



CITY OF HURON
CITY MANAGER'S REPORT

September 8, 2023

Matthew Lasko, City Manager

ECONOMIC/COMMUNITY DEVELOPMENT

ConAgra: Based on recent Planning Commission approval of the conceptual site plan, the City held another meeting with the development team to talk through next steps. Ridgestone has engaged their own engineering firm to complete the necessary submittals to planning commission for plat review.

Two Rivers: The public hearing at City Council related to the Phase I PUD has been completed. At the next Council meeting on Tuesday July 11th, Council will consider the PUD request as well as the Development Agreement for Phase I. If approved, developers can move forward with plans to commence construction on the twenty-seven (27) homes comprising Phase I. Additional Phases of the project will require Planning Commission and Council approval.

Norfolk Southern Holdings: The City hosted Solomon Jackson from Norfolk Southern approximately a week ago to talk about their holdings and the future of the Carmuese Plant. Per Norfolk, the lease with Carmuese expires in early 2024 and neither party desires to renew. As such, Carmuese continues to work on site cleanup as required by the lease. Upon vacation, Norfolk Southern will be working with the City to ultimately facilitate a sale and development of their waterfront acreage.

Oster's: The City continues to work diligently with our non-profit partners to continue relocation efforts for residents at the park. We believe approximately fourteen (14) households have physically relocated. Also, four (4) trailers have been moved to new locations for residents with three (3) more trailers remaining to be moved in the next few weeks. In recent days, additional households have located housing to eventually move over the next couple weeks as well.

Contrary to some beliefs, the work ongoing at Oster's has been truly transformational for families and the support from this Council economically and otherwise is a demonstration of true leadership. To allow the past conditions to have perpetuated would have been a disservice to the residents and the broader community. There still remains important work to do and the City will remain at the forefront with our partners on those efforts.

Legal counsel on both sides of the transaction are also considering a contract amendment to provide tenants with additional time if they are actively engaged in the relocation process and seeking assistance from the multiple social service agencies engaged in the project. If agreed upon, that amendment would need to come before council for consideration.

Residential Development: It is our understanding that several sites in Huron and Huron Township are of interest to Triban Investment and their potential clients. During the week of July 31, we were updated that the company is working on several LOI's for potential land purchases. We will

keep Council up to date and the identity of these site become known and the likelihood of development is better understood.

Lakeway Manufacturing: With a recent corporate acquisition completed, the City is in receipt of plans for the facility requesting approval of a major expansion. The company, set to present to Planning Commission later this month, will be seeking approval of a nearly 11,000 square foot addition estimate at \$1.5M in value. We are appreciative of the company commitment to Huron and plans for future growth.

Humanetics: I wanted to recognize the great work of Humanetics who was recently featured by the Sandusky Register. The Huron Company, located in the Huron Corporate Park, was recently recognized by the Employers Resource Council – with a Northcoast 99 Award. The award, resultant from a highly competitive application process, recognizes companies with the most skilled workforce across northern Ohio. This is a tremendous recognition and we want to congratulate the entire Humanetics team.

INFRASTRUCTURE/STREETS/UTILITIES/IT

Rt 6 Phase II: Staff and Council hosted a second work session related to the second phase of Route 6. This work session aimed to finalize the preferred conceptual design of engineers and City staff as well as reviewing the possible options that were considered and will cover rough costs for certain options. Regardless of the preferred option, and final design decision will need to be approved by ODOT District 3 based on results of traffic studies and past precedence.

Sawmill Parkway: The final pour on the road was carried out last week. There will still be ROW work and punch list items to be completed. The new roadway looks great, and we would like to thank Smith Paving for being a great partner in such an important project.

East Side Sidewalks: The City was notified by Governor DeWine's office on June 9th that the Ohio Department of Transportation awarded the City of Huron and Huron Township \$650,000 for the east side walk project. The funds were awarded through ODOT's Highway Safety Improvement Program and were highly competitive since it was a statewide program. This award is in addition to the previously awarded \$120,000~ from Erie County.

We truly believe our multi-jurisdictional partnership and collaboration with Huron Township was instrumental in this award. A big thank you as well to Stu Hamilton and really OHM Advisors – as OHM Advisors prepared the application. This project is slated for 2024 construction.

The City has been granted the required easements to complete the segment of sidewalk on the northside of Rt6, between Gateway and Anchorage. We would like to thank our residents and

Beachwood Cove HOA for working with the City to allow us to install this critical portion of sidewalk. It is intended to bid this out at the same time as the main sidewalk project.

Pavement Condition and 2023+ Resurfacing: Crews have begun emergency patching in Old Homestead I and II and Chaska. This work commenced during the week of July 31 and will be finished shortly. This is truly an emergency patch in the worst areas of these neighborhoods to get us through the winter prior to the larger comprehensive concrete patching to occur in 2024.

Berlin Road Sidewalks: The City continues to receive requests to consider sidewalk installation on Berlin Road – south of Shawnee School. We unsuccessfully applied for Safe Routes to School funding in 2022. And with the school ceasing to exist moving forward, this source of funding is not an option. The City will look to research other funding opportunities and placement of this project in a future capital planning year. We will also need to engage the railroad to determine what hurdles exist to install a pedestrian crossing over the rail tracks.

Bike Lane Repainting: This project went out to bid on April 24th, 2023, and closed May 11th, 2023. We received two bidders, but unfortunately both were outside the 10% allowance of engineers estimate. Both bids were rejected. Staff will analyze why the delta between the estimate and bids were so wide.

General: Reminder, there will be a lot of utility work over the summer months, and we wanted to alert our Residents. We will have two fiber internet providers starting to install their fiber for their "Fiber To The Home" (FTTH) offering. This is a wonderful expansion of service providers for the city giving Residents not only choice, but also hopefully driving down the cost. The three companies are OmniFiber, Buckeye and Frontier.

We will also see our OHM partners throughout the city for the remainder of the year collecting our Stormwater asset inventory.

If you have any questions regarding ongoing Utility work in your neighborhood, please reach out to Stuart Hamilton at 419-433-5000 x1104 or email stuart.hamilton@huronohio.us.

Huron Public Power Third Transformer: On January 17th, 2023, and RFP was released to purchase, deliver, ramp up and test this third 69kV transformer. The RFP closed, and we received a single respondent. We have issued a request for clarification on some technical details, and if these are answered satisfactorily, we will bring back legislation to award it to the Council soon. Legislation was presented to Council at the April 25th meeting for approval to purchase from Niagara Power Transformer. The bid price was \$1,039,837.00, with 100% due at time of receipt.

Huron Public Power Expansion: The City is getting close to bidding out our first expansion project for Huron Public Power. This project will allow Huron Public Power to be extended northward down Rye Beach Road, under the railroad tracks and across the entrance to Sawmill Parkway. By doing so, the City will be able to pick up additional customers along Sawmill Parkway on a case-

by-case basis should property owners be interested in switching their power provider to Huron Public Power.

Huron Public Power Rate Study: Staff engaged Sawvel and Associates of Findlay, OH to carry out a rate study for HPP. This cost-of-service study will look at our distribution and capital costs, along with our revenue history and projections to ensure this utility is efficient and can keep expanding to serve other businesses and start serving residents.

Shawnee School Zone: Staff have removed all the school signage from Shawnee and submitted the required paperwork to ODOT. We will be storing these signs at the service complex in case they are needed for future projects. The flashing beacons will remain in their current place until relocated to the entrance of Bald Eagle Drive as part of the east side sidewalk project.

Republic Trash Collection Contract: This closed on April 28th with a single respondent, who was Republic Services. The results of this bid were presented to the Council at the regular Council meeting on May 9th, 2023. The Council directed staff to proceed with the option that kept the service level the same as it currently is. This would take quarterly bills from \$63.03 to \$70.92. Staff are also looking at assessing trash bills through the County Auditor, so residents would pay them as part of their real estate taxes. This removes an administration overhead charge of about \$2 per account as we try to keep the prices down.

The new Republic Services contract was authorized by Resolution at the regular Council meeting of June 27th, 2023, along with the corresponding ordinance to change the trash rates billable to residents. The new rate of \$71 per quarter, per owner will be effective July 1st, 2023.

Website: A review committee comprising of four staff members was formed in the spring to review options for partners to replace our current website. The committee requested presentations for eight providers for a preliminary round review. Six vendors presented and the committee narrowed these options down to three for a deeper dive. In August, the final three carried out in-depth presentations and took question and answer sessions. After final voting, [Revize](#) of Troy, Michigan was selected. We will enter negotiations on modules and pricing and hope to return to Council for approval to move forward in early October.

Staff decided rather than to try and put this project out to bid, we would investigate multiple options and find the best fit for the job rather than the best response to an RFP. This is common for technology type projects as an RFP is not able to capture all the nuances needed, regardless of how well it is written. A robust vetting process of a solution and how each will fit our needs is more thorough and ultimately will return a more tailored solution.

POLICE DEPARTMENT

Community Policing Program: As part of the Huron Police Department's community policing agenda, officers were assigned to individual neighborhoods as part of their daily patrols. Sergeant Ryan will oversee the program, which began on September 1st. In addition to their duties and patrols of the entire city, officers will be assigned individual duties and assignments specific to their assigned neighborhoods. Some of the duties are, but are not limited to: checking for junk vehicles and 24-hour violations, conducting resident house checks for citizens on vacation or out of town, check for street lights not working, check for subjects with arrest warrants, attend neighborhood or HOA meetings when requested, check for view obstructions on roads or potentially dangerous conditions, check for weed and grass height violations and report to the zoning department, check for traffic signs that need attention or replacement, conduct foot patrols depending on weather, and conduct three patrol area checks of the neighborhood each tour of duty depending on shift activity for traffic enforcement and deterrence. The importance of this community policing program is that it emphasizes proactive problem solving in a systematic and routine fashion. Rather than responding to crime only after it occurs, community policing encourages agencies to proactively develop solutions to the immediate underlying conditions contributing to public safety problems. Neighborhood assignments are as follows:

Beachwood Cove	Sgt. S. Ryan
Chaska Beach/Elwood Hts.	Ofc. I. Foos
Old Homestead I & II	Ofc. R. Boesch
Nickel Plate/Berlin/River	Ofc. J. England
Old Plat West to First St.	Sgt. J. Orzech
Village Green/Huron Bch	Ofc. J. Travaglianti
Wexford	Sgt. N. Orzech
Grand Forest Beach	Ofc. L. Bethard
Rye Beach	Ofc. J. Chaffee
Oklahoma	Ofc. C. Rospert
Huron Heights	Ofc. D. Rohrbaugh
S Main/Bogart Corridor	Det. B. Clayman

ZONING/CODE/PLANNING

Coastal Management Assistance Grants: On February 22, the City was notified of the results of our grant applications to the Office of Coastal Management of the Ohio Department of Natural Resources. The City's request for capital dollars to help install a public pathway to the beach behind the water plant was denied. However, we did receive notification that our grant request for Showboat/Wall Street/Lakefront Park planning has been advanced in the process. The application has been sent to the National Oceanic and Atmospheric Administration for review to ensure compliance with the National Environmental Policy Act. Awards will be given in July/August.

Main Street Corridor Plan: Staff and OHM are currently revising the final plan to incorporate some of the final feedback received from the public at our recently held open house at the Boat Basin. We hope to present a final plan to Planning Commission and Council in September.

Designated Outdoor Refreshment Area: As part of the main street/downtown plan – we heard from many folks about the desire to have a designated outdoor refreshment area, also referred to as a DORA, in Huron. DORA's are governed by the State of Ohio and have recently been approved in Sandusky, Milan, and Port Clinton. Staff has met internally to begin discussing the possibility of such an area within the City and begin to understand the potential safety and operational challenges of such a district. We are still very early on in the process and ultimately, if moving forward, will be subject to significant public and stakeholder feedback.

PARKS AND RECREATION

Tennis Courts: The contractor continues work on this project. Last week contractors completed saw cutting and installation of under drains and commenced base repairs. This will be in advance of installing the coating that will take up to 30 days to cure. We are anticipating a late-September completion, weather permitting.

624 Berlin Road: The City completed presentation of the final plan during a joint presentation to City Council and Planning Commission on August 22nd. The plan was very well received. The City is now currently looking for opportunities during the 2024 budgeting process to move some of the recommendations forward as early as next year including parking improvements, fishing piers, benches, and landscaping/plantings.

World CleanUp Week: As part of their Sustainability Initiative, Ardagh Metal Packing is sponsoring a World CleanUp Week event on September 19th and 21st. The location for the September 19th event is the Lake Shore Electric Trail and the September 21st event will take place at the Huron Pier. We want to thank Ardagh for their continued investment in Huron and the volunteerism displayed by employees.



World CleanUp Week
of action

ArdaghMetalPacking 

**Join our plant's
World Clean Up Week event**



Date:
*Tuesday, September 19th
And
Thursday, September 21st*

Time:
1:00-3:00 p.m.

Location:
*Tuesday – Lake Electric Trail
(across from plant – North side of highway)
Thursday – Huron Pier area*

RSVP:
RSVP to morgan.white@ardaghgroup.com
by *Wednesday, September 6th* if you plan to attend

FINANCE

August Financial Report: The August financial report will be available for review early next week.

2023 Sawmill Creek Resort TIF Bonds: Last week, the City officially closed on the issuance of bonds in the amount of \$4.4 million. The bonds will be backed by TIF proceeds from the Sawmill Creek Resort over the next 20 to 30 years. The first payment on the TIF proceeds will be in 2024. Of the \$4.4 million, \$2 million paid off the note maturing in September for the direct subsidy to Cedar Fair for improvements at the resort; \$1 million will be paid to the State for the City's contribution to the US6 project, \$1 million is currently being used to buy the Oster's property and assist residents with relocation efforts. The remaining proceeds was used to pay off interest from the December note and cost of issuance from the sale of the note and these bonds. Interest rates on these bonds ranged from 4% to 6.95% depending on the purpose. The City expects to refinance these bonds in 3 to 5 years if interest rates decrease.

2024 Budget: The Finance Department has completed multiple meetings with all departments to review draft budgets and capital requests for 2024. Over the next few weeks, Finance and the City Manager will be finalizing the recommended budget for the Finance Committee. The first budget meeting begins on October 23rd in Council Chambers at 4 PM.

WATER DEPARTMENT

Recent Activity:

- The city received a \$10,000 equipment grant from the Ohio EPA which will go towards the purchase of a hydraulic power pack and hydraulic valve turner.
- Staff are collecting quotes for damage done to the 12' main (150 ft) on Sawmill Parkway after a semi-truck hit a hydrant. The supply loop is currently valved off, but all customers still have service. We have only managed to have one company respond with quotes for repair on this project. At this point we need to move ahead with repairing the watermain. The approximate cost for all the damage will be ~\$115,000. The party responsible has to this date agreed to pay for any damages. Work on this repair will start on 9/11/2023.

Active Project Updates:

Alternate Intake/Sludge Lagoon: A proposal was received from Kleinfelder to undertake the design for this project. Clarifications were returned to them recently and staff are waiting an updated proposal.

West Side Water Tower: On June 16th, The City was awarded \$5M from Governor DeWine's Ohio BUILDS water and wastewater infrastructure grant program. This is the largest allowable grant in the State of Ohio, and we believe it to be the largest single grant the City of Huron has ever received. We are thankful to our State and Local partners that help make projects like this possible.

South Main Street Water Line Replacement: Staff recently met with designers from OHM to review progress set drawings for this project. We anticipate this project being bid in late summer or early fall.

PERSONNEL/ADMINISTRATION

Kegan Lobsinger: Kegan Lobsinger, who was hired as a full-time Firefighter/Paramedic on August 22, 2021, has completed two years of service, and was promoted to Firefighter B in August. We would like to congratulate him on this achievement and wish him continued success as a valued member of the Huron Fire Department.

Michael Clavette: Michael Clavette, who was hired as a full-time Firefighter/Paramedic on September 6, 2021, has completed two years of service, and was promoted to Firefighter B this past Wednesday. We would like to congratulate him on this achievement and wish him continued success as a valued member of the Huron Fire Department.

Jack Evans: Will be voted in as an officer for the Ohio American Water Works Association Northwest District on 10/12/23 at the Fall Meeting in Defiance, OH.

Marty Luipold: Congratulations to Water Plant Operator Marty Luipold, who passed his Class I Water Supply Examination and received his license from the OEPA on July 26, 2023.

Finance: The City was notified this week that Meredith Brownell, in the finance department, will be leaving the City effective October 1. She has accepted a wonderful opportunity with another company that will also afford her the ability to work from home – which is critically important to her and her children. Her personality will be sorely missed but we wish her well and thank her for all the great work she has provided to not just the finance department but the City as a whole. The position will be posted immediately in hopes of filling the opening as quickly as possible.

AGREEMENTS

Geo-Gradel Addendum to License Agreement: Geo.Gradel Co., who is performing dredging work for the US Geological Service, has requested an additional time period to offload dredging materials at the ConAgra site from September 11, 2023, through September 24, 2023. An Addendum to the original License Agreement memorializing the license to temporarily use the ConAgra site for this additional period was executed on September 5, 2023.

Second Harvest Food Bank: A reminder that September is Hunger Action Month – with September 15th (Friday) specifically being Hunger Action Day. As such, the Second Harvest Food Bank of North Central Ohio is encouraging all employees and officials of the City to wear orange for the day to help raise awareness.

CONTRACTS

- Bricker & Eckler – HPP Legal Services (Law) – **Expires 9/30/23.**
- OHM Advisors (Engineering) – **Expires 12/31/23.**
- HJRD Annual Agreement (Recreation) - **Expires 12/31/23.**
- Dispatch Agreement – Erie County Sheriff – **Expires 12/31/23.**
- City Prosecutor Employment Agreement – expires **12/31/23.**
- Personnel Officer Employment Agreement – expires **12/31/23.**
- Erie Soil and Water Conservation District (Engineering) – **Expires 1/31/24.**
- Seeley, Savidge, Ebert & Gourash Co., LLP (Law) – **Expires 6/3/24.**
- Dynegy Electric Aggregation Agreement – expires **7/30/25.**
- Dynegy Electric Standard Large Stable Service Agreement – expires **08/2025**
- School Resource Officer – **Expires 8/31/26.**
- Republic Services – **Expires 12/31/26.**

UPCOMING MEETINGS

September Meetings:

- BZA Meeting – Monday, September 11th at 5:30pm in the Council Chambers.
- City Council Meeting – Tuesday, September 12th at 6:30 in the Council Chambers.
- Planning Commission Meeting – Wednesday, September 20th at 5:00 in the Council Chambers.
- City Council Meeting – Tuesday, September 26th at 6:30 in the Council Chambers.

October Meetings:

- HJRD – Tuesday, October 3rd at 6:30pm in the Council Chambers.
- Utilities Committee Meeting – Wednesday, October 5th at 5:00 in the main conference room.
- BZA Meeting – Monday, October 9th at 5:30pm in the Council Chambers.
- City Council Meeting – Tuesday, October 10th at 6:30 in the Council Chambers.
- Planning Commission Meeting – Wednesday, October 18th at 5:00 in the Council Chambers.
- Finance Committee Budget Meeting – Monday, October 23rd at 4:00pm in the Council Chambers.
- City Council Meeting – Tuesday, October 24th at 6:30 in the Council Chambers.
- Records Commission – Thursday, October 26th at 9:00am in the main conference room.
- Finance Committee Budget Meeting – Monday, October 30th at 4:00pm in the Council Chambers.