

THE CITY OF HURON, OHIO
Proceedings of the Huron City Council
Regular Meeting Tuesday, August 22, 2023 at 6:30pm

Call to Order

The Vice-Mayor called the regular meeting of the Huron City Council to order at 6:30pm. The Vice-Mayor called for a moment of silence. After the moment of silence, the Vice-Mayor led in saying the Pledge of Allegiance to the Flag.

Roll Call

The Vice-Mayor directed the Clerk to call the roll for the regular meeting of Council. The following members of Council answered present: **William Biddlecombe, Sam Artino, Mark Claus, Joe Dike, Matt Grieves and Joel Hagy**. Council member not present: **Monty Tapp**.

Motion by Mr. Dike to excuse Mr. Tapp's absence from the meeting.

The Vice-Mayor asked if there were any questions on the motion. There being none, the Vice-Mayor directed the Clerk to call the roll on the motion. Members of Council voted as follows:

YEAS: Dike, Grieves, Hagy, Biddlecombe, Artino, Claus (6)

NAYS: None (0)

There being more than a majority in favor of the motion, the motion passed.

Staff in attendance: City Manager Matt Lasko, Law Director Gary Ebert, Service Director Stuart Hamilton, Planning Director Erik Engle, Finance Director Cory Swaisgood and Clerk of Council Terri Welkener.

Approval of Minutes

Motion by Mr. Dike to approve the minutes of the Council and Planning Commission joint work session of November 16, 2022, as written.

The Vice-Mayor asked if there were any questions on the motion. There being none, the Vice-Mayor asked the Clerk to call the roll on the motion. Members of Council voted as follows:

YEAS: Dike, Hagy, Biddlecombe, Artino, Claus (6)

ABSTAIN: Grieves (1)

NAYS: None (0)

There being more than a majority in favor of the motion, the minutes of the Council and Planning Commission joint work session of November 16, 2022 were adopted.

Motion by Mr. Dike to approve the minutes of the Council work session of January 24, 2023, as written.

The Vice-Mayor asked if there were any questions on the motion. There being none, the Vice-Mayor asked the Clerk to call the roll on the motion. Members of Council voted as follows:

YEAS: Dike, Grieves, Hagy, Biddlecombe, Artino, Claus (6)

NAYS: None (0)

There being more than a majority in favor of the motion, the minutes of the Council work session of January 24, 2023 were adopted.

Motion by Mr. Dike to approve the minutes of the regular Council meeting of July 25, 2023, as written.

The Vice-Mayor asked if there were any questions on the motion. There being none, the Vice-Mayor asked the Clerk to call the roll on the motion. Members of Council voted as follows:

YEAS: Dike, Grieves, Hagy, Biddlecombe, Artino, Claus (6)
NAYS: None (0)

There being more than a majority in favor of the motion, the minutes of the regular Council meeting of July 25, 2023 were adopted.

Motion by Mr. Dike to approve the minutes of the regular Council meetings of August 8, 2023, as written.

The Vice-Mayor asked if there were any questions on the motion. There being none, the Vice-Mayor asked the Clerk to call the roll on the motion. Members of Council voted as follows:

YEAS: Hagy, Biddlecombe, Artino, Claus (6)
ABSTAIN: Dike, Grieves (2)
NAYS: None (0)

There being more than a majority in favor of the motion, the minutes of the regular Council meeting of August 8, 2023 were adopted.

Audience Comments

The Vice-Mayor directed members of the audience having comments to approach the podium, state their name and address Council, and advised that they would have 3 minutes to make their comments.

Caroline Schreck-Mitchell – 438 Shawnee Place. First of all, good evening to the Councilmembers, to the staff and to those folks at home. I just wanted to introduce myself as a candidate for Councilmember for the November election. I was approved yesterday afternoon in Sandusky at the Board of Elections to move forward. To give you a little background, I was raised in Old Homestead II in Huron, Ohio – I lived there for 21 years. I was a graduate of St. Peter's Catholic School and Huron High School prior to moving to Maryland to pursue my education and my career. I have been married to Sean Mitchell for 28 years, and have 2 children – Megan who currently resides with her husband and our first granddaughter in Maryland, and my son, who is currently serving for our country in Georgia in the United States Army. I graduated with a Bachelor of Science degree in Management Studies at the University of Maryland, and recently retired from AT&T in 2021 after 28 years with the company. During that 28 years with AT&T, I spent the majority of that time as the Network Director of Real Estate and Construction, and was responsible for teams that specialize in real estate and construction for the telecommunications network expansion across the northeast region. This included working closely with cities, counties and government entities to build in extremely sensitive zoning and permitting areas from Maine all the way down to North Carolina.

Much of that job required skills that included mitigation, vendor management, contract negotiations, project planning, reporting and team leadership. My husband also worked for AT&T for 28 years, which was a blessing, because we were able to develop early retirement plans in our 50's. Part of that plan was moving back to Huron and buying a home in Old Homestead II on the same street I grew up on, and to be close to my parents and my family, and to the lake and to everything that this city offers. It's our forever home, and it's what got me interested in Council and being part of the future of development and planning. I love the City of Huron and would be honored to be considered for the Councilmember role, and I believe I have years of experience that make the responsibilities of this role well within my working portfolio wheelhouse. That's all I have to say. I appreciate your time tonight, and I look forward to vying for the opportunity to become a Councilmember for Huron.

Tom Harris – 105 Wheeler Dr. I actually came here not to announce that I am running for City Council, but I am. I actually came up to bring up a complaint that is going on down in the area I live in down on Wheeler, and that is the Omni 5G. They are coming down – I just want to point out that they don't have an easement down there – and I wanted to know if there was a process we could talk about, I don't know if it was to talk to you guys or to Mr. Lasko to find out what we needed to do to figure that whole situation out, because we don't have an HOA. We are trying to put one together down there, but as of right now, we don't have one. I just wanted to bring that to your guys' attention and find out what we could do to negotiate that. I know that the majority of people down there don't want it – just going to put it out there pointblank. They don't want people digging down into the stuff, and we've already got enough issues down there, as it is, with the bridge and our utilities. I just wanted to bring that to the attention of the Council and find out where we have to go from, who I have to talk to. I am not the spokesperson, by any means, but I do care and I know a lot of them do want to know what's going on. I am kind of their voice and if there's anybody that can get in touch with me, I can give you my contact (actually, I believe you already have my contact information), and I would like to figure that out. That's all I have to say, I just wanted to bring that up.

Vice-Mayor Claus thanked Mr. Harris for bringing that up. Mr. Hamilton (Stu) would be primary contact for that and he will touch base with you soon. Mr. Harris said he just knows the folks down there, he just knows that they are not trying to have them have a prescriptive easement without going through the right process.

Mike Riggle – 224 Williams St., Apt. K. My concern is about the sidewalks that have been dug up for the new cables. I am wondering when they are going to get it all filled in with concrete. I have been lucky not to fall because of my vision impairment.

Vice-Mayor Claus referred Mr. Riggle to Mr. Hamilton. Mr. Riggle provided the Clerk with his contact information after the meeting. Mr. Hamilton will get in touch with him soon. He has been working very closely with all of those crews, and that would be your best bet.

Presentation

Presentation by City Architecture relating to Berlin Road Park.

Mr. Lasko turned things over to Mr. Steinwart to give a brief introduction of the process, and then introduce Mr. Pesta from City Architecture, who is here to walk Council through the plans.

Mr. Steinwart explained that staff has been working with City Architecture to make a conceptual design for Berlin Road Park, also a name they need to work on. Right now, it's the Berlin Road Park. City Architecture made a presentation to the Huron Joint Recreational District in May, took the feedback, and put it into this plan. He then introduced Alex Pesta from City Architecture to update Council on their progress to date.

Mr. Pesta greeted Council and said it's always a pleasure to come back and work with communities that they have had the fortune of working with in the past. They were the master planners for the plan that was done in 2011. He was very proudly here for the implosion of ConAgra, so it's always good to be back and see all of the progress that is happening. As Doug mentioned, they have been working with Stu and team to arrive at a vision for Berlin Road Park. Everybody present knows or is familiar with the property. The absolute gem in the middle of the property is the lake/pond/body of water. Because of the topography/grading that's there, it is kind of hidden; you can't really see it from Berlin Rd, but once you get up into that site, it is remarkable. It doesn't look that remarkable in the photograph on the screen (see PowerPoint presentation attached hereto as Exhibit A). The City took some extraordinary measures to clean up what was there. They came out on a nice warm day in March. They did not spend hours and hours on the site, but they got enough lay of the land. The barn structure was still on the site – they did a structural assessment of the barn, and their recommendation was that there really was not a path forward to save the barn. When they came back, the barn was gone. The idea of implementing during planning is phenomenal, and that really opened up the views to enable their design team to fully understand what the opportunities are. The picnic pavilion is recommended to be located where the original barn was because of the views that are there and the accessibility issues.

Referring to the images from Exhibit A, Mr. Pesta said that the entrance will be on Berlin Rd. near the existing house. Parking is tucked away, as they didn't want to give up prime real estate on the property to parked cars. The main activity will take place at the picnic pavilion, as the primary view are there, and then a walking trail that will loop all the way around the lake. The western side will feature a fishing pier as a way to activate that portion of the site. Once you get back into the site on that end of it, you really do feel like you are surrounded by nature. You get away from the train tracks – they are really good designers and landscape architects, but they can't design something that is going to make that train disappear. It is always going to be part of the landscape and part of the experience. What they can do is make sure that they really celebrate the water and nature that is onsite. From there, they started to develop a site plan. You can see the area with the magenta outline around it, indicating the primary space where they have the most intervention. The rest of the site will remain natural. They are not suggesting a cinder or even a mulch path, rather just mow the grass and let folks walk around the water. That's enough here - he thinks a natural landscape is the most appropriate thing. You get all the way out to the end is where the fishing pier could be. That's a way to draw folks out to that part of the site. It does get kind of remote and it feels like you are in a park once you are out there.

Focusing on that main piece as you come in off of Berlin Rd. on the left, they positioned the picnic pavilion up on that hill so that you have sight lines out of it. As you come into the site, you can see up into it. The idea is that folks will be able to navigate that space very easily. Because of the grading that is there, there is a small hillside and they are suggesting small timber terraces to help make that grade come down. Frankly speaking, it is also going to keep unauthorized vehicles from driving around the site if they put a couple of those barriers in that reduce that access. The proposed parking lot will be gravel, and then folks can walk to the right, around the pavilion (where the pavilion is sitting, it is sloping up) and then a series

of timber terraces that walk down or step down to the water. The idea is that the pavilion has coverage so that there is shade and protection from the weather. It has a big front porch (concrete slab) that extends beyond the footprint of the pavilion to increase the usability and then it terraces down to the water. Think of it as a series of front yards that step down to the water's edge. They would then integrate some site seating, picnic tables, grills – those types of things – around the site. One of the things that they team challenged them to do was to come up with a series of cost estimates or budget estimates at this stage. You can see some of the images of things they are thinking about as far as treatments, landscaping materials, and the parking lot. There are opportunities for natural playscapes. They are not suggesting or recommending that there is any sort of formal playground. His kids have outgrown that, but all you need is a log and a rock and the kids are happy for 99% of the time. They would suggest something like that if there needed to be some sort of play structure. The rest of the site is kept intact. You can see some of the grading and some of the costs they are projecting along with that. All of the site prep comes in around \$120,000, which gives you everything prepped and ready. For the picnic pavilion, they are recommending something that is relatively simple and straightforward. Knowing the use that could be here, he recommends going with a larger pavilion and spend the money where it makes sense to include timber and some of the finishes so that it looks and reflects the quality of Huron, Ohio. He would do that rather than something that's massive. Give it the right size, and then spend the money so folks recognize the quality that is there.

They work with a company that pre-manufactures and then ships the pavilion in pieces, so it can come to the site that way. Believe it or not, you can go online click the boxes, and it gives you a total of about \$94,000 for that pavilion. That does not include the foundation, assembly or freight. They are estimating the site work at about \$176,000 to get to that point. That number does not include a restroom. That is an open-air, covered pavilion. They looked at a couple of restroom options, one being a traditionally built structure tucked underneath, and because there isn't sewer there, they would have to put in a septic system. They think that would be another \$113,000-\$114,000 to get to that point. The other option they looked at was a temporary/movable restroom trailer. It is not your grandparents' port-a-potty, it is a little bougie. It feels very clean. You can either purchase or rent the unit. To purchase, it would be approximately \$100,000. The nice thing with that is that it is movable, so if there are other events happening in the City, that could be moved around in support of that. Those are the options they looked at as part of the picnic shelter. All of the parts and pieces are kept simple – backless benches so folks can either look at the water or look at the site around it, backed benches where folks might be spending a little bit more time, grills that would be anchored into the site, picnic chairs and the Adirondack chairs spread out across the site, as well.

All the way out at the end, they are recommending a floating dock to act as a fishing pier. There is a manufacturer called EZ-Dock. They have an EZ-Trail system. That way, you are not driving foundation and it keeps some of the construction costs down. There are posts that are embedded into the bottom of the lake. There isn't a tide here, but it will move as the water ebb and flux. All of the materials there come to around \$60,000 for all the amenities that they would recommend on the site.

The site looks a lot better today now that the grass has filled in. The vision of the path that goes around the edge of the water, with a very natural landscape and edge of the water with places to sit or relax. They were thinking of natural indigenous landscaping with some pollinator materials. They would keep it very rustic looking on purpose so that it does not create a very pristine or manicured look, which is a maintenance issue that goes on forever. Those materials would spread on their own, and the would

identify key locations to separate circulation or uses, and create a little bit of privacy. They are really happy that they were invited to participate in this process, and are excited to see where the City goes next with this. He asked Council if they had any questions.

Vice-Mayor asked if anyone from the audience would like to speak, in which case it would be treated just like audience comments – state your name and address.

Mr. Dike said that a couple of weeks ago, he had the opportunity to go out to the park with his kids to go fishing. As they sat there for a couple of hours, there was a number of kids out there fishing. The one thing he wants to be mindful of, when you go down Berlin Rd. over those tracks, it's a tight area. If somebody is riding a bike, especially a kid, we have to think about those things, as far as accessibility. It is very tight. In the past, there was a tragic accident on these tracks, so we definitely want to be mindful of that. We are going to make this beautiful amenity out there – he wants it to be accessible and to be safe. When they were out there, if you look at that first picture, you can see some rock formations to where they kind of jog out into the pond. That is where the kids immediately went. They were climbing out of those rocks. In your end rendition, you just had one at the north end – he would like to see multiple... something like that where people can out there to enjoy the pond and maybe fish or whatnot. The portable trailer as a bathroom amenity would be a benefit, so that it can be used for other events throughout the parks. Again, that is another added cost, more time, more manpower. Working with our local company, Franklin Sanitation, maybe they can do something. He does like the pavilion – he thinks that could be really interesting and unique with some big timbers – there a lot of unique things around here and we could do something really cool there. He is excited. At the beginning, when they first did this, they received feedback from some individuals that were asking, why are you doing this? He thinks that it is a great addition. He gets a little nervous when his kids take off on their bikes to fish on the pier. He will feel much more comfortable with them going to this pond to fish, knowing that they are not going to fall in the lake and hit a current. He is excited about this project. Great job to this point.

Mr. Lasko asked that he be allowed to respond to a couple comments. He knows that they have talked about the Berlin Rd. sidewalks a handful of times. We tried to do the Safe Routes to School, but unfortunately, they won't be eligible for that with the closure of Shawnee. We have worked with Mr. Hamilton and Mr. Swaisgood to make sure that those sidewalks are now, in the last couple of weeks, inserted into our capital plan, so that we can develop a plan to finance that. What will get tricky is crossing the railroad tracks. We will have to work with our partners at Norfolk Southern. What this overall site plan does not show, and what they ultimately believe will be necessary, is a pedestrian entrance at the northerly end of the park so that you do not have to go all the way down to the vehicular entrance. They would love to see, right when you cross those tracks, the ability to get off Berlin Rd. and into the park on the northern end for pedestrians and bicyclists, as well. We want to try to shrink how long pedestrians would need to travel to get to the site. Vice-Mayor Claus said that he likes that idea, and that will certainly shorten the distance of travel along that narrow section of road. The speed limit is, technically, 25 mph, but he is not sure Chief Graham has any statistics on what the actual speed is. He thinks it's great. Everything is really interesting. There is a lot of stuff to talk about. To Mr. Dike's point, he likes something out at the north end, because it draws people there, but thinks we should also consider something towards the front where accessibility, older folks and grandchildren, for those who can't walk all the way to the end. Of course, the pedestrian way will open up that end a little more, as well, so he thinks there are a lot of great opportunities there – it's just a matter of cost. We could put 6 floating piers in there is they had unlimited funds. Everything, in general, looks great. Keeping it natural – that's a really key thing

– or as natural as possible. When he initially looked at the pricing, he thought the cost difference between the two options was pretty low, and thought that it was a no-brainer to do the permanent restaurants because that is going to look a lot less temporary. To Mr. Pesta's point, he brought up the point, and he would defer to Parks & Rec and staff, how valuable the trailer option might be for other purposes. If it's going to be out there, maybe we could figure out a way to screen it. To him, that is something to consider more than initial reaction to go for the permanent version. He is really excited to keep moving forward and dial this thing in.

Mr. Artino thinks that the more we can keep this as close to nature as possible, the better. The fishing pier is fine, but he agrees with Mr. Claus and Mr. Dike that we have areas throughout the park where people are going to fish. He doesn't think it's such a big deal to be too elaborate, and stick with the one fishing pier. It's another nice aspect to draw people to that end of the park. We will need a restroom facility out there. He defers to Parks and Rec to see what would be the best option for out there. Money-wise, if we could do something permanent, but if something on a mobile scale can be useful for somewhere else, he can leave that up to Parks and Rec if that's worth looking at. He likes what he sees, and thinks it's going to be a great addition to our City parks.

Mr. Biddlecombe said that, overall, he really likes this concept, and he definitely likes the fact that we've moved forward with creating this additional park. Mr. Pesta made a comment that we can't get rid of the trains. He thought it would be cool to have a perch to get up close and personal, but then he was thinking that when you are out there, you are, literally, right on the trains. This is a question that he doesn't really need an answer to tonight, but do we need to limit access to the rail line right there. Kids could go running off, and there are some spots where you could probably get up there fairly easily. It is something to think about. Vice-Mayor Claus agreed that he had a good point. When he walked around there when the City first purchased the property, the growth along the tracks is pretty thick, but they certainly need to consider what we might need to do to buffer that. You can hardly see the train if you are down on the path. We certainly don't want to have someone skirting up the hill.

Mr. Artino asked if there will be safety gear located at points around the pond similar to what we have on the pier. Mr. Grievess asked if the City has a set budget for this project. Mr. Lasko said, when they originally purchased the property, this was a site they started looking at based on the acreage size for their service complex. When they saw the natural beauty of the site, however, they pivoted pretty quickly to purchase it for green space, knowing that they have to go through a public planning process. They purchased the site with American Rescue Plan funds, not local taxpayer dollars. In terms of budgets moving forward, when they first purchased the property, the blunt answer was no, but they know that going through this public planning process would allow them to get good cost estimates on the types of amenities that the public would like to see here, both children and families, as well as the Joint Rec District. This is actually good timing, as we are going through the budgetary process, as we want to start to undertake some of these improvements as early as next year to be ready for 2024. We are probably talking about some of the lower-level ones, which would be the fishing piers, the bench, and even the parking areas. Secondly, when we were purchasing the site, they reached out to the Western Reserve Land Conservancy to help with the acquisition, however, the site was too small for their inventory portfolio. They have given their 100% commitment moving forward that any assistance we need go through them or their other partnerships in the non-profit nature conservancy world, and that they would help the City leverage our local dollars to pay for things like the pavilion, potentially restroom facilities, etc. They didn't go into it with a set budget, which is why they want to go through this process and understand the costs, and start

to tick them off one at a time by determining what we and the public think should be priorities. They always knew this would be a step-by-step improvement, versus cutting a ribbon and everything's there.

Vice-Mayor Claus asked if we have thought about throwing this out to one of those community surveys, as there has been quite a bit of feedback in the past. It might be interesting to throw something out like that. Mr. Lasko answered that we did not include community feedback in this project, like they did with the tennis/pickleball court options, and also the Main Street Corridor Plan. Both of those were highly successful. He does think, in talking internally and with the Rec District and a little bit with the School District, as well, that understanding that we are trending more toward a metro-park-type feel versus a highly programmed Lake Front Park, for example, they thought that the palate of options isn't as deep as one would think would warrant a survey. They considered it, but on this particular project, they decided against it based on a lower level of things that will actually be improved. Vice-Mayor Claus agreed that it is a limit scope because they know that they don't want it to be super programmed. He supposes the questions are a little more internal.

Old Business

Ordinance No. 2023-19 (third and final reading)

Motion by Mr. Dike that Ordinance No. 2023-19 (AN ORDINANCE ESTABLISHING THE RATE TO BE PAID BY RESIDENTIAL PROPERTY OWNERS FOR THE PERIOD OF JANUARY 2024 THROUGH DECEMBER 2024 FOR RESIDENTIAL SOLID WASTE COLLECTION AND DISPOSAL; AUTHORIZING AND DIRECTING THE DIRECTOR OF FINANCE TO CERTIFY THE COSTS OF SAME TO THE ERIE COUNTY AUDITOR FOR PLACEMENT ON THE TAX DUPLICATE FOR COLLECTION WITH OTHER CITY TAXES IN 2024; AND DECLARING AN EMERGENCY), be placed on its third and final reading.

The Vice-Mayor asked if there were any questions on the motion. There being none, the Vice-Mayor directed the Clerk to call the roll on the motion. Members of Council voted as follows:

YEAS: Dike, Grievess, Hagy, Biddlecombe, Artino, Claus (6)

NAYS: None (0)

There being more than a majority in favor, Ordinance No. 2023-19 was placed upon its third and final reading. The Law Director read the Ordinance by its title only.

Motion by Mr. Dike to place Ordinance No. 2023-19 as an emergency measure.

The Vice-Mayor asked if there were any questions on the motion. There being none, the Vice-Mayor directed the Clerk to call the roll on the motion. Members of Council voted as follows:

YEAS: Dike, Grievess, Hagy, Biddlecombe, Artino, Claus (6)

NAYS: None (0)

There being five or more votes in favor of the motion, Ordinance No. 2023-19 was placed as an emergency measure.

Mr. Swaisgood mentioned that this Ordinance is before Council its third and final reading. If passed tonight the assessment of the certified rates will have to be submitted to the County Auditor by September 11th

to be included on the tax duplicate in January of 2024. This will be upon the Council's agenda every year going forward, if passed tonight, and assessed on the tax duplicates going forward. Residents will no longer see this charge on their quarterly water bill going forward. As he mentioned before, there will be a lot of communication, social media posts and notice the quarterly bills through the end of the year explaining how this process will work, and notifying all customers that this will be on their property taxes for 2024.

The Vice-Mayor asked if there were any further questions on the motion. There being none, the Vice-Mayor directed the Clerk to call the roll on final adoption of Ordinance No. 2023-19. Members of Council voted as follows:

YEAS: Dike, Grieves, Hagy, Biddlecombe, Artino, Claus (6)
NAYS: None (0)

There being more than a majority in favor of adoption, Ordinance No. 2023-19 was adopted. The Ordinance as adopted was signed by the Vice-Mayor and Clerk of Council and will take effect immediately.

Ordinance No. 2023-22 (third and final reading)

Motion by Mr. Claus that Ordinance No. 2023-22 (AN ORDINANCE AMENDING AND RESTATING CHAPTER 161 DIVISION OF PERSONNEL) be placed on its third and final reading.

The Vice-Mayor asked if there were any questions on the motion. There being none, the Vice-Mayor directed the Clerk to call the roll on the motion. Members of Council voted as follows:

YEAS: Claus, Dike, Grieves, Hagy, Biddlecombe, Artino (6)
NAYS: None (0)

There being more than a majority in favor, Ordinance No. 2023-22 was placed upon its third and final reading. The Law Director read the Ordinance by its title only.

Mr. Swaisgood noted that the only changes since the first reading were to pronouns to make them gender neutral throughout Chapter 161. The administration is requesting Council approval on these amendments to various employment and personnel provisions in the Codified Ordinance, all of which will be effective January 1, 2024.

The Vice-Mayor asked if there were any further questions on the motion. There being none, the Vice-Mayor directed the Clerk to call the roll on final adoption of Ordinance No. 2023-22. Members of Council voted as follows:

YEAS: Claus, Dike, Grieves, Hagy, Biddlecombe, Artino (6)
NAYS: None (0)

There being more than a majority in favor of adoption, Ordinance No. 2023-22 was adopted. The Ordinance as adopted was signed by the Vice-Mayor and Clerk of Council and will take effect on January 1, 2024.

Ordinance No. 2023-23 (third and final reading)

Motion by Mr. Claus that Ordinance No. 2023-23 (AN ORDINANCE AMENDING AND RESTATING CHAPTER 163 EMPLOYMENT PROVISIONS) be placed on its third and final reading.

The Vice-Mayor asked if there were any questions on the motion. There being none, the Vice-Mayor directed the Clerk to call the roll on the motion. Members of Council voted as follows:

YEAS: Claus, Dike, Grieves, Hagy, Biddlecombe, Artino (6)

NAYS: None (0)

There being more than a majority in favor, Ordinance No. 2023-23 was placed upon its third and final reading. The Law Director read the Ordinance by its title only.

Mr. Swaisgood said that he has nothing further to all. Similar to Ordinance 2023-22, the only changes made since the first reading were to make pronouns gender neutral. This Ordinance will become effective on January 1, 2024.

The Vice-Mayor asked if there were any further questions on the motion. There being none, the Vice-Mayor directed the Clerk to call the roll on final adoption of Ordinance No. 2023-23. Members of Council voted as follows:

YEAS: Claus, Dike, Grieves, Hagy, Biddlecombe, Artino (6)

NAYS: None (0)

There being more than a majority in favor of adoption, Ordinance No. 2023-23 was adopted. The Ordinance as adopted was signed by the Vice-Mayor and Clerk of Council and will take effect on January 1, 2024.

Ordinance No. 2023-27 (second reading)

Motion by Mr. Claus that the three-reading rule be waived and Ordinance No. 2023-27 (AN ORDINANCE DETERMINING TO PROCEED WITH THE IMPROVEMENT OF CERTAIN PUBLIC PLACES IN THE CITY BY LIGHTING; AND DECLARING AN EMERGENCY) be placed on its second reading.

The Vice-Mayor asked if there were any questions on the motion. There being none, the Vice-Mayor directed the Clerk to call the roll on the motion. Members of Council voted as follows:

YEAS: Claus, Dike, Grieves, Hagy, Biddlecombe, Artino (6)

NAYS: None (0)

There being more than a majority in favor, Ordinance No. 2023-27 was placed upon its second reading. The Law Director read the Ordinance by its title only.

Motion by Mr. Claus to place Ordinance No. 2023-27 as an emergency measure.

The Vice-Mayor asked if there were any questions on the motion. There being none, the Vice-Mayor directed the Clerk to call the roll on the motion. Members of Council voted as follows:

YEAS: Claus, Dike, Grieves, Hagy, Biddlecombe, Artino (6)
NAYS: None (0)

There being five or more votes in favor of the motion, Ordinance No. 2023-27 was placed as an emergency measure.

Mr. Swaisgood explained that Ordinance Nos. 2023-27 and 2023-28 relate to the 2023/2024/2025 public lighting assessment. Every 3 years, Council approves the continuation of the street lighting assessment, which pays for all of the monthly utility bills for all street lights throughout the City. With this assessment, the City is expected to generate approximately \$167,000 annually over the 3 years. The proposed millage is 0.65% to be collected over those 3 years, which is lower by 0.08% from the prior 2020/2021/2022 assessments. The two Ordinances (2023-27 and 2023-28) are before Council tonight for approval so that they can be submitted to the County Auditor by September 11, 2023, which is prior to the next Council meeting.

Mr. Artino said this is an ongoing ordinance, this is not something new. We have had this assessment for quite a while. Mr. Swaisgood answered that this has been a continuing 3-year ordinance approved by Council since 2005, and the millage that they are suggesting is actually lower than the last 3 years. Per property, in most cases, they will actually pay less than they are currently.

The Vice-Mayor asked if there were any further questions on the motion. There being none, the Vice-Mayor directed the Clerk to call the roll on final adoption of Ordinance No. 2023-27. Members of Council voted as follows:

YEAS: Claus, Dike, Grieves, Hagy, Biddlecombe, Artino (6)
NAYS: None (0)

There being more than a majority in favor of adoption, Ordinance No. 2023-27 was adopted. The Ordinance as adopted was signed by the Vice-Mayor and Clerk of Council and will take effect immediately.

Ordinance No. 2023-28 (second reading)

Motion by Mr. Claus that the three-reading rule be waived and Ordinance No. 2023-28 (AN ORDINANCE LEVYING SPECIAL ASSESSMENTS FOR THE IMPROVEMENT OF CERTAIN PUBLIC PLACES IN THE CITY BY LIGHTING; AND DECLARING AN EMERGENCY) be placed on its second reading.

The Vice-Mayor asked if there were any questions on the motion. There being none, the Vice-Mayor directed the Clerk to call the roll on the motion. Members of Council voted as follows:

YEAS: Claus, Dike, Grieves, Hagy, Biddlecombe, Artino (6)
NAYS: None (0)

There being more than a majority in favor, Ordinance No. 2023-28 was placed upon its second reading. The Law Director read the Ordinance by its title only.

Motion by Mr. Claus to place Ordinance No. 2023-28 as an emergency measure.

The Vice-Mayor asked if there were any questions on the motion. There being none, the Vice-Mayor directed the Clerk to call the roll on the motion. Members of Council voted as follows:

YEAS: Claus, Dike, Grievess, Hagy, Biddlecombe, Artino (6)
NAYS: None (0)

There being five or more votes in favor of the motion, Ordinance No. 2023-28 was placed as an emergency measure.

Mr. Swaisgood said he had nothing additional to add.

The Vice-Mayor asked if there were any further questions on the motion. There being none, the Vice-Mayor directed the Clerk to call the roll on final adoption of Ordinance No. 2023-28. Members of Council voted as follows:

YEAS: Claus, Dike, Grievess, Hagy, Biddlecombe, Artino (6)
NAYS: None (0)

There being more than a majority in favor of adoption, Ordinance No. 2023-28 was adopted. The Ordinance as adopted was signed by the Vice-Mayor and Clerk of Council and will take effect immediately.

New Business

Resolution No. 59-2023

Motion by Mr. Dike that the three-reading rule be suspended and Resolution No. 59-2023 (A RESOLUTION AUTHORIZING THE CITY MANAGER TO ACCEPT THE PROPOSAL AND ENTER INTO AN AGREEMENT WITH OHM ADVISORS FOR ENGINEERING SURVEY, DESIGN, BIDDING AND CONSTRUCTION ADMINISTRATION SERVICES FOR SIDEWALK INSTALLATION ON CLEVELAND RD E FROM GATEWAY BLVD TO ANCHORAGE CIRCLE AS PART OF THE CLEVELAND ROAD EAST SIDEWALK EXTENSION TO HURON GREEN PROJECT IN AN AMOUNT NOT TO EXCEED THIRTY-FOUR THOUSAND AND 00/100 DOLLARS (\$34,000.00)) be placed on its first reading.

The Vice-Mayor asked if there were any questions on the motion. There being none, the Vice-Mayor directed the Clerk to call the roll on the motion. Members of Council voted as follows:

YEAS: Dike, Grievess, Hagy, Biddlecombe, Artino, Claus (6)
NAYS: None (0)

There being five or more votes in favor, the motion to suspend the three-reading rule passed and Resolution No. 59-2023 was placed upon its first reading. The Law Director read the Resolution by its title only.

Mr. Hamilton explained that as they were designing the larger Cleveland Road East Sidewalk Project, they realized that they were missing a critical portion between Gateway and Anchorage. What this portion lets them do is finish the north side while continuing on the south side, and will also let them move the crosswalk from Anchorage to Eagle Crest, which makes more sense for everybody. They realized that they needed some easements, so it has taken some time. The residents and the HOA along there kindly granted

them an easement for this portion of the sidewalk. This agreement is for design and bidding services for that portion. They will put it out to bid at the same time as the main project so that they can realize the cost savings of that budget, and hopefully, they will get it installed at the same time.

Mr. Dike asked what the timeline is for this project. Mr. Hamilton answered that they are looking at doing installation in 2025. The ODOT process, right-of -ways and stuff like that will push it out a little bit.

The Vice-Mayor asked if there were any further questions on the motion. There being none, the Vice-Mayor directed the Clerk to call the roll on final adoption of Resolution No. 59-2023. Members of Council voted as follows:

YEAS: Dike, Grievess, Hagy, Biddlecombe, Artino, Claus (6)
NAYS: None (0)

There being more than a majority in favor of adoption, Resolution No. 59-2023 was adopted. The Resolution as adopted was signed by the Vice-Mayor and Clerk of Council and will take effect immediately.

Resolution No. 60-2023

Motion by Mr. Grievess that the three-reading rule be suspended and Resolution No. 60-2023 (A RESOLUTION AUTHORIZING THE CITY MANAGER TO ACCEPT THE PROPOSAL AND ENTER INTO AN AGREEMENT WITH R.A. BORES EXCAVATING, INC. FOR REPLACEMENT OF A WATER MAIN DAMAGED IN A VEHICLE ACCIDENT ON SAWMILL PARKWAY IN AN AMOUNT NOT TO EXCEED ONE HUNDRED FIVE THOUSAND EIGHT HUNDRED SEVENTY-SIX AND XX/100 DOLLARS (\$105,876.00)) be placed on its first reading.

The Vice-Mayor asked if there were any questions on the motion. There being none, the Vice-Mayor directed the Clerk to call the roll on the motion. Members of Council voted as follows:

YEAS: Grievess, Hagy, Biddlecombe, Artino, Claus, Dike (6)
NAYS: None (0)

There being five or more votes in favor, the motion to suspend the three-reading rule passed and Resolution No. 60-2023 was placed upon its first reading. The Law Director read the Resolution by its title only.

Mr. Evans stated that this is stemming from a vehicle accident that occurred on May 30, 2023. A fire hydrant was hit on Sawmill Parkway near the bus garage, which ended up causing damage to our 12" water main. Since this happened, that main has been valved off. They decided to go through with this as an emergency replacement, as you all see the importance of having a loop in the Sawmill Parkway district. The reason for the high cost for repair, is that the 12" main has to be bored, as it does run under the creek in the culvert going west to east on Sawmill Parkway. They will be seeking reimbursement through the party's insurance company for this.

Mr. Hagy asked if the insurance carrier knows this number (\$105.6K) and they have agreed to it, or could the City be stuck picking up some of the bill? Mr. Evans answered that he has reached out to the party on

numerous occasions, with no response. We have been trying to continue communications, but that has not happened.

Mr. Swaisgood added that he did reach to the City's insurance company, and their agent has this on record as a non-payment. What will happen, because this is an emergency repair and there has been no payment of the invoice from the person who did it, is our insurance will pay for it, and then seek repayment from that individual or their insurance company. As far as the City goes, it will be made whole and it will be up to the insurance company to seek repayment.

The Vice-Mayor asked if there were any further questions on the motion. There being none, the Vice-Mayor directed the Clerk to call the roll on final adoption of Resolution No. 60-2023. Members of Council voted as follows:

YEAS: Grieves, Hagy, Biddlecombe, Artino, Claus, Dike (6)
NAYS: None (0)

There being more than a majority in favor of adoption, Resolution No. 60-2023 was adopted. The Resolution as adopted was signed by the Vice-Mayor and Clerk of Council and will take effect immediately.

Resolution No. 61-2023

Motion by Mr. Hagy that the three-reading rule be suspended and Resolution No. 61-2023 (A RESOLUTION AUTHORIZING THE CITY MANAGER TO SUBMIT AN APPLICATION TO THE OHIO PUBLIC WORKS COMMISSION (OPWC), SCIP AND LTIP PROGRAM YEAR 38, FY 2025 GRANT AND/OR LOAN RELATING TO THE HURON WATER TREATMENT PLANT SECONDARY INTAKE PROJECT IN THE AGGREGATE AMOUNT OF TWO HUNDRED SIXTY-TWO THOUSAND FIVE HUNDRED AND 00/100 DOLLARS (\$262,500.00); AND FURTHER AUTHORIZING THE CITY MANAGER TO ACCEPT SAID GRANT AND/OR LOAN AWARD IN AN AGGREGATE AMOUNT NOT TO EXCEED TWO HUNDRED SIXTY-TWO THOUSAND FIVE HUNDRED AND XX/100 DOLLARS (\$262,500.00), SHOULD THE APPLICATION BE SUCCESSFUL) be placed on its first reading.

The Vice-Mayor asked if there were any questions on the motion. There being none, the Vice-Mayor directed the Clerk to call the roll on the motion. Members of Council voted as follows:

YEAS: Hagy, Biddlecombe, Artino, Claus, Dike, Grieves (6)
NAYS: None (0)

There being five or more votes in favor, the motion to suspend the three-reading rule passed and Resolution No. 61-2023 was placed upon its first reading. The Law Director read the Resolution by its title only.

Mr. Evans stated that this application through the Ohio Public Works Commission is a grant/loan combination. The loan would be 0% interest, if awarded. This is toward the auxiliary water intake into the Huron River that they are going forward with, so they are seeking funds for that project.

The Vice-Mayor asked if there were any further questions on the motion. There being none, the Vice-Mayor directed the Clerk to call the roll on final adoption of Resolution No. 61-2023. Members of Council voted as follows:

YEAS: Hagy, Biddlecombe, Artino, Claus, Dike, Grievies (6)

NAYS: None (0)

There being more than a majority in favor of adoption, Resolution No. 61-2023 was adopted. The Resolution as adopted was signed by the Vice-Mayor and Clerk of Council and will take effect immediately.

Motion

Motion by Mr. Artino to set the re-zoning application of Sawmill Creek LLC on parcels annexed into the City of Huron from the current R-1 Single Family Residential to B-3 General Business for a Public Hearing to be held on September 26, 2023 at 6:30pm in Council Chambers.

The Vice-Mayor stated that the Planning Commission did vote to refer this to Council, so this is the next step. The recommendation was the proceed.

Mr. Lasko added that per our Codified Ordinances, when any property is annexed into the City, it will typically default into R-1 Single Family Residential. Therefore, Sawmill Creek LLC has to go through a re-zoning process. The zoning recommendation is to recommend a category that is concert with what is occurring at the site through the General Business District. This is part of the annexation process.

The Vice-Mayor asked if there were any questions on the motion. There being none, the Vice-Mayor directed the Clerk to call the roll on the motion. Members of Council voted as follows:

YEAS: Artino, Claus, Dike, Grievies, Hagy, Biddlecombe (5)

NAYS: None (0)

There being five or more votes in favor, the motion passed and the matter was set for a Public Hearing on September 26, 2023 at 6:30pm in Council Chambers.

City Manager's Discussion

The City Manager spoke on several topics:

Update on Oster's Mobile Home Park Purchase – We do continue to work diligently with our non-profit partners. We are still meeting with them every 2 weeks to go down the list on a case-by-case basis on the relocation efforts for everyone that is still remaining at the park. As of this afternoon, we have successfully relocated 12 of the 27 households, which I think is a tremendous number at this point in the process. We had our first trailer move offsite last week and had our second trailer move offsite today. We are also, through conversations with the seller, proposing to work with their legal counsel, our legal counsel, and potentially approach Council in the next couple of weeks, with an amendment to the contract that would basically state, so long as residents are actively engaged in the relocation process, working with the agencies, being proactive on their own, that we would extend the timeline for them to find adequate housing. There are some unique instances with certain households that will probably require a little bit

more time, and so long as those households are taking an active role and working with all of the help that's being provided, we want to allow them that time. I know Mr. Schrader has met with their new legal counsel about proposing something for Council for consideration in the upcoming weeks. I will also send a budget projection to Council in the next several weeks of what we believe the City's proposed relocation costs will be throughout the entirety of the process – helping people move trailers, helping with rental assistance, etc. I will have that for Council in the next couple of days projecting out what I believe the costs will be. I did want to add that he ran into a gentleman today who bent my ear for quite a while at the park. He has lived there for a really long time, and he went on to state that he has really felt forgotten over the couple of decades he has been there, and really didn't have a good feeling about the City. He always heard that the City was trying to purchase the site and relocate them, and really had not had a great connection with the City of Huron. He thought, and took the time today to tell me, that he truly believes that the City is really taking a passionate approach to this. He is very appreciative of all of the social service agency assistance, all of the volunteer assistance, and ended with that his viewpoint of the City of Huron has changed, and he is somewhat sad to move to where he's moving to. I thought that was really nice to hear, and I want to share that with Council because they have been terribly supportive of this process and the administration, whether that's economically or otherwise. I think it is helpful for Council to hear some of that feedback, as well.

Sawmill Parkway – The final pour of the road was completed last week. There is still going to be right-of-way work and punch list items to be carried out over the next couple of weeks. For anyone that has been down there, it looks absolutely tremendous, and Smith Paving, who is the contractor on the project, has been remarkable working with businesses along the Parkway and interfacing with our stall. I do not know if we could have picked a better partner throughout this process, so we are looking forward to wrapping that up in the next couple of weeks.

Planning Department Updates – Mr. Engle and team are working with OHM on revising the final plans for the Main Street Downtown Corridor plan. I believe we are going to get that feedback to them this week. This is a follow-up to all of our Steering Committee meetings and the public open house held at the Boat Basin. I don't think we have a final date, but I believe they want to do a joint Planning Commission/Council session, probably sometime in September, assuming we are ready for final consideration and adoption. We are looking forward to that coming to a close, and then start the process for selecting a designer and engineer to get that process started for construction in 2025.

The Design Review Board, at their August 16th meeting, did approve an application from Joel and Jenny Hagy proposing a 20x30 foot mural to be painted on the outside of RS Cycle, which faces Standard Street. This mural is to be painted by a local artist, Darcy Berardi. They are also looking to add a small plaque in the name of the mural, which is "Wild Hope," and a dedication to the community from the Chris and Owen Kedas Memorial Foundation. They are proposing to remove the existing strip of grass in front of the wall and add river rock pavers and a bench. The applicant noted that they intend to add small bushes and flowers, as well, which will be maintained by the Foundation. A picture of the mural is included in the Manager's Report. These are the great, nice and unique things I would love to start seeing around Main Street and some of our historic building stock as we try to reclaim a bit of identity and good amenities for our pedestrians in terms of trying to creating a place in the downtown.

Finance – The July monthly financial report is available. There is a link in the Manager's Report. I believe we have also sent that out to the Finance Committee and Council. I also want to recap the visit that myself

and Mr. Swaisgood and our financial advisors and bond underwriters had with Moody's. They traveled to Chicago about 2 weeks ago to make a presentation to Moody's, in hopes of getting an upgrade in terms of our credit rating. Moody's did affirm our AA3, but with a positive outlook attached to that affirmation. This is still the best rating the City has ever received, and although not an immediate upgrade, the positive outlook does reflect the likelihood that our credit profile will continue to strengthen. Assuming our finances remain stable or grow over the next 12 to 18 months, we anticipate that we will receive an upgrade to AA2, which for a city of our size, is almost unheard of. I think that's a testament to Mr. Swaisgood and his team. I think that's a testament to the strength of our local economy and certainly, the stewardship of the Finance Committee and Council.

Sawmill Parkway Watermain Break - Kudos to the Streets Department and Water Distribution. On the evening of August 16th, we had a large drop in water levels in our elevated storage tanks. After hours of searching, we did find a break between Route 2 and the north side of properties on Sawmill Parkway. I know Mr. Hamilton and Mr. Evans were terribly involved, and certainly our staff across multiple departments, in terms of making that fix to ensure that our businesses and customers continued to have water throughout that was being fixed. Full service was restored on August 18th. We had staff members running folks food, and trying to send them home for naps when they could. I think everyone involved really wanted to stay onsite and get it done – tremendous work across the board and across multiple departments.

Agreements Approved Through City Manager's Office – We did approve a request from Amy Claus to place a 3x6 foot banner in the median to advertise "Amplify," which was a praise and worship gathering held at the Boat Basin Amphitheater on Sunday, August 20th. The banner was placed in the median from August 13th to August 20th. Secondly, we did approve a request from St. Pete's to place a 2x5 foot banner in the median to advertise St. Peter's 9th Annual 5K Spooktacular running race and Fund Run, which will be held on Saturday, August 28, 2023. This is part of the Huron 5K Series, and the banner will be placed in the median from mid-September through the date of the race.

Upcoming Meetings for September – The Huron Joint Rec District will commence meeting again, now that summer is coming close to being over. That meeting is Tuesday, September 5th at 6:30pm in the Council Chambers. There will be a Utilities Committee meeting on Wednesday, September 6th at 5:00pm in the main conference room. The Board of Zoning Appeals meets on Monday, September 11th at 5:30pm in Council Chambers. The first City Council meeting of September is on Tuesday, September 12th at 6:30pm in the Council Chambers. The Planning Commission meeting is on Wednesday, September 20th at 5:00pm in the Council Chamber. The second City Council meeting of the month is on Tuesday, September 26th at 6:30pm in the Council Chambers.

Regarding the meeting with Moody's, Mr. Hagy asked if a positive outlook at all translate to lower interest rates, by any chance? Mr. Swaisgood answered that the positive outlook does not translate to lower interest rates. What it does do, is it is more like a flag over the next 4 months to be sure that we are still growing or stabilizing. That upgrade will result in lowering interest rates. It helps for investors to see that – we just went through a bond issuance today. He's not going to say that that actually meant we got lower interest rates, but he knows that it helps. It's the potential that we could upgrade to an AA2 that gives us lower interest rates.

Mr. Artino said that we need to highlight the effort that the City staff is putting in with a lot of volunteers and organizations in the relocation of these folks at the trailer park. He would like to highlight that as much as possible. That shows the character of this administration. He would like to thank the employees and departments that worked on that water main break. That would have been a catastrophe for those businesses to lose that much water. He asked how much water we were losing. Mr. Evans answered that it was a lot – in the millions of gallons. Mr. Artino said things like that happen, and the reaction, work and effort our people put into getting on top of that as quickly as possible was commendable. Great job.

Vice-Mayor's Discussion

Vice-Mayor Claus said: Monty didn't give me a 2-page report to read, so.... I would just reiterate, I had written up a whole thing thanking the Water Department and team. A lot of it has been mentioned by Mr. Lasko and Mr. Artino, but he does want to say it again, for those of you that don't know, the entire Water Department was out there for two days straight, with pretty much no breaks. The Streets Department was out helping found leaks. Mr. Hamilton was at Command Central, on the phone, on the computer, running around. All of this happened when Mr. Lasko was out of town on City business, but unfortunately, only had access to texts to get brief updates. Nothing slighting Mr. Lasko, but I am pointing it out because I am sure it makes the City Manager feel really good about his staff and his team. He had to be out of town for City business all day on Thursday, had limited access, and between Mr. Evans in the Water Department and Mr. Hamilton, all of the crews, it just got done. I can speak... my office is right on Sawmill Parkway, so for most of the day we just had very low water pressure. It was a little bit concerning because at least we were able to flush the toilets, so that was good. These guys had worked 36 hours, and when they re-energized the pipe, another break occurred right in front of our office. The guys, I'm sure, were about ready to jump off a cliff, but then they had to fix that one. The actual outage time was only a couple of hours. I am not sure if it was the whole Parkway, it was right in front of my office, so it was my building. Everyone was great and I just wanted to point that out. I am sure Mr. Lasko feels great about his team and their ability to just take care of everything, even in his absence. That was about all I have. Regarding Oster's, Matt gave an update on that, so I am not going to rehash that, but things are continuing to move there. The fact that we have units moving out, and when I say moving, these are the units that are being moved to another park in Norwalk. Two have gone, and there are four more to go. That is going to be an ongoing process. Not only are they moved, but they had to be painted and have glass repaired, among other things, before they were moved. We worked with the residents to get that done, as well. I continue to appreciate those efforts from everybody, and we will work closely with the owners to get this legal stuff worked out to keep everybody moving forward. That's all I have.

For the Good of the Order

William Biddlecombe – I always have something for the Good of the Order. First of all, I would like to thank all of our staff for their hard work and will reiterate what everyone has been saying about our Water Department. I would also like to thank Mr. Steinwart and his staff for opening the Boat Basin facility again to the School District for their annual Back to School Ice Cream Social. They also had their new employee down there, as well. I would like to wish good luck to the candidates running for City Council. I would like to congratulate MOCO Boutique – it was in the paper today that they landed on the Ink 5000 List. It's great to hear that there's a company founded by 2 Huron residents that was originally operated out of their garage, is now listed as one of the fastest growing companies nationwide. Unfortunately, due to their schedule change, I was unable to attend this month's School Board meeting, since it conflicted with our meeting tonight. However, I urge everyone to watch their meeting replay on the School's YouTube

channel, and their next scheduled meeting is September 18th at 6:00pm at the High School. Bulk Pickup is scheduled for Monday, September 11th due to the Labor Day holiday. Boat Basin events coming up – we have Boppin’ on the Basin on August 26th (Sobos at 7:00pm). Home games coming up: Girls Golf on August 23, September 7 and 12; Boys Golf on August 26, September 5 and 11; Girls Tennis on September 5, 6 and 12; Girls Soccer on August 28, September 2 and 6; Boys Soccer on August 23, 29 and September 6; and Volleyball on August 31, September 2 and 7. After the flooding of the track and field canceled our scrimmage, the varsity football team got their first win of the season on the road (the first game of the season) against Norwalk St. Paul this past Saturday. This Friday is our home opened against Brookside at 7:00pm, followed by another tough opponent, Genoa, at home on September 1st, and Gabriel Richard Catholic of Riverview from Michigan on September 8th at home. Please come out and support our local events, programs and student athletes, and good luck and best to all of the Huron students going back to school tomorrow, and Go Tigers!

Mr. Artino – No, once again, just thank you to all of our employees.

Joe Dike – I would like to recognize Mr. Riggle out there. Thank you for your efforts in the winter months with the sidewalks. I know Stu is going to make sure those sidewalks get done so that you have a safe path. Thank you. Also, congratulations to both of you for running. I do know, in years past, we have extended the packets to other individuals that were running, just so they could be aware of that. If you guys are open to that option, we can get your email address. Best of luck, and thanks for running. Also, to the Water Department, I have heard stories, and I salute you. Thanks for taking all of that. It’s a big burden when those types of things happen. Lastly, I am going to mention... September 30th for the fishing derby for the kids for Owen Kedas. That’s going to be a nice little event, so I wanted to make sure to mention and there going to be a lot of community involvement. This is for the kids in memory of a nice young man and his father that were tragically on our waters. I just wanted to mention that so people get that out there and start talking about it. There are going to be a lot of kids. Thank you, and have a great week.

Mr. Hagy – I have nothing for the good of the order.

Matt Grieves – I have nothing.

Executive Session(s)

Motion by Mr. Biddlecombe to move into executive session to confer with legal counsel regarding pending litigation, and to invite Mr. Schrader, Mr. Ebert, Mr. Lasko,

The Vice-Mayor asked if there were any questions on the motion. There being none, the Vice-Mayor directed the Clerk to call the roll on the motion. Members of Council voted as follows:

YEAS: Biddlecombe, Artino, Claus, Dike, Grieves, Hagy (6)

NAYS: None (0)

Vice-Mayor Claus advised that there will be no vote following the Executive Session.

There being a more than five Council members in favor of the motion, Council moved into executive session at 7:47pm.

Return to Regular Session

Council returned to regular session at 8:08pm.

Adjournment

Motion by Mr. Biddlecombe to adjourn the regular meeting of Council.

The Vice-Mayor asked if there were any questions on the motion. There being none, the Vice-Mayor directed the Clerk to call the roll on the motion. Members of Council voted as follows:

YEAS: Biddlecombe, Artino, Claus, Dike, Grieves, Hagy (6)

NAYS: None (0)

There being a majority in favor of the motion, the regular Council meeting of August 22, 2023 was adjourned at 8:08pm.

Adopted: 12 SEP 2023


Terri S. Welkener, Clerk of Council



HURON BERLIN PARK

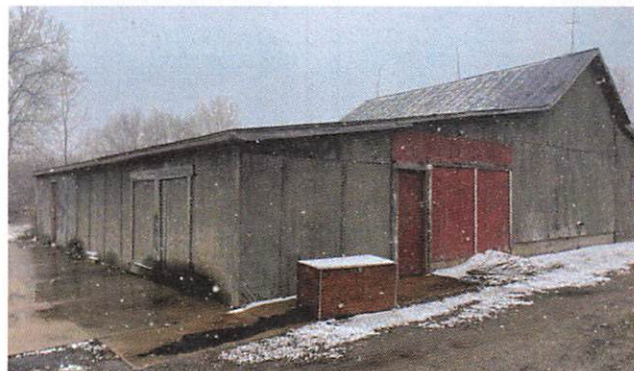
City of Huron | Conceptual Design Package | 08.22.2023

TODAY'S DISCUSSION

- Progress made to-date
- Site Analysis
- Discuss overall site & approach
- Design Concept
- Budget Estimates



HURON BERLIN PARK | Aerial Image



HURON BERLIN PARK | Existing Conditions



City Architecture

ARCHITECT'S FIELD REPORT

Project: Huron Berlin Park Concept

Owner: City of Huron, Ohio

Contractor: N/A

Architect: City Architecture, Inc.
12205 Lakeshore Blvd.
Cleveland, OH 44130

Architect's Project Number: 23010

Date: March 13, 2023

Time: 1:00pm

Weather: Cloudy, 50°F

Temp Range: 41° - 74°F

Est. % of Completion: 0%

Conformance with Schedule (H): 10%

Present at Site: Doug Reinhardt, Stuart Hamilton, Alex Foster, Julia Boverie

Work in Progress / Observations / Discussions:

EXECUTIVE SUMMARY

On March 13, 2023, a visit to the site and barn on the future Berlin Road park site revealed the conditions of the existing barn occupying part of the site. The barn in its current state suffers from major weather damage, lack of upkeep/maintenance, and inconsistent construction methods, as well as little to no historic significance, rendering its possibilities for renovation and future use unlikely.

The structure, once a barn for horses, and later a residence, now sits vacant on the site. The community of Huron fondly remembers the art classes that took place inside the barn, but the structure in its current state is unsafe and uninhabitable.

Unconventional construction methods and additions to the building over time have compromised the structural integrity, and additional factors including weather damage (leaking, organic material growth), and insect damage to structural members cause safety concerns and make the building uninhabitable, even for short periods of time. The second floor space of the structure is inaccessible due to severely compromised structural integrity.

The lack of any form of climate control within the structure has created a space that is uncomfortable for occupation. No HVAC or electrical equipment is present, and the barn lacks any kind of insulation to protect the spaces from the elements. The disrepair of many of the doors and windows contribute to additional damage and deterioration. Plumbing and sanitation are also lacking from the site.

The current state of this barn presents significant risks to the health and safety of anyone inside, and its chances for preservation are highly unlikely and costly. It is recommended that the structure be demolished, as renovation costs outweigh the value the existing building offers. The report below outlines the conditions observed.

Attachments:

Report By: City Architecture, Inc.

Copies To:

2223 Lakeshore Blvd. Cleveland, OH 44130

PHOTO 001

www.cityarch.com

Page 3

Architect's Field Report

March 13, 2023

Huron Berlin Park Concept

DOORS: Varying if doors are present, ranging from inseparable sliding barn doors, large swinging doors, individual panels and hinged and pivoting systems, swing units. Doors in various amount of unrefined plywood, cladding, and plywood. All doors have failed and are either inoperative or have significant binding issues likely due to sagging, water damage and improper construction, lack of maintenance. As such, they do not provide sufficient sealing and weather protection. All units require replacement.

ROOF: A full roof inspection was not conducted due to structural concerns and lack of access. Roof materials have fully failed, as evidenced by water infiltration on the structure's interior. Gutters and downspouts are present in some locations, but do not fully surround water shedding system. A complete roof tear off, including sheathing is required. Additionally, all roof structure members appear to be damaged and have failed due to water/insect damage. Assessment concludes repair of the roof material or structure is salvageable and requires a full replacement.

EXTERIOR CONCRETE: Slabs: Much of the building is surrounded by concrete slabs. Slabs' conditions appear to be in adequate condition for nonvehicular use loading. A full depth analysis was not conducted and should be completed if any new structures or loading beyond pedestrian is anticipated. Any subsurface material compaction and reinforcement has not been observed as part of this report, and must be determined if additional loading is anticipated.

Interior Materials

STRUCTURE ADDITIONS: All exterior walls have failed and/or demonstrate substandard construction. Bottom sill is not elevated from concrete slabs and do not appear to be anchored appropriately. Additionally, significant water/insect damage is evident that significantly compromises the structural integrity. Vertical wood framing/studs are not consistent, exterior sheathing (see note above) appears to be providing lateral stability for structure. Due to the condition of the exterior sheathing the





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structural additions are unsafe and should not be occupied. Finally, the addition's roof structure/joints are undersized, and beams appear to be joined together without consistency. See note about roof material and recommendations. Concrete floor slabs appear to be in moderate condition - however, it is noted that various locations have been undermined due to water infiltration and may be stained or compromised due to freeze/thaw conditions. Additionally, it is unlikely the slabs are insulated, which limits use and comfort.

Original Barn Structure

FOUNDATION: Concrete masonry units are present in the barn's perimeter and appear to be in adequate condition. However, the foundation's depth is unknown and should be further explored (depth extending below frost level) before additional work is performed. Due to the recommendations related to the roof structure, additional loading calculations may be required, should the building be salvaged and reconstructed.

FLOOR SLAB: Appear to be in adequate condition. Some heaving/sloping is observed and is indicative of freeze/thaw cycles and potential groundwater. Additionally, it is unlikely the slabs are insulated, which limits use and comfort.

PLUMBING: No plumbing fixtures or drains are present. Any future use would include significant trenching to create adequate pipe-slopes and drains. This work would require future structural considerations, as it may undermine the foundation and floor slabs.

ELECTRICAL: None present.

HVAC: None present.

INTERIOR MATERIALS: Central masonry shows potential of original exterior siding (bottom wall, front). Materials are mostly painted. Areas of rot and damage are evident throughout and most trim is missing/damaged. Further, due to the nature of the structure additions, the original exterior barn materials are damaged and compromised.





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STRUCTURAL JOISTS: Old growth/heavy wood joists provide primary support for the original barn's exterior walls. The western joists appear to be in adequate condition, with slight modifications made over time (some cutting and additional material attached). In contrast, the eastern wall's structural joists demonstrate heavy deterioration. Upon observation, made possible through exploratory demolition, the joists appear to have sustained termite/insect damage. It is assumed their structural integrity is diminished.

SECOND FLOOR STRUCTURE: Floor joists appear to be undersized and compromised. A non-structural and beams supported by steel joists appear to be installed as an emergency measure due to sagging/damaged floor structure elements. Based on the observed sagging and water stains, it is assumed the floor structure is unsuitable for occupancy. Further, it appears the floor joists are not pocked or supported by the exterior walls' framing. Mechanical fasteners (nails) appear to be supporting the entire floor structure. Basic shear structural capacity is insufficient and their condition is furthered due to water infiltration, further reducing their integrity. The second floor should not be occupied and appears unsafe.

ROOF STRUCTURE: Interior observations: Observations were made from the ground floor due to instability of the second floor structural system. The roof structure is heavily water damaged, rotted and missing in several locations. Additionally, 2x4 rafters have been previously installed, likely to avoid the structure's lateral failure due to compromised material. Finally, from interior vantage points, gaps are evident in the roof sheathing/boards and daylight is clearly visible. These gaps are currently allowing significant water infiltration, which is further damaging remaining materials.

TERMINAL NOTE: Significant presence of organic material growth is present on most exterior roof surfaces. It is unclear the type of growth and further testing is recommended before removal/elimination due to airborne contaminant concerns.





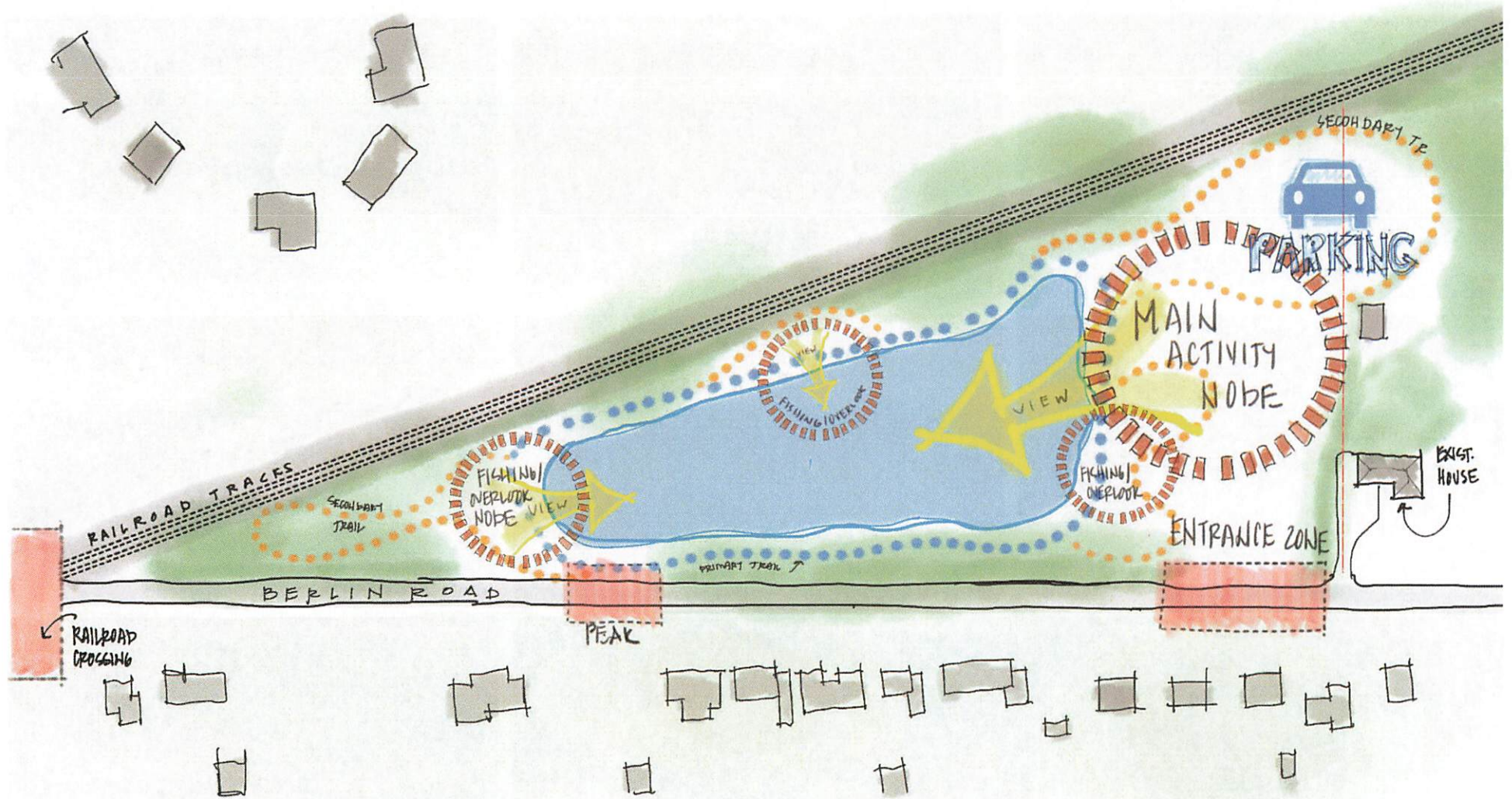
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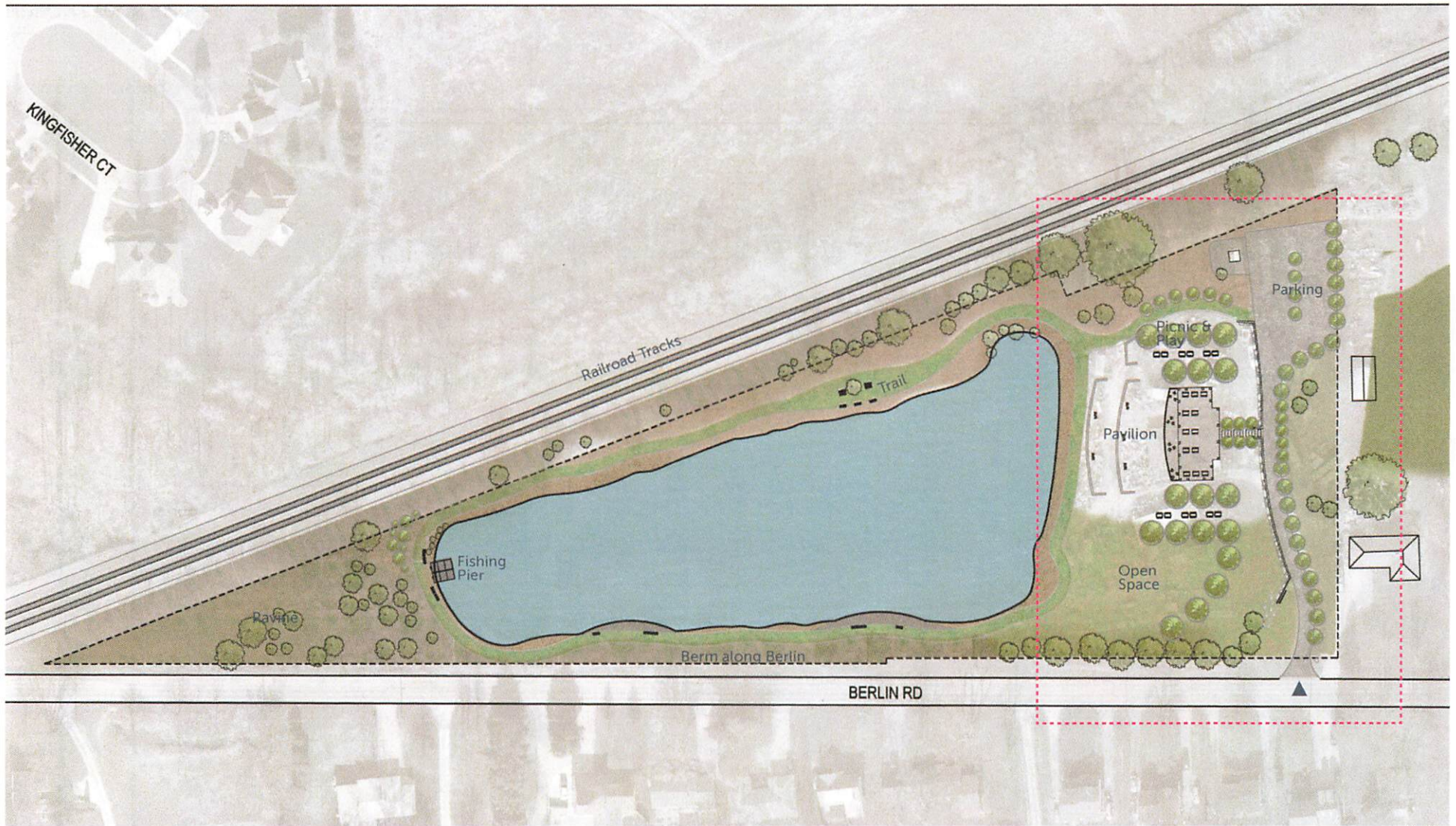
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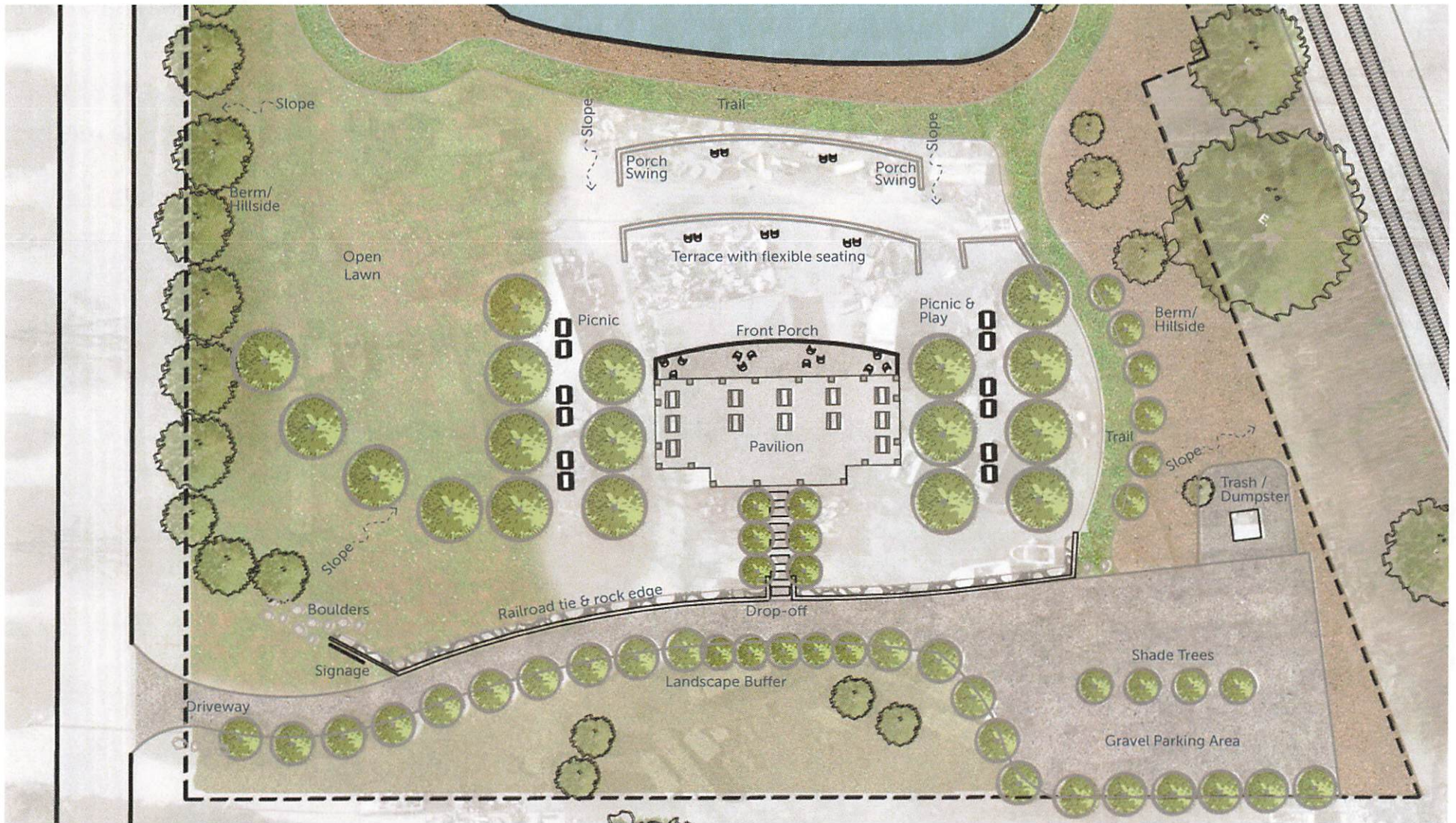
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HURON BERLIN PARK | Existing Conditions



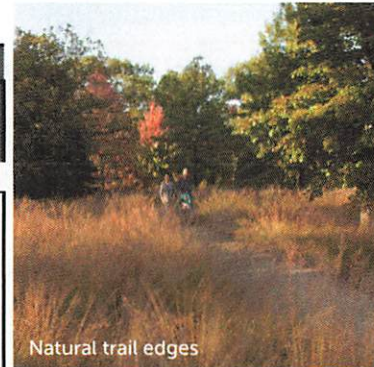




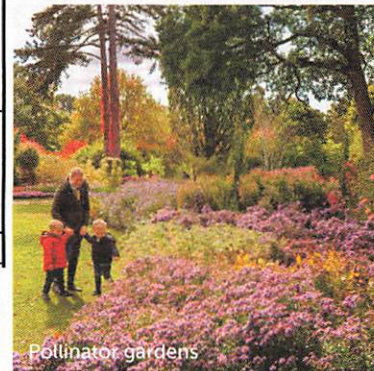
HURON BERLIN PARK | Proposed Site Plan

Site Development Budget Estimate

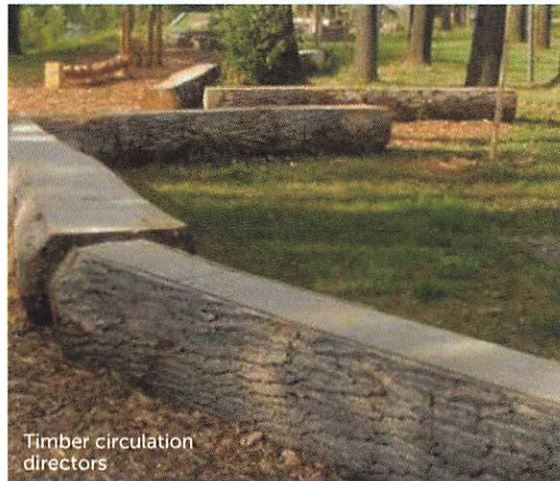
Location	Scope Category / Item	Ideas and Areas		
		Description		Budget Value
SITE DEVELOPMENT	Site Work	46,000 s.f. Area surrounding the pavillion light grading, limited mulched areas, natural/indigenous landscaping in key locations	\$1.75/s.f.	\$ 80,500.00
	Crushed Aggregate Parking Area	15,800 s.f. of driveway and parking area (crushed aggregate with stone base)	\$2./s.f.	\$ 31,600.00
	Grading and Timber terraces along driveway and walkway to parking area	15,000 s.f. Area	\$.85/s.f.	\$ 12,750.00
		Subtotal:		\$ 124,850.00



Natural trail edges



Pollinator gardens



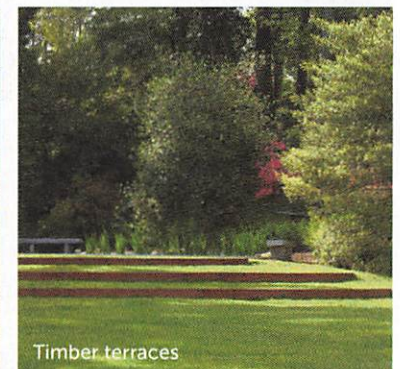
Timber circulation directors



Porous aggregate parking area



Natural playscapes



Timber terraces

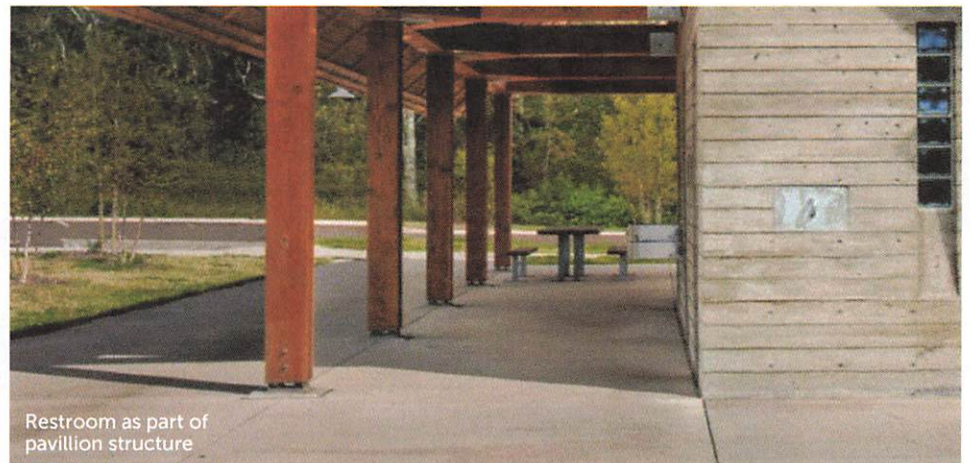


Fifth Room Savannah Pavillion (40' x 52')



Pavillion & Restroom Options

Location	Scope Category / Item	Pre-engineered Open-Air Pavilion			Cost for Construction Restroom + Septic		Cost for Portable Restrooms	
		https://www.fifthroom.com/ProductCustomize.aspx?ProductID=9394&Path=144					ADA Restroom Trailer MaritimePro ADA Restroom Trailer +2 (portablerestroomtrailers.com)	
		Description		Budget Value	Description	Budget Value	Description	Budget Value
PICNIC SHELTER	Concrete Slab	3,600 s.f. of concrete slab (Extends slightly beyond footprint for additional accessibility)	\$7/s.f.	\$ 25,200.00	Permanent Restroom Construction (2 unisex restrooms total, 1 accessible) 300 s.f.	\$ 97,500.00	Portable restroom ADA 2 Station Maritime Pro Series (from Portable Restroom Trailers, LLC)	\$ 100,000.00
	Foundation	18 concrete pier footings - 48" deep and 24" diameter with appropriate reinforcing (to be designed by structural engineer)	\$2,400/ea	\$ 43,200.00	Septic system	\$ 16,000.00	Monthly cost to pump / remove (Assume 6 months per year)	\$ 6,000.00
	Pavilion Structure	40' x 52' Savannah Pavilion supplied from FifthRoom wood structure, stained wood, metal roofing		\$ 94,000.00	Subtotal:	\$ 113,500.00	Subtotal:	\$ 106,000.00
		Freight to Huron, Ohio	15%	\$ 14,100.00				
		Subtotal:		\$ 176,500.00				





Ash & Ember
Covered Park-Style
Grill with Shelf



Polywood 72"
Picnic Table



Polywood Nautical
Curveback Chair



Kay Park 6' Backless
Bench (Flat Park
Bench)



Kay Park 6' Backed
Bench (Comfort
Bench)

Accessories Budget Estimate

Location	Scope Category / Item	Base Repair			
		Description	Cost for each	Quantity	Budget Value
SITE FURNITURE	Benches	6' Backless Benches (Kay Park Flat Park Bench)	\$ 554.00	9	\$ 4,986.00
	Benches	6' Backed Benches (Kay Park Comfort Bench with back)	\$ 896.00	6	\$ 5,376.00
	Grills	Permanent grill stations (Titan Great Outdoors)	\$ 460.00	6	\$ 2,760.00
	Picnic Tables	Polywood Park 72" Picnic Table	\$ 1,659.00	20	\$ 33,180.00
	Adirondack Chairs	Polywood Nautical Curveback Chair	\$ 289.00	22	\$ 6,358.00
	Floating Pier	EZ Trail System	\$ 85/sf	400 sf	\$ 34,000.00
		Subtotal:			\$ 46,302.00
		Frieght:	15%		\$ 6,945.30
		Contractor overhead and profit	11%		\$ 5,857.20
TOTAL REPAIR BUDGET RANGE					\$ 59,104.50

