



City of Hudson, Ohio

Meeting Minutes - Draft

City Council

Jeffrey L. Anzevino, Mayor

Christopher W. Foster, President of Council (Ward 2)

Christopher A. Banweg, Council Member (At-Large)

Beth A. Bigham, Council Member (Ward 4)

Karen E. Heater, Council Member (At-Large)

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

Katherine R. Schlademan, Council Member (Ward 1)

Skylar J. Sutton, Council Member (Ward 3)

Thomas Sheridan, Interim City Manager

Marshal Pitchford, City Solicitor

R. Todd Hunt, Special Counsel

Aparna Wheeler, Clerk of Council

Tuesday, September 20, 2022

7:30 PM

Town Hall
27 East Main Street

1. Call to Order

Mayor Anzevino called to order the meeting 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.

2. Pledge of Allegiance to the Flag

3. Roll Call

Present: 7 - Mr. Banweg, Mrs. Bigham, Mr. Foster, Mrs. Heater, Mrs. Kowalski, Ms. Schlademan and Mr. Sutton

Staff in Attendance: Mr. Sheridan, Interim City Manager; Mr. Pitchford, City Solicitor; Ms. Wheeler, Clerk of Council; Mr. Comeriato, Assistant City Manager - Operations; Mr. Hannan, Community Development Director; Mr. Knoblauch, Assistant City Manager - Financial/Special Projects; Mr. Kosco, City Engineer; and Mr. Leiter, HCTV Production Assistant.

4. Approval of the Minutes

A. [22-0082](#) Minutes of Previous Council Meetings

Brief Description: Draft minutes of previous meetings are provided for City Council's review and approval.

Attachments: [September 6, 2022 Meeting Minutes - DRAFT](#)
[September 13, 2022 Workshop Minutes - DRAFT](#)

There being no changes, the minutes were approved as submitted.

5. Proclamation

- A. [22-0083](#) **Special Recognition of Constitution Week 2022**
Brief Description: Mayor Anzevino will proclaim the week of September 17 - 23, 2022, as “Constitution Week” in Hudson, in recognition of this important document. Jan Kroll and Karen Kashary, representatives of the David Hudson Chapter of the National Society Daughters of the American Revolution (DAR), will be present to accept this Proclamation on behalf of the organization.
Attachments: [Constitution Week 2022](#)

The Mayor read the Proclamation in its entirety.

6. Public Comments

None.

7. Correspondence and Council Comments

Mrs. Heater provided summaries of the recent BZBA and Park Board meetings.

Mrs. Kowalski thanked everyone who attended the Council forum. Questions were asked about roads and sidewalks, Phase 2, water connectivity, and Velocity Broadband to the homes. She also mentioned that the EAC composting survey has been published on Let's Talk Hudson.

Mr. Banweg asked that, as the City reviews the budget and five-year plan, if large projects could be put on a schedule and if there is a way to document how other projects are affected.

Mr. Foster reminded residents to watch for pedestrians crossing the street when they are driving downtown.

8. Report of Manager

Mr. Sheridan reported that the splashpad closed for the season, the composting survey is online, fall projects have begun, construction on SR 91 by Drug Mart has started, the updated guidelines to lease space will be discussed next week, and information regarding senior programs in the area will be forthcoming.

9. Discussion Items

- A. [TMP-6270](#) **AN ORDINANCE ESTABLISHING SECTION 243.23 TO THE CODIFIED ORDINANCES TO ADOPT A MONTHLY TRANSPARENCY IN EXPENSES REPORT SUPPLIED TO CITY COUNCIL BY THE DIRECTOR OF FINANCE**
Brief Description: City Council has requested the Finance Director provide a detailed monthly report of City expenses paid in the prior month.
Attachments: [August 2022 Expense Audit Trail](#)

Mrs. Bigham made comments on why she wanted to bring this item forward. Other members concurred and offered that it would give them more information when residents ask how money is spent.

Ms. Schlademan asked if Council already had access to this information and how much staff time it would take to prepare. Further discussion followed.

Mr. Sheridan offered to try it for the next couple of months and combine it with the monthly report. Mr. Knoblauch said it was generally not time-consuming.

Mrs. Bigham stated that staff has always been up-front and trustworthy and she has no reason to doubt that with this legislation.

This item was discussed.

10. Appointments

Comprehensive Plan Steering Committee appointments were divided into three categories. Council voted on the first two groups separately.

Mr. Foster nominated the seven members appointed by Council:

Rebecca Leiter

Scott Ruffer

Bill Sedlacek

Matthew Ryan Peter

Chelsea McCoy

Doston Jones

Todd Zedak

A motion was made by Mrs. Bigham, seconded by Mr. Banweg, to appoint these applicants.

The motion carried by the following vote:

Aye: 7 - Mrs. Bigham, Mr. Foster, Mrs. Heater, Mrs. Kowalski, Ms. Schlademan, Mr. Sutton and Mr. Banweg

Mr. Foster nominated members from five boards and commissions to serve on the Comprehensive Plan Steering Committee.

Robert Kahrl - BZBA

Ron Stolle - Planning Commission

Ashley Fink - Economic Growth Board

Walter Seldin - Park Board

John Workley - AHBR

A motion was made by Mr. Banweg, seconded by Mrs. Bigham, to appoint these board members. The motion carried by the following vote:

Aye: 7 - Mr. Foster, Mrs. Heater, Mrs. Kowalski, Ms. Schlademan, Mr. Sutton, Mr. Banweg and Mrs. Bigham

The following applicants were selected by Councilmembers to serve on the Comprehensive Plan Steering Committee:

Marcia Carston

Brian Hetrick

Josh Manley
Jeff Kiel
Jessie Obert
Paige Gianetti
Barok Krauss

11. Suspension of the Rules for the Consent Agenda

A motion was made by Mr. Banweg, seconded by Mrs. Heater, to suspend the rule requiring three readings. The motion carried by the following vote:

Aye: 7 - Mrs. Heater, Mrs. Kowalski, Ms. Schlademan, Mr. Sutton, Mr. Banweg, Mrs. Bigham and Mr. Foster

Approval of the Consent Agenda

A motion was made by Mrs. Heater, seconded by Mr. Banweg, to approve the Consent Agenda. The motion carried by the following vote:

Aye: 7 - Mrs. Kowalski, Ms. Schlademan, Mr. Sutton, Mr. Banweg, Mrs. Bigham, Mr. Foster and Mrs. Heater

- A. [22-0084](#) **A Motion to Acknowledge the Timely Receipt of the August 2022 Monthly Financial Report**
Brief Description: Financial summaries are provided each month for Council's review.
Attachments: [August 2022 Financial Report](#)

Motion No. 22-0084 was approved on the Consent Agenda.

- B. [22-112](#) **A RESOLUTION PURSUANT TO OHIO REVISED CODE 5521.01 CONSENTING TO ENTER INTO A CONTRACT WITH THE OHIO DEPARTMENT OF TRANSPORTATION TO COMPLETE THE SR 91 BRIDGE REPLACEMENT PROJECT (PID NO. 106136) WITHIN THE CITY OF HUDSON, AUTHORIZING THE CITY OF HUDSON TO SERVE AS THE LOCAL PUBLIC AGENCY, AND AUTHORIZING FUNDS THEREFOR.**
Brief Description: The project is being sponsored and managed by the Ohio Department of Transportation (ODOT). ODOT is required to request and receive legislation from the City of Hudson prior to making any repairs to State Highways within the corporate limits of the municipality. This project will include the removal and replacement of the existing bridge under SR 91 just south of Ravenna Street. As part of the project, the City has requested widening of the sidewalk along the west side of SR 91 to better accommodate a future multi-purpose path along this section of roadway.
Attachments: [SR 91 Sidewalk Exhibit](#)
[ODOT Participatory Legislation](#)
[Resolution No. 22-112](#)

Resolution No. 22-112 was approved on the Consent Agenda.

- C. [22-113](#) **A RESOLUTION TO APPROVE THEN AND NOW CERTIFICATES FOR PURCHASES MADE; AND DECLARING AN EMERGENCY.**
Brief Description: Council authorization is required for payment of the invoices shown on this Resolution, each in excess of \$3,000, for which commitments were made before Purchase Orders were generated.
Attachments: [Resolution No. 22-113](#)

Resolution No. 22-113 was approved on the Consent Agenda.

- D. [22-114](#) **A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO A POLICE SERVICES AGREEMENT WITH THE HUDSON SCHOOL DISTRICT FOR POLICE PRESENCE IN ITS SCHOOLS FOR THE SAFETY OF STAFF, STUDENTS AND VISITORS.**
Brief Description: Chief Tabak will discuss HPD's School Resource Officer (SRO) program.
Attachments: [School Resource Officer \(SRO\) Memo 2022](#)
 [Resolution No. 22-114](#)

Resolution No. 22-114 was approved on the Consent Agenda.

12. Legislation

- A. [22-108](#) **A RESOLUTION ADOPTING OFFICIAL CITY POLICY GOVERNING THE EXHIBITION OF FLAGS AT CITY GOVERNMENT FACILITIES AND CITY-OWNED PROPERTIES.**
Brief Description: At the direction of City Council, staff has developed a formal flag flying policy for all City owned government/public owned buildings and facilities. Staff wishes to review the policy with Council and pass a Resolution establishing the official policy.

Attachments: [Exhibit A \(updated for 8.16.22\)](#)
[Resolution No. 22-108](#)

A motion was made by Mr. Sutton, seconded by Mr. Banweg, to approve Resolution No. 22-108. The motion carried by the following vote:

Aye: 7 - Ms. Schlademan, Mr. Sutton, Mr. Banweg, Mrs. Bigham, Mr. Foster, Mrs. Heater and Mrs. Kowalski

- B. [22-109](#) **A RESOLUTION AUTHORIZING THE INTERIM CITY MANAGER TO ENTER INTO A PROFESSIONAL SERVICES CONTRACT WITH OHM ADVISORS TO RESEARCH, HELP FACILITATE AND PREPARE THE CITY'S 2023 COMPREHENSIVE PLAN.**
Brief Description: Selection of consultant firm OHM Advisors to complete the consultant scope of services for the preparation of the 2023 Comprehensive Plan.

Attachments: [Resolution No. 22-109](#)

Mrs. Kowalski and Mr. Foster addressed resident concerns that OHM Advisors was acting as a consultant for the Sheetz proposal in the Village of Boston Heights.

A motion was made by Mr. Banweg, seconded by Mrs. Bigham, to approve Resolution No. 22-109. The motion carried by the following vote:

Aye: 7 - Mr. Sutton, Mr. Banweg, Mrs. Bigham, Mr. Foster, Mrs. Heater, Mrs. Kowalski and Ms. Schlademan

- C. [22-115](#) **AN ORDINANCE ADOPTING GUIDELINES FOR THE USE AND/OR RENTAL OF SPACE AT CITY HALL AND AT OR UPON OTHER CITY PROPERTY.**
Brief Description: A discussion authorizing the City Manager to establish guidance rules for the use of space at City Hall and at or upon other City property.

Attachments: [Exhibit A - Rules for Renting Space in City Buildings updated for 9.27.22 Workshop](#)
[Ordinance No. 22-115](#)

Mayor Anzevino read the title of Ordinance No. 22-115, which constituted its first reading.

- D. [22-116](#) **AN ORDINANCE AMENDING CODIFIED ORDINANCE SECTIONS**

**402.38 AND 660.05 REGULATING THE MAINTENANCE OF
SIDEWALKS, CURBS AND GUTTERS AND ESTABLISHING A
DEFINITION FOR THE TERM “SIDEWALK.”**

Brief Description: As requested by the City Council, staff is proposing amendments to codified ordinance sections 402.38 and 660.05 to clarify the definition of a sidewalk and the responsibility of sidewalk maintenance, including snow and ice control respectively when a sidewalk exists at the rear or back of a privately owned parcel.

Attachments: [Ordinance No. 22-116](#)

Mayor Anzevino read the title of Ordinance No. 22-116, which constituted its first reading.

- E. [22-117](#) **AN ORDINANCE AMENDING CHAPTER 1480,
“INTERNATIONAL PROPERTY MAINTENANCE CODE” OF
THE CODIFIED ORDINANCES OF THE CITY OF HUDSON
REGARDING ABATEMENT OF WEEDS OR TALL GRASSES.**
- Brief Description:** Proposed amendment to the high grass ordinance to regulate developed parcels, land within subdivisions, and land with twenty feet of a Public Right of Way.
- Attachments:** [High grass peer cities comparison](#)
[Ordinance No. 22-117](#)
[Ordinance No. 22-117 \(as amended\)](#)

Mayor Anzevino read the title of Ordinance No. 22-117, which constituted its first reading.

- F. [22-118](#) **AN ORDINANCE PROVIDING FOR THE ISSUANCE AND SALE
OF BONDS IN THE MAXIMUM PRINCIPAL AMOUNT OF
\$2,340,000 FOR THE PURPOSE OF PAYING COSTS OF
INSTALLING AND IMPROVING SIDEWALKS ALONG
MIDDLETON ROAD, INCLUDING CONSTRUCTING RELATED
DRAINAGE FACILITIES, TOGETHER WITH NECESSARY
RELATED IMPROVEMENTS AND APPURTENANCES THERETO.**
- Brief Description:** This ordinance authorizes the sale of bonds to finance the Middleton Road sidewalk project.
- Attachments:** [Fiscal Officer's Cert - \\$2,340,000 Middleton Rd](#)
[Ordinance No. 22-118](#)

Mayor Anzevino read the title of Ordinance No. 22-118, which constituted its first reading.

- G. [22-119](#) **AN ORDINANCE PROVIDING FOR THE ISSUANCE AND SALE
OF BONDS IN THE MAXIMUM PRINCIPAL AMOUNT OF
\$1,820,000 FOR THE PURPOSE OF PAYING COSTS OF
IMPROVING THE CITY’S RECREATIONAL FACILITIES BY
CONSTRUCTING TENNIS AND PICKLEBALL COURTS AT**

BARLOW FARM PARK, INCLUDING RELATED PARKING FACILITIES, UTILITY AND DRAINAGE FACILITIES, AND IMPROVING THE SITE THEREOF, TOGETHER WITH NECESSARY RELATED IMPROVEMENTS AND APPURTENANCES THERETO.

Brief Description: This ordinance authorizes the sale of bonds to finance the tennis and pickleball courts at Barlow Farm Park.

Attachments: [Fiscal Officer's Cert - \\$1,820,000 Tennis-Pickleball](#)
[Ordinance No. 22-119](#)

Mayor Anzevino read the title of Ordinance No. 22-119, which constituted its first reading.

- H. [22-120](#) **AN ORDINANCE PROVIDING FOR THE ISSUANCE AND SALE OF BONDS IN THE MAXIMUM PRINCIPAL AMOUNT OF \$1,685,000 FOR THE PURPOSE OF PAYING COSTS OF IMPROVING THE CITY'S WATER SYSTEM BY CONSTRUCTING WATER MAINS IN SEASONS ROAD, TOGETHER WITH ALL NECESSARY AND RELATED APPURTENANCES THERETO.**
- Brief Description:** This ordinance authorizes the sale of bonds to finance construction of the water line on Season's Road that will extend the existing water line from 695 Seasons Road to the westerly corporation line with Boston Township. This extension will service the health care facilities that are being constructed at the Season's Road and SR 8 interchange.
- Attachments:** [Fiscal Officer's Cert - \\$1,685,000 Seasons Water Line](#)
[Ordinance No. 22-120](#)

Mayor Anzevino read the title of Ordinance No. 22-120, which constituted its first reading.

- I. [22-121](#) **AN ORDINANCE PROVIDING FOR THE ISSUANCE AND SALE OF BONDS IN THE MAXIMUM PRINCIPAL AMOUNT OF \$1,140,000 FOR THE PURPOSE OF PAYING COSTS OF IMPROVING THE CITY'S RECREATIONAL FACILITIES BY INSTALLING AND IMPROVING A GRAVEL TRAIL FROM BARLOW ROAD TO VETERAN'S WAY, INCLUDING CONSTRUCTING A PEDESTRIAN BRIDGE AND RELATED DRAINAGE FACILITIES, TOGETHER WITH NECESSARY RELATED IMPROVEMENTS AND APPURTENANCES THERETO.**
- Brief Description:** This ordinance authorizes the sale of bonds to finance the Veteran's Trail Phase 3 that runs from Veteran's Way Park to Cascade Park, along Ellsworth Meadows Golf Course and down to Barlow Road to connect with the existing sidewalk.
- Attachments:** [Fiscal Officer's Cert - \\$1,140,000 Vet's Trail](#)
[Ordinance No. 22-121](#)

Mayor Anzevino read the title of Ordinance No. 22-121, which constituted its first reading.

- J. [22-122](#) **AN ORDINANCE PROVIDING FOR THE ISSUANCE AND SALE OF BONDS IN THE MAXIMUM PRINCIPAL AMOUNT OF \$1,000,000 FOR THE PURPOSE OF PAYING COSTS OF IMPROVING THE CITY'S ELECTRIC SYSTEM BY ACQUIRING AND INSTALLING A NEW DISTRIBUTION TRANSFORMER, TOGETHER WITH THE NECESSARY REGULATORS, CONTROL EQUIPMENT AND APPURTENANCES THERETO.**
- Brief Description:** This ordinance allows for the permanent financing of Hudson Public Power's replacement of a distribution transformer at its' Eastside substation (located on Stow Road, across the street from Hudson City School District's baseball complex).
- Attachments:** [Fiscal Officer's Cert - \\$1,000,000 Electric Transformer](#)
 [Ordinance No. 22-122](#)

Mayor Anzevino read the title of Ordinance No. 22-122, which constituted its first reading.

- K. [22-123](#) **AN ORDINANCE PROVIDING FOR THE ISSUANCE AND SALE OF BONDS IN THE MAXIMUM PRINCIPAL AMOUNT OF \$850,000 FOR THE PURPOSE OF PAYING COSTS OF INSTALLING AND IMPROVING A MULTIPURPOSE TRAIL AND SIDEWALKS IN VARYING WIDTHS ALONG BARLOW ROAD, TOGETHER WITH ALL NECESSARY DRAINAGE AND RELATED IMPROVEMENTS AND APPURTENANCES THERETO.**
- Brief Description:** This ordinance allows for the financing of the sidewalk/trail installation on West Barlow Road from State Route 91 to Nicholson Drive.
- Attachments:** [Fiscal Officer's Cert - \\$850,000 Barlow Rd Sidewalk](#)
 [Ordinance No. 22-123](#)

Mayor Anzevino read the title of Ordinance No. 22-123, which constituted its first reading.

- L. [22-124](#) **AN ORDINANCE PROVIDING FOR THE ISSUANCE AND SALE OF \$7,720,000 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: [Ordinance No. 22-124](#)

Mayor Anzevino read the title of Ordinance No. 22-124, which constituted its first reading.

- M. [22-125](#) **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 FOR SALE OR LEASE FOR PRIVATE REDEVELOPMENT, APPROPRIATING THE PROCEEDS OF THE NOTES AND AUTHORIZING THE EXPENDITURE OF THOSE PROCEEDS FOR THAT PURPOSE.**

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. 22-125](#)

Mayor Anzevino read the title of Ordinance No. 22-125, which constituted its first reading.

- N. [22-126](#) **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. 22-126](#)

Mayor Anzevino read the title of Ordinance No. 22-126, which constituted its first reading.

13. Executive Session

Mr. Foster invited the Mayor, Council, and the City Solicitor to enter executive session to discuss the employment of a public employee. A motion was made by Mr. Banweg, seconded by Mrs. Heater, to enter into executive session. The motion carried by the following vote:

Aye: 7 - Mr. Banweg, Mrs. Bigham, Mr. Foster, Mrs. Heater, Mrs. Kowalski, Ms. Schlademan and Mr. Sutton

14. Adjournment

There being no further business, Mayor Anzevino reconvened the regular meeting and adjourned at 9:06 p.m.

Jeffrey L. Anzevino, Mayor

Aparna Wheeler, Clerk of Council

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 220.03(d), Rules.