

Minutes of February 19, 2026 Council

Meeting of the Clayton, Ohio City Council
Clayton Government Center
February 19, 2026

CALL TO ORDER

The meeting was called to order by Mayor Farmer at 7:30 PM. Present were Mayor Farmer and Councilmembers Bustos, Henning, Gorman, McDowell, Kelly, and York.

SPECIAL PRESENTATION

Colin Carville, Development Director, spoke on an age friendly initiative founded and governed by AARP beginning in 2012. The focus is to support local, regional, and state governments in their commitment to being more livable for all people of all ages. Our motivation to join is access to grant funding, and our first step would be a community needs assessment survey. A community needs assessment looks at, as part of being an age friendly community, transportation, communication, social inclusion, health services, housing inventory, and how we're doing on the utilization of our outdoor spaces and parks. We already have a wonderful volunteer worker in our community, Mary Garmin, who heads ThriveWise 360 and will speak on what ThriveWise 360 is and the activities they host at Meadowbrook. Mary Garmin of ThriveWise 360 stated they are a group of professionals who help people navigate aging with wisdom and wellness.

CLERK'S REPORT

Clerk Seim presented the minutes of the February 5, 2026 Council work session. Motion by Gorman, second by Kelly to approve the minutes as presented. Voting: Bustos-abstain, Henning-yea, Gorman-yea, McDowell-yea, Kelly-yea, York-yea, and Farmer-yea. Motion passed 6-0 with one abstention. Seim also presented the minutes of the February 5, 2026 Council meeting. Motion by Gorman, second by Henning to approve the minutes as presented. All yeas, motion carried.

OLD BUSINESS

None

NEW BUSINESS

Ordinance O – 02 – 26 – 01 An Ordinance Amending Clayton Codified Ordinance 351.011 to add a Graduated Penalty Structure for Snow Emergency Parking Violations and to Clarify Enforcement by Citation and/or Towing; and Declaring an Effective Date. Police Chief Paul Nabel advised we request adding additional language to Ordinance COC 351.011 that whoever violates this section is guilty of a minor misdemeanor. Motion by Gorman to approve the Ordinance, Kelly seconded the motion. All yeas, motion carried.

Ordinance O – 02 – 26 – 02 An Ordinance Amending Part Fifteen, Chapter 1520, Section 1520.01 of the Clayton Codified Ordinances Regarding Fire Hydrant Spacing; Aligning Local Requirements with the Ohio Fire Code; Authorizing the Fire Chief to Approve Reasonable Allowances; and Establishing an Effective Date. Brian Garver, Fire Chief, advised we request

the modification to align our language more with the Ohio Fire Code and allow the Fire Chief to make allowances when reasonable. Motion by Henning to approve the Ordinance, Gorman seconded the motion. All yeas, motion carried.

Ordinance O – 02 – 26 – 03 An Ordinance Declaring the Necessity for and Approving the Appropriation of Certain Interests in Real Property for the North Main Street/State Route 48 Sidewalk Improvement Project Known as MOT 48-20.6; Authorizing the Law Director to File Petitions for Appropriation and to Deposit the Value of the Takings and Damages; Providing for Procedural Requirements and Declaring an Emergency. Motion by Henning to approve the Ordinance as an emergency, Kelly seconded the motion. All yeas, motion carried. Motion by Gorman to approve the Ordinance, Kelly seconded the motion. All yeas, motion carried.

Resolution No. R – 02 – 26 – 21 A Resolution Authorizing City Staff to Pursue Collaboration with the AARP Network of Age-Friendly Communities. Motion by Kelly to approve the Resolution, Gorman seconded the motion. All yeas, motion carried.

Resolution No. R – 02 – 26 – 22 A Resolution Extending, up to and Including March 4, 2027, the Previously Approved 365 Day Moratorium on the Acceptance and Processing of Applications for Zoning, Occupancy, Conditional Use, and/or Building Permit Approvals for Residential Care Facilities and Congregate Residential Facilities within the City of Clayton, Ohio. Motion by Henning to approve the Resolution, York seconded the motion. All yeas, motion carried.

Resolution No. R – 02 – 26 – 23 A Resolution Authorizing the City Manager to Enter Into a Professional Services Agreement with Choice One Engineering for Design Engineering Services for the Main Street (SR48) Pedestrian Improvement Project – Engineering Phase 2 (PID 124483) and Acknowledging Grant Funding and Local Match Obligations. Randy Sanders, Public Service Director, advised Clayton was awarded a grant through the State for the second phase of Main Street/48 for pedestrian improvements. This phase will start at the intersection of Heathcliff Road and continue south to the Old Salem intersection. The project will include traffic signal upgrades, storm sewer, new sidewalk and curb and street lighting. Motion by Gorman to approve the Resolution, York seconded the motion. All yeas, motion carried.

Resolution No. R – 02 – 26 – 24 A Resolution Authorizing the City Manager to Accept a Proposal from Titan Commercial Flooring, Inc. for the Meadowbrook Carpet Project; Authorizing the Execution of Related Contract Documents and Authorizing Expenditures. Motion by Kelly to approve the Resolution, McDowell seconded the motion. All yeas, motion carried.

CITY MANAGER'S REPORT

Elaine Wittman updated Council on Mr. Henning's request regarding the city's contract with Rumpke. Our current contract with Rumpke began July 1, 2024 with the initial term running through June 30, 2027. The agreement does include the option for two additional one-year renewals, but the city may elect to rebid. I will be coming back to Council to discuss this more in the summer to get an idea if we want to rebid. An update on the Northwood project at 40 and Haber, the temporary light was removed and all lanes on State Route 40 are now open. They have extended the shutdown of Haber for a couple of additional days, that will be through this coming Tuesday. Surveying will take place for the second phase of the Hoke Road project, and

residents who live in that second phase have been notified. Mr. Sanders and I along with American Structure Point had a positive discussion with Congressman Turner's office this afternoon for the additional phases of Hoke Road and possible funding. We have been notified that the Annual Comprehensive Financial Report for the fiscal year ending December 31, 2024 received a Certificate of Achievement of Excellence which we will be bringing to our next meeting to recognize Mr. Schweitzer and the finance department.

VISITOR'S COMMENTS

Linda Blum stated she is here this evening representing the Northmont Education Foundation. We are holding our annual auction Friday, March 6th at Meadowbrook of Clayton to raise funds to award grants and scholarships for the betterment of the Northmont schools and community. Tickets are currently on sale.

Lisa Menker stated she is on the Clayton Parks Commission, and has been a resident of Clayton for 22 years. I think the Thrive Wise program is awesome, having been to most of them, and I'm here to support them.

Sheryl Purcell stated she is also here to support ThriveWise. I've been a member and I've been very impressed. I am also concerned about the property on Westbrook Road between Janice and Taywood. It looks like a tornado went through there, it's very concerning to me.

Earl Harlamert of the Parks Commission reminded everyone of the Dance Party being held at Meadowbrook this Friday. Doors open at 6:30 p.m., with dancing from 7-9 p.m. This event is free and there will be water and light refreshments provided.

Tim Holme stated he has been blessed being a resident of Clayton for 35 years. I believe in being active in community events and helping to make the community a better place to live. I want to commend Mary for the ThriveWise events. I've been to all of those events, and I think that if we get that up and going, it'll be a great event for Clayton.

COUNCIL MEMBER COMMENTS

Bustos stated I appreciate seeing everyone from the community come out, it means a lot to us to have you here. I learned a lot about ThriveWise that I didn't know, and now feel I need to come over and check that out. Linda (Blum) you had me when you said purse with money, it sounds like an exciting event, and I look forward to going. Everyone has enjoyed this tiny break from winter that we've had this week, as I've been out cleaning the yard, it's hasn't been fun, but at least it's nice out. Henning thanked Mary (Garmin) for the work you do, we appreciate what you've done regarding Clayton becoming an approved ageing community, and the information you provided was very helpful. A reminder, the Ohio Homestead exemption on the adjusted gross income that cannot exceed was raised last year to \$38,600 and it shields approximately only \$26 to \$28,000 of your home's market value. I think we could all agree that living on a little over \$3,000 a month, is extremely hard. I want to commend Senator Kyle Kaylor for introducing Senate Bill 356, which would double the exemption for seniors and disabled veterans. Thank you Linda Blum for coming tonight and speaking on the Northmont Education Foundation auction. It is near and dear to my heart having seen firsthand the work that it does for teachers and the grants they provide is amazing, in addition to the senior scholarships. Legacy Batting Cages just opened up behind TJ Chumps. If anyone knows someone who plays baseball, we now have a place for them to go and exercise and do something recreational right here in our Northmont community, and thank you to the Bowman family for opening up Legacy Batting Cages. Today

we heard of the passing of Christine Kettler. Chris was a retired Northmont teacher, and a longtime Precious Blood parishioner. It is always heartbreaking when we lose such long-time Clayton resident, prayers to the Kettler family. Gorman thanked Mary for coming and speaking on the age friendly concept and as well as Earl for his information on the dance party tomorrow night. I want to acknowledge Kevin Schwitzer on his award again this year, Kevin does a great job for the city. I'd like to thank everyone for coming to this evening. McDowell stated I would like to take a moment to acknowledge Black History Month and the significant contribution that African Americans have made to our country. Additionally, I would like to honor the life of the late Reverend Jesse Jackson. I would also thank ThriveWise for coming and look forward to attending those meetings. On the Northmont Foundation auction, I have not been, but I look forward to going, I will be there as well. I will also be at the Legacy Batting Cages on their opening. If you have any concerns about the City, please reach out to the Council or to the Mayor and remember to support and help your neighbors. Kelly spoke on the ThriveWise program, with all the people that have spoke on your program tonight, and I believe it's going to get larger now that people know and we can get this information out to the community. On the Northmont Foundation Auction, I've been there many times and thank you, Linda, for coming tonight to make everyone aware of how important it is and where the money goes. Please continue to support your local Northmont community and your schools. I'm excited that we are going to be getting carpet in Meadowbrook the carpet is in poor condition and I was in fear people were going to trip. Also, the company installing the carpet is here in Clayton, they provide a great service to our community and they are great installers. Thank you for having local people do the work. York stated, just to echo everyone's comments about the presentations tonight. Thank you for coming out, it's exciting to hear about all the activities happening at Meadowbrook so far this year, with only being a month and a half into the year I think is great. I hope everyone utilizes the space as much as possible. Farmer stated I'm excited to see that the ThriveWise program is thriving at Meadowbrook. It's exciting to see any kind of event we can have going at Meadowbrook on a regular basis. I'm going to do my best to attend the Northmont Education Foundation auction. It will be a first-time experience for me. Everyone's talking about dancing tomorrow night, go out and have a good time tomorrow night at Meadowbrook, it's free, so come on out and have a good time.

EXECUTIVE SESSION

Law Director Deitering advised an Executive Session is needed this evening for matters pertaining to pending litigation. Motion by Henning to go into Executive Session, Gorman seconded the motion. Voting: Bustos-yea, Henning-yea, Gorman-yea, McDowell-yea, Kelly-yea, York-yea, and Farmer-yea. Motion passed 7-0. Council broke at 8:18 PM. Council returned at 8:43 PM and Gorman moved to go back into regular session; Henning seconded the motion. Voting, all yeas, motion carried.

Motion by Gorman, second by Kelly to adjourn. All yeas, motion carried.

Meeting adjourned at 8:43 PM.