



City of Hudson, Ohio

Meeting Agenda - Final-revised 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
Elizabeth Slagle, Acting Clerk of Council

Tuesday, October 24, 2023

7:30 PM

Town Hall
27 East Main Street

1. Call to Order
2. Correspondence and Council Comments
3. Discussion Items
 - A. [TMP-6820](#) **AN ORDINANCE AMENDING THE JOB CREATION GRANT PROGRAM.**
Brief Description: The proposed amendments to the Job Creation Grant Program will align the program guidelines with the way we deploy the program in practice post-pandemic. The proposal also includes an increased year of eligibility for including certain defined, environmentally sustainable components to their projects to align with the goals outlined by the Environmental Awareness Committee.
Attachments: [Job Creation Grant Proposal Staff Report 10.24.2023](#)
[13-122 Ordinance Amending Job Creation Grant Program](#)
[05-39 Ordinance Adopting a Job Creation Grant Program](#)
[Hudson Job Creation Grant Program Guidelines - Proposed Edits](#)
[Exhibit A Hudson Job Creation Grant Program Guidelines](#)
[Draft Ordinance](#)

Legislative History

9/12/23 City Council Workshop item forwarded to the City Council

- B.** [23-0058](#) **Economic Development Boards and Commission Structure**
Brief Description: Discussion of the structure of the Boards and Commissions that support the Economic Development function as requested by Council in the January 2023 Council Retreat.
Attachments: [Council Memo - Economic Development Boards and Councils 10.24.23 Workshop](#)
[Council Memo - Economic Development Boards and Councils 6.20.23 Workshop](#)
Legislative History
6/20/23 City Council discussed
- C.** [23-0091](#) **Land Development Code Use Allowances for North Main Street**
Brief Description: The Land Development Code contains specific text relevant to use allowances for the west side of North Main Street in downtown Hudson.
Attachments: [City Council Memo 10.11.23 - N Main Street use allowances](#)
[City Council Memo 9.14.23 - N Main Street use allowances](#)
[LDC District 5 Regulations](#)
Legislative History
9/19/23 City Council discussed and filed
- D.** [23-0110](#) **Discussion of Land Development Code Amendment - Temporary Uses**
Brief Description: Discussion to consider amendment to Section 1206.04(c) of the Land Development Code regarding the temporary use regulations relevant to temporary construction uses.
Attachments: [City Council memo temp use regulations 10.13.23](#)
- E.** [23-84](#) **AN ORDINANCE AMENDING CHAPTERS 1205 “ZONING DISTRICTS-CITY OF HUDSON MAP” AND 1206 “USE REGULATIONS” OF THE LAND DEVELOPMENT CODE.**
Brief Description: Land Development Code text amendment to establish expanded regulations relevant to the blending of proposed density for residential development adjacent to existing development.
Attachments: [LDC Update Residential Blending - City Council Memo 9.14.23](#)
[Residential blending - measurement graphic](#)
[LDC Update Residential Blending - City Council Memo 6.9.23](#)
[Ordinance No. 23-84](#)
[Ordinance No. 23-84 \(proposed amendment for 7-18-23\)](#)
[Planning Commission Decision](#)
[Ordinance No. 23-84 \(proposed amendment for 10-24-23\)](#)
Legislative History
6/20/23 City Council discussed
6/20/23 City Council item forwarded to the City Council
7/11/23 City Council first reading
7/11/23 City Council postponed to a date certain to the City Council
7/11/23 City Council item forwarded to the City Council
7/18/23 City Council second reading

7/18/23 City Council amended
 7/18/23 City Council referred to Planning Commission
 10/10/23 City Council Workshop discussed

- F. [TMP-6919](#) **A RESOLUTION EXTENDING THE TERM OF THE STEERING COMMITTEE TO UPDATE THE COMPREHENSIVE PLAN**
Brief Description: The comprehensive plan steering committee was established by City Council and authorized to prepare recommendation within twelve months of their initial meeting (January 11, 2023). The Committee has completed significant work to date; however, a draft plan is not anticipated for a few additional months.
Attachments: [Draft Resolution](#)
- G. [23-0111](#) **Summary of Private Property Storm Projects**
Brief Description: At the request of Council, Staff has provided an outline of the draft, 2024-2028 Five Year Plan's Private Property Storm Sewer Projects.
Attachments: [Private Storm Project Summary Spreadsheet](#)
[2024-2028 Private Stormwater Capital Improvements Map](#)
- H. [23-0112](#) **Preliminary 2024 - 2028 Five-Year Plan Review**
Brief Description: Staff will present 2024-2028 Five Year Plan Assumptions, Personnel Costs and Operating Costs for all funds.
Attachments: [2024 - 2028 Five Year Plan - Original Draft 9-26-23](#)
[Operating Expense Discussion](#)
[Personnel Expense Discussion](#)
[Dispatch 12 hour Shift Memo 2023](#)

4. Proposed Consent Agenda for November 14, 2023, Council Meeting

- A. [TMP-6908](#) **A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO A LOCAL PUBLIC AGENCY (“LPA”) FEDERAL LOCAL-LET PROJECT AGREEMENT WITH THE OHIO DEPARTMENT OF TRANSPORTATION FOR THE DOWNTOWN PEDESTRIAN SAFETY (PID#120285).**

Brief Description: When accepting State or Federal transportation improvements funding, cities, or Local Public Agencies (LPAs), are required to enter into an agreement with the Ohio Department of Transportation. The agreement outlines the terms of the use of the funding and requires the LPA to follow the State process for any project contracts. This LPA Agreement is for Phase 2 of the Downtown Pedestrian Safety Improvements which will be partially funded through ODOT Safety Funds and includes design and construction of various pedestrian signal, sidewalk and crosswalk improvements along Aurora Street, Main Street, Streetsboro Street, and First Street in the City of Hudson. Phase 1 has commenced with design and construction utilizing 100% City funds.

Attachments: [Downtown Ped Improvements Overall Map](#)
[Downtown Ped Summary Table](#)
[Downtown Ped Imp Prelim Layout Samples](#)
[Draft Resolution](#)

- B. [TMP-6919](#) **A RESOLUTION EXTENDING THE TERM OF THE STEERING COMMITTEE TO UPDATE THE COMPREHENSIVE PLAN**
- Brief Description:** The comprehensive plan steering committee was established by City Council and authorized to prepare recommendation within twelve months of their initial meeting (January 11, 2023). The Committee has completed significant work to date; however, a draft plan is not anticipated for a few additional months.

Attachments: [Draft Resolution](#)

- C. [TMP-6895](#) **A RESOLUTION AUTHORIZING THE CITY MANAGER TO ADVERTISE FOR COMPETITIVE BIDS AND ENTER INTO A CONTRACT FOR THE CITY HALL ROOF REPAIRS PROJECT.**
- Brief Description:** This project is a 2023 budgeted item. The project involves the repair/modification of the roof venting system at the top of the parapet walls on the City Hall building.

Attachments: [Draft Resolution](#)

- D. [TMP-6918](#) **AN ORDINANCE AMENDING VARIOUS SECTIONS OF TITLE FOUR - TAXATION, CHAPTER 891 - EARNED INCOME TAX REGULATIONS, OF THE CODIFIED ORDINANCES OF THE CITY OF HUDSON.**
Brief Description: This Ordinance amends various sections of Section 891 of the City's codified ordinances to include changes required by Ohio House Bill 33, the state's biennium budget bill. These changes are required to be adopted and in effect on January 1, 2024.
Attachments: [RITA H.B. 33 Model Language - Applicable Sections Only](#)
[RITA H.B. 33 Model Language w Jeff K notes in blue](#)
[Draft Ordinance](#)
- E. [TMP-6883](#) **A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AMENDMENT TO THE CONTRACT WITH THE HUDSON ROTARY FOUNDATION, INC. FOR LEASE OF THE GROUNDS BENEATH THE BOY SCOUT CABIN AND AMENDING RESOLUTION NO. 98-2.**
Brief Description: The Hudson Rotary Foundation, Inc. has requested a housekeeping amendment to the current Boy Scout cabin ground lease agreement.
Attachments: [1998-002 - Scout Cabin Lease](#)
[Draft Resolution](#)
- F. [TMP-6916](#) **A RESOLUTION AUTHORIZING THE CITY MANAGER TO SUBMIT AN APPLICATION TO THE STATE OF OHIO CAPITAL BUDGET GRANT PROCESS FOR INFRASTRUCTURE COSTS TO ACCOMMODATE AN INCLUSIVE PLAYGROUND AT MIDDLETON PARK.**
Brief Description: The State of Ohio awards biennial capital budget funding to support regional and local projects that demonstrate a state benefit in higher education, mental health, parks and recreation, conservation, and cultural and sports facilities. The inclusive playground proposal at Middleton Road Park would be a strong submittal as a local community group anticipates raising private funding for playground equipment, specialized turf and fencing on site, with the City responsible for infrastructure and site improvement costs. Through the State Capital Budget, the City could receive up to two thirds of the total infrastructure cost through reimbursement with a one-third local match requirement. Detailed engineering costs included in Attachment A.
Attachments: [Attachment A -Inclusive Playground Middleton Park Engineers Estimate](#)
[Attachment B - Commitment Letter](#)
[Staff Report - Inclusive Playground Grant Funding Opportunity](#)
[Draft Resolution](#)

G. [TMP-6927](#) A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO A LEASE AND SERVICE AGREEMENT WITH VISUAL EDGE IT FOR MULTIFUNCTION PRINTERS.

Brief Description: Staff is requesting to enter into a 5-year lease agreement with Visual Edge IT for the lease of new multifunction equipment in the amount of \$43,669.20 over the 5-year period and a 5-year Service Agreement on a per-copy basis. The contract would commence upon the delivery of the new equipment.

Attachments: [MFP Lease and Service Agreement Comparisons](#)
[Per Copy Cost Analysis](#)
[Draft Resolution](#)

5. Proposed Legislation for November 14, 2023, Council Meeting

A. [23-127](#) AN ORDINANCE AUTHORIZING THE CITY MANAGER TO EXECUTE AN AMENDMENT TO THE AGREEMENT WITH ARLINGTON VALLEY FARMS, LLC, OR ITS ASSIGNEE, FOR THE LLC’S LEASE-PURCHASE OF THE REAL PROPERTY LOCATED AT 5369 HUDSON DRIVE, HUDSON, OHIO.

Brief Description: A Second Amendment to the Land Installment Contract has been requested by the Buyer to change the Closing Date from February 1, 2024 to July 1, 2024 to align with the anticipated closing of a USDA loan financing the purchase. Additionally, monthly installment payments of ten thousand and 00/100 dollars (\$10,000.00) would be continued from February 1, 2024 to June 30, 2024.

Attachments: [Land Installment Contract - 5369 Hudson Drive - Execution Version \(FINAL\)](#)
[Arlington Valley Farms First Amendment to Land Installment Contract executed 01.2020](#)
[City of Hudson Building Purchase Extension Request Sept 2023](#)
[Second Amendment to Land Installment Contract \(Arlington Valley Farms\) amend 09152023](#)
[Ordinance No. 23-127](#)

Ordinance No. 23-127 is scheduled for a third reading on November 14, 2023

Legislative History

9/26/23	City Council Workshop	item forwarded to the City Council
10/3/23	City Council	first reading
10/10/23	City Council Workshop	item forwarded to the City Council
10/17/23	City Council	second reading

- B. [23-132](#) AN ORDINANCE ESTABLISHING SECTION 1048.141 IN THE CODIFIED ORDINANCES, TO REQUIRE NEW DEVELOPMENTS TO UTILIZE HUDSON PUBLIC POWER ELECTRIC SERVICE AND PROVIDING CITY COUNCIL FIRST RIGHT OF REFUSAL.**
Brief Description: Ordinance to be added to the code establishing that all new development will be required to utilize Hudson Public Power/City electric service unless Council votes to exempt that development

Attachments: [Electric Service Area](#)
[1048.141 - draft code section](#)
[Ordinance No. 23-132](#)
[Electric Ownership with Parcels 11x17](#)
[Electric Ownership with Primary 11x17](#)

Ordinance No. 23-132 is scheduled for a second reading on November 14, 2023.

Legislative History

10/10/23	City Council Workshop	discussed
10/10/23	City Council Workshop	item forwarded to the City Council
10/17/23	City Council	first reading

- C. [23-133](#) A RESOLUTION ADOPTING IN CONCEPT THE CITY OF HUDSON FIVE-YEAR PLAN 2024-2028.**

Brief Description: This resolution adopts in concept the City's Five-Year Plan.

Attachments: [2024 - 2028 Five Year Plan - Original Draft 9-26-23](#)
[Resolution No. 23-133](#)

Resolution No. 23-133 is scheduled for a second reading on November 14, 2023.

Legislative History

10/10/23	City Council Workshop	item forwarded to the City Council
10/17/23	City Council	first reading

- D. [23-134](#) AN ORDINANCE TO MAKE APPROPRIATIONS FOR THE CURRENT EXPENSES AND OTHER EXPENDITURES OF THE CITY OF HUDSON, COUNTY OF SUMMIT, STATE OF OHIO, DURING THE FISCAL YEAR BEGINNING JANUARY 1, 2024 AND ENDING DECEMBER 31, 2024.**

Brief Description: This Ordinance establishes the City's budget for 2024.

Attachments: [Ordinance No. 23-134](#)

Ordinance No. 23-134 is scheduled for a second reading on November 14, 2023.

Legislative History

10/10/23	City Council Workshop	item forwarded to the City Council
10/17/23	City Council	first reading

- E. [TMP-6928](#) **A RESOLUTION ACCEPTING THE CITY MANAGER’S RECOMMENDATION NOT TO IMPLEMENT THE GROWTH MANAGEMENT RESIDENTIAL DEVELOPMENT ALLOCATION SYSTEM DURING CALENDAR YEAR 2024.**
Brief Description: The City is not removing the Growth Management Allocation System; however, because of no appreciable population change, the system would not be implemented for 2024.
Attachments: [GMA report memo to Council for YR2024](#)
[Notice of Public Hearing \(11-21-2023\)](#)
[Draft Resolution](#)

This Resolution is scheduled for a first reading on November 14, 2023.

- F. [TMP-6818](#) **AN ORDINANCE AMENDING SECTION 295.01 OF THE ADMINISTRATIVE CODE REGARDING THE COMPOSITION AND THE POWERS AND DUTIES OF THE ECONOMIC GROWTH BOARD.**
Brief Description: City Council will consider amendments to the Codified Ordinances pertaining to the Economic Growth Board.
Attachments: [Draft Ordinance](#)

This Ordinance is scheduled for a first reading on November 14, 2023.

- G. [TMP-6820](#) **AN ORDINANCE AMENDING THE JOB CREATION GRANT PROGRAM.**
Brief Description: The proposed amendments to the Job Creation Grant Program will align the program guidelines with the way we deploy the program in practice post-pandemic. The proposal also includes an increased year of eligibility for including certain defined, environmentally sustainable components to their projects to align with the goals outlined by the Environmental Awareness Committee.
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[Hudson Job Creation Grant Program Guidelines - Proposed Edits](#)
[Exhibit A Hudson Job Creation Grant Program Guidelines](#)
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This Ordinance is scheduled for a first reading on November 14, 2023.

Legislative History

9/12/23 City Council Workshop item forwarded to the City Council

6. Items to be Added to Future Agendas

The following item will appear on the November 14, 2023, Council meeting agenda:

- 1.) Proclamation: Salvation Army Kettle Day - December 3, 2023
- 2.) Proclamation: America Recycle Day - November 15, 2023

7. Adjournment

To view staff reports for agenda items, click on the corresponding file numbers (blue underlined links) next to the titles.

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The mission of the Hudson City Government is to serve, promote and support, in a fiscally responsible manner, an outstanding community that values quality of life, a well-balanced tax base, historic preservation, with a vision to the future, and professionalism in volunteer and public service.