

**AGENDA
AVON CITY COUNCIL
WORK SESSION
MONDAY, AUGUST 4, 2025**

7:30 P.M.

1. PRESENTATION/DISCUSSION OF THE SECOND FIRE STATION AND ITS PROPOSED LOCATION
Chief Swope
2. PUBLIC HEARING – PROPOSED TAX INCREMENT FINANCING PURSUANT TO ORDINANCE NO. 67-25 – NAGEL VILLAS
Mr. Fischer
3. ORDINANCE NO. 64-25 - ESTABLISHING THE NAGEL FARMS INCENTIVE DISTRICT AND DECLARING IMPROVEMENTS TO CERTAIN PARCELS OF REAL PROPERTY IN THE INCENTIVE DISTRICT TO BE A PUBLIC PURPOSE, DESCRIBING THE PUBLIC INFRASTRUCTURE IMPROVEMENTS TO BE MADE TO BENEFIT OR SERVE THE INCENTIVE DISTRICT, REQUIRING THE OWNERS OF THE PARCELS WITHIN THE INCENTIVE DISTRICT TO MAKE SERVICE PAYMENTS IN LIEU OF TAXES, ESTABLISHING A NAGEL FARMS MUNICIPAL PUBLIC IMPROVEMENT TAX INCREMENT EQUIVALENT FUND FOR THE DEPOSIT OF SUCH SERVICE PAYMENTS AND RELATED MATTERS
Mr. Gasior
The Second of Three Readings of Ordinance No. 64-25 will be
at the Regular Meeting to be held on Monday, August 11, 2025
4. ORDINANCE NO. 65-25 – TO AUTHORIZE A DEVELOPER'S AGREEMENT WITH CHESTER ROAD PARTNERS, LLC FOR THE CONSTRUCTION OF PUBLIC IMPROVEMENTS AT THE VILLAS AT CHESTER COMMONS LOCATED ON THE NORTH SIDE OF CHESTER ROAD JUST EAST OF TIMBERLAKE APARTMENTS
Planning Referral
The Second of Three Readings of Ordinance No. 65-25 will be
at the Regular Meeting to be held on Monday, August 11, 2025
5. ORDINANCE NO. 67-25 – ESTABLISHING THE NAGEL VILLAS INCENTIVE DISTRICT AND DECLARING IMPROVMENTS TO CERTAIN PARCELS OF REAL PROPERTY IN THE INCENTIVE DISTRICT TO BE A PUBLIC PURPOSE, DESCRIBING THE PUBLIC INFRASTRUCTURE IMPROVEMENTS TO BE MADE TO BENEFIT OR SERVE THE INCENTIVE DISTRICT, REQUIRING THE OWNERS OF THE PARCELS WITHIN THE INCENTIVE DISTRICT TO MAKE SERVICE PAYMENTS IN LIEU OF TAXES, ESTABLISHING A NAGEL VILLAS MUNICIPAL PUBLIC IMPROVEMENT TAX INCREMENT EQUIVALENT FUND FOR THE DEPOSIT OF SUCH SERVICE PAYMENTS AND RELATED MATTERS
Mr. Gasior
The First of Three Readings of Ordinance No. 67-25 will be
at the Regular Meeting to be held on Monday, August 11, 2025
6. ORDINANCE NO. 68-25 – GRANTING A SPECIAL USE PERMIT TO PREMIER 1500 NAGEL, LLC TO ALLOW THEIR TENANT, K-1 SPEED, INC. TO OPERATE AN ELECTRIC GO-CART AND AMUSEMENT CENTER BUSINESS LOCATED AT 1500 NAGEL ROAD, (PPN 04-00-021-000-263) Planning Referral
7. ORDINANCE NO. 69-25 - GRANTING A SPECIAL USE PERMIT TO BOTSON PROPERTIES, LLC, TO AUTHORIZE THEIR TENANT, JAVA VENTURES V LLC (dba BIGGBY COFFEE STORE #1249), TO OPERATE A COFFEE SHOP WITH INDOOR SEATING AND DRIVE-THRU SERVICE AT 36500 DETROIT ROAD
Planning Referral
8. ORDINANCE NO. 70-25 – AMENDING THE SPECIAL USE PERMIT GRANTED TO THE AVON V.F.W. POST NO. 7035 TO ALLOW FOR THE CONSTRUCTION OF A 40' X 24' GARAGE (OUTDOOR STORAGE FACILITY) LOCATED AT 36950 MILLS ROAD
Planning Referral

9. ORDINANCE NO. 71-25 – TO ACCEPT IMPROVEMENTS IN AUTUMN GROVE SUBDIVISION
Mr. Streator
10. ORDINANCE NO. 72-25 – AUTHORIZING THE MAYOR TO ENTER INTO AN AGREEMENT WITH O. R. COLAN ASSOCIATES, LLC TO PERFORM RIGHT-OF-WAY ACQUISITION SERVICES FOR THE CHESTER ROAD WIDENING PHASE 3 & PHASE 5A PROJECTS
Mr. Cummins
11. ORDINANCE NO. 73-25 – TO AMEND AND SUPPLEMENT APPROPRIATIONS ORDINANCE NO. 109-24
Mr. Presley

12. REPORTS AND COMMENTS

MAYOR JENSEN

COUNCIL MEMBERS:

MS. BERGES, AT LARGE

MRS. DEMALINE, WARD 1

MR. MCBRIDE, WARD 2

MR. MOORE, WARD 3

MS. PATTON, AT LARGE

MR. RADCLIFFE, WARD 4

MR. FISCHER, AT LARGE

DIRECTORS/ADMINISTRATION:

MR. CUMMINS, CITY ENGINEER

MS. FECHTER, PLANNING/ECONOMIC DEVELOPMENT COORDINATOR

MR. GASIOR, LAW DIRECTOR

MR. PRESLEY, FINANCE DIRECTOR

MR. STREATOR, SAFETY DIRECTOR/PUBLIC SERVICE DIRECTOR

AUDIENCE:

13. EXECUTIVE SESSION
Motion to Enter Into Executive Session for the Purpose of Discussing the Purchase and/or Sale of Real Estate
1. 2.
14. RECONVENE
Motion to Reconvene the Work Session of Council
1. 2.
15. ADJOURN: