

Cedar Fair: Staff met with representatives of Cedar Fair to discuss the status of the Sawmill Creek Resort project and US 6/Rye Beach road enhancements. Cedar Fair's renovation plans have been on hold temporarily due to financial constraints resulting from COVID-19. We will be continuing the conversation through the next few months.

Stride Mobility Expansion: Abbey Bemis and I have been meeting with the owner of Stride Mobility (Port Huron Plaza) for a potential new construction/expansion project on Sawmill Parkway. They submitted an application for property tax abatement through the City's Community Reinvestment Area (CRA). The application asks for a 100% 15-year abatement. The first step in the process is to convene the Tax Incentive Review Council (TIRC) which is comprised of City, County, and School representation. We're in the process of getting that meeting scheduled.

Transient Rental Regulations: Staff and members of Council have met twice to discuss modifications to the new rental regulation program. The discussion has focused on the following:

- Parking Regulations
- Capacity of each unit
- Limiting the number of total units permitted in the City
- Increased disorderly conduct and nuisance ordinances
- HOA Coordination
- Need for more staff (interviews for code enforcement officer begin next week)

There are currently 35 properties that have either been permitted or have applied. Due to the significance of the anticipated changes, we decided the best course of action was to place a hold on any new applications under the current regulations. I'm working with the Law Department to issue an Administrative Order that would temporarily halt the program (essentially an administrative moratorium). Draft regulations will be drafted and submitted to Council shortly for further discussion.

Sale of Transmission Assets: The Law Department completed a redline review of the proposed purchase agreement with AMP-T. We had a very productive call with AMP-T earlier this week with next steps of them having comments back to us by middle of next week. I expressed our we are targeting having a purchase agreement prepared for Council's July 28th meeting – which meshes with their capital budget timelines well.

US 6 Phase 1:

- Paving: Crews were able to complete the base course and temporary striping on the first phase of the project. They'll be back to complete the finish course on Monday.
- Berlin Road Waterline Connection: The Water Department requested some modifications in preparation for the Berlin Road waterline replacement project (2021/2022) that will result in \$65,000 cost increase – all cost that would have been part of the Berlin Road project regardless. Staff would like to do the work now while the road is torn up. This additional work needs Council approval (July 14th). Smith has modified its schedule to move to the Main St. intersection while the waterline contractor completes the work. Once done, they'll be back to Berlin Road to continue phasing the project in sections from east to west.

USGS / HJPA: Staff had an update call with Ebee Mgt., the firm hired by the HJPA to conduct a financial analysis of the potential USGS project. They are close to completing a report to present to both HJPA and the City on the financial logistics to make the project possible.

- Facility Construction: Ebee's report shows that the project overall is cash-flow positive. The model they are finalizing shows the HJPA issuing the debt for the construction of the facility, with the City "backing" the debt since HJPA has no real credit or borrowing capacity.
- Utility Construction: USGS has indicated that they will not move forward on the project until the site is ready (utilities completed). If you'll recall, there are 2 alternatives for the utility design. Alternative 2 is \$100,000 cheaper but requires easements from ODNR and Norfolk Southern. I've been in discussions with both and have a follow-up calls scheduled with both entities to continue the process of obtaining easements for the utilities.

ConAgra: I'm working with Mr. Critelli from OHM to put together a development plan for ConAgra. OHM has completed similar projects in other communities with success. This is not another "plan" that will sit on the shelf. This would be a coordinated effort where OHM would see the project through to solicitation and coordination with a developer. I submitted the following scope and tasks for preparing the proposal:

- Purpose: Establish and assist the City in the execution of an economic development plan for the parcel commonly known as the former ConAgra parcel. This effort would include analyzing past due diligence efforts, finalizing ultimate goals and objectives for the site, establishing plan for construction and financing of necessary public improvements, and seeing the project through to final completion through solicitation of potential investors or developers.
 - Task 1: Perform review of and analysis of past documents, reports, and due diligence efforts undertaken by the City
 - Task 2: Conduct Work Session with City Administration on existing circumstances, findings, and finalizing ultimate development goals for the site

- *Task 3:* Develop working plan and funding strategy to complete site activation including, but not limited to:
 - Geotechnical and Site Preparation
 - Public Infrastructure and Utilities
 - Environmental (can't think of better wording here)
- *Task 4:* Establish Economic Development Strategy incorporating stated goals and objectives and site activation strategy
- *Task 5:* Assist with development of RFQ and coordinate solicitation of developers/investors

Sludge Rake Project: As mentioned previously, various materials for this project were delayed due to COVID-19. The delay was going to put us out of compliance with the current deadline from the Ohio EPA. Staff had requested an extension from Ohio EPA in May. It was advised that we reach back out in July. We're working with the Law Department to draft a new request and will submit it next week. We are currently awaiting materials – crews are anticipated to begin work in early August. It's about a 6-month construction cycle.

Main St. Committee: The Chamber of Commerce established a sub-committee of its board to coordinate and discuss priorities along Main St. I was invited to participate. Our first meeting is next week.

NASA: Staff met with the owner of a shipping/logistics company that works regularly with NASA. His company is working to establish a shipping pathway for getting equipment safely to the Plum Brook Facility. Their desired pathway would be to barge equipment to the Huron Port and truck it through town to Plum Brook. Their first anticipated shipment would be next spring. Strategically, this could provide further justification for maintaining the deep-water port and the potential to create a federally protected travel route eligible for funding. I'll keep Council posted as we discuss more.

Pier Ladders and Rings: Staff received shop drawings from the ladder fabricator (Latanik) this week. We made comments and submitted back. Fabrication and installation time is roughly 2 weeks. We are also ordering the life rings and cabinets in anticipation of installing them at the same time.

CARES Act Funding: The CARES Act established an infrastructure grant program geared towards shovel ready projects that directly result in job creation or retention. I'm working with OHM to prepare grant applications for two of our existing infrastructure projects we are working on: (1) Sawmill Parkway and (2) ConAgra Utilities. OHM believes our chances are better on Sawmill Parkway as the total jobs impact is greater along that corridor and with the potential future expansion of the IAC Facility.

Farmers Market: Staff met with Ms. Roldan of the Chamber to discuss a partnership on the City's Farmers Market. We decided to pilot a partnership for this year's program where Parks staff will help with site prep and assist pre/post event and the Chamber will coordinate day-of activities, organize all vendor contracts, advertising, and act as the main contact. We are looking forward to this partnership and potential to expand the event in the future with additional anchor vendors.

Regional Pathway: Mr. Wobser of Sandusky invited me to a meeting to discuss the feasibility of a county-wide multi-modal path connecting Vermilion to Bay View (with potential to expand to Port Clinton/Catawba). It will require coordination of multiple agencies, but overall an amazing asset for the region. I'll keep Council posted as the conversation continues.

COVID-19 Event Cancellations:

- HBB Summer Concert Series: After multiple internal meetings, we decided to cancel the remaining concert and large-scale events at the Huron Boat Basin due to anticipated crowd sizes, logistical, financial, and safety concerns. Many of the vendors/bands and boating groups had already cancelled as well.
- Movies: We are working with the Health Department to establish a plan to continue with the movie program. Due to smaller crowd size and day of week, we believe we can still provide this activity safely and in accordance with the Health Department's guidelines.
- Showboat Event: Due to COVID-19 and other events going on that day, the Health Department was not willing to allow the event to go forward. Mr. Harkelroad reached out to let us know they will not be moving forward with the event this year. While unfortunate, this gives us time to complete the Showboat title and clean-up process and use the winter to plan for the event (with more time for advertising/logistics).