

Minutes

October 8, 2019

1. Opening of Meeting

Mr. Rajagopal called the meeting to order at 6:00PM with all Board members present.

2. Executive Session 6:00 PM

Mr. Milz requested the Board conduct an executive session in accordance with Ohio Revised Code §121.22(G)(1) to discuss employment and compensation of public employees including meeting with finance director candidate, Jeff McElravy, 121.22(G)(2) to discuss the purchase of property, §121.22(G)(3) to discuss pending and imminent litigation with the Township law director, §, §121.22(G)(8) to consider confidential information relating to specific business strategy and to discuss negotiations with other political subdivisions respecting requests for economic development assistance. Mr. Unger added §121.22(G)(1) to discuss employment and compensation of public employees, for other purposes.

Dan Unger made a motion to enter executive session for the reasons stated above and Raj Rajagopal offered the second. No discussion and the roll was called:

Yes - Greg Insko, Raj Rajagopal, Dan Unger

No - None

The Board returned at 7:00PM. All Board members were present. Mr. Milz said there was nothing to report.

3. Pledge of Allegiance 7:00 PM

All recited the Pledge of Allegiance.

4. Meditation (Moment of Silence)

Mr. Rajagopal asked everyone to join in a moment of silence.

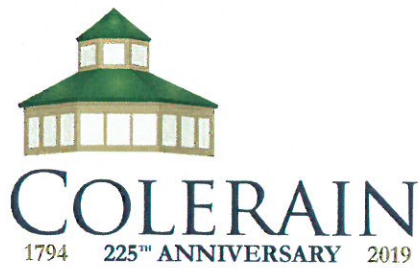
5. Fiscal Office – Approval of Minutes from September 24, 2019

Mrs. Harlow requested the Board approve the minutes of the September 24, 2019, meeting.

Dan Unger made such motion and Greg Insko offered the second. No discussion and the roll was called:

Yes - Greg Insko, Raj Rajagopal, Dan Unger

No - None



6. Presentations

- a. Presentation on the Northwest Local School District Levy by NWLSD Superintendent Todd Bowling and NWLSD Treasurer Amy Wells

Superintendent Todd Bowling presented information about their levy on the November 2019 ballot.

Mr. Unger said he appreciates the relationship the Board and School District have had over the last almost two years. He said we've worked collaboratively.

Mr. Insco said he's a product of the NWLSD and said he wants more for the students in the future.

Mr. Rajagopal said we need strong schools for the community.

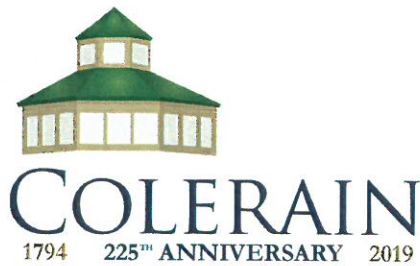
- b. Senior Center Bus Presentation

Mr. Milz said our new Senior Center bus is parked outside. Through a grant from the Ohio-Kentucky-Indiana Regional Council of Governments, we received a grant for the bus, so our costs for the \$130,000 bus were only \$20,000. He said the bus takes seniors all around the area, including from their homes to the Center for programs and the congregate meal program and has easy wheelchair access.

Mr. Insco said our seniors deserve it.

- c. Retirement Proclamation – Division Chief Danny M. Reenan

Chief Cook recognized retired Division Chief Danny M. Reenan for his over 42 years of dedicated service to the community. Chief Cook said if one had to describe Mike Reenan in one word many who know him would say, "dedicated." In total, he's actually spent 50 years responding to our emergencies. In addition to Colerain, he's served the communities of Springfield Twp. with the New Burlington Fire Department, the Village of Glendale Fire Department as well as traveling around the State as a fire instructor for Ohio Fire Marshal's Office Fire Academy. It really has been a fabric of his life. Dedicated to serving his community and the vocation. In looking back at Mike's many years of providing public safety to all the communities named previously. He's made sacrifices in his personal life to help others in times of need. He's been pulled away from his family, ate cold dinners and worked on minimal sleep due to calls for service in the middle of the night. Through these years Mike has provided countless hours spent on emergency calls for service, training, meetings, public education and relations and the list goes on. Mike joined the Colerain Fire Department in July 1977 and has climbed the ladder within the organization serving in

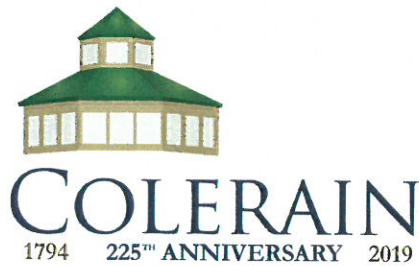


the positions of firefighter, fire inspector, lieutenant, captain and Division Chief. Mike also served in the US Navy not only dedicating time to his community, but also his country. After 42 years of service, there is no doubt the level of commitment and dedication he's provided to Colerain Township through the years. Reaching this amazing milestone truly depicts the character and integrity of Division Chief Reenan. Speaking to his wife, Judy, Chief Cook said on behalf of Colerain Township and the fire departments throughout the State of Ohio, thank you for allowing Mike to part of the firefighting family. Mike, on behalf of the department and the Colerain community, we congratulate you on your retirement and wish you the very best during your retired years. Judy, he's all yours now.

Mr. Rajagopal read the proclamation:

**PROCLAMATION FOR DANNY MICHAEL
REENAN FOR HIS YEARS OF DEDICATED
SERVICE TO COLERAIN TOWNSHIP, OHIO**

- Whereas** Division Chief Danny M. Reenan was hired on July 12th of 1977 as an employee of the Colerain Township Department of Fire and Emergency Medical Services; and
- Whereas** Division Chief Danny M. Reenan has demonstrated professionalism, allegiance, leadership, service, commitment and excellence through his contributions as a firefighter, emergency medical technician, fire officer, fire safety inspector, employee, and friend during his tenure with the Department; and
- Whereas** Division Chief Danny M. Reenan retired on October 1st, after more than 42 years of commendable dedication to the fire service and the Colerain Township community.



Therefore, be it resolved, that the Colerain Township Board of Trustees recognizes Division Chief Danny M. Reenan as an outstanding employee and that he contributed greatly to our community during his long tenure of public service.

Be it further resolved that in recognition of all that Division Chief Danny M. Reenan has accomplished for Colerain Township, the Colerain Township Board of Trustees hereby proclaim Tuesday, October 8th, 2019 as a special day of recognition for Danny M. Reenan to acknowledge his contributions to our community and wish him continued success in retirement.

Dan Unger made a motion to approve the proclamation and Greg Insco offered the second. No discussion and the roll was called:

Yes - Greg Insco, Raj Rajagopal, Dan Unger

No - None

d. Service Tenure Recognition for Matt Drennan and Grant Burns

Chief Cook said he wished to recognize Captain Grant Burns and Firefighter Paramedic Matthew Drennan for their 35 years of dedicated service to the community. They could not attend and will receive their plaques at a separate time.

Chief Cook said thirty-five years ago, on October 6th, 1984 Captain Grant Burns, Firefighter Matthew Drennan and myself began our careers serving the Colerain community as “part-time” firefighters. As I recall, there were about 25 of us in our fire recruit class then. We’re then the only three left now. As I reflect on those years, so much has changed within the department and the community. The names and faces, the complexity of the job, and the demands of the job. When we began our service here under the newly formed “part-time” system, our hourly rate was \$2.01 per hour. In speaking for my colleagues, we obviously didn’t come here for the money, but for an opportunity to serve the Colerain community within a progressive fire department under great leadership. Over the years, we’ve developed personally and professionally, and are grateful for the opportunity to serve the citizens, businesses and visitors of Colerain Township.

7. Citizens Address

Mr. Rajagopal said it's been great for citizen address to be five minutes for each speaker, allowing for a very meaningful meeting.

Rich McVay spoke about the school levy. He spoke about the current status of the school district and said it's changed over the last 30 years. He said we have students who are under-served, but more money is not the issue. He said we can't have a strong school system if you don't have a strong community. He said the community is slipping.

Stephanie Wright spoke about the nuisance resolution and she said she submitted 13 vacant property complaints on November 9, 2018. All of those are still in progress or new. She said she submitted 19 in February of 2019, which are still in progress. She said that commercial value is not being addressed and commercial vacant property is a problem in our Township. She asked the board to look into this. Regarding 6700 Schuster Ct. and the request to purchase the property for \$1,500, she asked why this property is of value to the Township. She said it burnt in November of 2018 and there are complaints of junk cars and rubbish in the yard, along with an outstanding tax bill. She said the Board is being asked to approve an agreement with a potential employee tonight. She discouraged the Board from approving this based on his lack of credentials, as he is not versed in finance and accounting. She said "hello" to Jim Acton, who is no longer able to attend meetings.

Kathy Mohr spoke about the Board hiring a finance director. She said the said candidate doesn't have any financial management experience. She said his experience is in economic development. Regarding the September 10, 2019, minutes, she noted some errors and omissions. She said the Board shouldn't give the administrator the authorization to approve a contract. The Board should be approving contracts. She asked if the MKSK and Urban Fast Forward contracts are being paid by grants. She asked about the Northgate Mall contract and if it has been approved or what action the Board will take.

Bruce Peirano said the NWLSD is asking for a very large increase in taxes. He asked how it was allowed that they go into deficient spending for two years. He said he also sees no value in the Metro bus tax.

Keith Miller said Ritter and Inderhees gave Rumpke \$4 million a few years ago. He said the school board said it was OK. He said Pippin Road should stay single family homes, not apartments.

8. **Administrative Reports**

Mr. Ionna presented the monthly statistics:

- Violations CLOSED: 265
- Referred to COURT: 10

ZONING

- Illegal Home Business: 1
- Junk Vehicle: 15
- Boat/RV: 14
- Parking in Lawn: 3
- Sign repair/maintenance: 1

TOTAL Zoning ENTERED: 34

PROPERTY MAINTENANCE

- Abatements GRASS (mowed): 7
- Abatements TRASH: 0
- Tall Grass/Weeds ENTERED: 242
- Trash ENTERED: 21
- Swimming Pool: 4
- Building, exterior: 1

TOTAL Property Maintenance ENTERED: 285

TOTAL Other ENTERED: 10

TOTAL AUGUST CSR ENTRIES: 329

- Vacant Building Located – 2

Renewals – 0

- Vacant Foreclosure Program Registrations – 5
- Renewals – 0
- Bank Initiated Foreclosures – 8
- Reported Vacants – 3

Mr. Ionna said in 2020 they will work to improve customer service and the comprehensive plan will get a path forward to get it going.

Chief Cook presented the September 2019 emergency incident activity:

Total Incidents:

- EMS Incidents: 684 [Year to Date (YTD): 6,292]

- ☐ Dispatched as advanced life support: 515
- ☐ Dispatched as basic life support: 155
- Fire Incidents: 155 (YTD: 1,408)
- ☐ Fire (e.g., building, vehicle, etc.): 24 (YTD: 169)
- ☐ Overpressure, rupture: 2 (YTD: 13)
- ☐ Hazardous condition: 18 (YTD: 255)
- ☐ Service call: 18 (YTD: 156)
- ☐ Good intent: 58 (YTD: 484)
- ☐ False alarm: 35 (YTD: 329)
- ☐ Special: 0 (YTD: 0)
- ☐ Weather related: 0 (YTD: 0)
- Springfield Twp. EMS Contract Area: 29 (YTD: 219)

Significant Incidents

• Fires

- ☐ Building Fire: Fri., Sept. 6, 2019 in the 2500 block of Crest Rd.
- ☐ Building Fire: Fri., Sept. 20, 2019 in the 8200 block of Royal Heights Dr.
- ☐ Building Fire: Mon., Sept. 23, 2019 in the 2400 block of Uranus Ct.

Reported Fire Loss (approximate): \$247,255.00

Average Response Time for Arrival of First Unit (minutes: seconds): 05:12 (YTD: 05:12)

First Unit On-Scene Less Than Six-Minutes Percentage: 72.60% (YTD: 72.24%)

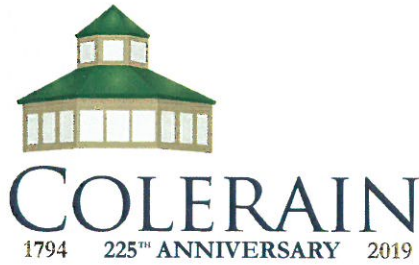
Mr. Insco said the Fire Department should keep up the great work they're doing. He asked if fire loss can affect the tax base.

Chief Cook said it could in the future, not if the owners do not rebuilt the structure.

Chief Cook said we have a very talented group of people. He said he feels the risk reduction programs are very important.

Mr. Rajagopal said they are receiving many awards.

Mr. Milz said Chief Cook is a very humble man as he is celebrating his 35th anniversary also. He said our leadership is developed in-house and we set the standard. He said the Township is going through a rebirth in terms of staffing as we are developing an incredible leadership team. He said it's hard to listen to critique before Mr. McElravy even enters the door. He said the purchase of burnt out property is to remove blight from our community. He said dangerous shells don't belong in Colerain Township. After the demolition, we will sell the lot and hopefully someone will build a house there in the future.



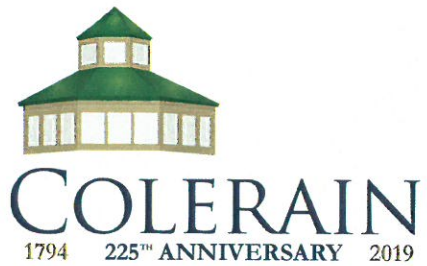
9. Trustees' Report

Mr. Insco spoke about the Rumpke TIF extension. He said he disagreed at the time and would still like the funds to go to the school district, to make them whole. He said it wouldn't make too much of a difference about the levy. He said he would be honored to swear-in whoever wins his seat.

Mr. Unger said at last meeting, he requested a property on Georgianna be removed from the nuisance resolution. He said since that time the junk cars are gone, the yard has been cut and three 30-yard dumpsters have been filled. Regarding the Rumpke TIF, he said that in January of 2018 didn't want to go back in time. He said the Cincinnati Metro is planning to place a sales tax on the May 2020 ballot. He feels the future plan doesn't take in account other ways to get around, like Uber. This Board has ramped up and issued more Zoning citations. We are working hard to get things cleaned up. He said the area on Sovereign has been zoned for apartments all along. Regarding Shuster Ct, the property has been condemned. He said owner was deceased before it burned. It's a safety hazard and we need to get it under control. It's not just a nuisance, but an extreme safety issue. He encouraged all residents to check their furnaces when they start them for the first time this fall and to call a service technician if there are any concerns.

Mr. Insco suggested we post furnace safety information on Cerkl.

Mr. Rajagopal said he promised to have East Miami River Road repaved and now the first layer has been laid. He said he coordinated this effort with the county engineer, Ted Hubbard. Civic Center Drive looks like a brand new road. He said he met with Bill Blessing and Bill Seitz regarding the sidewalk from Northwest High School to Struble Road on Pippin Road. He said this is a safety issue. He said Children's Hospital is interested in coming to Colerain Township.



10. New Business

Public Services

- a. Motion to Accept \$35 Donation in Memory of Sandy Gettle for the Megaland Replacement Project

Mr. Milz recommended adoption of a motion to accept donations totaling \$35 in Memory of Sandy Gettle for the Megaland Replacement Project. Two donations were made in memory of Sandy Gettle. One in the amount of \$10 and one in the amount of \$25.

Greg Insko made such motion and Dan Unger offered the second.

Mr. Unger said thank you for the donations and may her soul rest in peace.

The roll was called:

Yes - Greg Insko, Raj Rajagopal, Dan Unger

No - None

Planning & Zoning

- a. Resolution Declaring Nuisance and Ordering Abatement

Mr. Ionna requested the Board approve Resolution #44-19, "RESOLUTION DECLARING NUISANCE AND ORDERING ABATEMENT."

Dan Unger made such motion and Greg Insko offered the second.

Mr. Unger said Schuster Ct. also has tall grass and weeds.

The roll was called:

Yes - Greg Insko, Raj Rajagopal, Dan Unger

No - None

- Motion To Authorize Township Administrator To Execute All Necessary
- b. Documents To Purchase Property Located At 6700 Schuster Court For An Amount Not To Exceed \$1,500.00.

Mr. Ionna recommended adoption of a motion to authorize Township Administrator to execute all documents necessary to purchase property located at 6700 Schuster Court for an amount not to exceed \$1,500.00. The subject property burned on August 14, 2018, and has been found to be vacant, unsafe and insecure. He said this purchase allows us to proceed with the demolition and remove the vehicles. He said we will seek block grant reimbursement for the expense. .

Dan Unger made such motion and Greg Insko offered the second.

Mr. Unger thanked Mr. Ionna for working on this. He said one of the neighbors is already interested in purchasing the lot.

Mr. Rajagopal said we must be proactive with a health hazard such as this.

The roll was called:

Yes - Greg Insko, Raj Rajagopal, Dan Unger

No - None

- Motion to set Public Hearing on November 12, 2019 - Zone Map Amendment
- c. (ZA2019-06)

Mr. Ionna recommended adoption of a motion for a Public Hearing to be set for a Zone Map Amendment for Zoning Case ZA2019-06 on November 12, 2019 at 7:00PM in the Colerain Township Trustee Chambers. The Colerain Township Zoning Commission is expected to make a recommendation on the Zone Map Amendment for the rezoning of 30 acres on the north side of W. Kemper Rd. at their October 15, 2019 Regular Meeting. This Zone Map Amendment would require a Public Hearing to be held in front of this Board of Trustees within 30 days of that recommendation. This area is known as the Abbytown subdivision.

Dan Unger made such motion and Greg Insko offered the second.

Mr. Unger said this public hearing will take place during the meeting, a.

The roll was called:

Yes - Greg Insko, Raj Rajagopal, Dan Unger

No – None

- d. Motion to set Public Hearing on November 12, 2019 - Zone Map Amendment (ZA2019-07)

Mr. Ionna recommended adoption of a motion for a Public Hearing to be set for a Zone Map Amendment for Zoning Case ZA2019-07 on November 12, 2019 at 7:00PM in the Colerain Township Trustee Chambers. The Colerain Township Zoning Commission is expected to make a recommendation on the Zone Map Amendment for the rezoning of the former Fireside Inn and Colerain Community Resource Center at their October 15, 2019 Regular Meeting. This Zone Map Amendment would require a Public Hearing to be held in front of this Board of Trustees within 30 days of that recommendation.

Dan Unger made such motion and Raj Rajagopal offered the second. No discussion and the roll was called:

Yes - Greg Insko, Raj Rajagopal, Dan Unger

No - None

Administration

- a. Motion To Authorize The Township Administrator To Execute An Employment Agreement With Jeff McElravy To Fill The Position Of Finance Director

Mr. Milz said this has been a difficult role to fill. He presented some information about Jeff McElravy's education and experience. He said he very much has the skill and ability to do the job. Mr. Milz recommended approval of a motion to authorize the Township Administrator to execute an employment agreement with Jeff McElravy to fill the position of Finance Director. The position of Director of Finance was posted, applications were received and interviews conducted. A conditional offer of employment was extended to the following individual: Jeffrey McElravy, Jr. The wage for this job is \$47.12 per hour.

Dan Unger made such motion and Greg Insko offered the second.

Mr. Unger said he seems like a brilliant individual. He said his various experience will help us in this role.

Mr. Rajagopal said he asked him many questions and his very impressed with his education. He said he's not a fan of contracts, but after meeting him, we need him to lead. We need the change he can affect to move the Township forward.

Mr. Insko said Mr. Milz's vetting is incredible.

The roll was called:

Yes - Greg Insko, Raj Rajagopal, Dan Unger

No - None

- b. Resolution Authorizing the Payment of the Statutorily Required Contribution to OPERS for the Assistant Township Administrator

Mr. Milz recommended approval of Resolution #45-19, "RESOLUTION THAT COLERAIN TOWNSHIP WILL PICK UP THE STATUTORILY REQUIRED CONTRIBUTION TO THE OHIO PUBLIC EMPLOYEES RETIREMENT SYSTEM FOR THE ASSISTANT TOWNSHIP ADMINISTRATOR PURSUANT TO IRC SECTION 414(h)(2)," which authorizes the payment of the statutorily required contribution to OPERS for the Assistant Township Administrator. This resolution is required to comply with the current employment agreement entered into with Assistant Township Administrator Jeff Weckbach on May 8, 2018. This agreement stipulates that "beginning on January 1, 2020, the employer will pick up and pay 50% of the employee's contribution to PERS." This resolution is required by the Township to permit said contribution.

Greg Insko made such motion and Dan Unger offered the second. No discussion and the roll was called:

Yes - Greg Insko, Raj Rajagopal, Dan Unger

No - None

- c. Motion to Establish 2019 Halloween Trick or Treat Hours

Mr. Milz recommended approval of a motion to set the hours for Halloween Trick or Treating in Colerain Township to be from 6 PM to 8 PM on October 31, 2019. He said 6 PM - 8 PM is a consistent time frame for trick or treating throughout the region.

Dan Unger made such motion and Raj Rajagopal offered the second.

Mr. Unger said he remembers there were complaints about holding trick or treat in the rain last year.

Mr. Insko suggested residents can go to Northgate Mall for trick-or-treat.

The roll was called:

Yes - Greg Insko, Raj Rajagopal, Dan Unger

No - None

11. Consent Items

Mr. Milz recommended approval of all consent items.

a. Contract with Council on Aging for Senior Services

Mr. Milz said the Council on Aging helps to cover the cost of a congregate meal program and for transportation of Township Seniors to activities at the Colerain Community Center. The total Township cost for these needed programs is \$4,842, which is the local match for the \$33,143 program.

Dan Unger made such motion and Raj Rajagopal offered the second.

Mr. Unger said a lot of folks can't get out and that's why we provide this service. There is a bigger cost for them in a retirement home.

Mr. Rajagopal said we need to take care of our seniors. This is a great program. We need to reach out to the seniors to let them know this is available to them.

Mr. Insco suggested everyone check out the schedule at the Senior Center.

The roll was called:

Yes - Greg Insco, Raj Rajagopal, Dan Unger

No - None

12. Fiscal Office Report

Mrs. Harlow asked for the Board's approval of payroll, purchase orders and receipts.

The receipts received in September 2019 are attached to these minutes.

Dan Unger made such motion and Raj Rajagopal offered the second. No discussion and the roll was called:

Yes - Greg Insco, Raj Rajagopal, Dan Unger

No - None

Mrs. Harlow requested the Board approve Resolution #46-19, "Resolution Accepting the Amounts and Rates as Determined by the Budget Commission & Authorizing the Necessary Tax Levies and Certifying them to the County Auditor."

Dan Unger made such motion and Greg Insco offered the second. No discussion and the roll was called:

Yes - Greg Insco, Raj Rajagopal, Dan Unger

No - None

Mrs. Harlow reminded drivers to be very watchful of children during trick-or-treat hours. Also, she asked the trick-or-treaters to be careful as they go through the neighborhoods.

13. **Executive Session** – if needed

There was no need for Executive Session.

14. **Adjournment**

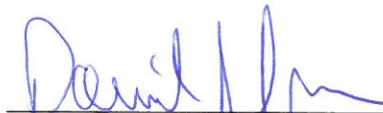
With no further business to come before the Board, at 8:46PM, Dan Unger made a motion to adjourn and Greg Insko offered the second. The roll was called:

Yes - Greg Insko, Raj Rajagopal, Dan Unger

No - None



Fiscal Officer



Trustee



Trustee



Trustee