



# City of Hudson, Ohio

## Meeting Minutes - Draft

### City Council Workshop

*Craig A. Shubert, Mayor*

*William D. Wooldredge, President of Council (At-Large)*

*Beth A. Bigham, Council Member (Ward 4)*

*Hamilton DeSaussure, Jr., Council Member (At-Large)*

*Christopher W. Foster, Council Member (Ward 2)*

*Nicole V. Kowalski, Council Member (At-Large)*

*Katherine R. Schlademan, Council Member (Ward 1)*

*Skylar J. Sutton, Council Member (Ward 3)*

*Jane Howington, City Manager*

*Matthew J. Vazzana, City Solicitor*

*R. Todd Hunt, Special Counsel*

*Elizabeth A. Slagle, Clerk of Council*

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Tuesday, March 9, 2021

7:30 PM

Via Video-Conference & Live-Stream

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#### 1. Call to Order

**President of Council Wooldredge 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.**

**Present:** 6 - Mrs. Bigham, Mr. Foster, Mrs. Kowalski, Ms. Schlademan, Mr. Sutton and Mr. Wooldredge

**Absent:** 1 - Mr. DeSaussure

*Others & Staff in Attendance: Mayor Shubert; Ms. Howington, City Manager; Mr. Vazzana, City Solicitor; Mr. Comeriato, Assistant City Manager - Operations; Mr. Hannan, Community Development Director; Mr. Hutchinson, Assistant Public Works Director; Mr. Knoblauch, Assistant City Manager - Financial/Special Projects; Mr. Kosco, City Engineer; Mr. Leedham, Innovation & Technology Director; Mr. Leiter, Production Assistant; Mr. Powell, Assistant Public Works Director; and Mr. Sheridan, Assistant City Manager - Professional Services.*

#### 2. Correspondence and Council Comments

*Mr. Foster provided an update on the Planning Commission meeting that was held on March 8, 2021.*

*Mr. Wooldredge announced that a vacancy exists on the Architectural & Historic Board of Review, with applications being due on April 9, 2021. He encouraged interested citizens to apply.*

### 3. Discussion Items

- A. [21-0019](#)      **Discussion of the potential purchase and renovations of Georgetown Road properties for the operations of the Public Works Service Division**  
**Brief Description:** Staff will present the space assessment, programming, and engineering cost estimates for the potential purchase of three Georgetown Rd. properties to be renovated and improvements made for the Public Works Department's Service Division operations.  
**Attachments:**      [Georgetown Rd. Properties](#)  
                                 [Public Works Facility Feasibility Study - March 2021](#)
- Mr. Comeriato provided information on the potential locations of a new Public Works Facility. Discussion included growth potential, relocation of current tenants at 1797 Georgetown Road, value engineering costs, and need for combined facility with Hudson Public Power. There was consensus to come back to Council at a later date to include all in costs for the Georgetown Road option, as well as all in costs for the Terex Road property option.*
- This matter was discussed.**
- B. [21-0020](#)      **Downtown Development Community Survey Kick-Off Meeting with Research Analytics Consulting, LLC.**  
**Brief Description:** Dr. Walker, with Research Analytics Consulting, LLC. (RAC) will be in attendance to discuss her plan of action on the Downtown Development Community Survey.
- Dr. Walker, Research Analytics Consulting, stated that prior to determining questions that should be placed on the survey, Council needs to make sure that the samples that are taken hit all demographic groups and determine what the purpose of the survey is. Discussion followed that included what Council's final goal of the survey is. Further discussion will be held at the April 13, 2021, Council workshop.*
- This matter was discussed.**
- C. [21-0021](#)      **Comprehensive Plan Update Discussion**  
**Brief Description:** Comprehensive Plan Update Discussion  
**Attachments:**      [Comprehensive Plan memo 3.5.21](#)  
                                 [Emerging Needs](#)  
                                 [Res. No. 14-77 establishing Comprehensive Plan Committee \(passed 6/4/2014\)](#)
- Ms. Howington provided information on the review of the Comprehensive Plan. Brief discussion followed on Council's desire to move forward. There was consensus to begin gathering information for the Comprehensive Plan, but to hold on the full review.*
- This matter was discussed.**

**4. Proposed Consent Agenda for March 16, 2021, Council Meeting**

- A. [TMP-5373](#) **A Motion to Acknowledge the Timely Receipt of the February 2021 Monthly Financial Report**  
**Brief Description:** Financial summaries are provided each month for Council's review.  
**Attachments:** [February 2021 Financial Report](#)

**This Motion was forwarded for further consideration at the March 16, 2021, Council meeting.**

- B. [TMP-5372](#) **A RESOLUTION SUPPORTING THE NATURAL AREAS LAND CONSERVANCY'S CLEAN OHIO GREEN SPACE CONSERVATION PROGRAM APPLICATION FOR THE O'BRIEN PRESERVE PROJECT; AND DECLARING AN EMERGENCY.**  
**Brief Description:** The purpose of this request is to support the Western Reserve Land Conservancy's subsidiary, The Natural Areas Land Conservancy, for financial assistance under the Clean Ohio Green Space Conservation Program to acquire and protect (with a conservation easement held by Western Reserve Land Conservancy) an approximate 55-acre parcel within the City of Hudson.  
**Attachments:** [Location](#)  
[Aerial](#)  
[CD Memo - Tiperary Parcel 3000415](#)  
Draft Resolution

*Discussion included utilizing a portion of this land for additional cemetery use. Mr. McDowell, Western Reserve Land Conservancy, stated that they are currently looking at excluding 3 to 5 acres on the west and south side of this parcel from the Clean Ohio Grant, and this could be utilized for potential growth for the cemetery.*

**This Resolution was forwarded for further consideration at the March 16, 2021, Council meeting.**

- C. [TMP-5332](#) **A RESOLUTION AUTHORIZING THE CITY MANAGER TO ADVERTISE FOR COMPETITIVE BIDS AND ENTER INTO A CONTRACT FOR THE BARLOW COMMUNITY CENTER DAM IMPROVEMENTS PROJECT.**  
**Brief Description:** The project includes improvements to both the west (Lower) and east (Upper) lake dams to meet the ODNR dam requirements and creation of additional storm water storage volume at the upper lake.  
**Attachments:** [Exhibit for BCC Project](#)  
Draft Resolution

This Resolution was forwarded for further consideration at the March 16, 2021, Council meeting.

- D. [TMP-5335](#)      **A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AN ADDENDUM TO THE CONTRACT WITH QCI GROUP FOR CONSTRUCTION ADMINISTRATION SUPPORT SERVICES FOR THE SR 91 NORTH TURN LANE PROJECT (PID 93822).**
- Brief Description:** This resolution would authorize an increase of \$79,910.21 to the original Contract with QCI Group for construction management and inspection services.
- Attachments:**      [QCI 2021 Estimate Final](#)  
Draft Resolution

*Mr. Kosco provided background information on inspection services for the SR 91 N Turn Lane Project. He further stated that additional funds are needed for 2021.*

This Resolution was forwarded for further consideration at the March 16, 2021, Council meeting.

- E. [TMP-5362](#)      **A RESOLUTION AUTHORIZING THE CITY MANAGER TO SUBMIT AN APPLICATION TO THE OHIO ENVIRONMENTAL PROTECTION AGENCY (EPA) FOR A PRINCIPAL FORGIVENESS LOAN FOR LEAD SERVICE LINE REPLACEMENTS AS PART OF THE NORTH OVIATT STREET WATERLINE REPLACEMENT PROJECT; AND DECLARING AN EMERGENCY.**
- Brief Description:** This is a request to submit an application to the Ohio EPA for a principal forgiveness loan for the replacement of the lead service lines to the homes within the project area of the N. Oviatt Street Waterline Replacement Project.
- Attachments:**      Draft Resolution

*Ms. Howington provided an explanation on the grant.*

This Resolution was forwarded for further consideration at the March 16, 2021, Council meeting.

- F. [TMP-5358](#)      **A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO A PROFESSIONAL SERVICES CONTRACT WITH O.R. COLAN ASSOCIATES, INC. FOR RIGHT-OF-WAY ACQUISITION SERVICES FOR THE STATE ROUTE 91 SOUTH SAFETY IMPROVEMENT PROJECT (PID 106445).**
- Brief Description:** The SR 91 South Safety Improvement Project design limits are on SR 91 (S. Main Street) from Barlow Road to the Stoney Hill Drive intersection. The project scope includes the widening of SR 91 to accommodate a

center two-way left turn lane and resurfacing throughout the project length, 5-foot-wide bike lanes and sidewalks will be constructed on the east and west side of SR 91, traffic signal upgrades, storm sewer improvements, and repair to heaving shoulders.

Attachments: Draft Resolution

This Resolution was forwarded for further consideration at the March 16, 2021, Council meeting.

G. [TMP-5338](#) **A RESOLUTION AFFIRMING THE APPLICATION SUBMITTED BY THE CITY MANAGER'S DESIGNEE TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY FOR AN ASSISTANCE TO FIREFIGHTERS GRANT.**

**Brief Description:** The Federal Emergency Management Agency (FEMA) awards Assistance to Firefighters grant funding for the purpose of funding critically needed resources to equip and train emergency personnel, enhance efficiencies and support community resilience. The City could receive up to \$202,827.27 in grant funding for the purchase of new self-contained breathing apparatuses (SCBA's) on behalf of the Hudson Fire Department. The city's match is 20,282.73.

Attachments: Draft Resolution

This Resolution was forwarded for further consideration at the March 16, 2021, Council meeting.

H. [TMP-5353](#) **A RESOLUTION AFFIRMING THE CITY MANAGER'S ACCEPTANCE OF A GRANT FROM THE BURTON D. MORGAN FOUNDATION ON BEHALF OF HUDSON COMMUNITY TELEVISION.**

**Brief Description:** The Burton D. Morgan Foundation has continued to provide a production grant in the amount of \$1,200.00 to help fund production of the *Good Day in Hudson* television series on HCTV. No match is required.

Attachments: Draft Resolution

This Resolution was forwarded for further consideration at the March 16, 2021, Council meeting.

5. **Proposed Legislation for March 16, 2021, Council Meeting**

A. [21-5](#) **A RESOLUTION APPROVING THE APPLICATION FOR PLACEMENT OF LAND IN A NEW AGRICULTURAL USE DISTRICT FOR PURPOSES OF O.R.C. 929.02 FOR LEONORE E. COSMA, 2242 RAVENNA STREET, HUDSON, OHIO.**

**Brief Description:** Ms. Cosma has submitted the attached Application for Placement of Farmland in an Agricultural District for property located at 2242 Ravenna Street (Permanent Parcel No. 30-00514) in Hudson. Council has

previously approved similar applications since 1999 at five-year intervals, but the renewal deadline for 2020 was missed, and therefore this application is considered a new request.

**Attachments:**     [Application for Placement of Farmland in an Agricultural District](#)  
[Notice of Public Hearing \(2/16/2021\)](#)  
[Map - 2242 Ravenna St](#)  
[Memo - 2242 Ravenna St CD Inspector 2.2.21](#)  
[Resolution No. 21-5](#)

Resolution No. 21-5 was forwarded for further consideration at the March 16, 2021, Council meeting.

- B.     [21-24](#)     **AN ORDINANCE AMENDING SECTION 230.05 OF THE  
CODIFIED ORDINANCES TO AUTHORIZE THE CITY MANAGER  
TO ENTER INTO LICENSE AGREEMENTS FOR EXPANDED  
USES OF CITY-OWNED UTILITY EASEMENTS.**

**Brief Description:** The proposed amendment would authorize the City Manager to enter into license agreements with property owners for the construction of driveways and patios that are within a City-owned utility easement.

**Attachments:**     [Ordinance No. 21-24](#)

Ordinance No. 21-24 was forwarded for further consideration at the March 16, 2021, Council meeting.

- C.     [21-25](#)     **A RESOLUTION AUTHORIZING THE CITY MANAGER TO  
ENTER INTO A JOB CREATION GRANT AGREEMENT WITH  
CLEVELAND STEEL CONTAINER CORPORATION.**

**Brief Description:** Cleveland Steel Container Corporation is requesting a 50% income tax credit for 9 years. The company will establish a headquarters for their corporate offices in Hudson, bringing 85 jobs with a three-year benchmark of \$9.3M in payroll.

**Attachments:**     [Resolution No. 21-25](#)

Resolution No. 21-25 was forwarded for further consideration at the March 16, 2021, Council meeting.

6.     **Items to be Added to Future Agendas**

**7. Adjournment**

**There being no further discussion, Mr. Wooldredge adjourned the Council workshop meeting at 9:44 p.m.**

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**William D. Wooldredge, President of Council**

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**Jane Howington, 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.*