

THE CITY OF HURON, OHIO
Proceedings of the Huron City Council
Regular Meeting Tuesday, April 8, 2025 at 6:30pm

Call to Order Public Meeting

The Mayor called to order the Public Hearing on establishment of a Tax Incentive District (TIF) encompassing the former ConAgra property (Erie County, Ohio Permanent Parcel No. 42-61270.001).

Roll Call

The Mayor directed the Clerk to call the roll for the Public Meeting. The following members of Council answered present: **William Biddlecombe, Sam Artino, Mark Claus, Monty Tapp, Joe Dike, Matt Grieves and Joel Hagy.**

Swear in Witnesses

Law Director Todd Schrader swore in witnesses testifying at the Public Hearing. All members of Council and City Manager Matt Lasko were sworn in.

Witness Testimony

Mr. Lasko explained that this Public Hearing is the next step in the process for the ultimate redevelopment of the ConAgra property. What they are looking to do at an upcoming Council meeting is to pass an ordinance establishing an incentive district TIF on the former ConAgra property (10+ acres currently owned by the City). They hope to transfer ownership of the property near the end of the year to the developer. The TIF will allow the City to receipt 73.5% of the future real estate taxes from that project over the course of 30 years, which will help the City to retire the debt for the construction of the seawall. The other 26.5% the City is not receiving will go 25% to Huron City Schools and 1.5% to EHOVE Career Center. Those funds will be received annually by the City and distributed to Huron City Schools and EHOVE per the foregoing percentages. They are set to present the TIF ordinance to Council for consideration in May.

Adjourn Public Hearing

Motion by Mr. Biddlecombe to adjourn the Public Hearing.

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

YEAS: Biddlecombe, Artino, Claus, Tapp, Dike, Grieves, Hagy (7)
NAYS: None (0)

There being a majority in favor the motion passed and the Public Hearing was adjourned.

Call to Order Regular Meeting

The Mayor called to order the regular Council meeting of April 8, 2025 to order at 6:33pm. The Mayor called for a moment of silence. After the moment of silence, the Mayor led in saying the Pledge of Allegiance to the Flag.

Roll Call

The 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, Monty Tapp, Joe Dike, Matt Grieves and Joel Hagy.**

Staff in attendance: City Manager Matt Lasko, Law Director Todd Schrader, Service Director Stuart Hamilton, Police Chief Terry Graham, Parks & Recreation Operations Manager Doug Steinwart, Water Superintendent Jack Evans and Terri Welkener, Clerk of Council.

Approval of Minutes**Motion**

Motion by Mr. Dike to approve the minutes of the Council work session and regular meeting of March 25, 2025, as written.

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

YEAS: Dike, Grieves, Hagy, Biddlecombe, Artino, Claus, Tapp (7)
NAYS: None (0)

There being a majority in favor, the minutes of the Council work session and regular meeting of March 25, 2025 were approved, as written.

Audience Comments

The 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.

Council Matthew Grieves read an email he received from Buckey Sports regarding the school pick-up line, a copy of which is attached hereto as Exhibit "A."

Mr. Lasko said this may require some type of working group between the schools and the City. The Mayor also suggested that this is something the Safety Committee may want to look at, and that a copy should be forwarded to Chief Graham, as well.

Old Business**Ordinance No. 2025-7 (second reading)**

Motion by Mr. Artino that Ordinance No. 2025-7 (AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF HURON TO REFLECT THE REZONING OF THE FOLLOWING PARCELS IDENTIFIED AS ERIE COUNTY, OHIO PERMANENT PARCEL NUMBERS: 42-00119.001; 42-00119.002; 42-00119.018; 42-00119.006; 42-00119.019; 42-00119.014; 42-00119.003; 42-00119.020; 42-00119.012; 42-00119.009;

42-00119.017; 42-00119.010; 42-00119.011; 42-00119.007; 42-00119.015; 42-00119.005; 42-00119.013; 42-00119.016; 42-00119.004; AND 42-00119.008, FROM THE CURRENT R-2 PUD (ONE- AND TWO-FAMILY RESIDENCE DISTRICT – PLANNED UNIT DEVELOPMENT) TO R-1 PUD (ONE-FAMILY RESIDENCE DISTRICT – PLANNED UNIT DEVELOPMENT); AND FURTHER AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF HURON TO REFLECT THE REZONING OF THE FOLLOWING PARCELS IDENTIFIED AS ERIE COUNTY, OHIO PERMANENT PARCEL NUMBERS: 42-00119.000; 42-00118.000; AND 42-00117.000, FROM THE CURRENT R-2 PUD (ONE- AND TWO-FAMILY RESIDENCE DISTRICT – PLANNED UNIT DEVELOPMENT) TO R-1 (ONE-FAMILY RESIDENCE DISTRICT)) be placed on its second reading.

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

YEAS: Artino, Claus, Tapp, Dike, Grieves, Hagy, Biddlecombe (7)
NAYS: None (0)

There being a majority in favor, Ordinance No. 2025-7 was placed upon its second reading. The Law Director read the Ordinance by its title only.

Mayor Tapp asked if there were further questions. There were none.

Ordinance No. 2025-8 (second reading)

Motion by Mr. Artino that Ordinance No. 2025-8 (AN ORDINANCE AMENDING AND RESTATING SECTION 1129.09 (ALTERATION AND REMOVAL OF NONCONFORMING SIGNS) OF CHAPTER 1129 (SIGN REGULATIONS) OF THE HURON CODIFIED ORDINANCES; AMENDING AND RESTATING SECTION 1129.11 (ADMINISTRATIVE PROCEDURES) OF CHAPTER 1129 (SIGN REGULATIONS) OF THE HURON CODIFIED ORDINANCES; AND AMENDING AND RESTATING SECTION 1129.08 (MAINTENANCE) OF CHAPTER 1129 (SIGN REGULATIONS) OF THE HURON CODIFIED ORDINANCES) be placed on its second reading.

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

YEAS: Artino, Claus, Tapp, Dike, Grieves, Hagy, Biddlecombe (7)
NAYS: None (0)

There being a majority in favor, Ordinance No. 2025-8 was placed upon its second reading. The Law Director read the Ordinance by its title only.

Mr. Lasko stated that this is the second reading on this ordinance that stems from a Council work session relating to existing signs (primarily commercial signage, but relates to all signage) in the City's right-of way. What they are proposing is to generally allow the existing signs to stay; however, there will be certain conditions upon which those signs will have to be removed. That includes signs that are structurally altered, relocated or replaced; if the City Manager or safety services agencies determine that the sign is a hazard based on its location; if the Building Inspector determines that the sign has deteriorated, is damaged, destroyed or removed, to an extent that is more than 50% of the replacement cost; the sign is abandoned for more than 12 months; the use of the building and the business type associated with the sign has changed; or that the sign has some other type of zoning violation after the effective date of this

ordinance. They are proposing to allow existing signs to stay, as long as they foregoing conditions aren't present. This will safeguard the City's ability to remove those signs if they meet any of these conditions.

Mr. Dike asked what brought this about. Mr. Lasko answered that they had a specific complaint relating to one particular property. As they looked into the matter, it came to their attention that the problem is persistent, in terms of signs that are in the right-of-way. Many of these signs do not cause any problems and have been there forever. They did, however, want to establish some conditions for removal of those signs, and to acknowledge the existence of those signs in the right-of-way.

Mr. Artino asked if there are plans to have any of the signage moved. Mr. Lasko answered that there is nothing currently on their radar at this time. There is no particular property this is being established for.

Asked by Mr. Dike who will be enforcing this ordinance, Mr. Lasko said the City would be doing so like any other zoning violation or code enforcement violation. This would fall under the purview of the Planning & Zoning Department.

Mayor Tapp asked if there were any questions. There were none.

New Business

Motion

Motion by Mr. Dike to set Public Hearing on the Rezoning of vacant City-owned property located on River Road, Huron, Ohio (PPN's: 42-01718.000, 41-01721.000 and 42-01722.000) from the current I-2 (General Industrial District) to R-1 (One-Family Residence District) for Tuesday, May 13, 2025 at 6:30pm immediately preceding the regular Council meeting.

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

YEAS: Dike, Grieves, Hagy, Biddlecombe, Artino, Claus, Tapp (7)

NAYS: None (0)

There being a majority in favor, the motion passed and the Public Hearing was set for Tuesday, May 13, 2025 at 6:30pm immediately preceding the regular Council meeting.

Resolution No. 28-2025

Motion by Mr. Hagy that the three-reading rule be waived and Resolution 28-2025 (A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE A COMMUNITY HOUSING IMPACT AND PRESERVATION PARTNERSHIP (CHIP) AGREEMENT BETWEEN THE CITY OF HURON, ERIE COUNTY, THE CITY OF SANDUSKY, AND THE CITY OF VERMILION IN SUPPORT OF AN APPLICATION TO THE STATE OF OHIO FOR CHIP PROGRAM FUNDING) be placed on its first reading.

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

YEAS: Hagy, Biddlecombe, Artino, Claus, Tapp, Dike, Grieves (7)

NAYS: None (0)

There being five or more votes in favor, the three-reading rule was waived, and Resolution No. 28-2025 was placed upon its first reading. The Law Director read the Resolution by its title only.

Mr. Lasko stated that staff typically presents this Partnership Agreement to Council every 2 years. They have been part of a consortium with Erie County, the City of Sandusky and the City of Vermilion, also in partnership with Great Lakes Community Action Partnership, who is the administrator of the grant funds. Every 2 years, approximately \$1.2 million is allocated and administered by GLCAP. As part of this agreement, there will be roughly \$300,000 set aside for the City of Huron, which will help individuals with major home rehabilitations or more modest home repairs. He stressed that this program is income-restricted, and there are certain projects that may not be eligible. They are coming to the end of the current grant period, and they are still sitting on the \$300,000 allocated to Huron 2 years ago. They have tried a lot of ways to get the word out to homeowners that may have repairs that are needed, even if it is someone they come across with code violations. They have put mailers in water bills and have done a lot of marketing recently. He asked if Council comes across anyone in need they think may qualify for modest or major home repair, they could really benefit from this program. These people should reach out to GLCAP directly, and they can reach out to the City, as well. If awarded, the City would have another \$300,000 allocated to the City of Huron through 2027.

Mr. Dike asked if the current \$300,000 has been lost. Mr. Lasko answered that it is not lost, but it will get allocated to other communities. Based on the number of structures, need and housing conditions, these funds have historically been moved to either the City of Sandusky or the City of Vermilion. They would love to keep these funds in the City of Huron if they can be put to good use, but if they don't get spent they will be reallocated to other communities.

Mayor Tapp said he realizes there are restrictions on income and what actually qualifies. How do you find that out instead of spinning wheels? Mr. Lasko answered that they have had GLCAP put together a 1-page flyer in the past. They can do something similar, and they can insert these into water bills. They will do everything in their power, in partnership with GLCAP, to have a 1-page flyer they can distribute. Anyone they come across they think will be eligible through zoning activities, they will try to put onto the program, as well.

Mr. Biddlecombe asked if we can do a social media post. Mr. Lasko said they have done so in the past. Ms. Kilbury is currently working on the flyer with GLCAP. Mr. Hagy asked when the time runs out for the current pot of \$300,000. Mr. Lasko answered that they are currently at the deadline, so he does not think there is anything they can do with the existing \$300,000. Per the new Partnership Agreement, the home repair money would have to be spent by July 31, 2027, or moved to another community. The major home rehabilitation deadline is April 30, 2027. He stressed that, particularly with the major home rehabilitation, some folks would be eligible for tens of thousands of dollars, sometimes as high as \$50,000-\$60,000 if the need is there. This is a very valuable program, and he thinks part of the issue is that Huron has a good

housing stock and we generally have an affluent community. He does not believe, however, that there aren't individuals that could benefit from this program – we just have to get the word out to them.

The Mayor asked if there were further questions. There being none, the Mayor directed the Clerk to call the roll on final adoption. Members of Council voted as follows:

YEAS: Hagy, Biddlecombe, Artino, Claus, Tapp, Dike, Grieves (7)
NAYS: None (0)

There being a majority in favor, Resolution No. 28-2025 was adopted. The Resolution as adopted was signed by the Mayor and Clerk of Council and will take effect immediately.

Resolution No. 29-2025

Motion by Mr. Artino that the three-reading rule be waived and Resolution 29-2025 (A RESOLUTION AUTHORIZING THE CITY MANAGER TO AWARD THE BID AND ENTER INTO AN AGREEMENT WITH RMH CONCRETE & FOUNDATIONS FOR CONSTRUCTION SERVICES RELATING TO THE CLEVELAND ROAD EAST SIDEWALK EXTENSION PROJECT (ERI-6-18.88 SIDEWALK, PID 117240) IN THE AMOUNT OF THREE HUNDRED SIXTY-SEVEN THOUSAND THREE HUNDRED FIFTY-TWO AND 45/100 DOLLARS (\$367,352.45)) be placed on its first reading.

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

YEAS: Artino, Claus, Tapp, Dike, Grieves, Hagy, Biddlecombe (7)
NAYS: None (0)

There being five or more votes in favor, the three-reading rule was waived, and Resolution No. 29-2025 was placed upon its first reading. The Law Director read the Resolution by its title only.

Mr. Lasko this is long-awaited award of the bid for the East Side Sidewalk Project. They went out to bid in late-February. They received 3 bids for that project, and RMH Concrete and Foundations is the low bidder at just over \$367,000. They have some familiarity with this company, as they did the small stretch of sidewalk between Anchorage and Gateway completed last year. They will be continuing that sidewalk eastward to Huron Green. This bid is significantly below their contractor cost estimate, which in this instance is a very good thing. The City is sitting on roughly \$780,000 in grant funds between ODOT and Erie County for construction alone. While he cannot promise anything, they are going to ask Erie County and ODOT to see if they can keep those dollars in the community and move them to other projects (such as sidewalks on Berlin Rd. as they already have an engineer's estimate for that project). They are excited to get this project going. This project will go from Lincoln Ave. to the entrance of Huron Green. There will be a crossing from the north side to the south side at Eagle Crest. Mr. Dike asked staff to provide Council with a map of the project. Mr. Fridrich advised that he would distribute maps tomorrow and Council is free to share those maps.

Mr. Lasko clarified that the sidewalk will start at Lincoln and the crosswalk will be located at the entrance to Eagle Crest. There will be a sidewalk on both sides of the street from Lincoln to Eagle Crest once this project is completed (there is already a sidewalk on the north side of Cleveland Rd.).

Mr. Claus mentioned the gravel parking lot at the water tower – addressing the situation with that gravel that washes out into the road. Mr. Lasko said that while adding an apron will be a separate project, it is planned to do an apron 20' off the road, and the apron width will be reduced from its current 80' width. The sidewalk will cross that apron.

Responding to a question from Mr. Dike, Mr. Lasko confirmed that there will be flashing lights at the crosswalk at the entrance to Eagle Crest.

The Mayor asked if there were further questions. There being none, the Mayor directed the Clerk to call the roll on final adoption. Members of Council voted as follows:

YEAS: Artino, Claus, Tapp, Dike, Grievess, Hagy, Biddlecombe (7)

NAYS: None (0)

There being a majority in favor, Resolution No. 29-2025 was adopted. The Resolution as adopted was signed by the Mayor and Clerk of Council and will take effect immediately.

Resolution No. 30-2025

Motion by Mr. Artino that the three-reading rule be waived and Resolution 30-2025 (A RESOLUTION AUTHORIZING THE CITY MANAGER TO AWARD THE BID AND ENTER INTO AN AGREEMENT WITH D.L. SMITH CONCRETE, LLC FOR CONSTRUCTION SERVICES RELATING TO THE SOUTH MAIN STREET PEDESTRIAN CROSSING PROJECT (ERI-SR0013-07.59, PID 121014) IN THE AMOUNT OF NINETY-TWO THOUSAND THREE HUNDRED NINETY-FIVE AND XX/100 DOLLARS (\$92,395.00)) be placed on its first reading.

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

YEAS: Artino, Claus, Tapp, Dike, Grievess, Hagy, Biddlecombe (7)

NAYS: None (0)

There being five or more votes in favor, the three-reading rule was waived, and Resolution No. 30-2025 was placed upon its first reading. The Law Director read the Resolution by its title only.

Mr. Lasko stated that this a project that was bid simultaneously with the East Side Sidewalk Project. They received 2 bids for this project with the low bid being DL Smith Concrete – this is the company that did the road work at Chaska, Old Homestead I and Old Homestead II. This project will install high-visibility crosswalks (with flashing beacons) at Forest Hills and Valley View, making the connection east to west. This project is 90% funded by the Ohio Department of Transportation. They are very appreciative of their partnership with ODOT and their continued investment in Huron on multiple projects. This project will be completed in 2025.

The Mayor asked if there were further questions. There being none, the Mayor directed the Clerk to call the roll on final adoption. Members of Council voted as follows:

YEAS: Artino, Claus, Tapp, Dike, Grieves, Hagy, Biddlecombe (7)
NAYS: None (0)

There being a majority in favor, Resolution No. 30-2025 was adopted. The Resolution as adopted was signed by the Mayor and Clerk of Council and will take effect immediately.

Resolution No. 31-2025

Motion by Mr. Biddlecombe that the three-reading rule be waived and Resolution 31-2025 (A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO A LICENSE AGREEMENT ON BEHALF OF THE CITY OF HURON, OHIO, WITH RIVER MONSTER TOURS LLC RELATIVE TO THEIR USE OF THE MARINA HUT AND DOCKAGE AT THE HURON BOAT BASIN FOR A FIVE-MONTH TERM, AS WELL AS OFFSEASON USE OF THE MARINA HUT, IN THE AMOUNT OF THREE THOUSAND TEN AND XX/100 DOLLARS (3,010.00)) be placed on its first reading.

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

YEAS: Biddlecombe, Artino, Claus, Tapp, Dike, Grieves, Hagy, (7)
NAYS: None (0)

There being five or more votes in favor, the three-reading rule was waived, and Resolution No. 31-2025 was placed upon its first reading. The Law Director read the Resolution by its title only.

Mr. Steinwart explained that this will be the second year the City has entered into a license agreement with River Monster Tours, LLC for temporary dockage at the Huron Boat Basin along the Huron River. River Monster Tours provides guided tours along the Huron River – it is a unique experience to access our waterfront. This is a 5-month agreement from May 1st to September 30th and includes use of dockage space and the marina hut. There is also a provision for offseason storage in the marina hut. The total cost of \$3,010 is broken up as: (1) dockage at \$1,960; (2) \$750 for the 4-month use of the marina hut; and (3) \$300 for offseason storage in the marina hut. Mr. Steinwart acknowledged Tom Harris, owner of River Monster Tours, LLC, who was in attendance at the meeting.

The Mayor asked if there were further questions. There being none, the Mayor directed the Clerk to call the roll on final adoption. Members of Council voted as follows:

YEAS: Biddlecombe, Artino, Claus, Tapp, Dike, Grieves, Hagy, (7)
NAYS: None (0)

There being a majority in favor, Resolution No. 31-2025 was adopted. The Resolution as adopted was signed by the Mayor and Clerk of Council and will take effect immediately.

Resolution No. 32-2025

Motion by Mr. Grieves that the three-reading rule be waived and Resolution 32-2025 (A RESOLUTION AGREEING TO COOPERATE WITH THE ERIE METROPARKS FOR THE PURPOSE OF PROVIDING OUTDOOR RECREATION IMPROVEMENTS) be placed on its first reading.

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

YEAS: Grieves, Hagy, Biddlecombe, Artino, Claus, Tapp, Dike (7)

NAYS: None (0)

There being five or more votes in favor, the three-reading rule was waived, and Resolution No. 32-2025 was placed upon its first reading. The Law Director read the Resolution by its title only.

Mr. Steinwart explained that this resolution is required for the City to be eligible to participate in the Erie MetroParks 2025 Local Park Capital Improvement Grant Program. The City must adopt this resolution of cooperation in order to submit its application for grant funds as set forth in the next piece of legislation, Resolution No. 33-2025. That resolution authorizes submission of an application to the Erie MetroParks 2025 Local Parks Capital Improvement Grant Program for \$4,368.00. This is a reimbursement grant. They are looking at replacing the access mats at Nickel Plate Beach. There are two sections 50' x 5', and they promote and encourage ADA access to the beach. They are also maintenance-free are great for stroller, beach cars, etc., access closer to the water. They applied for grant funding for the access mats and amphitheater stage canopy, but only received funding for the canopy. This year, you can only apply for one project and they chose to apply for the access mats. He thanked Ms. Kilbury for her assistance with the application. The mats go 150' north from the parking lot, and a transition piece takes you to another 100' feet to the west. This would replace two sections that have served their time – they are approximately 10 years old.

Mr. Dike commended Mr. Steinwart for doing this. There are a lot of individuals that really enjoy that and it allows their handicapped children to get down closer to the water. Thanks for doing this.

The Mayor asked if there were further questions. There being none, the Mayor directed the Clerk to call the roll on final adoption. Members of Council voted as follows:

YEAS: Grieves, Hagy, Biddlecombe, Artino, Claus, Tapp, Dike (7)

NAYS: None (0)

There being a majority in favor, Resolution No. 32-2025 was adopted. The Resolution as adopted was signed by the Mayor and Clerk of Council and will take effect immediately.

Resolution No. 33-2025

Motion by Mr. Grieves that the three-reading rule be waived and Resolution 33-2025 (A RESOLUTION AUTHORIZING SUBMISSION OF A GRANT APPLICATION TO ERIE METROPARKS – 2025 LOCAL PARK CAPITAL IMPROVEMENT GRANT PROGRAM RELATING TO REPLACEMENT OF TWO (2) ACCESS MATS AT NICKEL PLATE BEACH IN AN AMOUNT NOT TO EXCEED FOUR THOUSAND THREE HUNDRED SIXTY-EIGHT

AND XX/100 DOLLARS (\$4,368.00); AND FURTHER AUTHORIZING THE CITY MANAGER TO ACCEPT SAID GRANT AWARD IN AN AMOUNT NOT TO EXCEED FOUR THOUSAND THREE HUNDRED SIXTY-EIGHT AND XX/100 DOLLARS (\$4,368.00), SHOULD THE APPLICATION BE SUCCESSFUL) be placed on its first reading.

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

YEAS: Grieves, Hagy, Biddlecombe, Artino, Claus, Tapp, Dike (7)
NAYS: None (0)

There being five or more votes in favor, the three-reading rule was waived, and Resolution No. 33-2025 was placed upon its first reading. The Law Director read the Resolution by its title only.

Ordinance No. 2025-9

Motion by Mr. Claus that the three-reading rule be waived and Ordinance No. 2025-9 (AN ORDINANCE TO REVISE THE CODIFIED ORDINANCES BY ADOPTING CURRENT REPLACEMENT PAGES; AND DECLARING AN EMERGENCY) be placed on its first reading.

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

YEAS: Claus, Tapp, Dike, Grieves, Hagy, Biddlecombe, Artino (7)
NAYS: None (0)

There being a five or more votes in favor, the three-reading rule was waived and Ordinance No. 2025-9 was placed upon its first reading. The Law Director read the Ordinance by its title only.

Motion by Mr. Claus to place Ordinance No. 2025-9 as an emergency measure.

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

YEAS: Claus, Tapp, Dike, Grieves, Hagy, Biddlecombe, Artino (7)
NAYS: None (0)

There being five or more votes in favor, the motion passed and Ordinance No. 2025-9 was placed as an emergency measure.

Mr. Lasko stated that they typically come before Council quarterly to seek permission to update pages of our Codified Ordinances. This legislation will make updates through January 2025 for any changes the City has made to our own Codified Ordinances, and to make changes based on updates at the State level on things such as Traffic Code and General Offenses Code.

The Mayor asked if there were further questions. There being none, the Mayor directed the Clerk to call the roll on final adoption. Members of Council voted as follows:

YEAS: Claus, Tapp, Dike, Grieves, Hagy, Biddlecombe, Artino (7)
NAYS: None (0)

There being a majority in favor, Ordinance No. 2025-9 was adopted. The Ordinance as adopted was signed by the Mayor and Clerk of Council and will take effect immediately.

City Manager's Discussion

The City Manager spoke on several topics:

Engineering Estimates – We have updated engineering estimates for both the South Main Street streetscape design and engineering project, and the Route 6 Phase II project. I note that staff or poring over those internally and will review those more with Mr. Hamilton when he gets back. These are two large-scale projects that are going to need significant conversations with Council, probably at an upcoming work session. These are some of the projects we discussed that may need a change to the scope of work based on the income tax measure not passing. As soon as staff is comfortable, or at least understands the cost estimates as they have been presented to us, I am anticipating we will schedule a work session with Council to go through those cost estimates and project scopes.

Finance – We still (knock on wood) continue to have a positive trend with our income tax receipts. Through March, we are still up 10.8% higher than this time in 2024. Our receipts total just over \$1.275 million, and that equates to \$135,000 more than where we were through this point in 2024. I want to caution Council and the public that it is still too early for us to determine if this is a trend we are going to see continue throughout the year. I would anticipate us having a better sense of whether we think we are going to trend in the positive direction around June of this year. We anticipate about a 3% increase per our budget, and are just under 11% at the moment.

Real Property Re-Evaluation – As everyone knows, the County went through a significant re-evaluation process last year, which significantly benefits some jurisdictions more than others, and certainly benefits our school districts. While we don't receive a ton of receipts through our real estate taxes (6-8%), the City has received its first half tax settlement last week and it was about \$112,000 higher than our first half tax settlement last year. If the second half trends similarly, we will be up about \$225,000 higher than last year as our benefit from the re-evaluation. That would represent about an 8% increase. We budgeted for a 3% so that could be positive for us depending on the results of the second half tax settlement.

Huron Public Power – As Council is aware, we are going through a rate study that has been presented to the Utilities Committee. There are some tweaks that are being undertaken at the moment and then it will be presented to the Utilities Committee a second time on April 23rd, hopefully for final consideration and recommendation to Council. If recommended, legislation will be drafted and sent to Council for consideration that will have to go through three readings since it is a rate ordinance, which would occur in May and June. If approved, those new rates would go into effect as early as July 1st of this year.

As relates to the third transformer, the City participated in a bond rating call with Moody's last week. That is the lead-up to the bond issuance for the third transformer. We have a call tomorrow to understand what our current bond rating will be. We anticipate that our bond rating will remain the same. We did see a bump last year, which was great. I can't imagine we are going to see another bump, but the positive

news is that I don't see us bumping down, either. We are hoping to remain the same from a bond rating standpoint. I want to note that because Huron Public Power only has 11 customers, which are private in nature, we anticipate that those bonds are going to have to be taxable versus tax-exempt. We anticipate that having some impact on our interest rate. We will know more tomorrow after the ratings call.

Seeley, Savidge, Ebert & Gourash LLP Contract – In conversations with Mr. Ebert and Mr. Schrader, we anticipate bringing a renewal to SSEG's contract before Council, probably sometime in May. That contract is set to expire on June 3rd of this year. I anticipate another 12-month proposal with SSEG. I want to thank them; in a time where we are seeing increased costs it seems like on everything, they have agreed to keep their fee stagnant if Council wishes to approve another 12-month contract. We will have those conversations come May.

Bernie Moreno – I don't like to approach Council for forgiveness on legislation, but we did find out a couple of days ago that Senator Moreno has recently published instructions on the process of submitting federal appropriations requests through his office. The deadline is this Friday, of course. If we do submit requests, which I would anticipate would be for the boat basin, the secondary intake and potentially the water tower (although the water tower project may come too soon), we will approach Council to ratify those grant requests at our next meeting.

Upcoming Meetings – To close out April, the Board of Zoning Appeals will meet on Monday, April 14th at 5:30pm in Council Chambers; Planning Commission will meet on Wednesday, April 16th at 5:00pm in the Council Chambers; the second City Council meeting will be held on Tuesday, April 22nd at 6:30pm in the Council Chambers; and the Utilities Committee will meet on Wednesday, April 23rd at 5:00pm in the main conference room.

I am not going to give a long-winded speech since this is my last meeting, but I do want to thank Council. It has been a pleasure to serve you guys and this community and for taking a chance on me 4-1/2 – 5 years ago. It has truly been an honor. We have done some amazing things – this is an amazing community, great Council, great staff. I am going to miss you guys. I am not going far, but this will be my shortest speech since I've been here. Thank you, guys, I appreciate everyone.

Mr. Hagy asked about GLCAP running the CHIP Program. Mr. Lasko explained that GLCAP is the Great Lakes Community Action Partnership. They are out of Fremont, and are the entity the City partnered with during the relocation process for the Oster's Mobile Home Park. GLCAP has been administering the CHIP funds for the consortium for as long as he can remember – they are a good agency.

Mr. Hagy said it was mentioned that Huron Public Power is not being used by any public entities. Is there a minimum? If you got just one, would that help? Mr. Lasko answered that they had a really long call with our bond counsel, Squire. They are the ones who make the determination looking at the tax code as to whether they can justify tax-exempt or taxable. There is no set percentage that has to be public, but they do think if the City can cross Route 2 and start bringing Huron Public Power on some level to our residential base and an entity like the school district, that they will have a great case if they ever wish to issue bonds in the future for tax-exempt status. He wishes he could answer with a specific number or percentage, but he can't. Mr. Hagy asked about the school facility on Sawmill Parkway. Mr. Lasko answered that every resident or public institution they can get makes a case for them to, at some point, be tax-exempt. At some point, he thinks we will see future bond issuances that are tax-exempt.

Mr. Biddlecombe asked about HPP expanding to BGSU Firelands. Mr. Lasko explained that BGSU reached out to the City about 2 years ago about looking at providing them with electrical service. The issue is that HPP can legally only service anyone within the municipal boundaries. The only way HPP could serve an entity by BGSU was if BGSU could demonstrate that FirstEnergy could not meet their electrical needs, which he doesn't envision every happening. Conversely, any customer of HPP will forever have to be on HPP unless they can demonstrate that HPP cannot meet their electrical needs, as well. There are pros and cons, but until FirstEnergy couldn't service BGSU that would not be permitted. They would have been a great customer.

Mr. Biddlecombe said he drives through the west side of town fairly frequently, and he has been noticing Vactor trucks and other sewer service-type vehicles over there for a while. He is wondering what they are doing. Mr. Lasko answered that while he doesn't know specifically, he does know that we clean out a lot of our catch basins with a company like Franklin Sanitation, but he would have to have a little bit more information.... Mr. Biddlecombe added that they have been down the manholes. Mr. Artino said that the County is relining the pipes.

Mayor's Discussion

Mayor Tapp said:

I had a little write-up that was included in the newsletter. I stand by what I said. It was a privilege having you here. I never fault anyone for wanting to better themselves, their career or their family, so I wish you the best of luck. We are here and we know where you are going to be. Good luck and thank you for everything you have done. Again, the citizens of the community, the staff, Council, safety services and all of the department are better off because you were here. We had a good relationship and still have a good relationship. We want to keep that relationship. I thank you and wish you the very best.

I want to thank Cub Scout Pack 236. They are from Berlin Heights, but those young men came tonight and asked us some questions – there were several Council members who came in early to answer some questions. I appreciate that, and we welcome that kind of continuity with the Council and coming in to ask these questions. These are young men that are going to be future leaders. Thank you, again, to Cub Scout Pack 236.

I want to send my condolences to the family of Mike Solberg, who passed away early this morning/late yesterday evening. He was a long-time Huronite and I think a lot of people knew and respected him. He was a great guy. We have had several dealings together and he is going to be missed. Our condolences and thoughts go out to the Solberg family.

Mr. Dike asked me to get with Mr. Fridrich to ask about the Forest Hills issue. There are some questions in Forest Hills about all of the work that was done back there.

For the Good of the Order

Sam Artino – My condolences to the Solberg family, as well. They are a great family and they do a lot for the City. Mike's a great guy and he will be missed. Matt, I remember when we first interviewed you and brought you into the City. I have always said this, we've got a great staff and a great group of people working here. You came in the door and worked very well with everybody. I think you have built a team –

you brought some other people in with you, and I commend you for a lot of the things you got done. At one time, we were told that we wouldn't see any more economic development and things were going to go down. Well, guess what? I think things got better and I agree with everything Vice-Mayor Claus just said. I think you left us with a great team and we are still close. We were associates as a Councilmember and City Manager, but I want to maintain our friendship and maybe have a drink together sometime. Good luck and let's stay close.

Mark Claus – I also want to give my condolences to the Solberg family. I made a few notes of my comments about Matt – it's only 3 pages. I would like to thank you for your dedicated service as City Manager and let you know that your contributions have left an indelible mark on our City. During your tenure here, we have been able to advance a number of initiatives that are very important to Council and the City as a whole. Most notable to me were: (1) increasing the transparency and communication within the City government and with the public, and (2) your handling of the Oster's property purchase and vacation of its residents. I believe that we as Council and the Administration, are more transparent than we have ever been in the history of the City. We have the live broadcast and recorded Council meetings. We have had numerous City-wide surveys to gather input from citizens on important matters that come before the City and City initiatives. We have your bi-monthly Manager's Report that is very helpful. You created the new Communications position filled by Jen Kilbury that helps get communications out City-wide through all mediums. With regard to Oster's Mobile Home Park, the purchase and cleanup was one of the most difficult decisions that we had to make as a Council and Administration, and you did not take that lightly. I was proud to be on Council and have our City Manager stay involved in this process and the assistance provided to the Oster's MHP residents in finding new housing arrangements. You were personally involved with virtually all residents and handled the process with compassion and empathy until the very last person was relocated safely. That is something you can be very proud of. I want to thank you for your service to Huron and wish you luck with your new venture. I look forward to seeing what you can do help Huron to continue to move forward in your post at GSP. To Mr. Hamilton, who I assume is watching us from the other side of the world tonight, I would like to say that I am happy with this qualified person we have to replace you and step into the role as City Manager. There are many more good things to come for our great City of Huron.

Joe Dike – Matt, thank you for everything. I do remember the whole interview process and all of the transition. One thing that really stands out to me is I can remember our last City Manager telling us how we were going to be facing some big challenges with Sawmill Parkway, and you were able to come in and help us obtain that using 100% grant funding. That was one big thing... that quality that you bring in helping to find other funds for the community is going to be missed, and I hope Stu can do the same thing. Best of luck in your new position, I hope you guys do big things with everybody involved. Best of luck to you, thank you.

Joel Hagy – Matt, thank you very much. You came in here when we were kind of down because we had hit a rough spot. You came in with a lot of energy and a lot of vision, and I certainly learned a lot. For me, personally, thank you very much, and the very best of luck in whatever comes next. The only other thing I wanted to do is make an appeal to my fellow Councilmembers regarding the ADU discussion we had last week. My appeal to you guys is – our population is aging, there are elderly people who cannot find a place to live. I would invite you to remember that we can do whatever we want with the legislation. We could make it limited to family members only, we could make it limited to age 60 and above. We've already got transient rentals covered – we could make these not eligible for transient rental. We can do whatever we

want, but one last appeal to staff is to look into best practices from Lakewood or wherever to consider the state we're in right now with our senior. By the way, some of us aren't too far away from maybe needing one of these places to live.

Mr. Lasko stated that a couple of days ago, Attorney Waters circulated draft legislation to staff, and we are scheduled to meet sometime internally with SSEG, Ms. Gibboney and Mr. Hamilton to make sure it answers all of questions. The good news is, Mr. Waters has already jumped on getting something in front of Council for a work session in the not too distant future. Mayor Tapp added that Mr. Claus printed out some zoning maps for everyone, and it was surprising that there are more area zoned R-2 than he thought there were.

Matt Grieves – I already talked too much tonight, but Matt, thank you for everything you did. You are the only City Manager I have ever had, so... I have learned a ton from you and appreciate everything you've done for the City. You all saw my evaluation of him – I gave him all 5's and you guys yelled at me.

William Biddlecombe – I would like to thank Cub Scout Pack 236 for coming out tonight. It was great to have those kids here. My condolences, as well, to the Solberg family. I would like to thank the staff for their hard work and Mr. Lasko, I really do appreciate – echoing what everyone else said – everything you have done for the City over your time here. You have definitely left your mark. Don't be a stranger; come and see us again – 2nd and 4th Tuesday of the month at 6:30pm and the Scott Cemetery Board. If you do have any issues, please remember to call Extension 1104. Speaking of Scott Cemetery, the meeting for that Board will be held on April 21st at 5:00pm.

I would like to congratulate Rachel Merckens – she scored a perfect 36 on her ACT, which is quite an accomplishment. Boat Basin events coming up: Easter Bunning this Saturday from 8am-12pm for the Pancake Breakfast and then the Egg Hunt at the Boat Basin at 1:00pm.

Home games: Softball on April 16th and 17th; Baseball on April 10th, 16th and 17th; Track on April 15th; Boys Tennis on April 10th, 15th, 17th and 22nd. Please come out and support our local events, programs, student athletes and GO TIGERS!

Mr. Dike said he forgot to mention that he wants to give his condolences to the Solberg family, as well. He will be missed.

(Round of Applause for Matt Lasko).

Executive Session

None.

Adjournment

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

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

YEAS: Biddlecombe, Artino, Claus, Tapp, Dike, Grieves, Hagy (7)

NAYS: **None (0)**

There being a majority in favor of the motion, the regular Council meeting of April 8, 2025, was adjourned at 7:32pm.


Terri S. Welkener, Clerk of Council

Adopted: 22 APR 2025

Terri Welkener

From: Matthew Grieves
Sent: Wednesday, April 9, 2025 8:30 AM
To: Terri Welkener
Subject: Buckeye Complaint

Complaint from Katie Brockwell

People start lining up hours before pick up and top off. They do not move over to let traffic through. Get over to the far right and it's basically 4 lanes. Stripe the road differently to show more lanes? Direct traffic at the schools and intersections.

They leave so much space between cars. They shouldn't be able to turn left after drop off and pick up. Right only. The line is from the school out to past where long John silvers will be. How is that going to impact traffic now plus Lenny's new business plans.

Huge safety issues and our transport truck drivers are getting frustrated.

Some of our team members who come in at 7:30 have had to change their hours to closer to 8 AM to miss the line. In the afternoon when you see a huge line of cars lines up it is not very inviting for clients to stop in nor can you see the property for roughly an hour for the drop off and pick up. There are no school zone speed limit signs or markers and it is difficult to see cars around the curve in our parking lot. Speed bumps?

There are also beer cans and garbage during the school year in the grass near the sidewalks but reduces in the summer months. Different issue but concerning.

The flow has to be looked at for the next year as it is increasing not decreasing. More buses at a more reasonable pick up time? Utilize the others side streets? We also have to be able to conduct business safely and efficiently for our team and clients.

Get [Outlook for iOS](#)