

Burton Village Council Meeting
Minutes
March 31, 2025

Visitors: Jennell Dahlhausen, Tim Reed, Chip Hess, George Hess III, Shawn Cadiou, Colton Crea, John Stoddard, Pat Preston, Todd Hicks.

Mayor Spanos called the meeting to order at 7:00 PM.

Roll Call

Nick Tromba – Yes, Tom Blair – No, Cory Brown – Yes, Charles Boehnlein – Yes, Craig Martin – Yes, Megan Williams – Yes

Public Hearing

Mr. Boehnlein moved to enter into a Public Hearing for the discussion on rezoning 13595 West Center Street from M-2 Industrial to B-2 Highway Business at 7:00 PM, seconded by Mr. Brown. By voice vote, the motion passed.

Mr. Preston stated they plan to put over \$1million into the property and are currently removing the old fencing in the front. The wood fencing in the back will be repaired in the broken areas, trees will be removed and the salt dome will be removed. They plan to construct a new building for the class area that will have bays for education as well. The students will be working on large trucks to become certified Ford diesel technicians. Traffic will come in on Rapids Road and will exit on State Route 87.

Resident Mr. Shawn Cadiou would like to know if any traffic studies have been conducted. He lives on Seco Blvd and said he already has a hard time pulling off his road and feels this will make traffic issues worse. He was informed by Mr. Stoddard that there will only be about 30 students at the facility twice a day and most will be bussed in so the amount of traffic wont be more than when ODOT operated out of this property.

Mr. Brown moved to exit the Public Hearing at 7:19 PM, seconded by Mr. Boehnlein. By voice vote, the motion passed.

Minute Approval:

Mr. Boehnlein moved to approve the minutes of March 10, 2025, seconded by Mr. Martin. By voice vote, the motion passed.

Mayors Report

Nothing to report.

Historic District Permits

Nothing to report.

Standing Committees

Finance, Funding and Personnel Committee – Nothing to report.

Police Department Report – The police report was emailed.

Fire Department Report – The fire report was emailed. Chief Davidson added there is an engine out of service, they served about 2,500 people during the pancake season and Brian Rich resigned from the Fire Department after many years of service.

Street Committee – Nothing to report.

Council Reports on Village and Independent Boards and Commissions

Board of Public Affairs – Mr. Tromba stated the easement for the water line at the Kent State property is finally complete. Mr. Tromba moved to accept the waterline easement from Kent State University to the Village of Burton for parcel numbers 04-704400 and 04-702100, and authorizing the Mayor to sign the agreement on behalf of the Village Council, seconded by Mr. Boehnlein. By voice vote, the motion passed.

Board of Zoning Appeals – Nothing to report.

Cemetery Board – Nothing to report.

Planning Commission – The Planning Commission recommended approval of the zoning change to Council.

Tree Commission – Nothing to report.

Berkshire Community Planning Association – Nothing to report.

Chamber of Commerce – Mr. Boehnlein stated the next meeting will be held at the American Legion.

JEDD Board – Nothing to report.

Fiscal Officers Report

Ms. Dahlhausen emailed her report.

Solicitors Report:

Mr. Hicks had nothing to report.

Engineers Report:

Mr. Hess stated he noticed there is a low area on Dean Court that was in question and they are doing some work to see how it should be corrected. He is also putting together bid documents for the projects discussed at the March 10th meeting.

Zoning Inspector's Report:

Mr. Crea stated he received several reports and asked how Council would like to handle temporary signs in the Historic District. Mr. Hicks explained permits are needed for permanent changes so temporary signs can just go through the normal process of zoning only.

Invoice Approval

Mr. Boehnlein moved to pay approved invoices, seconded by Mr. Martin. By voice vote, the motion passed.

Ordinances and Resolutions

Mayor Spanos placed on first reading Ordinance 2492-25 amending section 302 (c) and 303 (b) of the Board of Public Affairs Rules and Regulations for the Village of Burton, amending sections 925.01(a) and 925.02(a) of the Village of Burton Codified Ordinances so as to amend the sewer tap in and rates, and declaring an emergency.

Mr. Martin stated he would like to see a need for the rate increases and asked that a member of BPA attend a future meeting to discuss further with Council.

Mayor Spanos placed on first reading Ordinance 2493-25 rezoning parcel number 05-703700 in the Village of Burton and declaring an emergency. Mr. Boehnlein moved to waive readings, seconded by Mr. Martin. Roll Call: Charles Boehnlein – Yes, Craig Martin – Yes, Nick Tromba – Yes, Megan Williams – Yes, Cory Brown – Yes. Motion passed.

Mr. Boehnlein moved to adopt, seconded by Mr. Martin. Roll Call: Charles Boehnlein – Yes, Craig Martin – Yes, Nick Tromba – Yes, Megan Williams – Yes, Cory Brown – Yes. Motion passed.

Old Business

Nothing to report.

New Business

Nothing to report.

Public Participation

Nothing to report.

Mr. Boehnlein moved to adjourn, seconded by Mr. Brown. By voice vote, the motion passed. Meeting adjourned at 7:41 PM.

Fiscal Officer

Mayor/President Pro Tem