was consensus to move forward with all 10 items outlined on the memo with number 1 and 9 being brought forward separately.

This matter was discussed.

4. **Proposed Consent Agenda for May 2, 2023, Council Meeting**

A. [TMP-6518](#) **A RESOLUTION AUTHORIZING THE CITY MANAGER'S DESIGNEE TO SUBMIT AN APPLICATION TO THE OHIO DEPARTMENT OF NATURAL RESOURCES FOR A NATUREWORKS GRANT.**

Brief Description: The Ohio Department of Natural Resources awards the state funded NatureWorks grant funding for the purpose of acquisition, development and rehabilitation of recreational areas. The City could receive

up to 75 percent of the project cost in grant funding for the installation of an ADA kayak launch.

Attachments: [Draft Resolution](#)

This Resolution was forwarded for further consideration at the May 2, 2023, Council meeting.

- B. [TMP-5940](#) **A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AMENDMENT TO THE COST-SHARE AGREEMENT WITH THE NORTHEAST OHIO REGIONAL SEWER DISTRICT FOR THE OWEN BROWN STREET BRIDGE REPLACEMENT PROJECT.**

Brief Description: The 2019 agreement authorized the replacement of the bridge on Owen Brown Street. During the preliminary design, a hydraulic study identified that replacing the bridge was not warranted (per NEORS D policy), but that a smaller “overflow” pipe could remain funded by NEORS D.

Attachments: [2019 NEORS D Agreement](#)
 [NEORS D Amended Agreement](#)
 [Exhibit](#)
 [Draft Resolution](#)

This Resolution was forwarded for further consideration at the May 2, 2023, Council meeting.

- C. [TMP-6551](#) **A RESOLUTION AUTHORIZING THE CITY MANAGER TO ADVERTISE FOR COMPETITIVE BIDS AND TO ENTER INTO A CONTRACT FOR THE OWEN BROWN STREET (N. MAIN ST (SR 91) TO MORSE ROAD) PARTIAL RECONSTRUCTION, WATER REPLACEMENT, SIDEWALK REPAIR, STORM SEWER AND ROAD IMPROVEMENT PROJECT.**

Brief Description: This project consists of the reconstruction of Owen Brown Street from Morse Road to N. Main Street. Work includes the replacement of the existing watermain and services to the right-of-way, new 42” concrete storm “overflow” culvert, new residential storm water services, traffic calming features, road improvements including curb and sidewalk repairs, and resurfacing of the roadway. All City work will also need coordinated with upcoming, Summit County sanitary sewer improvements along the roadway.

Attachments: [Owen Brown Exhibit 3-8-23](#)
 [Draft Resolution](#)

This Resolution was forwarded for further consideration at the May 2, 2023, Council meeting.

- D. [TMP-6606](#) **A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH THE COUNTY OF SUMMIT FOR THE VALLEY VIEW TRAIL PROJECT (SR 91 TO HUNTING HOLLOW).**

Brief Description: This agreement between Summit County and the City

permits the City to construct the proposed Valley View Trail project over a Summit County owned bridge over a tributary to Brandywine Creek. This agreement is for only the portion of the trail that goes over the Summit County owned bridge. The agreement outlines the terms of the future construction, inspection and maintenance of the County owned bridge and City owned trail.

Attachments: [Valley View Rd Trail Exhibit](#)
[Cooperative Agreement with Summit County](#)
[Draft Resolution](#)

This Resolution was forwarded for further consideration at the May 2, 2023, Council meeting.

- E. [TMP-6604](#) A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO A CONTRACT WITH TK ELEVATOR CORPORATION FOR THE CITY HALL ELEVATOR IMPROVEMENT PROJECT.**

Brief Description: The project will include the replacement of the operating components of the existing elevator at City Hall. These components include the car controller, car switches and panels, door interlocks, emergency systems, and the communication system as well as required electrical and HVAC upgrades.

Attachments: [Draft Resolution](#)

Mr. Sutton requested staff to supply Council a list of expenses incurred at City Hall since its purchase.

This Resolution was forwarded for further consideration at the May 2, 2023, Council meeting.

- F. [TMP-6605](#) AN ORDINANCE AUTHORIZING THE CITY MANAGER TO ENTER INTO CONTRACTS FOR THE PURCHASE OF TWO VEHICLES FOR THE PUBLIC WORKS DEPARTMENT INCLUDING ONE PLOW TRUCK FOR THE SERVICE DIVISION AND ONE BUCKET TRUCK FOR HUDSON PUBLIC POWER; AND DECLARING AN EMERGENCY.**

Brief Description: The Public Works Department has budgeted funds for the replacement of two large trucks. The first is a cab and chassis truck with a snow/ice package. The second vehicle is a cab and chassis truck outfitted with a service bucket.

Attachments: [Draft Ordinance](#)

This Ordinance was forwarded for further consideration at the May 2, 2023, Council meeting.

5. Proposed Legislation for May 2, 2023, Council Meeting

- A. [23-43](#) A RESOLUTION AMENDING THE CITY OF HUDSON'S VOLUNTEER FIRE AND EMS DEPARTMENT LENGTH OF SERVICE AWARD PROGRAM (LOSAP)**

Brief Description: The Resolution amends the Length of Service Award Program (LOSAP) by increasing the amount of contributions for the volunteer

EMS personnel. This request is being requested at this time in order to make the EMS personnel equal with the volunteer Fire Firefighters, and the change requires a formal adoption of the amendment by City Council.

Attachments: [Resolution No. 23-43](#)

Resolution No. 23-43 was forwarded for further consideration at the May 2, 2023, Council meeting.

- B. [23-44](#) **A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO A PROFESSIONAL SERVICES CONTRACT WITH TRC ENVIRONMENTAL CORPORATION FOR THE DEMOLITION AND HAZARDOUS MATERIAL MITIGATION OF 94 OWEN BROWN STREET.**

Brief Description: This project authorizes a professional services contract with TRC Environmental, Inc. to perform technical support to the City including review of existing information, preparation of demolition specifications and drawings for bidding as well as bidding and bid evaluation assistance.

Attachments: [94 Owen Brown Phase I ESA DRAFT FINAL](#)
[City of Hudson Owen brown demo 02222023](#)
[Standard Consultant Agreement - Final 8.10.22](#)
[Resolution No. 23-44](#)

Resolution No. 23-44 was forwarded for further consideration at the May 2, 2023, Council meeting.

- C. [23-58](#) **A RESOLUTION ACCEPTING THE RECOMMENDATIONS OF THE TAX INCENTIVE REVIEW COUNCIL TO CONTINUE COMMUNITY REINVESTMENT AREA AGREEMENTS AND A JOB CREATION GRANT PROGRAM AGREEMENT WITH THE CITY OF HUDSON, COUNTY OF SUMMIT.**

Brief Description: The City has established a Tax Incentive Review Council (TIRC) to periodically review each existing Community Reinvestment Area (CRA) and Job Creation Grant Agreement for compliance and to make recommendations to continue, modify or terminate each of the agreements. The duly appointed TIRC met on March 7, 2023, reviewed each CRA and Job Creation Grant Agreement and made certain recommendations to City Council.

Attachments: [TIRC Minutes 3.7.2023](#)
[Resolution No. 23-58](#)

Resolution No. 23-58 was forwarded for further consideration at the May 2, 2023, Council meeting.

- D. [23-59](#) **A RESOLUTION RETROACTIVELY AMENDING RESOLUTION NO. 22-27 TO INCORPORATE RECITALS AND FINDINGS; AND DECLARING AN EMERGENCY.**

Brief Description: A resolution to retroactively amend the purchase and sale agreement for Hudson Community Living.

Attachments: [Resolution No. 23-59](#)

Resolution No. 23-59 was forwarded for further consideration at the May 2, 2023, Council meeting.

6. Items to be Added to Future Agendas

The following Proclamations will be read at the May 2, 2023, Council meeting: Public Service Recognition Week and Lemonade Day Month.

7. Executive Session

A motion was made by Mr. Foster, seconded by Mr. Sutton to enter into executive session to consider the purchase of property for public purpose, to include Mayor Anzevino, Council members, Mr. Sheridan, Mr. Knoblauch, Mr. Comeriato, Mr. Hannan, and Mrs. Behnke. Mr. Foster recessed the meeting at 9:54 p.m., after the motion carried unanimously by voice vote.

8. Adjournment

There being no further discussion, Mr. Foster adjourned the Council workshop meeting at 10:24 p.m.

Christopher W. Foster, President of Council

Thomas J. Sheridan, City Manager, Clerk of Council Pro Tempore

Workshop Minutes prepared by Melissa Raber, Business Operations Manager - Professional Services .

Upon approval by City Council, this official written summary of the meeting minutes shall become a permanent record, and the official minutes shall also consist of a permanent audio and video recording, excluding executive sessions, in accordance with Codified Ordinances, Section 220.031 (a), Rules for Workshop Meetings.