

Village of Chauncey Council

August 13, 2026

CALL TO ORDER: Mayor Frank Campbell called the meeting to order at 6:01 p.m.

PLEDGE TO THE FLAG: The pledge was observed by all in attendance.

ROLL CALL: Taken by Frank Campbell

Seat 1 – Connaught Cullen, Present

Seat 2 – Natasha Taylor, Present

Seat 3 – Karla Dellinger, Present

Seat 4 – Joe Jenne, Jr, Present

Seat 5 – Amanda Moore, Present

Seat 6 – Dylan Skees, Present

Mayor – Frank Campbell, Present

Village Administrator – Present

Village Solicitor – Present

Fiscal Officer – Absent

Karla Dellinger made the motion to excuse Dylan Skees from the July 13 Special Meeting; seconded by Amanda Moore. Natasha Taylor and Joe Jenne abstained; all others were in favor.

APPROVAL OF BILLS AND FINANCIAL REPORTS FROM FISCAL OFFICER:

Fiscal Officer Kevin Simons was absent from the meeting. Karla Dellinger made the motion to accept both June and July financial statements; seconded by Dylan Skees. All were in favor of the motion.

Connaught Cullen raised the question of Karla Dellinger's outstanding checks. Karla explained the fiscal officer would need to reissue them as she has misplaced the originals.

Tax exempt form needed to be filled out and turned in to the Auditor's office for village property located at 44 Converse and 47 Main. Kevin is currently working to get this accomplished.

Frank Campbell appraised council on the next steps on the Parks & Recreation building. Estimates on the cost are needed to move forward. Chris Russell has spoken with an Amish builder and also Jason Hixson about an estimate. He has not received any as of yet. Dylan Skees asked about the size of the building and was told it would be at least 24X32' but could be larger depending what could be built within the \$30,000 budget. Mayor Campbell explained this would not include a concrete floor but one would be installed in the future.

Karla Dellinger made a motion to allow Chris to move forward with the \$30,000 budget; seconded by Connaught Cullen. All were in favor of the motion. Mayor Campbell stated he would like to have at least three estimates and would get with Chris about additional builders.

Karla made the motion to suspend the rules and declare an emergency; seconded by Natasha Taylor. Roll call vote was as follows:

Connaught Cullen – Y

Joe Jenne – Y

Dylan Skees – Y

Amanda Moore – Y

Natasha Taylor – Y

Karla Dellinger – Y

Karla Dellinger made the motion to adopt; seconded by Connaught Cullen. All were in favor of the motion.

APPROVAL OF MINUTES:

Connaught Cullen made the motion to approve the June 11, 2026 meeting minutes, seconded by Joe Jenne. Amanda Moore abstained as she had not attended the meeting. All others were in favor.

Connaught Cullen made the motion to approve the July 9, 2026 meeting minutes, seconded by Amanda Moore. Karla Dellinger, Natasha Taylor and Joe Jenne abstained from the vote as they had not attended the meeting. All others were in favor.

Karla Dellinger made the motion to approve the July 13, 2026 special meeting minutes; seconded by Joe Jenne. Dylan Skees abstained as he had not attended; all others were in favor.

NEW BUSINESS:

Plan to abolish Chauncey Zoning Code. Mayor Campbell presented part of his plan to abolish the zoning code. He stated the first step was to create a noise ordinance (he has a draft to present later) and turn it into the Athens County Sheriff's Office to enforce. The next step he would like to take is to rename the zoning map as a land usage map and reassign districts as business and residential. He also suggested a grass ordinance to be drawn up and enforced by the village administrator with the mayor assisting when necessary. Mayor Campbell will have the conversations prior to any fines assessed. Amanda Moore asked about the elderly in the community that are unable to keep their yards up to standards. Mayor Campbell stated that he would call their family for assistance. Natasha Taylor suggested GoodWorks to be called in this type of situation as they offer free services to those in need. The mayor stated if further more aggressive action needed to be taken to correct the situation; it would be brought before council to decide how to proceed. Karla Dellinger as how these regulations would be enforced without village law enforcement. Mayor Campbell stated that fines would be assessed and if unpaid they would be sent to the auditor's office as liens. Karla also asked about those who rent in the village. Mayor Campbell expressed the property owners should be responsible. Connaught Cullen stated that lawn care is usually addressed in the rental contracts. Mayor Campbell suggested council put this stipulation in all rental contracts. Another step in the process would be to address Airbnb owners to build a fence around the property and to create parking that is on the property and not on the street.

Karla Dellinger would like changes to the zoning code to be sent to committee to write. The mayor suggested the planning and development committee start an email chain for suggestions.

Dellinger suggested council to hold a special meeting in which to discuss ideas and take public comments. The meeting was tentatively scheduled for Thursday August 27; 6:00 pm; at Village Hall. Karla would send clerk confirmation.

The clerk was instructed to post the September council meeting the day after the meeting in order to fulfill the 30-day notice required to move forward with changes to the zoning code.

Connaught Cullen stated she felt the mayor was just replacing the word "zoning" with "land use regulations" and didn't see why the council could not just keep the current laws and make edits to it as needed. Mayor Campbell expressed his fear that zoning will turn into HOA. Connaught asked if abolishing the zoning code would endanger future grant funding and asked how it had affected the current grants. No answer was given.

Variance fee. Connaught Cullen brought up her thought the variance fee was too high. The majority of council felt the same. Mayor Campbell felt it was absurd that residents had to pay to ask to make changes to their property and homes. Connaught suggested \$20; Karla countered with \$50. After much discussion a compromise was reached and Connaught Cullen brought forth a motion to create Ordinance 2026-04 changing the variance fee from \$100 to \$35; seconded by Dylan Skees. Natasha Taylor abstained from the vote; all others were in favor.

Karla Dellinger made a motion to suspend the rules and declare an emergency; seconded by Connaught Cullen. Roll call vote as follows:

Connaught Cullen – Y	Joe Jenne – Y	Dylan Skees – Y	Amanda Moore – Y
Natasha Taylor – Abstained	Karla Dellinger – Y		

Connaught Cullen made the motion to adopt Ordinance 2026-04; seconded by Karla Dellinger. Natasha Taylor abstained from the vote; all others were in favor. The fiscal officer is responsible to write the ordinance.

Disc Golf Course: Dylan Skees asked council permission to apply for SOPEC Community funding to design and install a disc golf course in the Chauncey Park. He made a motion to create **Resolution 2026-14**; *authorizing him to apply and sign for SOPEC funds to create a disc golf course in the Chauncey Park.* This motion was seconded by Karla Dellinger. All were in favor of the motion.

Karla Dellinger made a motion to suspend the rules and declare an emergency; seconded by Joe Jenne. Roll call vote as follows:

Connaught Cullen – Y	Joe Jenne – Y	Dylan Skees – Y	Amanda Moore – Y
Natasha Taylor – Y	Karla Dellinger – Y		

Connaught Cullen made the motion to adopt **Resolution 2026-14**; seconded by Dylan Skees. All were in favor of the motion. The fiscal officer will draw up the resolution.

Variance request: Lisa Taylor requested council allow her to install a mobile home at 47 Mill Street. She presented photos and information on the company that would perform the install. Council directed her to apply for a variance and the matter would go before the Board of Zoning Appeals. The meeting was tentatively set for August 25. Lisa was instructed to file for the variance in order to set the process in motion.

Fire Department Grants: Mayor Campbell requested council permission to apply for grants for the fire department. Karla Dellinger stated the fire department should be in any application process in their behalf. Joe Jenne encouraged council to agree in order to receive the best service available for fire protection. Mayor Campbell reiterated the fire department request to stay off their property after the incident with the flag earlier this spring. Joe Jenne stated members of the fire department would not want to come to the table in funding discussions. He spoke of the situation of the fire department trucks in danger of being blocked in during streetscape construction due to a fire department error. He expressed his feeling the township was not taking the reins on fire department issues and felt his children were in danger in a fire event. He said the old fire department he had joined had standards in which this one did not and those at the helm have dropped the ball. Karla Dellinger expressed the need to mend the relations between the fire department and the village. Village Administrator Chris Russell explained the construction situation saying that he and the construction company worked out to only dig across half of the lot, perform the work, then repair the drive before digging the other half. He stated there was no occurrence of the trucks being blocked in. Mayor Campbell would like to work on fire options in the future. He entertained the possibility of finding grant

funding to start a fire department in which the crew would be paid. Joe Jenne offered to extend the olive branch so to speak one final time at the next township meeting before proceeding.

Molly with the Pedals & Pollinators event has requested the village to allow children to paint the guardrail posts at their event instead of the original plan of allowing them to assist with the mural on the bike rental building. Each post would be painted a solid color. Council approved this idea with the stipulation the color sequences of the posts to not be a rainbow or any other controversial sequence.

Athens County EMA provided an updated Memorandum of Understanding with Athens County during an emergency for council to approve and sign. This paper says the village will provide a staging area and also an area for debris to be stored in the event of an emergency. Karla Dellinger made the motion to approve the memorandum; seconded by Connaught Cullen. All were in favor.

OLD BUSINESS:

Sun Sails for park: This discussion was moved to the next Parks and Recreation Committee meeting. This meeting has not been scheduled at this time.

Gas Line Easement for Capstone: Solicitor Robe and Mayor Campbell are still working on this.

Jim Edwards Easement: Mr. Edwards is pushing to be annexed into the village. Solicitor Robe and Mayor Campbell are working to move forward. Although the Mayor had council permission to sign the original agreement, Mr. Edwards added this possibility in order to receive sewer and water service. The would be at the owner's cost. Chris Russell added the streets in that area are already laid out (Spring/Slater) and Mr. Edwards may request them to be opened. Barb Milhone: What is the cost to add maintenance to those streets? Jonathan Robe stated this would need to be outlined in the annexation papers. Mayor Campbell is frustrated with the situation. Solicitor Robe advised to see what Edward's attorney says then present it to council for a vote to sign or not. The Dover township trustees would need to be consulted as the taxes for that property go to them. If they do not agree to give it up to the village; the village would need to approach the county commissioners for approval.

ORDINANCES AND RESOLUTIONS:

RESOLUTION 2026-06 A Resolution to Adopt the Athens County Hazard Mitigation Plan. 3rd reading.

Natasha Taylor made the motion to accept third reading and adopt the resolution; seconded by Karla Dellinger. All in favor of the motion.

RESOLUTION 2026-12 Resolution Authorizing the Mayor to Prepare and Submit an Application to Participate in the OPWC Commission State Capital Improvements and/or Local Transportation Improvement Programs(s) and to Execute Contracts as Required and Declaring an Emergency. A motion to introduce this resolution was brought forth by Karla Dellinger; seconded by Connaught Cullen. All were in favor of the motion.

Karla Dellinger made a motion to suspend the rules and declare an emergency; seconded by Connaught Cullen. Roll call vote as follows:

Connaught Cullen – Y
Natasha Taylor – Y

Joe Jenne – Y
Karla Dellinger – Y

Dylan Skees – Y

Amanda Moore – Y

Karla Dellinger made the motion to adopt; seconded by Natasha Taylor. All were in favor of the motion.

SOLICITOR'S REPORT:

Solicitor Robe asked about requesting a state trooper to set at the intersection by the Marathon during the construction at that location. He mentioned the accident at that intersection and the need for additional safety precautions. Chris Russell stated one has already been patrolling extra because of the "rolling stop" practiced by many drivers. The mayor suggested a roundabout there and will seek emergency funding for one at the state level.*

The mayor asked about the village prosecutor; who does it? The solicitor stated in the instance of a challenge he is contracted to perform the duty. He would like to not have that responsibility any longer and encouraged council to find someone to take over the prosecutor role.

Solicitor Robe brought up that his regular salary does not include the various extra work required from grant funding and applications. There was supposed to be a fund set up as a retainer for this additional work. He stated he had billed the village a while back but was not paid for the invoice. The village administrator and mayor will look into this.

VILLAGE ADMINISTRATOR'S REPORT:

Chris Russell reported Nye Street would be paved next month. He also reported there would be a Pre-Construction meeting the following Monday for Storm Water 2.2 at Village Hall.

There has been no bid accepted for the Bailey's Trail Welcome Center as of this time. The plans will need to be edited to fall within the given budget. ORCA is working on this issue.

Lisa Taylor asked if the sidewalks were going to be repaired and if not, would she be able to install one. Chris said the sidewalk would not be replaced within the scope of construction as the preconstruction video did not show one being there. He said she was able to install her own at her cost.

Barbie asked where the storm project would start in the village. Chris stated he would find out at the Pre-Con meeting on Monday.

MAYOR'S REPORT:

Mayor Campbell brought up the FEMA signs posted at the entrances of the village and whether they could be removed. The village administrator explained they were not saying the village was a part of FEMA but rather the village follows their guidelines as part of the zoning regulations and floodplain management. The mayor would like them taken down but wanted to first find out if they increased our chances of receiving grant funding.

The mayor reported Cee Dee Mart was having loading/unloading issues with the new streetscape design and the development of issues with electrical/phone lines on Sycamore Street. There have been several instances in the past month of delivery trucks and diverted large trucks catching the lines that cross the street and causing disruptions in service to residents. He suggested the possibility of having them unload in the lot across from the library but also said it would create a hazard for drivers and some companies did not allow their delivery personnel to cross the roadway. He also suggested council approve a couple designated loading zones/times along the front of the store on Converse. Connaught Cullen asked if these were being constructed with public funds since it is a business.

He would also like council's approval to add an address line to the sign in sheet. Council felt this was a fair request and it will be added to the sheet moving forward.

COUNCIL'S REPORT:

Connaught Cullen reported on the data center community meeting held in Athens with the Athens Township Trustees earlier in the month. It has been decided to have a moratorium for one year for Athens Township trustees to decide on the outcome. She brought up noise issues also and encouraged everyone to research the pros and cons of such a center in the area.

All other council members decided to do their updates during the committee report section of the meeting.

EXECUTIVE SESSION: *held later in the meeting

COMMITTEE REPORT:

Transportation/Utilities Committee: Joe Jenne, Chair: Parking lot at village hall; Joe asked council how many spaces would they like to designate for the fire department use in the parking lot beside village hall? He would like to see at least 5 restricted for fire use only. He said there would be no fire trucks allowed on the lot currently as the black top was not built for heavy equipment at this time. **Tornado Siren;** Joe requested council allow him to look into funding for a tornado siren for the village. He states the current siren is an air raid siren not connected to the weather service and someone had to physically turn it on at the fire station. Council agreed for Joe to research this further. **Flock cameras:** or advanced license plate readers; Joe Jenne says there is one at the Marathon station and asked who owned it and whether legislation could be passed to have it taken down. Solicitor Robe stated they may belong to the Athens County Sheriff's Office and were put in a couple years ago. He will look into the ownership and how they came to be placed in the village. **Water rates:** The utility committee would like to have Kevin Simons draw up an ordinance to establish new water rates to present for first reading at the September meeting.

Planning/Development Committee: Natasha Taylor, Chair: Next meeting, the committee is working to get a meeting scheduled in the next few weeks.

Parks/Recreation Committee: Amanda Moore, Chair: Back to School Event: the Back to School event has been canceled due to time constraints in planning. **Shakespeare in the Park:** This event will be held on August 21. **Dixie Stompers:** Part of the summer Music in the Park series will take place on August 26 from 6-8 pm. **Halloween/Chili Cook-off:** The committee will be planning a Halloween event with a chili cook off featured. They would like to plan it around the Lion's Club annual trick or treat event. **Fundraising for future events:** Amanda Moore asked Solicitor Robe if the committee would be able to host fundraising event to raise monies for additional festivities in the park; such as bingo. Solicitor Robe informed the council bingo is considered gambling and would not be permissible unless held by an outside group then the money be donated to the village. For other fundraising he suggested the committee ask Kevin Simons to create a budget line item to track and use funds raised. All monies raised would need to be passed through this village fund. He also advised there would need to be an ordinance or resolution to add such a line item with specifics on how the money would be handled.

Finance/Personnel Committee: Karla Dellinger, Chair: Personnel Manual: The committee is working to update the personnel manual with uniform language. They are also comparing the holiday schedule language to be the same in the manual and the resolution considered each year.

RESIDENT COMMENTS:

Barbie: I am waiting to hear when the storm drain project will begin. I would like to express thank you to Chris for his work during the flood. Thanks also to Mayor Campbell for looking into the funds of the Bailey's Trail Welcome Center. Congratulations to Joe Jenne for his new baby. What is happening with the kayak launch? Council is still looking into how to create a handicap launch.

EXECUTIVE SESSION: Joe Jenne asked for an executive session to be held with only the mayor and council in attendance. Karla Dellinger made the motion to go into executive session with the mayor and council; all others were excused. Natasha Talyor seconded the motion; all council were in favor. Executive session began at 9:02 pm. The solicitor, administrator and the clerk were excused from the meeting. Karla Dellinger sent the clerk a text stating Karla had made the motion to adjourn executive session at 9:13 pm; seconded by Dylan Skees. All were in favor.

Also reported by Karla Dellinger that Natasha Taylor made the motion to adjourn the meeting at 9:14 pm; seconded by Amanda Moore. All were in favor of the motion.

APPROVED BY COUNCIL



Karla Dellinger, President of Council

RECORDED BY



Roxanna Chiki, Village Clerk