



City of Kent
Wednesday, July 24, 2024
Regular City Council Meeting
320 S. Depeyster Street, Kent, OH 44240

AGENDA

6:55 P.M. Board of Control

7:00 P.M. Regular Council Meeting

1. Roll Call
2. Opening Remarks and Pledge of Allegiance- Mr. Mike DeLeone
3. Approval of Minutes
 - 3.1. June 19, 2024 Regular Council Meeting Minutes
July 10, 2024 Special Council Meeting Minutes
4. Communications
 - 4.1. Public Comment- Anyone wishing to address Council must submit their written comments to the Clerk of Council at councilclerk@kentohio.gov by 4:30 p.m. on the meeting day. If also requesting to speak at the meeting, comments are limited to three (3) minutes.
 - 4.2. Written Communication (All placed on file in the Clerk of Council's office)
 1. Standing Rock Cemetery Board of Trustees July 11, 2024 was received and posted on July 3, 2024.
 2. Board of Health Agenda for July 9, 2024 was received on July 3, 2024.
 3. Board of Zoning Appeals agenda and staff report for the July 15, 2024 meeting was received on July 8, 2024.
 4. Ohio Division of Liquor Control Notice to Legislative Authority STOCK request (Change of Corporate Stock Ownership) for Wolf Patterson, Inc DBA Loft 1st Floor & Bsmt at 112 W. Main Street was received on July 5, 2024.
 5. Ohio Division of Liquor Control Notice to Legislative Authority Transfer request received July 15, 2024 for Blind Squirrel Pub LLC, 802 N. Mantua St.
 6. Kent Parks and Recreation Board Packet for the July 18th meeting was received on July 15, 2024.
 - 4.3. City Manager's Report

5. Standing Committees & Legislation

Committee of the Whole Chair Mayor Fiala/ Vice-Chair Amrhein

5.1.1. July 10, 2024 Committee Meeting Minute Approval

5.1.2. Action(s) Recommended

1. Authorize Council to interview Board and Commission applicants in public, prior to the start of council meetings with no YouTube recording. If multiple candidates are to be interviewed, a special council meeting may be scheduled on an alternate date.
2. Authorize Juneteenth Federal Holiday as a staff holiday, with an emergency clause.

5.1.3. **DRAFT 2024-066** AN ORDINANCE COMMEMORATING JUNETEENTH AS AN OFFICIAL CITY HOLIDAY FOR ALL EMPLOYEES OF THE CITY OF KENT WHO ARE ENTITLED TO HOLIDAYS AND DECLARING AN EMERGENCY (Authorized)

5.2. **Community Development** Chair Rosenberg/ Vice-Chair Clapper

5.2.1. July 10, 2024 Committee Meeting Minute Approval

5.2.2. Action(s) Recommended

1. Authorize staff to proceed with the decarbonization planning study.
2. Authorize an operating agreement for the sale of adult marijuana, with an emergency clause.
3. Authorize the DORA boundary expansion request, with the emergency clause.

5.2.3. **Draft 2024-067** AN ORDINANCE AUTHORIZING THE CITY MANAGER, OR HIS DESIGNEE, TO ENTER INTO A DUAL-USE OPERATING AGREEMENT BETWEEN THE CITY OF KENT AND SLIGHTLY TOASTED, LLC (DBA BLISS OHIO), TO CONTINUE OPERATING AS A MEDICAL MARIJUANA DISPENSARY AND ALSO OPERATE AS AN ADULT USE CANNABIS DISPENSARY, AND DECLARING AN EMERGENCY (Authorized)

5.2.4. **Draft 2024-068** AN ORDINANCE AMENDING THE DOWNTOWN KENT DORA TO EXPAND THE BOUNDARIES TO INCLUDE A NEW BUSINESSES LOCATED AT 141 EAST SUMMIT STREET, AND DECLARING AN EMERGENCY (Authorized)

5.3. **Finance Committee** Chair DeLeone/ Vice-Chair Celko

5.3.1. July 10, 2024 Committee Meeting Minute Approval

5.3.2. Action(s) Recommended

1. Authorize the use of insurance coverage for financial liability coverage, with an emergency clause.
2. Approve the fourth 2024 budget appropriation's amendment, with an emergency clause.
3. Authorize the submission of the OPWC grant and loan requests, with an emergency clause.
4. Authorize the employment contract between the City of Kent and David Ruller, with an emergency clause.

5.3.3. **Draft 2024-069** AN ORDINANCE ENACTING SECTION 133.011 OF THE CODIFIED ORDINANCES OF THE CITY OF KENT TITLED "EMPLOYEE DISHONESTY AND FAITHFUL PERFORMANCE OF DUTY INSURANCE POLICY" AND DECLARING AN EMERGENCY (Authorized)

5.3.4. **Draft 2024-070** AN ORDINANCE AMENDING ORDINANCE NO. 2023-97, THE CURRENT APPROPRIATION ORDINANCE, PASSED DECEMBER 20, 2023; SO AS TO ADJUST APPROPRIATIONS, TRANSFERS AND ADVANCES FROM THE VARIOUS FUNDS OF THE CITY OF KENT TO INDIVIDUAL ACCOUNTS FOR THE CURRENT EXPENSES OF THE CITY FOR THE FISCAL YEAR ENDING DECEMBER 31, 2024; AND DECLARING AN EMERGENCY (Authorized)

5.3.5. **Draft 2024-071** AN ORDINANCE AUTHORIZING THE CITY OF KENT TO SUBMIT A FUNDING APPLICATION TOTALING \$689,000 AND TO EXECUTE THE SUBSEQUENT AGREEMENT WITH THE OHIO PUBLIC WORKS COMMISSION (OPWC), AND TO ACCEPT THE GRANT, IF AWARDED, WITH CORRESPONDING APPROPRIATION OF FUNDS AND DECLARING AN EMERGENCY (Authorized)

5.3.6. **Draft 2024-072** AN ORDINANCE ACCEPTING AND AUTHORIZING THE CITY MANAGER OR HIS DESIGNEE TO EXECUTE THE FOLLOWING AGREEMENTS WITH THE CITY OF KENT, OHIO, WITH THE CITY OBTAINING PERMANENT AND TEMPORARY EASEMENTS, FOR RIGHT-OF-WAY PURPOSES, TO INSTALL, CONSTRUCT AND RECONSTRUCT THE ROADWAY FOR THE PROJECT KNOWN AS EAST MAIN STREET IMPROVEMENT PROJECT, AND DECLARING AN EMERGENCY. (Authorized)

5.3.7. **Draft 2024-076** AN ORDINANCE AUTHORIZING THE CITY BUDGET & FINANCE DIRECTOR AND LAW DIRECTOR, OR THEIR DESIGNEES, TO SIGN AN EMPLOYMENT CONTRACT BETWEEN THE CITY OF KENT AND DAVID RULLER, AND DECLARING AN EMERGENCY (Authorized)

6. Unfinished Business

7. New Business

8. Councilmembers' Comments

9. Mayor's Report

10. Executive Session

- 10.1. To consider the purchase of property for public purposes, the sale of property at competitive bidding, or the sale or other disposition of unneeded, obsolete, or unfit- for-use property in accordance with section 505.10 of the Ohio Revised Code

11. Return to Regular Meeting

- 11.1. Authorization of Draft Ordinances 2024-061, 2024-073, 2024-074, 2024-075
- 11.2. **DRAFT 2024-061** A RESOLUTION DECLARING THE INTENT TO APPROPRIATE PROPERTY INTERESTS FOR THE EAST MAIN STREET IMPROVEMENT PROJECT AND DECLARING AN EMERGENCY (Authorized)
- 11.3. **Draft 2024-073** AN ORDINANCE ACCEPTING AND AUTHORIZING THE CITY MANAGER OR HIS DESIGNEE TO EXECUTE AN AGREEMENT BETWEEN MARIA C. ROCK AND THE CITY OF KENT, OHIO, WITH THE CITY OBTAINING A PERMANENT AND TEMPORARY EASEMENT FOR RIGHT-OF-WAY PURPOSE FOR THE PROJECT KNOWN AS EAST MAIN STREET IMPROVEMENT PROJECT, AND DECLARING AN EMERGENCY (Authorized)
- 11.4. **Draft 2024-074** AN ORDINANCE ACCEPTING AND AUTHORIZING THE CITY MANAGER OR HIS DESIGNEE TO EXECUTE AN AGREEMENT BETWEEN FAITH LUTHERAN CHURCH OF KENT AND THE CITY OF KENT, OHIO, WITH THE CITY OBTAINING A PERMANENT AND TEMPORARY EASEMENT FOR RIGHT-OF-WAY PURPOSE FOR THE PROJECT KNOWN AS EAST MAIN STREET IMPROVEMENT PROJECT, AND DECLARING AN EMERGENCY(Authorized)
- 11.5. **Draft 2024-075** AN ORDINANCE ACCEPTING AND AUTHORIZING THE CITY MANAGER OR HIS DESIGNEE TO EXECUTE AN AGREEMENT BETWEEN SOUTHWARD PRESERVE, LLC AND THE CITY OF KENT, OHIO, WITH THE CITY OBTAINING A TEMPORARY EASEMENT FOR RIGHT-OF-WAY PURPOSE FOR THE PROJECT KNOWN AS EAST MAIN STREET IMPROVEMENT PROJECT, AND DECLARING AN EMERGENCY (Unauthorized)

Adjourn

Any person who requires an auxiliary aid or service for effective communication or a modification of policies and procedures to participate in any City or City Council public meeting or event should contact the Clerk of Council at 330-676-7555 or councilclerk@kent-ohio.org. Any request for auxiliary aid or other accommodation should be made as soon as possible, but no later than forty-eight hours prior to the event.