



Real People. Real Possibilities.™

## **AGENDA**

---

# **Committee of the Whole**

**6:15 PM March 14, 2022**

**Council Members:**

**Andy Teater  
Omar Tarazi  
Les Carrier  
Tina Cottone  
Peggy Hale  
Pete Marsh  
Cynthia Vermillion**

**President  
Vice President**

**Michelle Crandall, City Manager  
Diane (Dee) Werbrich, Clerk of Council**

**City Hall, Council Chambers • 3800 Municipal Way, Hilliard, OH 43026**

---



Real People. Real Possibilities.™

## City Council

March 14, 2022  
Committee of the Whole  
Agenda  
Page 2

**I. Call to Order**

**II. Roll Call**

**III. Approval of Minutes**

A. February 28, 2022, Committee of the Whole

**IV. Business**

**A. Soccer Field Use Discussion:**

**1. Mr. Carrier's Proposed Legislation**

DIRECTING THE CITY MANAGER TO TERMINATE THE LEASE AGREEMENT WITH THE HILLIARD OHIO SOCCER ASSOCIATION TO ENSURE THE CITY OVERSEES ALL SCHEDULING AND ACCESS OF CITY ATHLETIC FIELDS LOCATED AT 6371 SCIOTO DARBY ROAD BEGINNING SEPTEMBER 1, 2022.

AMENDING ORDINANCE NOS. 21-36 AND 21-41; AUTHORIZING THE FINANCE DIRECTOR TO TRANSFER FUNDS; AND AUTHORIZING THE EXPENDITURE OF FUNDS.

**2. Staff Recommendation**

DIRECTING THE CITY MANAGER TO EXTEND THE LEASE WITH THE HILLIARD OHIO SOCCER ASSOCIATION.

**V. Items for Discussion**

**VI. City Manager Updates**

**VII. Adjournment**



Real People. Real Possibilities.™

## CITY COUNCIL

### February 28, 2022 Committee of the Whole Minutes

#### CALL TO ORDER

The meeting was called to order by President Andy Teater at 5:30 PM.

#### ROLL CALL

Attendee Name:	Title:	Status:
Andy Teater	President	Present
Omar Tarazi	Vice President	Present
Les Carrier	Councilman	Excused
Tina Cottone	Councilwoman	Present
Peggy Hale	Councilwoman	Present
Pete Marsh	Councilman	Present
Cynthia Vermillion	Councilwoman	Present

**Staff Members Present:** City Manager Michelle Crandall, Law Director Phil Hartmann, Assistant City Manager Dan Ralley, Finance Director Dave Delande, Deputy Finance Director Greg Tantari, Fiscal Officer Karrie Martin, Community Relations Director David Ball, Police Chief Eric Grile, Deputy Police Chief Mike Woods and Clerk of Council Diane Werbrich

#### APPROVAL OF MINUTES

President Teater asked if there were any changes or corrections to the February 14, 2022, Committee of the Whole meeting minutes. Hearing none, the minutes were approved as submitted.

<b>STATUS:</b>	Accepted
<b>AYES:</b>	Teater, Tarazi, Cottone, Hale, Marsh, Vermillion
<b>EXCUSED:</b>	Les Carrier

#### BUSINESS

##### 1. Recreational and Wellness Campus - Bond Issuance

Mr. Mike Bernth, Bradley Payne Advisors, Mr. Charlie Wise, Key Banc Capital Markets and Mr. Matt Stout, Bricker and Eckler discussed the Recreation and Wellness Campus Financing. **(See Attached)**

Vice President Tarazi (inaudible). Mr. Stout replied this will be an income tax revenue bond, which is exempt from the 10-mill limit because it is a revenue bond and is secured only by the revenues of the income tax and the 10-mill limit applies to general obligation, limited tax, property tax bonds, which the City has always issued. Vice President Tarazi asked what is the maximum amount that can be borrowed against the .5 percent. Mr. Stout replied that it would be the amount of revenue produced by the .5 percent annually and once there is a revenue obligation there has to be a certain coverage on top of that. In the City's case they are looking to pledge the full 2.5 percent less the amounts that are put in the street improvement fund, which allows for more flexibility in terms of issuing these revenue bonds. Revenue bonds supported solely by the 2.5 percent income tax. Vice President Tarazi asked if he meant to say .5 percent. Mr. Stout replied the .5 percent plus the other income tax will be pledged, which give a lower cost of borrowing to pledge the full 2.5 percent even if the City will not use the full 2.5 percent to pay for it. Vice President Tarazi (inaudible). Mr. Stout replied that is why they are going this route because the City will have that cushion down the road for other projects to borrow under the 10-mill limit if it is a revenue bond issue supported solely by the income tax.

Minutes Acceptance: Minutes of Feb 28, 2022 5:30 PM (Approval of Minutes)

Ms. Hale asked if the number reflects what the City wants minus the street improvements. Mr. Stout replied that the City's codified ordinances, 8 percent of the 2 percent income tax into street improvement fund so that will not be pledged in this income tax revenue bond because it is already set aside for the street improvement fund. Mr. Delande added when the 2.5 percent income tax was passed, Council changed the street improvement allocation to 8 percent.

Ms. Crandall reported that it has been a policy of Council that of the income tax that comes in that 25 percent is dedicated to Capital Improvements Projects and an additional 10 percent goes to Capital Improvement but is specifically for street improvements. When the income tax changed to 2.5 percent, the City wanted to keep the total the same that goes towards those and looked at percentages differently so the same amount is received each year.

Vice President Tarazi (inaudible) how much can the City borrow and not affect the City's bond rating. Mr. Bernth replied that \$80 to \$95 million is a large amount of debt and when they discuss this with the rating agencies, they will talk about all different credit factors and will do their best to mitigate any issue with the rating. He explained they are pledging the 2.5% but the bonds are sized only on the .5%.

Ms. Crandall stated the real limitation on the City's general obligation debt financing is the ability to pay it back. Reference the chart on page 3 of the attached presentation as to when the debt starts dropping off in 2025. She reported the City will be paying approximately \$7 million a year just to pay off the debt each year and in 2025 that amount drops closer to \$5 million, which gives the City more room if they want to do more debt financing on that general obligation debt capacity. Mr. Bernth added as the debt drops off, capacity increases.

Mr. Stout asked if Vice President Tarazi was asking if they could not do all income tax revenue bonds but do some general obligation bonds and some income revenue bonds. He noted that the financing team looked at that option but determined it was best to stick with just one series of income tax revenue bonds because it makes more sense to secure that and partially to protect the City's credit rating. He explained the .5 percent pays for the debt service and more on this issue, but 2.5 percent will be pledged to help the coverage issue, to show a lot of revenue to cover the income tax bonds to help the rating. Mr. Stout stated as far as general obligation there is capacity there, but Vice President Tarazi mentioned the round-a-bout is not part of parks and recreation and to pull that out for a 10-mill purpose does not make a lot of sense because it does not help the rating or help the whole thing overall. Vice President Tarazi asked if the City could borrow more if that was in a different bucket. Mr. Stout replied that the City would not be able to borrow more and the City can borrow a lot under the income tax revenue that they have in place. He added that typically on revenue bonds the coverage ratio is probably in the 125 to 150 percent. Meaning the amount of revenues out there to pay off the debt on an annual basis are 150 percent of what the actual debt service is. A revenue bond issue is a little less secure than a general obligation bond issue to investors and by pledging the 2.5 percent, there is \$30 million with \$40 million in revenue and the debt services is only \$4.5 million so there is huge coverage and investors will say that this is a solid investment because the coverage is so high.

Vice President Tarazi stated that today Council is considering the \$95 million/30-year option, which is listed on the chart at 3.35 percent borrowing costs, but the other chart shows the current interest rate is sub 2 percent for 30 years. Mr. Bernth replied the 3.35 percent is what is being seen in the market and what they think it is today. He added there is a spread based on the AAA rating, which is the baseline municipal market range and every bond deal that is priced in the market is spread to that. Vice President Tarazi commented that this would not be priced until April, which the rates could be higher or lower. Mr. Bernth agreed and stated they would take the rates at that time. If rates go lower, the debt service would go lower and the City would have more coverage to go to other projects potentially. He added they would still maximize and sell it at the \$95 million. Vice President Tarazi asked why this is sized at \$95 million. Mr. Bernth replied this is sized to target the \$95 million based on the estimated project costs.

Ms. Crandall reiterated that it is the City's ability to pay it back. She noted the legislation states "up to" \$95 million, but the City is going to look at other options to get closer to \$80 million in debt issuance. She added with the cost of operations and potential for cost recovery, the City cannot go higher than \$95 million. Mr. Bernth added \$80 million would give more cushion and help the ratio, which they think would mitigate any credit issues that Moody's or S&P have.

Ms. Vermillion asked what factors affect the City's bond rating. Mr. Bernth replied that a lot of factors like the general economy of the area, jobs, employers, debt history, how fast is debt being paid off, demographic data. Moody's and S&P go through a criterion and put ratios to everything. AAA is the best. He noted if the debt is out of the range of AAA, the other credit characteristics are so high that it bumps back into AAA. Ms. Vermillion mentioned that all indications are that interest rates will rise. Mr. Bernth agreed and that now is the best opportunity to lock in 30- or 37-year debt.

Ms. Hale asked if this assumes that there would not be any public/private partnerships and no income coming in. Mr. Stout replied there is no income accounted for in this for public/private partnerships.

Mr. Bernth explained as there is talk of rising interest rates, even on the short end, it starts to get built into the entire curve in the municipal market. The AAA MMD is a 1- to 30-year benchmark and even though the Feds are raising short-term rates, it effects the entire curve. Right now, they do not know where the interest rates will go but believe it will continue to rise. Vice President Tarazi asked if there is a way to phase the issuance. Mr. Bernth replied they looked at possibly phasing the bonds issuances based on all of the factors pointing to the rate going higher through the year.

Ms. Crandall stated the \$95 million is for the recreation and wellness campus as Council has seen designed so far which is another reason the City is trying to keep it down to a lower number as to have the ability in a few years to borrow some additional funds to do some of the additional projects in recreation and parks. Vice President Tarazi asked if the goal is not to do several projects at once and this is just for the community center and the other things are not right now. Ms. Crandall replied they would have to be a few years down the road when funding or debt capacity is available. Vice President Tarazi mentioned that there appears to be room if the City wanted to do some of these other projects or is it more prudent to push them. Ms. Crandall replied that in order to pay back on the debt is key and the City is at a point where that is going to be a challenge. Out of the .5 percent, the City is still paying for the operations of Recreation and Parks and then it becomes what is the return on the investment from memberships, program fees etc. She reported there is a working proforma assuming there is a 55 percent cost recovery the first year of total operations and goes up over time. If the cost recovery is higher, then the bottom line for the availability of additional revenue to either debt finance or cash payment for additional capital becomes a real opportunity for the City.

President Teater reported that during the campaign for the .5 percent income tax increase the City said that the money would be dedication to Recreation and Parks and not solely to the new community center. It basically doubled the Recreation and Parks budget but also pulled money out of the General Fund that has been going to Recreation and Parks. If the City spends \$5 million of the \$7.4 million just on the bricks, mortar and infrastructure for parks and recreation, it cuts the whole budget to less than what the City was paying for Recreation and Parks. President Teater added the whole tax increase was not to be used solely for this building and campus but for all Recreation and Parks. He added the City promised rails to trails and better maintenance of parks etc. President Teater commented that it comes down to how much is the City willing to pay out of the \$7.4 million for the debt service.

Mr. Marsh asked what Mr. Delande has determined is the amount the City can pay back on an annual basis. Mr. Delande replied that the Recreation and Parks budget is between \$3.5-\$4 million today. He explained the piece the City is unsure of is the recovery piece such as programming, partnerships and potential growth of the City's income tax and the timing of that. Mr. Delande reported that he would look at the 37 years and if the City goes with \$80 million because he feels the City is secure right there based on today's projected numbers and possibly looking at increasing the City's General Obligation debt or other additional debt in a couple of years. If a couple of million dollars in debt payments are freed up

now, that will benefit the City. Mr. Delande mentioned that the City could borrow more, but it would leave the City strapped and vulnerable. He noted in two years, the City will have a better vision of the recovery costs.

President Teater stated in his view, along with other Council members, is that the City builds a top-notch, first-class community center that will get proper community use but also the quality of life and enjoyment out of it and not build something that is second-rate or not sized right. He noted the next discussion is what the City will get for \$80 million. Mr. Delande stated the project cost is projected at \$102 million and there is \$7 million from the sale of the property, which could be used to pay down to get to \$95 million and then depending on the year goes, cash fund some of it as well. Ms. Crandall reported that the City is still looking at this project as a \$95 million project, but what portion of that needs to be debt funded or cash fund. President Teater mentioned that the scary part is the inflation piece.

Vice President Tarazi stated that the City wants to do all of these projects but at the time did not know about the level of inflation and it may means some of these projects get pushed out a couple years. He suggested giving the community a timeline of when the City plans to complete some of those projects and responsibly roll this out given the current financial environment. He believes that the City owes the community more information on the timing of all of this.

Mr. Stout explained that issuing the debt in phases versus all at once is to lock in the interest rate now because of interest rate risk and the City has to have the full amount of bond proceeds in the treasury to sign a construction contract for a major project and cannot encumber funds the City does not have. He added another obstacle is the City has to issue the debt in order to sign a construction contract to get the project under way.

Mr. Delande reported that working with KeyBanc since 2013, the City has refunded various bonds every other year so if the City borrows and the rates go down, there is a timeline when those can be recalled, refunded or refinanced. He added they are always looking at that option for the City and the City saved quite a bit of money on the old bonds when that was done.

## 2. Council Rules Discussion - Rule 9

President Teater stated there are two items of concern: 1) how items get placed on the agenda and 2) how an individual Council member who wants to place proposed legislation (ordinance/resolution) on an agenda and the timing of that. Does this need to be placed on the agenda immediately or should it wait so the public could be properly notified.

Following Council discussion regarding Section 9, the proposed rewrite was approved with minor amendments for adding agenda items and how Council members can get informational/ legislative items considered on an agenda. This Council Rule rewrite will be incorporated and renumbered in the rewrite of Council Rules. **(See Attached)**

Mr. Marsh, seconded by Ms. Vermillion, moved to approve the amended rewrite of Rule 9 (which will be incorporated and renumbered after the total rewrite).

<b>STATUS:</b>	Approved
<b>MOVER:</b>	Pete Marsh
<b>SECONDER:</b>	Cynthia Vermillion
<b>AYES:</b>	Teater, Tarazi, Cottone, Hale, Marsh, Vermillion
<b>EXCUSED:</b>	Les Carrier

## ITEMS FOR DISCUSSION

Ms. Vermillion asked if Council Rule 10.02 could be modified to allow public comments at first reading because points could be brought up that could be reviewed before the second reading.



President Teater stated Council has discussed reviewing/rewriting all of Council rules and welcomes any suggestions on that process or proposed changes.

Ms. Cottone, seconded by Mr. Marsh moved to adjourn the meeting by Voice Vote.

<b>MOVER:</b>	Tina Cottone
<b>SECONDER:</b>	Pete Marsh
<b>AYES:</b>	Teater, Tarazi, Cottone, Hale, Marsh, Vermillion
<b>EXCUSED:</b>	Les Carrier

**CITY MANAGER UPDATES - None**

**ADJOURNMENT – 7:02 PM**

---

Andy Teater, President  
Council Committee of the Whole

---

Diane Werbrich, MMC  
Clerk of Council

Approved: \_\_\_\_\_

Minutes Acceptance: Minutes of Feb 28, 2022 5:30 PM (Approval of Minutes)





Resolution:

Adopted:

Page 1 of

Effective:

**DIRECTING THE CITY MANAGER TO TERMINATE THE LEASE AGREEMENT WITH THE HILLIARD OHIO SOCCER ASSOCIATION TO ENSURE THE CITY OVERSEES ALL SCHEDULING AND ACCESS OF CITY ATHLETIC FIELDS LOCATED AT 6371 SCIOTO DARBY ROAD BEGINNING SEPTEMBER 1, 2022.**

**WHEREAS**, with the recent passage of Issue 22, City Council desires to have additional recreational opportunities in Hilliard, allowing for equal access for the entire community to our current recreation facilities, and to quickly remedy this inequality; City Council desires to have the administration handle scheduling of the athletic field's usage in the City; and

**WHEREAS**, currently, the city has an exclusive agreement with the Hilliard Ohio Soccer Association ("HOSA") for it to maintain and schedule the soccer fields in the city, located at 6371 Scioto Darby Road, through May 31, 2023; and

**WHEREAS** Hilliard Children for purposes of this matter is defined as those inclusive of children attending Hilliard City Schools; and

**WHEREAS**, City Council has determined it is the best interest of city and the health wellness and safety of the community due to construction anticipated for the building and design of the new Community Center, and the construction of the Cosgray Connector, the city shall handle scheduling and traffic management of the athletic fields no later than September 1, 2022; and

**WHEREAS**, therefore, it is necessary for the parties to negotiate termination of the Agreement; and

**WHEREAS**, this will allow the city to gain immediate data on the actual community need as the City develops new facilities; and

**WHEREAS** City Council believes that it is in the best interest of the city for the city to handle the scheduling and access of the City's athletic fields.

**NOW, THEREFORE, BE IT RESOLVED** by the Council of the City of Hilliard, Ohio, that:

**SECTION 1.** City Council directs the City Manager to immediately terminate the current Lease agreement with HOSA to allow the city to manage scheduling of the athletic fields beginning September 1, 2022.

**SECTION 2.** City Council directs the City Manager to return to Council with any supplemental funding request which may be needed to secure immediate termination of the HOSA lease agreement within the next 60 days.

**SECTION 3.** City Council directs staff to seek Recreation and Parks Community committee and community input on the usage policy for the athletic field space to prioritize recreational use and return a recommendation by April 15<sup>th</sup>, 2022.

**SECTION 3.** Nothing in this resolution prohibits city staff from requiring organizations to provide equipment needed to properly allow for these organizations to utilize city athletic facilities.



**SECTION 4.** This Resolution is effective upon its adoption.

**ATTEST:**

**SIGNED:**

\_\_\_\_\_  
**Diane C. Werbrich, MMC**  
**Clerk of Council**

\_\_\_\_\_  
**President of Council**

**APPROVED AS TO FORM:**

\_\_\_\_\_  
**Philip K. Hartmann**  
**Director of Law**

✓ Vote Record - Resolution 2235						
<input type="checkbox"/> Adopted			Yes/Aye	No/Nay	Abstain	Absent
<input type="checkbox"/> Adopted as Amended	Andy Teater		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> Defeated	Omar Tarazi		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> Tabled	Les Carrier		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> Held Over	Tina Cottone		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> Withdrawn	Peggy Hale		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> Positive Recommendation	Pete Marsh		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> No Recommendation	Cynthia Vermillion		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> Referred Back To Committee						

#### **CERTIFICATE OF THE CLERK**

I, Diane C. Werbrich, Clerk of Council for the City of Hilliard, Ohio, do hereby certify that the foregoing Resolution is a true and correct copy of Resolution No. **(ID # 2235)** passed by the Hilliard City Council on the 14th day of March 2022.

IN TESTIMONY WHEREOF, witness my hand and official seal this 14th day of March 2022.

\_\_\_\_\_  
Diane C. Werbrich, MMC



**Ordinance:**

**Passed:**

**Page 1 of**

**Effective:**

**AMENDING ORDINANCE NOS. 21-36 AND 21-41; AUTHORIZING THE FINANCE DIRECTOR TO TRANSFER FUNDS; AND AUTHORIZING THE EXPENDITURE OF FUNDS.**

**WHEREAS**, with the recent passage of Issue 22, City Council desires to have additional recreational opportunities in Hilliard, allowing for equal access for the entire community to our current recreation facilities, and to quickly remedy this inequality; City Council desires to have the administration handle scheduling of the athletic field's usage in the City; and

**WHEREAS**, currently, the city has an exclusive agreement with the Hilliard Ohio Soccer Association ("HOSA") for it to maintain and schedule the soccer fields in the city, located at 6371 Scioto Darby Road, through May 31, 2023; and

**WHEREAS** Hilliard Children for purposes of this matter is defined as those inclusive of children attending Hilliard City Schools; and

**WHEREAS**, City Council has determined it is the best interest of city and the health wellness and safety of the community due to construction anticipated for the building and design of the new Community Center, and the construction of the Cosgray Connector, the city shall handle scheduling and traffic management of the athletic fields no later than September 1, 2022; and

**WHEREAS**, therefore, it is necessary for the parties to negotiate termination of the Agreement; and

**WHEREAS**, this will allow the city to gain immediate data on the actual community need as the City develops new facilities; and

**WHEREAS** City Council believes that it is in the best interest of the city for the city to handle the scheduling and access of the City's athletic fields.

**NOW, THEREFORE, BE IT RESOLVED** by the Council of the City of Hilliard, Ohio, that:

**SECTION 1.** City Council directs the City Manager to immediately terminate the current Lease agreement with HOSA to allow the city to manage scheduling of the athletic fields beginning September 1, 2022.

**SECTION 2.** City Council directs the City Manager to return to Council with any supplemental funding request which may be needed to secure immediate termination of the HOSA lease agreement within the next 60 days.

**SECTION 3.** City Council directs staff to seek Recreation and Parks Community committee and community input on the usage policy for the athletic field space to prioritize recreational use and return a recommendation by April 15<sup>th</sup>, 2022.

**SECTION 3.** Nothing in this resolution prohibits city staff from requiring organizations to provide equipment needed to properly allow for these organizations to utilize city athletic facilities.

**SECTION 4.** This Resolution is effective upon its adoption.

**ATTEST:**

**SIGNED:**

\_\_\_\_\_  
**Diane C. Werbrich, MMC**  
**Clerk of Council**

\_\_\_\_\_  
**President of Council**

**APPROVED AS TO FORM:**

\_\_\_\_\_  
**Philip K. Hartmann**  
**Director of Law**

✓ Vote Record - Ordinance 2236						
<input type="checkbox"/> Adopted <input type="checkbox"/> Adopted as Amended <input type="checkbox"/> Passed <input type="checkbox"/> Defeated <input type="checkbox"/> Tabled <input type="checkbox"/> Held Over <input type="checkbox"/> Referred <input type="checkbox"/> Withdrawn <input type="checkbox"/> First Reading <input type="checkbox"/> Positive Recommendation <input type="checkbox"/> No Recommendation			Yes/Aye	No/Nay	Abstain	Absent
	Andy Teater		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Omar Tarazi		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Les Carrier		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Tina Cottone		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Peggy Hale		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Pete Marsh		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Cynthia Vermillion		<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

## Council Memo: Legislation

**Subject:** HOSA Contract Recommendation  
**From:** Michelle Crandall, City Manager  
**Initiated by:** Ed Merritt, Director of Recreation & Parks  
**Date:** March 14, 2022

### Executive Summary

This legislation authorizes an extension of the current agreement with the Hilliard Ohio Soccer Association/Locomotive Football Club (HOSA).

### Staff Recommendation

Staff recommends extending the current H.O.S.A. contract through May 31, 2024. The City would begin scheduling and maintenance of all fields on June 1, 2024. This additional time will allow for:

- Design & construction of new fields
- Development of a field use policy and cost recovery analysis
- Planning and budgeting for staff and equipment to maintain fields & for scheduling of fields

Encompassed within the noted steps above, Staff would take the following related actions:

- Work with EDGE and O Sports on the design, layout & calculation of available field space and usage time/schedule
- Work with RPAC and user groups to develop a "Rectangle Field Use Policy" for Council approval.
- Work collaboratively with HOSA and other potential user groups to better understand current needs of all organizations currently and into the future.

### Background

Over the past few months, staff and Council have extensively discussed soccer in Hilliard and how we have administered the field distribution to our local soccer groups and the contracts that currently exist. HOSA/LFC's current contract runs through May 31, 2023 (following the Spring/Fall soccer season); NWFC has a contract that is renewed on an annual basis.

There have been two Committee of the Whole meetings to discuss how to best move forward. Council has heard from our two soccer providers in Hilliard - HOSA and Northwest Football Club. Additionally, Council heard from Olimpia USA Soccer who has requested field time. City staff has provided Council with information regarding participant information, estimated capital improvement and operating budgets for operating HOSA Park in a gap year as well as estimates for the new facility.

### Financial Impacts

Extending HOSA's contract through June of 2024 will enable the City time to develop a proper tiered system for field usage for rectangular field sports, while also saving the City an estimated \$165,500 in the 2023 operating budget.

### Expected Benefits

Allowing the appropriate time to design and construct new fields and to develop a tiered rectangular field space policy, will enable the City to ensure a seamless transition from partner operated City facilities to City operate facilities.

### Attachments

None



Resolution:

Adopted:

Page 2 of

Effective:

**DIRECTING THE CITY MANAGER TO EXTEND THE LEASE WITH THE HILLIARD OHIO SOCCER ASSOCIATION.**

**WHEREAS**, the City and the Hilliard Ohio Soccer Associate ("HOSA") entered into a lease for approximately 53± acres located at 6287 Scioto Darby Road, generally referred to as the HOSA Soccer fields; and

**WHEREAS**, on September 28, 2020, the City and HOSA entered into a first addendum to the Agreement providing that the lease HOSA Soccer fields would terminate on May 31, 2023; and

**WHEREAS**, with the development of new fields on the Jerman Property, the site of the City's new Recreation and Wellness Campus, the City desires to work with the RPAC and user groups to develop a new Rectangle Field Use Policy and proper tiered system for field usage; and

**WHEREAS**, to provide time to develop policies, the Administration desires to extend HOSA's lease through May 31, 2024.

**NOW THEREFORE BE IT RESOLVED**, by the Council for the City of Hilliard:

**SECTION 1.** Hilliard City Council directs the City Manager to enter into an extension of the lease for the HOSA soccer fields with the Hilliard Ohio Soccer Association.

**SECTION 2.** This Resolution is effective upon its adoption.

ATTEST:

SIGNED:

\_\_\_\_\_  
Diane C. Werbrich, MMC  
Clerk of Council

\_\_\_\_\_  
President of Council

APPROVED AS TO FORM:

\_\_\_\_\_  
Philip K. Hartmann  
Director of Law

✓ Vote Record - Resolution 2234						
		Yes/Aye	No/Nay	Abstain	Absent	
<input type="checkbox"/> Adopted	Andy Teater	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
<input type="checkbox"/> Adopted as Amended	Omar Tarazi	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
<input type="checkbox"/> Defeated	Les Carrier	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
<input type="checkbox"/> Tabled	Tina Cottone	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
<input type="checkbox"/> Held Over	Peggy Hale	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
<input type="checkbox"/> Withdrawn	Pete Marsh	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
<input type="checkbox"/> Positive Recommendation	Cynthia Vermillion	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
<input type="checkbox"/> No Recommendation						
<input type="checkbox"/> Referred Back To Committee						

#### CERTIFICATE OF THE CLERK

I, Diane C. Werbrich, Clerk of Council for the City of Hilliard, Ohio, do hereby certify that the foregoing Resolution is a true and correct copy of Resolution No. **(ID # 2234)** passed by the Hilliard City Council on the 14th day of March 2022.

IN TESTIMONY WHEREOF, witness my hand and official seal this 14th day of March 2022.

\_\_\_\_\_  
Diane C. Werbrich, MMC