

Minutes

January 23, 2024

1. Opening of Meeting

Ms Ulrich called the meeting to order at 6:27pm.
All trustees and the fiscal officer were present.

2. Executive Session 6PM

Mr Weckbach recommended the board of trustees go into executive session in accordance with ORC section 121.22 (G)(8) to consider confidential information relating to specific business strategy and to discuss negotiations with other political subdivisions respecting assistance for economic development assistance and also in accordance with ORC section 121.22 (G)(3) to discuss pending or eminent litigation.

Motion Mr Unger, Seconded Ms Ulrich

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

Executive session convened at 6:28pm

Ms Ulrich called the meeting back to order at 7:02pm.

All trustees and the fiscal officer were present.

Mr Weckbach had nothing to report from executive session.

3. Pledge of Allegiance 7PM

All recited the Pledge of Allegiance.

4. Meditation (Moment of Silence)

5. Approval of Minutes

Mr Baker requested a motion for the approval of the minutes from the board of trustees meeting on 12-12-23.

Motion Mr Unger, Seconded Mr Wahlert

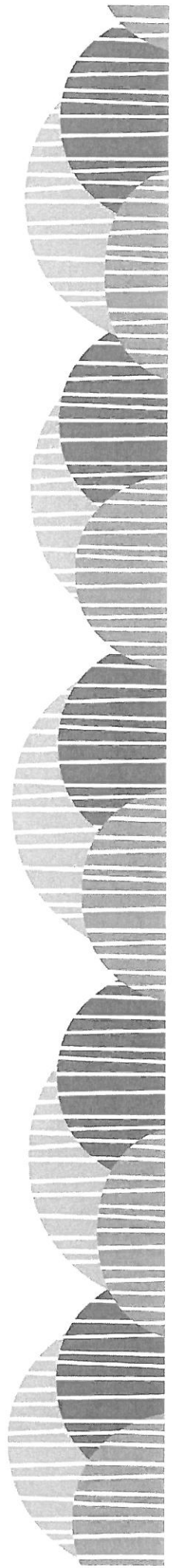
All voted Yes. Minutes approved.

Mr Baker requested a motion for the approval of the minutes from the board of trustees organizational meeting on 1-2-24.

Motion Mr Unger, Seconded Mr Wahlert

All voted Yes. Minutes approved.

6. Presentations



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- a. Presentation by Chief Cordie Introducing and Swearing-In Newly Promoted Police Sergeant Nickolas G. Robers.

Chief Cordie introduced and administered the oath of office to Police Sergeant Nickolas G. Robers.

- b. Presentation on Hefty Program by Molly Yeager

Molly Yeager, an employee of Rumpke, presented an overview of the new Hefty Program that allows for additional items to be recycled. More information on this program can be found here: <https://www.hefty.com/products/hefty-renew>.

- c. Presentation on 2021-2022 Financial Audit

Assistant Administrator Jeff McElravy provided a presentation on the findings of the most recent financial Audit.

Some highlights Mr McElravy went over were:

400 documents were reviewed.

Total cost was \$14,000

Essentially things look good. (Unmodified Opinion)

Colerain Township earned a 4-Star rating, which is the highest rating that can be earned.

Meeting minutes "go above and beyond".

7. Citizens Address

Ralph Gubser - Spoke about the traffic issues (Speeding) on Sovereign Dr. He would like to have speed cushions similar to those used on Niagara.

Melissa Carlson - She also spoke about the Sovereign neighborhood. She says the speed is worse than it's been in 25 years. She also says the speed of construction traffic is high.

Lois Mirizzi - She spoke about speed cushions and the effectiveness of them.

Carrie Davis - She spoke about speeding on Sovereign. She talked about a concern she has for the authority the CIC has. She talked about microbreweries being outlawed in her opinion. She talked about vacant properties.

8. Administrative Reports

Assistant Chief Shane Packer - For the month of December we had 868 EMS incidents, 178 fire incidents, the early combined incidents were 12,134. There were 33 calls into Springfield Township. Year to date was 380. Average response time for first units was 5:14.

Chief Cordie - For the month of December we responded to 3915 calls for service, an average of 126 calls per day. We ended the year with 45,323 calls for service. 1% less than 2022. We conducted 327 traffic stops, with 15 OVI arrests. We had 86 arrests and 1 use of



force. Code enforcement had 1351 total violations for the year.

Ms Mays - Park visitors for the year was 256,768. These are vehicle counts. 2671 bags of litter were collected for the year.

Mr Miller - December was a slow month for zoning with 25 applications. 3 single family homes and 3 solar.

Mr Weckbach - To respond to some of the items brought up early, there was a change made and microbreweries are permitted in Colerain Township.

Customer service satisfaction scores were very good.

76% of initiatives were completed for our 2023 strategic plan.

9. Trustees' Report

Mr Unger - Just because someone is up here (citizens address) saying something it doesn't mean it's true. Just like the microbrewery comments. We certainly want to make Sovereign safe.

Ms Ulrich - Take pride in your neighborhood. I can't believe the amount of trash that accumulates. Safety in a minute is coming up. I completely understand the concern about speed on Sovereign.

Mr Wahlert - We need to go through the process on Sovereign. We do the best we can with economic development. We are working to bring in good businesses.

10. New Business

Public Safety

- Motion Authorizing the Township Administrator to Execute an Agreement with
- a. Springfield Township to Provide Advanced Life Support (ALS) "First-responder" Services in the West College Hill and Golfway Neighborhoods

Mr Weckbach recommended ADOPTION of the Motion.

Rationale: The agreement between Springfield Township and Colerain Township is for the provision of ALS firstresponder services in Springfield Township's West College Hill and Golfway neighborhoods from Fire Station 26 on West Galbraith Road for one year from January 1 – December 31, 2024. The department will be paid \$350.00 for each emergency medical first response incident in the West College Hill and Golfway neighborhoods.

Motion Mr Wahlert, Seconded Ms Ulrich

Discussion:

Mr Wahlert - My one question is, does it change our insurance rates?

Mr Weckbach - No



Mr Unger - We're just closer and we can get to those citizens quicker.
All voted Yes. Motion approved.

- Resolution Authorizing the Transfer of Real Property Located in Colerain Township and Owned By Colerain Township Identified as Parcel No. 510-0280-0008-00 (11865 Colerain Rd - Colerain Township Training Center) to the Colerain Township, Hamilton County CIC, Inc.
- b.

Chief Walls recommended ADOPTION of Resolution #6-24.

Rationale: Due to issues with the building, the Township has had to vacate operations of EMS training from this location and will be moving these items to the basement of 4200 once the construction is completed.

Motion Mr Unger, Seconded Ms Ulrich

Discussion:

Mr Unger - I'd like to point out, no citizen chose to comment on it.

Mr Wahlert - This was given to us at one time?

Mr Weckbach - Yes by P & G.

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

Resolution Passed.

- c. Motion to Purchase Capital Item - 2017 Toyota 8FGU30 Forklift - \$25,000

Mr Weckbach recommended ADOPTION of the Motion.

Rationale: The attached proposal would allow the Public Services Department and the Department of Fire and EMS to jointly purchase a forklift to use in their everyday operations. This would replace an existing 1995 forklift and would cost \$25,000. The cost would be split evenly by both departments.

Motion Mr Wahlert, Seconded Ms Ulrich

No discussion:

All voted Yes. Motion approved.

- d. First Reading - Resolution Modifying Resolution 109-22 Regulating Nuisance Properties

No action is requested of the Board.

Rationale: In 2022, the Township Adopted Resolution 109-22 that regulated nuisance properties. The full resolution can be found here for reference:

<https://www.colerain.org/DocumentCenter/View/3856/RES-109-22--->

Resolutionfor-Nuisance-Properties

After having this resolution in effect for a one year period, staff has evaluated and is recommending a change to the original version to include the following additional offense categories:

- Missing persons, Runaway persons, AWOL person

Police and EMS responses to the above listed incidents create a significant strain on resources and decrease our ability to provide effect response to the remainder of the community.

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- e. Motion to Authorize the Township Administrator to Execute the Attached Memorandum of Understanding with the FOP Gold Unit

Chief Cordie recommended ADOPTION of the Motion.

Rationale: The FOP and Township both recognized that there was language in the newly adopted Sergeants contract that could have been ambiguous and interpreted differently than originally intended. This MOU will clarify the language to reflect the understanding reached by the FOP and Township while at the negotiating table this past fall.

Motion Mr Wahlert, Seconded Ms Ulrich

No discussion:

All voted Yes. Motion approved.

- f. Resolution Declaring Nuisance and Ordering Abatement

Chief Cordie recommended ADOPTION of Resolution #7-24.

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

3715 Benhill Dr 510-0080-0210-00

2796 Jonrose Av 510-0071-0363-00

3183 Lapland Dr 510-0070-0097-00

9936 Loralinda Dr 510-0112-0206-00

9751 Marino Dr 510-0052-0376-00

2557 Niagara St 510-0051-0343-00

3436 Niagara St 510-0102-0048-00

2817 Overdale Dr 510-0024-0160-00

2984 Sheldon Av 510-0071-0063-00

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 Ms Ulrich

No discussion:

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

Resolution passed.

- g. Resolution Declaring a Junk Motor Vehicle - 2411 Bluelark Dr. - 1 of 7

Chief Cordie recommended ADOPTION of Resolution #8-24.

Rationale: Recommend Adoption of the Motion to Declare and Order Abatement of the Junk Motor Vehicles at the Following Property: 2411 Bluelark Dr. Cincinnati, OH 45231 1. (OH) ERB9124, 2001, GREEN, FORD, FOCUS 2. (NO VISIBLE TAG), 2002, GREY, BMW, 328i 3. (NO VISIBLE TAG), 2004, GREY, FORD, WINDSTAR

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4. (NO VISIBLE TAG), 2010, BRONZE, BUICK, LaCROSSE.

Motion Mr Unger, Seconded Mr Wahlert

No discussion:

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

Resolution passed.

h. Resolution Declaring a Junk Motor Vehicle - 2786 Hazelton Ct. - 2 of 7

Chief Cordie recommended ADOPTION of Resolution #9-24.

Rationale: Recommend Adoption of the Motion to Declare and Order Abatement of the Junk Motor Vehicle at the Following Property: 2786 HAZELTON CT. Cincinnati, OH 45251 1. (OH) FJA2412, 2008, GREY, NISSAN, MAXIMA.

Motion Mr Wahlert, Seconded Mr Unger

No discussion:

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

Resolution passed.

i. Resolution Declaring a Junk Motor Vehicle - 3386 Harry Lee Ln. - 3 of 7

Chief Cordie recommended ADOPTION of Resolution #10-24.

Rationale: Recommend Adoption of the Motion to Declare and Order Abatement of the Junk Motor Vehicles at the Following Property: 3386 Harry Lee Ln. Cincinnati, OH 45239 1. (OH) JXD2635, 2012, MAROON, FORD, FUSION 2. (OH) KCE1798, 2010, BLACK, FORD, FUSION 3. (OH) JCX1906, 2013, GREY, FORD, ESCAPE.

Motion Mr Wahlert, Seconded Mr Unger

No discussion:

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

Resolution passed.

j. Resolution Declaring a Junk Motor Vehicle - 8526 Neptune Dr. - 4 of 7

Chief Cordie recommended ADOPTION of Resolution #11-24.

Rationale: Recommend Adoption of the Motion to Declare and Order Abatement of the Junk Motor Vehicle at the Following Property: 8526 Neptune Dr. Cincinnati, OH 45231 1. (NO VISIBLE TAG), 2010, BLACK, MAZDA, 6.

Motion Mr Wahlert, Seconded Mr Unger

No discussion:

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

Resolution passed.

k. Resolution Declaring a Junk Motor Vehicle - 3204 Lapland Dr. - 5 of 7

Chief Cordie recommended ADOPTION of Resolution #12-24.

Rationale: Recommend Adoption of the Motion to Declare and Order Abatement of the Junk Motor Vehicle at the Following Property: 3204 Lapland Dr. Cincinnati, OH 45239 1. (OH) MC2379, 1988, BLUE, MIDCABIN, SANTEGO.

Motion Mr Wahlert, Seconded Mr Unger

No discussion:

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

Resolution passed.

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l. Resolution Declaring a Junk Motor Vehicle - 3526 Blue Rock Rd. - 6 of 7

Chief Cordie recommended ADOPTION of Resolution #13-24.

Rationale: Recommend Adoption of the Motion to Declare and Order Abatement of the Junk Motor Vehicle at the Following Property: 3526 Blue Rock Rd. Cincinnati, OH 45239 1. (OH) JCX1892, 2004, WHITE, LINCOLN, AVIATOR.

Motion Mr Wahlert, Seconded Mr Unger

No discussion:

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

Resolution passed.

m. Resolution Declaring a Junk Motor Vehicle - 8634 Pippin Rd. - 7 of 7

Chief Cordie recommended ADOPTION of Resolution #14-24.

Rationale: Recommend Adoption of the Motion to Declare and Order Abatement of the Junk Motor Vehicle at the Following Property: 8634 Pippin Rd Cincinnati Ohio 45251 1. (TX) 30603S8, 2010, BLACK, JEEP, CHEROKEE.

Motion Mr Wahlert, Seconded Mr Unger

No discussion:

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

Resolution Passed.

Public Services

a. Motion to Approve Letter of Support for Hamilton County Engineer Flood Hazard Mitigation Assistance Project

Ms Mays recommended ADOPTION of the Motion.

Rationale: This letter of support will aid the County Engineer in an application for federal dollars to perform flood mitigation work for Wesselman Creek from Harrison Avenue to Harrison Road. This project will ultimately evaluate and assess recommended improvements to mitigate active landslides and prevent future occurrences along Wesselman Road.

Motion Mr Unger, Seconded Ms Ulrich

No discussion:

All voted Yes. Motion approved.

b. Motion Accepting 2023 Road Mileage Certification

Mr Weckbach recommended ADOPTION of the Motion.

Rationale: The signed mileage certification form is submitted to ODOT per Ohio Revised Code, Section 4501.04. The form is prepared by the County Engineer and reflects all changes to the total mileage for Colerain Township. At the end of 2023 the total miles certified for the Township is 116.033 miles.

Motion Mr Unger, Seconded Ms Ulrich

No discussion:

All voted Yes. Motion approved.



- c. Motion to Issue a Request for Proposals for the Construction of Outdoor Basketball Courts at 8128 Blanchetta Drive

Ms Mays recommended ADOPTION of the Motion.

Rationale: The proposed project is the installation of brand-new outdoor basketball courts, to include one full-scale court with four side-rims to enable small area games and property upgrades to enhance the site, at 8128 Blanchetta Drive. This area is an open green space that the Township acquired in December 2021 as a FEMA (Federal Emergency Management Agency) flood buy-out. The property is currently an open green space and remains undeveloped. The project will also include an alternate bid for the installation of a small parking lot for a total project cost of approximately \$112,000. Once completed, staff will be partnering with the YMCA of Greater Cincinnati to program this space for the public.

Motion Mr Unger, Seconded Ms Ulrich

Discussion:

Mr Unger - This is a great improvement for youth sports.

Mr Weckbach - We've been awarded the next cycle of community block grant funds.

Ms Ulrich - There's a creek behind it and they took houses down in the flood area.

All voted Yes. Motion approved.

- d. Motion Authorizing Township Administrator to Execute Agreement with MI Homes for Snow and Ice Removal of Abbeytown Subdivision

Ms Mays recommended ADOPTION of the Motion.

Rationale: The developer of the Abbeytown Subdivision has requested that the Township remove snow and ice on the unaccepted streets for the subdivision that they are constructing. The attached contract would compensate the Township at a rate of 10 cents per lineal foot for each snow event. In prior years, the Township would execute similar contracts for subdivisions that were under construction.

Motion Mr Unger, Seconded Ms Ulrich

No discussion:

All voted Yes. Motion approved.

Administration

- a. Motion to Issue a Request for Qualifications for Professional Design and Engineering Services

Ms Mays recommended ADOPTION of the Motion.

Rationale: Every calendar even year (2022 was the last year this process took place), staff proposes the release of a Request for Qualifications (RFQ) for Design and



Engineering Services for firms that are not currently on the Master Services Agreement list. New respondents to the RFQ are evaluated for eligibility requirements. If deemed eligible, these firms will be added to the pre-qualified list of engineers and the Township will execute a Master Services Agreements (MSA) with the selected firms. When the Township requires engineering services, it would develop a scope of work for the project with one of the firms that is listed on the pre-qualified list. Finally, the work would be completed pursuant to the MSA and the scope of work. Current firms that have been pre-qualified with the Township include:

- Geotechnology
- Wallace Pancher
- MSP
- Kleingers
- MKSK
- Integrated Engineering
- IBI
- Emersion
- KZF
- Abercrombie & Associates
- Carpenter Marty Transportation

Motion Mr Unger, Seconded Ms Ulrich

No discussion:

All voted Yes. Motion approved.

Motion Authorizing the Township Administrator to execute an agreement with the

- b. Coleraine Historical Society for the use of designated areas of 4200 Springdale Road for public educational purposes

Ms Mays recommended ADOPTION of the Motion.

Rationale: Over the last several years, the Coleraine Historical Society has been utilizing Township facilities to store, exhibit and salvage historical artifacts regarding Coleraine Township's 1794 establishment. Staff has recognized underutilized space in the 4200 Springdale Road building that would be an ideal location to display these artifacts.

Considering the relationship has been favorable over the years, staff recommends the Township to enter into a partnership which will provide added value to the community for public education. This agreement would commence on January 24, 2024 as a "temporary" agreement until the renovations of 4200 Springdale Road are completed with the expectation that a long-term agreement will be proposed at one of the Board meetings in April.

Motion Mr Wahlert, Seconded Ms Ulrich

No discussion:

All voted Yes. Motion approved.

11. Old Business



- a. Motion Authorizing Township Administrator to Execute Agreement with Transformance Realty and Gossman Group for up to \$80,000

Staff seeks direction.

Rationale: The attached proposal, from Transformance Realty and Gossman Group, was first considered at the December 2023 Board of Trustees meeting. The Board opted to table this proposal to tonight's meeting for further consideration. This proposal would allow the Township to develop a deeper understanding of the physical, legal, and market challenges and opportunities for the former Sears site and Northgate Mall. The properties that make up the mall are subject to a reciprocal easement agreement, and one of the goals of this engagement would be to fully understand how that document applies to the properties today. The end result would be a document that would "articulate logical land use development options" and "serve as an introduction of the redevelopment opportunity to developers."

No Motion was made

12. Consent Items

- a. 2024- Zix- Microsoft Office 365 licenses- EXP Oct 17, 2024

Approval of the attached contract will allow the Township to provide Office 365 Business Basic licenses to the new fire recruit class.

- b. Donation Acceptance - Department of Fire and EMS - From Knights of Columbus (Mother of Mercy Council 16461) - \$100.00

Colerain Township Department of Fire and EMS is grateful for a \$100.00 donation from the Knights of Columbus (Mother of Mercy Council 16461) in appreciation of Stop the Bleed and CPR Class instruction.

- c. Donation Acceptance - Department of Fire and EMS - From Hair Max Beauty Supply Northgate - \$50.00

Colerain Township Department of Fire and EMS is grateful for a \$50.00 donation from Hair Max Beauty Supply Northgate.

- d. Donation Acceptance - Ten (10) art tables from the Clippard YMCA for the Community Center Art Room

Strategic Goal #1: Chart a Pathway to Long-Term Financial Stability.

- e. Donation Acceptance - Police Department - Moose Lodge - \$834.80

Colerain Township Police Department is grateful for a \$834.80 donation from Moose Lodge - Cincinnati Lodge No 2.

- f. Promotion - Full-time Firefighter/EMT - Department of Fire and EMS - Patrick



Murray - \$22.43 per Hour

The position of Firefighter/Paramedic was posted, applications were received, and interviews were conducted. A conditional offer of employment has been extended to the following individual:

- Patrick Murray

The wage for this job is \$22.43 per hour for 52 hours per week. Contingent upon Board approval, he would be eligible to begin work on January 28, 2024.

g. New Hire - Police Officer - Police Department - Matthew Richwine - \$38.51

The position of Police Officer was posted, applications were received and interviews conducted. A conditional offer of employment was extended to the following individual:

Matthew Richwine.

The wage for this job is \$38.51 per hour for 40 hours per week. Contingent upon Board approval, he would be eligible to begin work on January 24, 2023.

h. New Hire - Management Analyst Intern - Development Department - Brody Smith

The position of Management Analyst Intern was posted, applications were received and interviews conducted. A conditional offer of employment was extended to the following individual:

Brody Smith

The wage for this job is \$15.00 per hour for approximately 12 hours per week.

Contingent upon Board approval, he would be eligible to begin work on February 5, 2024.

Motion to approve all consent items Mr Wahlert, Seconded Mr Unger

All voted Yes. All consent items approved.

13. Fiscal Office Report

The month of December financial report has been completed and posted to the web site with an adjusted balance of 47,175,869.34.

We finished the year just shy of 800 public records requests. We put together an estimate of hours it took to produce these public records to give us an idea of the cost. We came up with a low estimate of 324 hours. When using average income with benefits that comes to about \$10,368 to provide public records. We currently have 3 open public record requests.

14. Executive Session – if needed

Not needed.

15. Adjournment

Motion to adjourn Mr Wahlert, Seconded Mr Unger

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All voted Yes. Meeting adjourned at 9:09pm



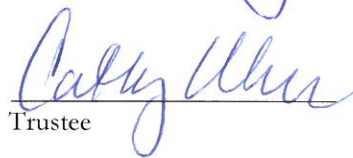
Fiscal Officer



Trustee



Trustee



Trustee