

CIRCLEVILLE CITY COUNCIL MEETING MINUTES 2/4/2025

Circleville City Council convened in Council Chambers Tuesday, February 4, 2025, at 7:00 p.m. Council members present at Roll call: President Barry Keller, At Large Members Katie Logan-Hedges, Sheri Theis, and Tom Klitzka, First Ward Jeff Hallinin, Second Ward John Moats, and Clerk Melissa Burns. Excused absent members: Third Ward Audrey Lukasak and Fourth Ward Tom Duvall. Invited guests present: Mayor Michelle Blanton, Law Director Kendra Kinney, Auditor Mark Bidwell, and Planner Hannah Wynne.

President Keller called the meeting to order at 7:00 p.m. The Pledge of Allegiance was recited, and invocation was given by all.

Theis motioned to approve City Council minutes from January 21, 2025. Moats seconded. Motion carried.

REPORTS FROM COUNCIL MEMBERS:

Hedges stated she had a Finance meeting on January 28, 2025, with 6 pieces of legislation that are on the Agenda this evening. Hedges stated she had another Finance meeting earlier this evening and will have one piece of legislation go to the next Council meeting.

Klitzka stated he had a Judicial meeting on January 28, 2025, and will have an Ordinance on the Agenda this evening.

REPORTS FROM CITY OFFICIALS:

Kinney stated during an earlier Finance meeting there will be legislation moving forward regarding union negotiation with OPBA. Kinney stated she had a meeting with the Police Chief and President Keller to go over law enforcement and municipal resources available for the police department.

Mayor Blanton thanked everyone for attending the State of City Address. Blanton asked people to be alert of pedestrians walking as the weather changes to spring. The Mayor will have a Safety Resolution coming soon regarding a County Wide Mitigation Plan in the event of a natural disaster.

QUESTIONS OR ANSWERS TO ADMINISTRATION:

PUBLIC PARTICIPATION:

William Haddox of 531 E. Union St., Circleville, Ohio 43113. Mr. Haddox asked about free recycling options for residents. He asked if the City has considered letting a company house a facility locally that residents can scan in and out of and recycle for free.

Dave Horning of 569 Plaza Dr., Circleville, Ohio 43113. Mr. Horning stated currently there are no landfills in Pickaway County. Mr. Horning stated all landfills in Ohio have an end of life and there will be a need for new landfills. Mr. Horning stated Mr. Haddox is referring to a mega-site and there is one in Washington Courthouse if Circleville wanted to study one.

Dennis Thomas of 517 Elm Avenue, Circleville, Ohio 43113. Mr. Thomas is planning to add a Cardo's Pizza on South Court Street and has some concerns regarding the planned overpass for the railroad tracks. Mr. Thomas asked how big the overpass will be out of the concern for opening a new business. Keller stated it is premature at this time to know exactly where the grade separation will go, what it will look like, or how many properties will be affected. Keller stated there is a 2.5 million match the City will be responsible for. Keller stated those plans will be later and any concerns can be addressed at the time of engineering and land acquisition.

COMMUNICATIONS: None

ORDINANCES FOR FIRST READING:

a) AN ORDINANCE AMENDING CHAPTER 123.01 OF THE CODIFIED ORDINANCES OF THE CITY OF CIRCLEVILLE ESTABLISHING THE POSITION OF CLERK OF COUNCIL AND DECLARING AN EMERGENCY.

Discussion: Hedges stated this Ordinance is for a non-union, non-supervisory, unclassified position and came out of the Finance Committee with a recommendation for passage. Theis clarified this is not for a new position.

MOTION-ROLL CALL -VOTE

Hallinin motioned to hold the Ordinance for a second reading. Moats seconded. Roll call. (5 Yeas- 0 Nay).

b) AN ORDINANCE AMENDING CHAPTER 123.01 OF THE CODIFIED ORDINANCES OF THE CITY OF CIRCLEVILLE ESTABLISHING THE POSITION OF ASSISTANT CLERK OF COUNCIL AND DECLARING AN EMERGENCY.

Discussion: Hedges stated this Ordinance is like the first Ordinance and is also for an established position.

MOTION-ROLL CALL -VOTE

Hedges motioned to hold the Ordinance for a second reading. Theis seconded. Roll call. (5 Yeas- 0 Nay).

c) RESOLUTION APPROVING THE APPLICATION TO ADD CERTAIN PARCELS OF REAL PROPERTY TO THE CIRCLEVILLE NEW COMMUNITY AUTHORITY DISTRICT AND TO AMEND THE PETITION FOR ESTABLISHMENT OF THE CIRCLEVILLE NEW COMMUNITY AUTHORITY AS A NEW COMMUNITY AUTHORITY UNDER CHAPTER 349 OF THE OHIO REVISED CODE AND DECLARING AN EMERGENCY.

Discussion: Hedges stated that this Resolution and agenda items D and E are related. Hedges explained this is the final step for adding the three projects to the NCA. Keller clarified this is for the North Court Development

MOTION-ROLL CALL -VOTE

Hallinin motioned to hold the Resolution for a second reading. Klitzka seconded. Roll call. (5 Yeas- 0 Nay).

d) RESOLUTION APPROVING THE APPLICATION TO ADD CERTAIN PARCELS OF REAL PROPERTY TO THE CIRCLEVILLE NEW COMMUNITY AUTHORITY DISTRICT AND TO AMEND THE PETITION FOR ESTABLISHMENT OF THE CIRCLEVILLE NEW COMMUNITY AUTHORITY AS A NEW COMMUNITY AUTHORITY UNDER CHAPTER 349 OF THE OHIO REVISED CODE AND DECLARING AN EMERGENCY.

Discussion: Hedges stated this is for the Heritage Ponds Development.

MOTION-ROLL CALL -VOTE

Theis motioned to hold the Resolution for a second reading. Hallinin seconded. Roll call. (5 Yeas- 0 Nay).

e) RESOLUTION APPROVING THE APPLICATION TO ADD CERTAIN PARCELS OF REAL PROPERTY TO THE CIRCLEVILLE NEW COMMUNITY AUTHORITY DISTRICT AND TO AMEND THE PETITION FOR ESTABLISHMENT OF THE CIRCLEVILLE NEW COMMUNITY AUTHORITY AS A NEW COMMUNITY AUTHORITY UNDER CHAPTER 349 OF THE OHIO REVISED CODE AND DECLARING AN EMERGENCY.

Discussion: Hedges stated this is for the South Court Development.

MOTION-ROLL CALL -VOTE

Hallinin motioned to hold the Resolution for a second reading. Moats seconded. Roll call. (5 Yeas- 0 Nay).

f) AN ORDINANCE AMENDING THE ANNUAL APPROPRIATION ORDINANCE IN THE CAPITAL IMPROVEMENT .4% INCOME TAX FUND 206 SAFETY FORCES .5% TAX FUND 212 SAFETY FORCES .5% TAX FUND 227 WATERWORKS OPERATING FUND 808 WATERWORKS IMPROVEMENT AND EXTENSION FUND 819 AND SANITARY SEWER OPERATING FUND 909 OF THE CITY OF CIRCLEVILLE.

Discussion: Hedges stated this is the first Housekeeping Ordinance of the year with a total of \$157,437.11. Hedges highlighted; \$23,760 was for grant reimbursement for engineering; \$20,000 in paramedic training; and most of the other increases are to the original budget.

MOTION-ROLL CALL -VOTE

Hedges motioned to hold the Ordinance for a second reading. Klitzka seconded. Roll call. (5 Yeas- 0 Nay).

g) AN ORDINANCE TO AMEND THE ZONING DISTRICT OF 0 ATWATER AVENUE (PARCEL #A05-1-115-00-001-88 AND A05-1-115-00-001-89), 0 MORRIS ROAD (PARCEL #A05-1-115-00-001-90 AND A05-1-115-00-001-00) FROM NB (NEIGHBORHOOD BUSINESS) DISTRICT, MUR (MULTI-UNIT) DISTRICT AND MDR (MEDIUM DENSITY RESIDENTIAL) DISTRICT TO PUD, PLANNED UNIT DEVELOPMENT.

Discussion: Wynne stated this Ordinance is for the ALTO PUD. The PUD will have both apartments and single-family homes with green space throughout. This Ordinance is for the rezoning of the property and went through Planning and Zoning with a unanimous recommendation of approval. If this Ordinance passes the redevelopment will go back to Planning and Zoning for final approval.

MOTION-ROLL CALL -VOTE

Klitzka motioned to hold the Ordinance for a second reading. Theis seconded. Roll call. (5 Yeas- 0 Nay).

NEW BUSINESS:

1. Theis motioned to excuse Lukasak from tonight's meeting. Hallinin seconded. Motion carried.
2. Hallinin motioned to excuse Duvall from tonight's meeting. Klitzka seconded. Motion carried.

Hallinin motion to adjourn the City Council meeting. Klitzka seconded. Council is adjourned at 7:30 p.m.

Minutes prepared by: Melissa Burns, Clerk.