



City of Celina, Ohio

OFFICES OF:

November 15, 2022

Mayor
419-586-5823

Safety-Service
Director
419-586-6464

Community
Development
419-586-6464

Municipal Utilities
419-586-2311

Engineering Planning
& Zoning
419-586-1144

Parks & Recreation
419-586-1041

Jason King
City Council President
City Hall
Celina, OH 45822

Dear Mr. King,

The Celina City Planning Commission met on October 20, 2022 and reviewed a petition by abutting property owner for a proposed portion of alley vacation. The proposed portion is for the alley that runs north/south connecting Warren St to Logan St. The physical address is behind (east) of 311 S. Main St. and north of this property 307 S. Main St. (Marathon Gas Station). Public utilities are in the platted alley, which requires that there be an easement in place for these utilities.

The Planning Commission is recommending to Council at this time that the alley be vacated with a utility easement in place for the protection of existing utilities at this location. Documentation and drawing has been given City Law Director George Moore.

A copy of the Planning Commission's minutes is attached.

Sincerely,

A handwritten signature in black ink, appearing to read "V. Barnhart", is written over a horizontal line.

Vince Barnhart
Secretary Celina City Planning Commission



Celina Planning Commission

October 20, 2022 Meeting Minutes

Location: 2nd floor of Administration Building
Time: 7:00 PM
Members Present: Mayor Hazel and SSD Hitchcock
Members Absent: M. Overman, T. Hone*
Others Present: Vince Barnhart and Garret Lutz (City of Celina), Sharon Poor*, Cody Muhlenkamp, Jacob Poeppelman and Dylan Pottkutter

The Planning Commission meeting is called to order at 7:00pm by Mayor Hazel who recognizing there is no quorum immediately commissions Sharon Poor active member of Planning Commission (she was already notified to be a member but was observing). Tom Hone came to the meeting following the start of the meeting.

Board reviewed minutes but realized they could not act upon so tabled till next meeting.

First item on the agenda is a site plan review of an alley vacate request by Oily Boys LLC (Cody Muhlenkamp) of Celina, OH. Alley is behind 311 S Main St and 307 S Main St that runs north and south. Zoning is B-2. Muhlenkamp spoke on behalf of Oily Boyz and stated the space would be used for parking for a new project in the works at 311 S. Main St. Mayor Hazel spoke up he was "very excited" to see the finish project. Hone came in during presentation and was brought up to speed. Hone inquired about utilities and Mayor explained there would have to be an easement for the city utilities written up. Muhlenkamp said he had approval by the tenant (Marathon gas station) but not the current owner. Mayor and SSD both said that Muhlenkamp would need in writing approval from property owner. Hone inquired about property owners being notified. Barnhart said all letters were mailed out. Mayor Hazel explained if the alley were to be vacated it would also need city council's "blessing".

SSD Hitchcock made motion to accept contingent upon Oily Boyz getting written approval from property owner of the Marathon station, a property survey stating easement for utilities. Mayor seconded the motion with all in favor.

Second item was tabled. Celina Tent was put on further notice due to some requirements from Fire Chief needing met on water line size.

Meeting was adjourned by Mayor Hazel at 7:26 pm.

Minutes Submitted by: Vince Barnhart, Planning Commission Secretary