

Minutes

October 10, 2023

1. Opening of Meeting

Ms Ulrich called the meeting to order at 6:23pm
All trustees and the fiscal officer were present.

Motion to amend the agenda to include executive session as the second item Mr Unger,
Seconded Mr Wahlert
All voted Yes. Agenda amended.

Mr Weckbach recommended the board of trustees go into executive session in accordance
with ORC section 121.22 (G)(3) to discuss pending or imminent litigation with the
township attorney.

Motion Mr Unger, Seconded Mr Wahlert
Vote - Ms Ulrich - Yes, Mr Unger - Yes, Mr Wahlert - Yes
Executive session convened.

Ms Ulrich called the meeting back to order at 7:00pm.
All trustees and the fiscal officer were present.
Mr Weckbach had nothing to report from executive session.

2. Pledge of Allegiance 7PM

All recited the Pledge of Allegiance.

3. Meditation (Moment of Silence)

4. Approval of Minutes

Motion for approval of the minutes from the Board of Trustees meeting on September 26,
2023.

Motion Mr Unger, Seconded Mr Wahlert
All voted Yes. Minutes approved.

5. Presentations

- a. Presentation by Chief Cordie Introducing and Swearing-In Newly Hired Police Officers

Chief Cordie introduced and administered the oath-of-office to newly hired police officers.



- b. Project update from Great Parks of Hamilton County regarding the West Region Blueway and Trail System

Presentation on the West Region Blueway and Trail System will be presented by staff from the Great Parks of Hamilton County. Rationale: Staff from the Great Parks of Hamilton County will be present to provide updates on the West Region Blueway and Trail System that will be developed along the Great Miami River.

6. Citizens Address

Paul Hebbeler - Spoke about trees being planted. He spoke about a property behind Ameristop he called a "junkyard". He said Rumpke has hauled junk away from there three times. He asked if anything would be done about it.

Scott Wilson - He spoke about citations being written for sidewalk damage on Rutherford Ct. He said it's hypocritical due to the condition of the street. He said the paperwork is inconsistent.

Carrie Davis - She said she is excited about the "Blue Way". She spoke about the officer doing full street assessments.

John Hindery - He spoke about zoning application ZA2023-08 at 3636 Semloh. He is opposed to any zoning change.

Kathy Hindery - She spoke about zoning application ZA2023-08 at 3636 Semloh. She is opposed to the zoning change.

Ned Hager-Brehm - He gave an update on the Groesbeck Library and he supports the Library Issue on the ballot.

7. Administrative Reports

Fire Chief Walls - For the month of September we had 832 EMS incidents, 201 Fire incidents, we made 38 responses into the Pleasant Run EMS contract area, we made 2 responses into the West College Hill EMS contract area. Total property value lost was \$105,000, but property save was \$1.2 Million. We had a 5:17 average response time.

Police Chief Cordie - For the month of September we responded to 3,866 calls for service. That is 129 calls per day. We are on pace for 44,000 calls for service for the year. We conducted 325 traffic stops, we made 4 OVI arrests and 100 other arrests.

Code enforcement - we had 103 violations, 336 inspections, closed 56 violations, referred 4 to housing court and had a total of 34 abated properties. Henry had 3 litter complaints, 45 abandoned vehicles, 27 parking complaints.

Assistant Admin Mays - For the month of September, we are gaining traction on our park visits. We are hoping to surpass 2022 numbers. We've had 211,160 visits so far this year.



We are about 65% complete on our road program. Milling has been completed on all streets.

Mr Miller - Zoning and Development has been really busy. We had 2 cases in from of the BZA, zero for our zoning commission. We will have 4 cases at the next zoning commission meeting. We had 9 commercial certificates. On the residential side we had 15 new single family homes are under construction. We had 5 solar projects and 21 other certificates.

Mr Weckbach - It was a really exciting day with the fire station ground breaking. This past Saturday was our Annual Give Back Day. We saw a tremendous outpouring of support. In total we had 170 volunteers, which is incredible. Regarding some of the things brought up today:

The Loralinda property - There has been a lot of trash that has accumulated. It was declared a nuisance by you all, and has been abated on more than one occasion. We assess those property taxes after the fact.

Rutherford Ct - Regarding the sidewalk issues, those are helpful facts to have. Code enforcement is focused on obtain compliance. They try to work with individuals on their timeline.

Semloh - The board does have the opportunity annually to appoint members to the BZA. Beyond that, they are a quazi judicial board.

8. **Trustees' Report**

Mr Wahlert - I echo Mr Weckbach's comments on the Semloh project. This elected board has decided on that. The veterans dinner coming up in November is probably my favorite event. The Colerain Give Back Day was fantastic. PWC is an incredible organization.

Mr Unger - My cell phone number is 513-404-3057 and that does lead to lot of calls. I got a call from a man on Springdale Road that's very concerned about an outdoor dog in an unsheltered cage. I got a request regarding putting speed bumps on Sturgeon. I also got a call about property evaluations. That isn't anything this board controls, that is the Hamilton County Auditor. We lost a great man, Tim Heather. He's been an attorney in the area his whole career and he passed way too young. We had residents come and speak about a situation on Memory Lane. I spoke with one of those residents two days ago and I think that issue has been taken care of.

Ms Ulrich - More good news with Colerain Township. We are working with the YMCA to adopt a senior program. Items can be donated on November 1st here at the Senior Center as well as the Clippard YMCA. Congratulations to our own Jeff Weckbach for being chosen as our Regional Vice President for the ICMA. Another wonderful thing we're doing in the township is there's a car seat giveaway. It is Oct 14th from 10:00am - 2:00pm at Joseph Toyota.

9. **New Business**



Public Safety

a. Resolution Declaring a Nuisance and Ordering Abatement

Chief Cordie recommended ADOPTION of Resolution #137-23.

Rationale: This resolution allows for the removal of uncontrolled vegetation and/or refuse at the following properties:

11888 Lick Rd . 510-0140-0003-00

2858 Overdale Dr. 510-0024-0144-00

8876 Planet Dr. 510-0062-0068-00

2450 Springdale Rd. 510-0043-0035-00

2686 Wheatfield Dr. 510-0044-0131-00

All properties that are abated by the Township will have their property taxes assessed in order to reimburse the Township for the abatement services. This resolution and the Township's abatement process comport with the Ohio Revised Code for nuisance violations.

Motion Mr Unger, Seconded Mr Wahlert

No discussion:

Vote - Ms Ulrich - Yes, Mr Unger - Yes, Mr Wahlert - Yes

Resolution passed

b. Resolution Declaring a Junk Motor Vehicle - 8599 Sunlight Dr. - 1 of 7

Chief Cordie recommended ADOPTION of Resolution #138-23.

Rationale: Recommend Adoption of the Motion to Declare and Order Abatement of the Junk Motor Vehicle at the Following Property: 8599 Sunlight Dr. Cincinnati, OH 45231 1. (OH) JGC3868, 2013, RED, CADILLAC, ATS.

Motion Mr Wahlert, Seconded Mr Unger

No discussion:

Vote - Ms Ulrich - Yes, Mr Unger - Yes, Mr Wahlert - Yes

Resolution passed

c. Resolution Declaring a Junk Motor Vehicle - 9721 Gibraltar Dr. - 2 of 7

Chief Cordie recommended ADOPTION of Resolution #139-23.

Rationale: Recommend Adoption of the Motion to Declare and Order Abatement of the Junk Motor Vehicle at the Following Property: 9721 Gibraltar Dr. Cincinnati, OH 45251 1. (IN) 613NGV, 2010, BLACK, TOYOTA, COROLLA.

Motion Mr Unger, Seconded Mr Wahlert

No discussion:

Vote - Ms Ulrich - Yes, Mr Unger - Yes, Mr Wahlert - Yes

Resolution passed

d. Resolution Declaring a Junk Motor Vehicle - 3126 Lapland Dr. - 3 of 7



Chief Cordie recommended ADOPTION of Resolution #140-23.

Rationale: Recommend Adoption of the Motion to Declare and Order Abatement of the Junk Motor Vehicle at the Following Property: 3126 Lapland Dr. Cincinnati, OH 45239 1. (KY) C015212, 2010, RED, FORD, FUSION.

Motion Mr Wahlert, Seconded Mr Unger

No discussion:

Vote - Ms Ulrich - Yes, Mr Unger - Yes, Mr Wahlert - Yes

Resolution passed.

e. Resolution Declaring a Junk Motor Vehicle - 5405 West Kemper Rd. - 4 of 7

Chief Cordie recommended ADOPTION of Resolution #141-23.

Rationale: Recommend Adoption of the Motion to Declare and Order Abatement of the Junk Motor Vehicle at the Following Property: 5405 West Kemper. Cincinnati, OH 45252 1. (OH) PEL7783, 1986, WHITE, FORD, BOX TRUCK.

Motion Mr Unger, Seconded Mr Wahlert

No discussion:

Vote - Ms Ulrich - Yes, Mr Unger - Yes, Mr Wahlert - Yes

Resolution passed.

f. Resolution Declaring a Junk Motor Vehicle - 10772 Invicta Circle - 5 of 7

Chief Cordie recommended ADOPTION of Resolution #142-23.

Rationale: Recommend Adoption of the Motion to Declare and Order Abatement of the Junk Motor Vehicle at the Following Property: 10772 Invicta Cir. Cincinnati, OH 45231 1. (OH) FSK6868, 2006, WHITE, CHEVY, IMPALA.

Motion Mr Wahlert, Seconded Mr Unger

No discussion:

Vote - Ms Ulrich - Yes, Mr Unger - Yes, Mr Wahlert - Yes

Resolution passed.

g. Resolution Declaring a Junk Motor Vehicle - 10865 Penarth Dr. - 6 of 7

Chief Cordie recommended ADOPTION of Resolution #143-23.

Rationale: Recommend Adoption of the Motion to Declare and Order Abatement of the Junk Motor Vehicle at the Following Property: 10865 Penarth Dr. Cincinnati, OH 45251 1. (OH) GZE1071, 2009, GRAY, HONDA, PILOT.

Motion Mr Wahlert, Seconded Mr Unger

No discussion:

Vote - Ms Ulrich - Yes, Mr Unger - Yes, Mr Wahlert - Yes

Resolution passed.

h. Resolution Declaring a Junk Motor Vehicle - 11467 Pippin Rd. - 7 of 7

Chief Cordie recommended ADOPTION of Resolution #144-23.

Rationale: Recommend Adoption of the Motion to Declare and Order Abatement of



the Junk Motor Vehicle at the Following Property: 11467 Pippin Rd. Cincinnati, OH 45231 1. (OH) KBL6327, 2008, SILVER, FORD, EXPLORER 2. (OH) SVQ8420, 1999, BLACK, UNKNOWN, TRAILER.

Motion Mr Unger, Seconded Ms Ulrich

No discussion:

Vote - Ms Ulrich - Yes, Mr Unger - Yes, Mr Wahlert - Yes

Resolution passed.

i. Motion to Issue Noise Resolution Permit to St. John's the Baptist

Chief Cordie recommended ADOPTION of the Motion.

Rationale: This request of a noise permit is for St. John's the Baptist and their school fundraiser. This event will take place on November 11th between the hours of 6pm and 11pm.

Motion Ms Ulrich, Seconded Mr Wahlert

No discussion:

Vote - Ms Ulrich - Yes, Mr Unger - Abstain, Mr Wahlert - Yes

Motion approved.

Development

Motion to set a Public Hearing for October 24, 2023 at 7:00pm for Zoning

- a. Commission Case ZA2023.12, Zoning Text Amendment to Prohibit Recreational Marijuana.

Mr Miller recommended ADOPTION of the Motion.

Rationale: The Enquirer was unable to get the public notice for this public hearing scheduled for their newspaper in order to meet the requirements to hold this public hearing on the 10th of October. Therefore, this will need to be scheduled for October 24th which is still within the 30-day window for a public hearing after notification is received by the Board of Trustees. Notification was received on September 26, 2023.

The Board of Trustees is required to hold a public hearing for zoning text amendments received from the Zoning Commission before such amendments can be approved.

Motion Mr Wahlert, Seconded Ms Ulrich

No discussion:

All voted Yes. Motion approved.

Administration

- a. Motion Authorizing RFP for 4200 Springdale Road Basement Remodel

Mr Weckbach recommended ADOPTION of the Motion.



Rationale: In late 2022, the transformer servicing the Colerain Township Training Center suffered significant damage that would cost over \$130,000 to repair. Staff began to explore alternative options for housing the training programs for the Cincinnati State Paramedic program. One alternative was to renovate the basement of 4200 Springdale Road. In discussing this option with other staff, the Police Department also saw an opportunity to convert additional underutilized space in the basement into a 60 person classroom to host OPOTA related trainings. Staff worked with Ken Bryan Construction to have the attached plans developed for the space. The release of this RFP should result in the award of the contract for this service at the November Trustees meeting. After completion of this project, the Township will be able to have a discussion on the potential for sale of the existing training center property.

Motion Mr Unger, Seconded Ms Ulrich

Discussion:

Mr Unger - What's the timeline on that?

Mr Weckbach - RFP's will be due back to the township on November 3rd. My intent is to have a recommendation back to the board at the November board meeting for potential adoption. Work could be started at any point after that.

All voted Yes. Motion approved.

b. Motion Establishing Trick or Treat Hours from 6-8pm on October 31, 2023

Mr Weckbach recommended ADOPTION of the Motion.

Rationale: Annually, the Board of Trustees will establish the hours for Trick or Treating in Colerain Township. Consistent with past practice, these hours are recommended for 6-8pm on October 31st.

Motion Mr Unger, Seconded Ms Ulrich

No discussion:

All voted Yes. Motion approved.

c. Motion Authorizing Township Administrator to Execute a Contract and Related Documents with Clippard Family YMCA for the LISC Game-On Community Places to Play Grant.

Ms Mays recommended ADOPTION of the Motion.

Rationale: In collaboration with the Clippard Family YMCA, staff applied for and successfully received a \$50,000 grant from the Local Initiatives Support Corporation (LISC) and Dicks Sporting Goods for the construction of a fullcourt outdoor basketball complex at the Blanchetta vacant FEMA lots. This motion will allow the Administrator to manage the grant process with the YMCA in an efficient manner throughout the time of the project. This project is estimated to cost \$100,000 in total and will include a full-court with six nets and parking. The YMCA will program the space in the summer months and will be open to the public all other times.



Motion Mr Unger, Seconded Ms Ulrich

Discussion:

Ms Ulrich - Is that the flood plain area?

Ms Mays - Yes, where the multi complex was located.

Mr Wahlert - Since it does frequently flood, are there going to be some construction so that the water doesn't hurt the courts?

Ms Mays - Basketball courts are a perfect fit.

Mr Unger - So the cost of this is a lot more than the grant. What happens if the cost escalates?

Ms Mays - We can pare down the project.

Mr Weckbach - I wanted to speak to the work Ms Mays did on this. It was a pretty competitive grant, competing against the whole country for these funds and the work she put in was exceptional and that speaks to us getting such a large award.

All voted Yes. Motion approved.

d. Resolution Authorizing the Adoption of Amended Appropriations

Mr McElravy recommended ADOPTION of Resolution #145-23.

Rationale: This Resolution would amend appropriations in four Funds:

- Fund 2911 (Parks) - increases appropriations by \$16,000 to repair the bathrooms in Colerain Park.
- Fund 2081 (Police) - increases appropriations by \$10,000 for impound lot expenses.
- Fund 2904 (TIF- Duke) - increases appropriations by \$24,000 for TIF Compensation Payments to Northwest Local School District for 2021.
- Fund 2908 (CDBG) - reduce appropriations by \$1 to address a rounding error.

Motion Mr Unger, Seconded Mr Wahlert

No discussion:

Vote - Ms Ulrich - Yes, Mr Unger - Yes, Mr Wahlert - Yes

Resolution passed.

e. Resolution Accepting Amounts and Rates- 2024 Tax Budget

Mr McElravy recommended ADOPTION of Resolution #146-23.

Rationale: Last July, the Board of Trustees adopted a tax budget for 2024, which estimates the resources available for appropriation in 2024. The tax budget was approved by the County Budget Commission. The last step in the process is for the Township to accept the amounts and rates as determined by the Budget Commission. Adoption of this Resolution would accomplish that and set the stage for the Board to consider the 2024 Strategic Plan and Budget.

Motion Mr Unger, Seconded Mr Wahlert

No discussion:

COLERAIN

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Vote - Ms Ulrich - Yes, Mr Unger - Yes, Mr Wahlert - Yes
Resolution passed.

10. Old Business

11. Consent Items

- a. 2023 - Spring Grove Cemetery - Indigent Burial of Mary Thompson - \$795 - NOEXP

The attached contract with Spring Grove Cemetery provides for the burial of an indigent resident. The cost of the contract is \$795.

- b. Contract - LeadsOnline - CellHawk - \$1,249.00 - EXP 12/31/2023

This agreement with LeadsOnline for their CellHawk service will allow officers to take data from approved search warrants and apply that data to their mapping and analysis system.

Motion to approve all consent items Mr Unger, Seconded Ms Ulrich

No discussion:

All voted Yes. All consent items approved.

12. Fiscal Office Report

The system tracking public records requests has been down. The county has been notified and it should be fixed shortly.

Lastly, We have closed August and September financials. The reconciliation for September with an adjusted bank balance of \$56,736,132.97.

13. Executive Session – if needed

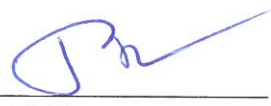
Not needed

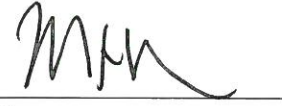
14. Adjournment

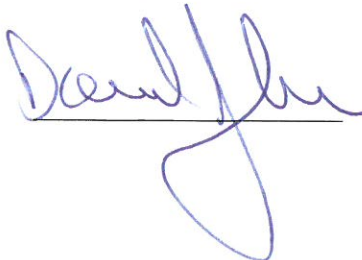
Motion to adjourn Mr Wahlert, Seconded Mr Unger

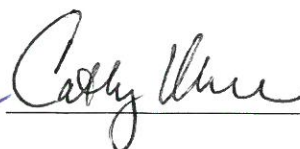
All voted Yes.

Meeting adjourned at 8:28pm



Fiscal Officer

Trustee

David J. Unger

Cathy Ulrich

COLERAIN

TOWNSHIP - OHIO

Trustee

Trustee