Regular Beavercreek Trustee's Meeting

Monday, September 2, 2014

Ms. Graff called the Regular Trustee Meeting to order at 1:00 P.M. Those present were Trustees: Carol Graff, Dan Paxson, and Tom Kretz. Fiscal Officer, Christy Ahrens and Legal Advisor Dawn Frick were also present. Staff present: Township Administrator Alex Zaharieff, Assistant to the Fiscal Officer James Barone, Road Superintendent Tim Parks, Fire Chief David VandenBos, IT Manager Jeff Terry, Zoning Administrator/Inspector Ed Amrhein, and HR Manager Trish Gustafson.

2014-304 Mr. Kretz made a motion to approve the Agenda for September 2, 2014, with the following additions: add Request Special Meeting under Zoning, and add Executive Session per ORC 121.22 (G)(2) To consider the purchase of property for public purposes. Mr. Paxson seconded. Roll Call: Mr. Kretz, yes; Mr. Paxson, yes; and Ms. Graff, yes.

2014-305 Mr. Paxson made a motion to approve the September 4, 2014 Payroll in the amount of $257,248.32. Mr. Kretz seconded. Roll Call: Mr. Paxson, yes; Mr. Kretz, yes; and Ms. Graff, yes.

2014-306 Mr. Kretz made a motion to approve the Bills in the amount of $51,990.83. Mr. Paxson seconded. Roll Call: Mr. Kretz, yes; Mr. Paxson, yes; and Ms. Graff, yes.

2014-307 Mr. Kretz made a motion to approve the Regular Meeting Minutes of the August 18, 2014. Mr. Paxson seconded. Roll Call: Mr. Kretz; yes; Mr. Paxson, yes; and Ms. Graff, yes.

PRE-SCHEDULED SPEAKER:
Beavercreek Township Park District – Bob Darden
Mr. Darden spoke to the Trustees regarding the Township Park District's 0.3 mil levy, to be collected for one year only at a cost to the taxpayer of $10.50 per $100,000 home valuation. The purpose of the Park District levy is to provide funding to complete Phase II of Owen's Place, which will result in an area full of observation platforms, tree houses, well-shaded natural areas, sensory tables, and hillside climbers. Mr. Kretz asked if money from this levy would support capital improvements only and not maintenance. Mr. Darden said yes. Ms. Graff said that she hopes and thinks this should be an article in the next In Touch. Mr. Darden said it would be. Mr. Paxson stated that in reviewing information regarding Owen's Place he saw that it was stated that no public money would be needed for this project. Mr. Darden stated that he was not the person who said that and that things change. The Owen's Place Committee is willing to continue working to get grants; but the Park District is stepping in to get money for the park now. Mr. Paxson questioned if the Committee can't raise the money now, how will they be able to maintain the park now or in the future? General discussion occurred. Mr. Kretz said he understands Mr. Paxson's concern for the taxpayers and getting them involved in furthering a plan that might not have been able to generate enough money on its own.

RESIDENTS/GUESTS DESIRING TO SPEAK:
Jane Miller, 1460 Ludlow Road, Beavercreek Township, spoke to the Trustees regarding the property located at 1490 Ludlow Road – Newport Landscaping. Ms. Miller stated that she has had an issue with this property for two years and it is getting worse. She has met with Township Administrator Alex Zaharieff and Zoning Inspector Ed Amrhein regarding this property and provided photos of the property for the Trustees to review. Ms. Miller said that she spoke to Mr. Newport two years ago and he cleaned things up a little back then; but then went back to dumping more debris. Mr. Zaharieff and Mr. Amrhein said that there are several issues with this property including: dumping, sewage, rats, old trucks, tires and trash. There is also a question that the property is operating a business without a

permit. Ms. Miller stated that she is upset as this property decreases her property value and stated she has environmental concerns as well.

OLD BUSINESS: None.
NEW BUSINESS: None.
ADMINISTRATOR:

Controlled Bow Hunting Program:

Township Administrator Alex Zaharieff stated that there is a draft resolution regarding this matter in the Trustee packet where only the dates and area for hunting have changed from last year. He stated that if the new Indian Ripple area is added that the program could have six hunters chosen; three for the Fairgrounds property and three for the Indian Ripple property. Mr. Kretz questioned only having one hunting season. Ms. Graff questioned the dates the township uses versus ODNR. General discussion occurred.

2014-308 Mr. Paxson made a motion to approve **Resolution 2014-308**, the Controlled Bow Hunting Program Rules and Regulation for 2014-2015. Mr. Kretz seconded. Discussion occurred that this will be placed on the Township website and that names need to be turned in by September 15, 2014. Roll Call: Mr. Paxson, yes; Mr. Kretz, yes; and Ms. Graff, yes.

HUMAN RESOURCES:
Bi-Weekly Report:
HR Manager Trish Gustafson asked if the Trustees had any questions regarding her Bi-Weekly report. Mr. Kretz asked how it was going working with Dr. Gruys on the HR audit and asked if Ms. Gustafson had any issues or concerns. Ms. Gustafson said no, only that she felt Ms. Gruys needed a specific deadline to complete the audit.

ZONING:
Two Nuisance Declarations:
Mr. Amrhein gave background regarding 1490 Ludlow Road, including that the Township has made several attempts over the past two years to work with the owner of the property, but that the owner, Mr. Newport, never responded. Mr. Amrhein stated there are several issues regarding this property including: possible illegal business operation and unsightly debris. There is also a question as to an address listed on the Newport Landscape website, which does not exist in Beavercreek. Ms. Graff questioned whether construction debris was being dumped, as it requires a permit. Mr. Amrhein said that the EPA says that concrete is clean and can be dumped in one place for two years.
Mr. Amrhein recommended the Trustees declare 1490 Ludlow Road a Nuisance.

2014-309 Mr. Kretz made a motion to approve **Resolution 2014-309**, TO DECLARE THE PROPERTY AT 1490 LUDLOW ROAD, OWNED BY RONALD AND LATISHA NEWPORT, TO BE A NUISANCE PER SE DUE TO OPEN ACCUMULATION OF WASTE MATERIALS, A DILAPIDATED STRUCTURE AND THE USE OF THE PROPERTY FOR AN ILLEGAL PURPPOSE. GREENE COUNTY, OHIO PARCEL ID # B03000200410004800. Mr. Paxson seconded. Roll Call: Mr. Kretz; yes; Mr. Paxson, yes; and Ms. Graff, yes.

Mr. Amrhein gave background regarding issues occurring at Arlington Place with the developer Clemens. The Township has sent letters annually to the developer since 2010 regarding maintenance of properties not sold in Arlington Place. In the past the developer has cleaned up the properties. This year there has been no answer. General discussion occurred regarding: outsourcing the clean-up and the length of a Nuisance Declaration.

2014-310 Mr. Paxson made a motion to approve **Resolution 2014-310**, TO DECLARE CERTAIN PARCELS IN THE ARLINGTON PLACE AND THE COLONY SUBDIVISIONS TO BE NUISANCES PER SE BY REASON OF LACK OF MOWING AND OTHER REQUIRED MAINTENANCE**.**
Mr. Kretz seconded. Roll Call: Mr. Paxson, yes; Mr. Kretz, yes; and Ms. Graff, yes.

Request Special Meeting:
Discussion occurred regarding a meeting for the Trustees to discuss the Employee Recognition Plan. It was decided a Special Meeting was not necessary and that the topic will be added to the end of the Agenda for the Regular Trustee Meeting on September 15, 2014.

Bi-Weekly Report:

Zoning Administrator/Inspector Ed Amhrein asked if the Trustees had any questions concerning his report, they did not.

INFORMATION TECHNOLOGY:
Purchase Request for Large LED in Trustee Meeting Room:
2014-311 Mr. Paxson made a motion to approve the purchase request (07170) to CDWG for a Sharp 80" LED , in the amount of $2999.00; and authorize the Township Administrator to sign for the Board. Ms. Graff seconded. Roll Call: Mr. Paxson, yes; Ms. Graff, yes; and Mr. Kretz, no.

Bi-Weekly Report:
IT Manager Jeff Terry asked if the Trustees had any questions concerning his report. Ms. Graff commented on the request from a citizen for the Township to provide a Blu-Ray player with wireless connection in Station 61's Training Room, she reminded Mr. Terry that the Township accepts donations.

ROAD:
Promotion of Casey Phelps:
2014-312 Mr. Paxson made a motion to approve **Resolution 2014-312**, WHEREAS, the Board of Trustees of Beavercreek Township, Greene County, State of Ohio, moved to approve the hiring of Casey J. Phelps as a Career Full Time Employee in the Beavercreek Township Road Department at a starting rate of $13.99 per hour effective September 3, 2014. Mr. Kretz seconded. Roll Call: Mr. Paxson, yes; Mr. Kretz, yes; and Ms. Graff, yes.
Discussion occurred regarding replacing the part-time position that this promotion now leaves empty. The Trustees agreed to post for a replacement part-time employee. The 1500 hour position should be replaced in the Road Department – permanently.

HVAC Replacement for Maintenance Building:
2014-313 Mr. Paxson made a motion to approve the purchase request (00324) to Air Force One, for a replacement outside condensing unit, in the amount of $3200.00; and authorize the Township Administrator to sign for the Board. Mr. Kretz seconded. Roll Call: Mr. Paxson, yes; Mr. Kretz, yes; and Ms. Graff, yes.

Phillips Replacement Bridge Contracts:
Discussion occurred regarding the Phillips Park Bridge and how it was originally built as a Boy Scout Project about fifteen years ago. It has now been closed for almost two years. Discussion occurred regarding the county bridge and Mr. Kretz asked if the bridge we placed elsewhere could it cost the township less. Mr. Parks stated that Mr. Schneider, the consultant if hired, would be the best person to ask that question and Mr. Parks would ask.
2014-314 Mr. Kretz made a motion to approve the contract and purchase request (00326) to Cosler Engineering for a Flood Plain Development Plan & Bridge

Location Plan, in the amount of $3900.00; and authorize the Township Administrator to sign for the Board. Mr. Paxson seconded. Roll Call: Mr. Kretz; yes; Mr. Paxson, yes; and Ms. Graff, yes.

2014-315 Mr. Kretz made a motion to approve the contract with Trail-Works Inc. and purchase request (00327), pending legal advisor approval, for technical consultanting services, in the amount of $3900.00; and authorize the Township Administrator to sign for the Board. Mr. Paxson seconded. Roll Call: Mr. Kretz; yes; Mr. Paxson, yes; and Ms. Graff, yes.

Bi-Weekly Report:
Road Superintendent Tim Parks highlighted items from his Bi-Weekly Report, submitted to the Trustees, concerning flooding on Factory Road. Ms. Graff asked if there was an update on the salt issue. Mr. Parks stated that he is not sure of the price for the salt, but that it looks like the Township will receive around 250-300 tons. That would give the Township around 500 tons total.

FIRE:
MED 3000 Business Associate Agreement:
2014-316 Mr. Paxson made a motion to accept the updated Business Associate Agreement with MED3000 and to authorize the Township Administrator to sign for the Board. Mr. Kretz seconded. Roll Call: Mr. Paxson, yes; Mr. Kretz, yes; and Ms. Graff, yes.

Fire-Rescue International (FRI) Post-Conference Report:
Chief VandenBos stated that this was an information item and asked if the Board had any questions regarding the summary reports concerning this topic that were placed in the Trustee Packets. There were no questions.

Resolution to Surplus Equipment:
2014-317 Mr. Paxson made a motion to approve **Resolution 2014-317**, WHEREAS, the Board of Trustees of Beavercreek Township, Greene County, State of Ohio, moved for approval of the following: WHEREAS, according to section 505.10 of the Ohio Revised Code the Trustees of Beavercreek Township may deem property to be obsolete, or unfit for the use for which it was acquired, and WHEREAS, the Board of Trustees of Beavercreek Township, Greene County, State of Ohio find the radios and associated communication equipment listed are obsolete, or unfit for use for which it was acquired, Mr. Kretz seconded. Roll Call: Mr. Paxson, yes; Mr. Kretz, yes; and Ms. Graff, yes.

Bi-Weekly Report:
Fire Chief David VandenBos highlighted items his Bi-Weekly Report, submitted to the Trustees, concerning contract negotiations, organization analysis; Battle of Badges; Greene County Fire Chiefs; Stonebridge Fire; Water Rescue Training; Haines Road Explosion; Popcorn Festival; Incident Summary; and the Community Room Survey. Questions were asked, answered and general discussion occurred.

TRUSTEE:
2014-318 Mr. Paxson made a motion to approve **Resolution 2014-318**,

PROCLAMATION

WHEREAS, Johann Jacob Coy was one of the early settlers of the area of Beavercreek Township, a portion of which many years later became the City of Beavercreek, and who played a major role in the heritage of our community through his contributions to Beavercreek and Greene County, by his efforts hereby stated:

- He was born in Germany in 1739.

- In 1757, Jacob, age 18, and his siblings arrived in the American colonies from Germany on a voyage
  during which their parents had died and were buried at sea, and their effects confiscated by the ship's crew.
- Penniless, he was sold into six years of indentured servitude to a Pennsylvania planter to pay for the passage.
- He married Susanna in 1776 in Philadelphia, served in the Pennsylvania Militia during the Revolutionary War and moved to Maryland.
- He had eight children with Susanna: Susanna, Catherine, Adam, John, Peter, Henry, Mary, and Jacob Jr.
- In 1801the Coy family, which by now included adult married children, moved to Ohio. They came
  down the Ohio River from Wheeling in a flatboat to Cincinnati. In an eight-day overland trip, the group traveled
  by team and wagon to their 3,000 acres of land on the Little Beaver Creek.
- The original small log cabin they built still stands in Beavercreek today. Originally located east of North
  Fairfield Road and south of Shakertown Road, it was saved from demolition in the mid 1940s, disassembled, moved and reassembled onto private property about a mile away.
- In the early 1800s, the first schoolhouse in Beavercreek was erected on Jacob Coy's land, in the southeast corner of Section 31, about two miles west of Alpha. The schoolhouse itself no longer stands. However, in 2013 parts of the limestone foundation were discovered on private property and some are now preserved by the Beavercreek Historical Society. One stone has been gifted to the Beavercreek City Schools.
- Jacob and his family were a part of the German Reformed (Dunkard) faith which led to the schoolhouse being used as a place of worship as early as 1809.
- In 1826, the second home of the Jacob Coy family, known as the Coy Homestead, was built in the same general location as the first cabin. This home was saved from demolition in 1989 when it was donated by owner Roger Coy to the Beavercreek Township Trustees. It was moved to a site in the area of Phillips Park on Dayton-Xenia Road, behind Beaver Cemetery.
- In 1832, Jacob Coy died at the age of 93 and was buried on his land in the small Coy Cemetery, the first burial place in the township, where markers are visible from the road near the southwest intersection of Fairfield and Shakertown Roads.
- In 2013, the Beavercreek City Schools chose the name Jacob Coy Middle School for the new building erected in the eastern edge of the township.

Mr. Kretz seconded.

BE IT THEREFORE DECLARED that this day, **September 13, 2014**, in the Township of Beavercreek, at the Heritage Day Festival sponsored by the Beavercreek Historical Society, shall be proclaimed **JACOB COY DAY**.

Roll Call: Mr. Paxson, yes; Mr. Kretz, yes; and Ms. Graff, yes.

FISCAL OFFICER: None.

LEGAL INVOICES:

Per the 2014 motion by the Trustees; all legal bills are reviewed by the Township Administrator and the Trustees only.

2014-319 Mr. Kretz made a motion to approve the payment of funds to Surdyk, Dowd, and Turner dated August 1, 2014 for:

Invoice Number 66908 in the amount of $1159.69

Invoice Number 66909 in the amount of $646.00

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Invoice Number 66910 in the amount of $380.00
Invoice Number 66911 in the amount of $1691.00
Mr. Paxson seconded. Roll Call: Mr. Kretz; yes; Mr. Paxson, yes; and Ms. Graff, yes.

2014-320 Mr. Paxson made a motion to go into Executive Session per ORC 121.22 (G)(2) To consider the purchase of property for public purposes at 3:25 P.M. Mr. Kretz seconded. Roll Call: Mr. Paxson, yes; Mr. Kretz, yes; and Ms. Graff, yes.

2014-321 Mr. Paxson made a motion to come out of Executive Session at 4:10 P.M. Mr. Kretz seconded. Roll Call: Mr. Paxson, yes; Mr. Kretz, yes; and Ms. Graff, yes

2014-322 Mr. Kretz made a motion to Adjourn at 4:10 P.M. Mr. Paxson seconded. Roll Call: Mr. Kretz, yes; Mr. Paxson, yes; and Ms. Graff, yes.

Trustee: _____

Fiscal Officer: _____