

## ORDINANCE NO. 1, 2024

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PARK HILLS, KENTUCKY, SUBJECT TO RATIFICATION BY THE VOTERS, TO REDUCE THE ANNUAL LEVY OF THE PREVIOUSLY ASSESSED ANNUAL SPECIAL AD VALOREM TAX ENACTED BY PAST ORDINANCE FOR THE MAINTENANCE, REPAIR, OVERLAY AND REPLACEMENT OF PUBLIC STREETS AND ROADWAYS WITHIN THE CITY, TO FUND THE CITY'S STREET REPAIR FUND

WHEREAS, the City of Park Hills, Kentucky, pursuant to Section 33.071 of the Code of Ordinances, has established a Street Repair Fund, as permitted by KRS 65.125, which has been in existence for several years; and,

WHEREAS, Section 33.073 of the Code of Ordinances allows for reductions in the amount of the special ad valorem tax amount to be paid for funding such purpose; and,

WHEREAS, in keeping with the mandatory provisions of KRS 83A.060 in order to initiate the same,

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF PARK HILLS, KENTUCKY, AS FOLLOWS:

### SECTION I

That the City of Park Hills, Kentucky hereby desires to reduce the annual levy of its special ad valorem tax rate to fund its Street Repair Fund as permitted by KRS 65.125 for the maintenance, repair, overlay and replacement of its public street and roadways within the City, enacted by prior Ordinance and set forth in Section 33.071 of the Code of Ordinances, from the current rate of \$1.55 per \$1,000 upon the assessed valuation on all taxable property within the City, established as of January 1<sup>st</sup> immediately preceding the fiscal year, to that of \$1.20 per \$1000 upon the assessed valuation of all taxable property within the City.

### SECTION II

That in keeping with the requirements set forth in KRS 83A.120 in order to accomplish the same, this Ordinance shall first be read before Council as its required first reading prior to the deadline of the 2<sup>nd</sup> Tuesday in August (being August 13, 2024) and thereafter immediately submit this Ordinance to the Kenton County Clerk before such date for review, approval and placement upon the next general election ballot in November of 2024. Should a simple majority of the voters within the City vote to approve the same, this Ordinance shall be read for the required second reading before Council to finalize adoption and enactment thereby reducing the rate to that set forth in Section I above to take effect as of January 1, 2026.

SECTION III

In accordance with the provisions of KRS 83A.120, the following language with regard hereto shall be submitted to the Kenton County Clerk for submission to the voters on the November, 2024 ballot as follows:

“Are you in favor of the action taken by the City Council of the City of Park Hills, Kentucky to reduce the existing annual levy of its special ad valorem tax rate assessment for funding the City’s Street Repair Fund from its current tax rate of \$1.55 per \$1,000 of assessed valuation of all property located within the City to that of \$1.20 per \$1000 of assessed valuation to be effective January 1, 2026? Yes\_\_\_\_\_ No\_\_\_\_\_.”

SECTION IV

All prior Ordinances or provisions in effect with regard hereto and in conflict herewith shall be and are hereby deemed as repealed and replaced hereby.

SECTION V

That this Ordinance shall be signed by the Mayor, attested to by the City Clerk, recorded, published and be effective upon publication.

PASSED: 1<sup>st</sup> Reading: May 13, 2024

PASSED: 2<sup>nd</sup> Reading:

  
\_\_\_\_\_  
KATHY ZEMBRODT, MAYOR

ATTEST:

  
\_\_\_\_\_  
JULIE ALIG, CITY CLERK

## ORDINANCE NO. 10, 2024

### AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PARK HILLS, KENTUCKY REPEALING AND REPLACING ORDINANCE NO. 6-2004 WITH AN UPDATED VERSION FOR CODIFICATION REGARDING ABANDONED URBAN PROPERTY

WHEREAS, the City is desirous of undertaking measures with regard to “Abandoned Urban Property” within the City; and,

WHEREAS, changes requiring updating to the existing Ordinance is necessary to put the parameters into effect; and,

WHEREAS, the old (or existing) Ordinance, No. 6-2004 cannot be located within the Code of Ordinances and a new and updated version needs to be made a part thereof,

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF PARK HILLS, KENTUCKY, as follows:

#### SECTION I

That Ordinance No. 6-2004 shall be and is hereby repealed, in full, and replaced, as follows.

#### SECTION II

1. The provisions of KRS 132.012 are hereby adopted with regard hereto.
2. “Abandoned Urban Property” shall be established as a separate classification of real property within the City for the purposes of ad valorem taxation. As used herein, “Abandoned Urban Property” means any vacant structure or vacant or unimproved lot or parcel of ground located within the boundaries of the City which has been vacant or unimproved for a period of at least one (1) year and which:
  - (a) because it is dilapidated, unsanitary, unsafe, vermin infested, or otherwise dangerous to the safety of persons, it is unfit for its intended use;
  - (b) by reason of neglect or lack of maintenance has become a place for the accumulation of trash and debris, or has become infested with rodents or other vermin;
  - (c) has been tax delinquent for a period of at least three (3) years;
  - (d) has had a methamphetamine contamination notice posted as provided in KRS 224.1-410 for a period of at least ninety (90) days, and the owner has neither appealed the notice nor provided a certificate of decontamination during the ninety (90) days; or,
  - (e) is located within a development area established under KRS 65.7049, 65.7051, and 65.7053.

3. The rate of ad valorem taxation levied upon Abandoned Urban Property, based upon the City's population, shall be the permissible maximum amount of \$.75 per \$100.00 of assessed value as established by virtue of the provisions of Kentucky Constitution' Section 157.
4. The Mayor shall determine each year which properties located within the City are to be classified as Abandoned Urban Property and shall prepare and furnish a list thereof to the City Clerk and the Kenton County Property Valuation Administrator prior to January 1<sup>st</sup> of each year.
5. Except as otherwise provided in Subsection 6 hereof, a property classified as Abandoned Urban Property as of January 1<sup>st</sup> shall be taxed as Abandoned Urban Property for such tax year. If the owner undertakes to repair, rehabilitate or otherwise returns the property to productive and legal use, rids the property of any rodents or vermin and is current with any delinquent tax obligations so that the property is no longer to be considered as Abandoned Urban Property, the owner shall notify the City, through the City Clerk, which shall, if the City finds the property is no longer Abandoned Urban Property as defined, notify Public Works and the Kenton County Property Valuation Administrator to remove the property from the list of Abandoned Urban Properties as of the succeeding January 1<sup>st</sup>.
6. No later than February 1<sup>st</sup> of each year the City Clerk shall mail the owner of each Abandoned Urban Property by first class mail to the last known address of record with the Kenton County Property Valuation Administrator, a Notice that the property has been classified as Abandoned Urban Property. The owner of any such classified Abandoned Urban Property who believes that the property has been incorrectly classified as such may appeal the classification by sending a written request for appeal, as shall be set forth in the Notice letter to the City Clerk, no later than April 1<sup>st</sup> of such year stating the grounds therefore. The Mayor shall appoint a representative for the City to review such appeals who shall afford the property owner the opportunity for a hearing at a time and place to be determined with notice to be provided thereof. If such shall find the property was incorrectly classified as Abandoned Urban Property, it shall cause the property to be removed from the list of properties so classified otherwise the classification shall remain. Any adverse determination shall be appealed by the owner to the Kenton Circuit Court within thirty (30) days thereof in the manner provided for by law.

### SECTION III

That this Ordinance shall be signed by the Mayor, attested to by the City Clerk, recorded, published and effective upon publication.

1<sup>st</sup> Reading:

2<sup>nd</sup> Reading:

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KATHY ZEMBRODT, MAYOR

ATTEST:

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JULIE ALIG, CITY CLERK

ORDINANCE NO. 11, 2024

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF PARK HILLS, KENTUCKY  
AMENDING CHAPTER 10, SECTION 3(E) OF THE CITY PERSONNEL POLICIES TO  
REGARDING REIMBURSEMENT FOR MEALS

WHEREAS, the Personnel Policies of the City of Park Hills, Kentucky have been adopted pursuant to Section 31.001 of the Code of Ordinances and that Section 31.002 thereof requires any alterations to be accomplished by Ordinance,

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY  
OF PARK HILLS, KENTUCKY, as follows:

SECTION I

That Chapter 10, Section 3(E) of the City of Park Hills Personnel Policies shall be and is hereby amended to read as follows:

CITY OF PARK HILLS PERSONNEL POLICIES

CHAPTER 10 TRAINING & TRAVEL

Section 3 - Travel

(E) Reimbursement for meals shall be at the actual cost with a limit of ~~\$31.00~~ \$50.00 per day.

SECTION II

That this Ordinance shall be signed by the Mayor, attested to by the City Clerk, recorded, published and be effective upon publication.

1<sup>st</sup> Reading:

2<sup>nd</sup> Reading:

\_\_\_\_\_  
KATHY ZEMBRODT, MAYOR

ATTEST:

\_\_\_\_\_  
JULIE ALIG, CITY CLERK

**CITY OF PARK HILLS  
MUNICIPAL ORDER NO. 10, 2024**

**A MUNICIPAL ORDER APPOINTING ANDREW LUBBERS AS A FULL-TIME  
POLICE OFFICER OF THE CITY OF PARK HILLS POLICE DEPARTMENT**

WHEREAS, the Park Hills Police Department has a vacancy and is recommended by Chief Cody Stanley that the vacancy be filled by Andrew Lubbers.

BE IT ORDERED that Andrew Lubbers is hereby appointed by Mayor, Kathy Zembrodt, with the approval of City Council of the City of Park Hills, Kentucky as a full-time Police Officer.

This Order shall become effective upon its passage and journalization according to law, with said appointment becoming effective November 20, 2024.

Passed this \_\_\_\_ day of \_\_\_\_\_, 2024

\_\_\_\_\_  
Kathy Zembrodt, Mayor

ATTEST:

\_\_\_\_\_  
City Clerk