



City of Hudson, Ohio

Meeting Agenda - Final-revised City Council

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 3, 2023

7:30 PM

Town Hall
27 East Main Street

1. **Call to Order**
2. **Pledge of Allegiance to the Flag**
3. **Roll Call**
4. **Approval of the Minutes**
- A. [23-0098](#) **Minutes of Previous Council Meetings**
Brief Description: Draft minutes of previous meetings are provided for City Council's review and approval.
Attachments: [September 19, 2023 Meeting Minutes - Draft](#)
[September 26, 2023 Council Workshop Minutes - Draft](#)
5. **Proclamations**
- A. [23-0099](#) **Special Recognition of National Colonial Heritage Month**
Brief Description: Mayor Anzevino will proclaim the month of October, 2023, as "National Colonial Heritage Month" in Hudson. Laura Erwin will accept the Proclamation on behalf of the Ezekial Richardson Chapter of the National Society Colonial Dames XVII Century.
Attachments: [Proclamation](#)
6. **Public Comments**

7. **Correspondence and Council Comments**

8. **Report of Manager**

9. **Appointments**

Planning Commission: 1 new term (1/2/24 - 1/1/28)

10. **Consent Agenda**

- A. [23-119](#) **A RESOLUTION RETROACTIVELY AUTHORIZING AND RATIFYING THE CITY MANAGER’S DESIGNEE TO SUBMIT AN APPLICATION TO THE STATE OFFICE OF BUDGET MANAGEMENT FOR THE OHIO AMBULANCE TRANSPORTATION GRANT PROGRAM ON BEHALF OF HUDSON EMERGENCY MEDICAL SERVICES.**

Brief Description: The State Office of Budget Management awards the Ohio Ambulance Transportation grant funding for the purpose of providing premium pay, supporting workforce relief, or reimbursing COVID-19 related expenses as outlined in the program guidance. The City may receive up to \$20,000 in grant funding to support part-time Emergency Medical Services (EMS) personnel in the form of a one-time retention bonus who were not previously eligible for a retention incentive. No grant match required.

Attachments: [Resolution No. 23-119](#)

Legislative History

9/26/23 City Council Workshop item forwarded to the City Council

- B. [23-120](#) **A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO A PROFESSIONAL SERVICES CONTRACT WITH EUTHENICS INC. FOR THE DESIGN OF THE SR 303 SAFETY IMPROVEMENTS PROJECT (PID 117269).**

Brief Description: The purpose of this request for proposal (RFP) was to solicit proposals from ODOT, pre-qualified professional design, engineering and surveying consultants (Consultant) for the analysis, engineering, and design of the SR 303 Safety Improvement Project (PID 117269) and other miscellaneous design items as described in the formal Request for Proposals (RFP).

Attachments: [SR 303 Safety Improvements Exhibit](#)

[Resolution No. 23-120](#)

Legislative History

9/26/23 City Council Workshop item forwarded to the City Council

- C. [23-121](#) **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 SR 303 SAFETY IMPROVEMENTS PROJECT (SUM-SR 303, 12.63, PID#117269).**

Brief Description: This project is for the modification of lane configurations to improve pedestrian & bicycle safety along SR 303 from Boston Mills Road to SR 91.

Attachments: [SR 303 Safety Improvements Exhibit](#)
[Resolution No. 23-121](#)

Legislative History

9/26/23 City Council Workshop item forwarded to the City Council

- D. [23-122](#) **A RESOLUTION AMENDING RESOLUTION NO. 22-169 TO INCREASE THE PROJECT COST TO BID AND AWARD THE OWEN BROWN STREET SIDEWALK PROJECT TO THE AMOUNT OF \$713,647.69; AND DECLARING AN EMERGENCY.**

Brief Description: The project will include the installation of a new 5’ sidewalk along Owen Brown Street from Lennox Road to Morse Road. Project bids were received and were in excess of 10% of the Engineer’s Estimate. Staff is requesting an additional \$338,648.00 for a total project cost of \$713,647.69.

Attachments: [Resolution No. 23-122](#)

Emergency language has been included in this Resolution, pursuant to Council's request at the 9/26/23 workshop.

Legislative History

9/26/23 City Council Workshop item forwarded to the City Council

- E. [23-123](#) **A RESOLUTION AUTHORIZING THE CITY MANGER TO ENTER INTO A CONTRACT FOR THE PURCHASE OF POLICE RADIOS FROM MOTOROLA SOLUTIONS UNDER A STATE TERM SCHEDULE CONTRACT.**

Brief Description: This project involves the replacement of the current police handheld radios currently in the 2024 Budget.

Attachments: [Police Radio Memo 2023](#)
[HPD 9623 MR QUOTE-2285379-1 Current Pricing](#)
[HPD 81423 MR no discount QUOTE-2279193-1 Anticipated 2024 Pricing](#)
[Resolution No. 23-123](#)

Legislative History

9/26/23 City Council Workshop item forwarded to the City Council

F. [23-124](#)**A RESOLUTION AUTHORIZING THE CITY MANAGER TO APPOINT AN ADA COORDINATOR AND ADOPT AN ADA POLICY.**

Brief Description: Title II of the Americans with Disabilities Act requires that Public Entities ensure that persons with disabilities have access to programs, activities and services offered by the public entity. Included in the mandatory requirements are the designation of an ADA Coordinator and adoption and public notice of a policy, including a grievance procedure.

Attachments: [ADA Memorandum](#)

[Draft ADA Policy](#)

[Resolution No. 23-124](#)

Legislative History

9/26/23 City Council Workshop item forwarded to the City Council

G. [23-125](#)**AN ORDINANCE CREATING A PUBLIC WORKS FACILITY FUND (455).**

Brief Description: The City purchased 5431 Hudson Drive and intends to build a new Public Works Facility on the site, which will house various divisions of the Public Works Department. In order to easily and accurately account for the construction and future bond proceeds and their use, the City is establishing a separate fund.

Attachments: [Ordinance No. 23-125](#)

Legislative History

9/26/23 City Council Workshop item forwarded to the City Council

H. [23-126](#)**A RESOLUTION AMENDING RESOLUTION NO. 23-82 AUTHORIZING THE TOTAL COST FOR PROPERTY LOCATED AT 5431 HUDSON DRIVE, HUDSON, OHIO 44236 (PARCEL NOS. 30-01315 AND 30-01316) IN THE CITY OF HUDSON, TO BE INCREASED FROM \$1,900,000 TO \$1,903,688.85.**

Brief Description: Authorizing the increase in the total purchase price for the purchase of property for the site of the new Public Works Department Building, which will house the various divisions of the Public Works Department, to be increased from \$1,900,000.00 to \$1,903,688.85 to account closing charges.

Attachments: [Resolution No. 23-126](#)

Legislative History

9/26/23 City Council Workshop item forwarded to the City Council

11. Legislation

- A. [23-102](#) **AN ORDINANCE AMENDING TITLE FOUR - UTILITIES, CHAPTER 1040 - WATER, SECTION 1040.06 OF THE CODIFIED ORDINANCES ENTITLED “WATER WELLS PROHIBITED WHERE MUNICIPAL WATER SERVICE AVAILABLE; EXCEPTIONS”**

Brief Description: This amendment will clarify that where City of Hudson water is or becomes available property owner will be required to use City water exclusively for potable water supply, unless a well is already in use. Exceptions for other (non-potable uses) will be permitted with conditions.

Attachments: [1040.06.markup - Exhibit "A"](#)
[1040.06.original](#)
[1040.06.proposed](#)
[Ordinance No. 23-102](#)
[23-102 as amended by S. Sutton.10.03.23](#)

Third Reading

Legislative History

8/15/23	City Council	item forwarded to the City Council
9/5/23	City Council	first reading
9/12/23	City Council Workshop	item forwarded to the City Council
9/19/23	City Council	second reading
9/26/23	City Council Workshop	item forwarded to the City Council

- B. [23-111](#) **A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AN AGREEMENT WITH THE CITY OF CLEVELAND FOR AN EXTENSION OF A WATER LINE ALONG CHITTENDEN ROAD IN THE VILLAGE OF BOSTON HEIGHTS.**

Brief Description: The City of Hudson and the City of Cleveland wish to enter into an agreement in order for the City of Hudson to supply a specified portion of Chittenden Road with Hudson water as shown on the attached map. 6231 Chittenden Road will become the City of Hudson’s customer and the City of Hudson will read, bill, and maintain the waterline along this specified portion of Chittenden Road.

Attachments: [Exhibit A - Chittenden Waterline Map](#)
[Boston Heights Approval](#)
[Cleveland Water Approval](#)
[Resolution No. 23-111](#)

Second Reading

Legislative History

9/12/23	City Council Workshop	discussed
9/12/23	City Council Workshop	item forwarded to the City Council
9/19/23	City Council	first reading
9/26/23	City Council Workshop	item forwarded to the City Council

- C. [23-112](#) **AN ORDINANCE PROVIDING FOR THE ISSUANCE AND SALE OF \$740,000 OF TAXABLE ECONOMIC DEVELOPMENT NONTAX REVENUE BOND ANTICIPATION NOTES, IN ANTICIPATION OF THE ISSUANCE OF BONDS, FOR THE PURPOSE OF PAYING COSTS OF ACQUIRING APPROXIMATELY 4.0 ACRES OF REAL PROPERTY LOCATED NEAR THE SOUTHWEST CORNER OF OWEN BROWN STREET AND MORSE ROAD.**

Brief Description: This ordinance allows for the refinancing of existing financial obligations of the City. It allows for the rollover of note proceeds used to pay for the former Windstream property at 100 Owen Brown Street, purchased as part of the Downtown Phase II Project.

Attachments: [Ordinance No. 23-112](#)

Second Reading

Legislative History

9/12/23	City Council Workshop	item forwarded to the City Council
9/19/23	City Council	first reading
9/26/23	City Council Workshop	item forwarded to the City Council

- D. [23-113](#) **AN ORDINANCE PROVIDING FOR THE ISSUANCE AND SALE OF \$925,000 OF TAXABLE ECONOMIC DEVELOPMENT NONTAX REVENUE BOND ANTICIPATION NOTES, IN ANTICIPATION OF THE ISSUANCE OF BONDS, FOR THE PURPOSE OF PAYING COSTS OF ACQUIRING APPROXIMATELY 1.0 ACRE OF REAL PROPERTY LOCATED AT 94 OWEN BROWN STREET.**

Brief Description: This ordinance allows for the financing of the former Windstream property at 94 Owen Brown Street, purchased as part of the Downtown Phase II Project.

Attachments: [Ordinance No. 23-113](#)

Second Reading

Legislative History

9/12/23	City Council Workshop	item forwarded to the City Council
9/19/23	City Council	first reading
9/26/23	City Council Workshop	item forwarded to the City Council

- E. [23-114](#) **AN ORDINANCE PROVIDING FOR THE ISSUANCE AND SALE OF \$1,400,000 OF NOTES, IN ANTICIPATION OF THE ISSUANCE OF BONDS, FOR THE PURPOSE OF PAYING COSTS OF CONSTRUCTING, FURNISHING AND EQUIPPING A NEW CLUBHOUSE AT THE CITY'S ELLSWORTH MEADOWS GOLF CLUB AND CLEARING, IMPROVING AND EQUIPPING ITS SITE.**
Brief Description: This ordinance allows for the financing a portion of the new clubhouse at Ellsworth Meadows Golf Club. The total cost is estimated at \$2 million. The balance of the project cost will be paid from the golf course fund balance.

Attachments: [Fiscal Officer's Certificate](#)
[Ordinance No. 23-114](#)

Second Reading

Legislative History

9/12/23	City Council Workshop	item forwarded to the City Council
9/19/23	City Council	first reading
9/26/23	City Council Workshop	item forwarded to the City Council

- F. [23-115](#) **AN ORDINANCE PROVIDING FOR THE ISSUANCE AND SALE OF \$7,500,000 OF NOTES, IN ANTICIPATION OF THE ISSUANCE OF BONDS, FOR THE PURPOSE OF PAYING COSTS OF IMPROVING CITY-OWNED PROPERTY LOCATED AT 5810 HUDSON DRIVE BY CONSTRUCTING, FURNISHING, EQUIPPING AND OTHERWISE IMPROVING (i) A NEW SALT STORAGE FACILITY AND (ii) A NEW BUS MAINTENANCE AND STORAGE FACILITY AND CLEARING, IMPROVING AND EQUIPPING THE SITE.**

Brief Description: This ordinance allows for the refinancing of existing financial obligations of the City. It allows for the sale of notes to finance the cost of the new bus garage and salt storage facility.

Attachments: [Fiscal Officer's Certificate](#)
[Ordinance No. 23-115](#)

Second Reading

Legislative History

9/12/23	City Council Workshop	item forwarded to the City Council
9/19/23	City Council	first reading
9/26/23	City Council Workshop	item forwarded to the City Council

- G. [23-116](#) **AN ORDINANCE PROVIDING FOR THE ISSUANCE AND SALE OF \$1,900,000 OF NOTES, IN ANTICIPATION OF THE ISSUANCE OF BONDS, FOR THE PURPOSE OF PAYING COSTS OF ACQUIRING REAL PROPERTY IDENTIFIED BY THE SUMMIT COUNTY FISCAL OFFICER AS PERMANENT PARCEL NOS. 30-01315 AND 30-01316 AND CONSISTING OF APPROXIMATELY 31 ACRES KNOWN AS 5431 HUDSON DRIVE IN THE CITY FOR THE PURPOSE OF PROVIDING A FACILITY HOUSING FUNCTIONS OF THE CITY'S DEPARTMENT OF PUBLIC WORKS.**

Brief Description: This ordinance allows for the financing of the purchase of the Hudson Drive property that will be used for the new Public Works facility.

Attachments: [Fiscal Officer's Certificate](#)
[Ordinance No. 23-116](#)

Second Reading

Legislative History

9/12/23	City Council Workshop	item forwarded to the City Council
9/19/23	City Council	first reading
9/26/23	City Council Workshop	item forwarded to the City Council

- H. [23-117](#) **AN ORDINANCE PROVIDING FOR THE ISSUANCE AND SALE OF \$1,750,000 OF NOTES, IN ANTICIPATION OF THE ISSUANCE OF BONDS, FOR THE PURPOSE OF PAYING COSTS OF IMPROVING THE CITY'S RECREATIONAL FACILITIES BY INSTALLING AND IMPROVING A MULTIPURPOSE TRAIL ALONG BOSTON MILLS ROAD BETWEEN TIMBERLINE TRAIL AND LAKE FOREST DRIVE.**

Brief Description: This ordinance allows for the financing of the trail along Boston Mills Road from Timberline Trail (Reserve at River Oaks) to Lake Forest Drive as part of the connectivity plan.

Attachments: [Fiscal Officer's Certificate](#)
[Ordinance No. 23-117](#)

Second Reading

Legislative History

9/12/23	City Council Workshop	item forwarded to the City Council
9/19/23	City Council	first reading
9/26/23	City Council Workshop	item forwarded to the City Council

- I. [23-118](#) **AN ORDINANCE PROVIDING FOR THE ISSUANCE AND SALE OF \$1,000,000 OF NOTES, IN ANTICIPATION OF THE ISSUANCE OF BONDS, FOR THE PURPOSE OF PAYING COSTS OF IMPROVING THE CITY'S RECREATIONAL FACILITIES BY INSTALLING AND IMPROVING A MULTIPURPOSE TRAIL ALONG VALLEY VIEW ROAD BETWEEN STATE ROUTE 91 AND HUNTING HOLLOW DRIVE AND CONTINUING ON HUNTING HOLLOW DRIVE TO PROSPECT ROAD.**

Brief Description: This ordinance allows for the financing of the trail along Valley View Road between SR 91 and Hunting Hollow Drive and on Hunting Hollow Drive to Prospect Road as part of the connectivity plan.

Attachments: [Fiscal Officer's Certificate](#)
[Ordinance No. 23-118](#)

Second Reading

Legislative History

9/12/23	City Council Workshop	item forwarded to the City Council
9/19/23	City Council	first reading
9/26/23	City Council Workshop	item forwarded to the City Council

- J. [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](#)

First Reading

Legislative History

9/26/23	City Council Workshop	item forwarded to the City Council
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12. **Executive Session**

To consider the sale of property.

13. 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.