

Minutes

July 14, 2020

1. Opening of Meeting

Meeting called to order at 5:30pm. All trustees were present

2. Executive Session 5:30 PM

Mr Weckbach asked for a motion from the Trustees for executive session pursuant to ORC 121.22 (G)(1) to discuss employment, promotion and compensation of public employees.

Motion - Mr Unger, Seconded Mr Wahlert. All voted Yes.

Meeting called back to order at 7:00PM. All Trustees were present.

Mr Weckbach - nothing to report from executive session.

3. Pledge of Allegiance 7:00 PM

All recited the Pledge of Allegiance

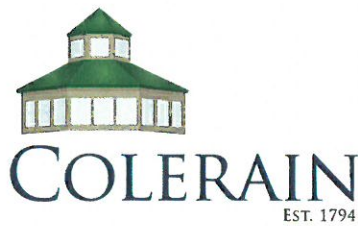
4. Meditation (Moment of Silence)

5. Fiscal Office – Approval of Minutes

Approval of the minutes for June 23, 2020 meeting.

Motion - Mr Unger, Seconded - Mr Rajagopal, All voted yes

6. Presentations



a. Presentation: I-275 Gateway Project Design & Cost Estimates

Rationale:

The I-275 Gateway project was approved by the Board of Trustees in 2019. This is a study that provides a

plan for the addition of landscaping, planting, and lighting for the I-275 and Colerain Avenue Interchange in

the Township. The proposal includes a landscaping plan, lighting plan and detailed construction drawings.

\$150,000 was included in the 2020 Temporary Appropriations for this project and was subsequently

removed with the 2020 Final Appropriations for the Township. Staff seeks direction on if the Board would

like to move forward with this project or any phase of this project and which budget year they would like to

move forward with the project or phase

Discussion - Mr Wahlert. Doesn't support the plan at this time with everything happening. Mr Unger - Thanks Mr Ionna for the work on the presentation, but does not support going forward with it. Mr Rajagopal - Mentioned the project in Green Township at I-74 and North Bend. He thinks that looks great. Thinks proceeding with Phase 1 might be something to consider

b. Introduction and Swearing-In of Promoted Personnel

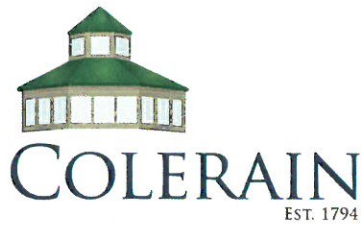
Introduce and administer the Oath-of-Office to new Lieutenant Eric Reifenberger approved for promotion during the June 9th, 2020 Board Meeting.

Introduce and administer the Oath-of-Office to new full-time Firefighter Blake Reiman and Firefighter

Paramedic Austin Walter, approved for hire and promotion during the June 9th, 2020 Board Meeting.

Introduce and administer the Oath-of-Office to new full-time Firefighter Peter Lovaas, approved for hire and promotion during the April 14th, 2020 Board Meeting.

7. **Public Hearing**



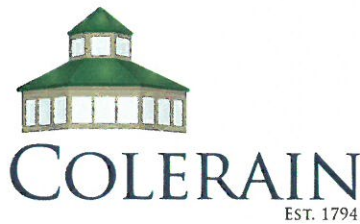
a. Public Hearing on Establishment of a TIF District

Mr Weckbach recommends opening of the public hearing on the Establishment of a TIF District in the Northridge district of Colerain Township.

Motion to open public hearing - Mr Wahlert, Seconded, Mr Rajagopal, All voted yes

Law Director Larry Barbieri swore in participants Matt Perleberg and Mike Perleberg. They had no comment but were here to answer potential questions. There were no questions.

Motion to close public hearing - Mr Wahlert, Seconded Mr Unger, All voted yes



- ZA2020-03 Lake Gloria Development - Proposed Map Amendment Changing
b. The Zoning On The Site From R-6 (Urban Residential) to PD-R (Planned Development Residential)

That the public hearing be held in accordance with the requirements of the Zoning Resolution

Mr Ionna gave a presentation/explanation of the proposed map amendment.

This is a public hearing on the proposed application. A resolution for final action on the proposal will be

taken to the Board of Trustees for consideration at the meeting on July 28, 2020.

Motion to open public hearing - Motion - Mr Wahlert, Seconded, Mr Rajagopal, All voted yes

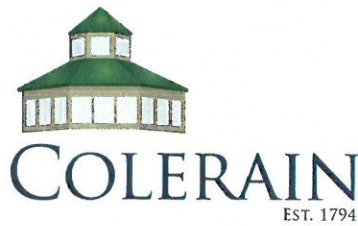
Law Director Larry Barbieri swore in the participants. Keith Miller, Greg Thurman,

Keith Miller - Says TIF's aren't designed for Duke. They should be provided to low income businesses, not Rumpke. Get the TIF's used right Taren James was sworn in by Law Director Larry Barbieri. Taren James - her property is right across the street from the proposed property. Says sewer will not contain the new development. Says she has to call the Sewer District yearly to clean everything out. Says a sewer study is needed. Says traffic study is needed during school transportation time. Asked about where sidewalks will end. Says Northwest High School and students would need sidewalk access. Greg Thurman - an associate of Redwood (developer). Thanked the board for having him here. Says he's not sure why TIF's were mentioned because he isn't seeking any for this development. Says EPA will enforce jurisdiction as well as Ohio Division of Wildlife so they will be heavily scrutinized regarding water and sewer. Says they are good neighbors.. Traffic studies will be done in alignment of county engineers guidelines. Sidewalks will be property line to property line.

Mr Wahlert - are there differences in width requirements of sidewalks? Mr

Thurman - will be in compliance with regulations. Mr Wahlert - who will be responsible for the driveways and street if the property is sold? Mr Thurman - the new owner would take over responsibility. Mr Wahlert - what is the total value of the development? Mr Thurman - \$15 to \$20 Million. Mr Rajagopal - what is the timeline? Mr Thurman - 6-8 months to break ground. Project should be complete by 2023

Motion to close public hearing - Motion - Mr Unger, Seconded Mr Wahlert, All voted Yes



8. **Citizens Address**

Via email

Jim Acton - What is the status of the park in Colerain? To be addressed by Jackie O'Connell.

In person

Angela Nixon - Lives off of Neptune and Pippin. She has called police in regards to 8634 Pippin that has several cars parked blocking the view and it is dangerous for children. Mr Rajagopal - are the cars permanently parked there? Ms Nixon - yes 4-5 cars are permanently parked there. Is it possible for someone with Colerain to go and speak with the owner of the property? Also has concerns with Skyline Acres regarding criminal activity. Says when Sheriff's Department was there they took care of it. Says there needs to be more attention paid to the area. Has bad feelings with the Colerain Police not responding to serious issues if they're called. Says they do come for dogs barking or loud music but not the serious issues.

Keith Miller - Wanted to talk about Politicians in Hamilton County and Colerain Township. Says he doesn't like Joe Deters for not prosecuting. Is this building filled with Joe Deters friends and is that why we're here? He's redundant because crime is redundant. Says the community is divided. He's tired of it all. Says he won't quit. Says money is being given to Duke.

Via email -

Kathy Mohr - Would board consider reimbursement for the \$60,000. What is the update on Public Records? Regarding policy - What has changed with vacation time? Will changes to Policy Book be made per date.

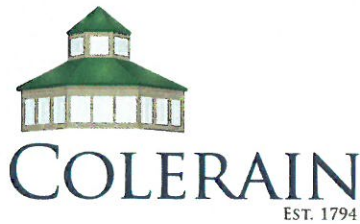
Bob Stevie - recommendation to permit application

Jackie Brockman - regarding gate at Clippard Park. As of January 2020 they stopped locking the gate. Cars speed in and out of the park day and night. Wants her street to be safer.

Mike Comela - Still having problems in Northbrook area. Cars traveling at high rates of speed. Says cars are going 55mph in a 25mph zone.

Bruce P - Current Gateway is under control of other groups and additional funds are not needed. Concerning the Fire Department's 3 mil levy. Says Police and Fire should come out of general fund. Suggests reprioritizing the general fund.

Calvin Hunter - in opposition of the development at Lake Gloria - Says condos would be a better option. Who will be responsible for the spaces and streets when Redwood sells the property? Traffic safety on Pippin Road is already a concern.



9. **Administrative Reports**

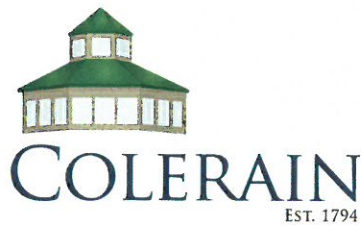
Chief Cook - Emergency activity for June - 701 medical emergencies, 138 fire runs and 38 calls into Springfield Township. 5 significant fires in the Township, 4 of them were businesses with large financial losses. It was a busy month. Fire loss was \$178,901. Average time for first responders was 5:18 with 72.2% arriving in less than 6 minutes.

Chief Denney - for the month of June there was an average of 134 calls per day totaling 4031 calls. 197 traffic stops, 11 DUI arrests, 71 criminal arrests. Average response time was 8:07

Jackie O'Connell - Park visitation is still up. Please social distance and wear masks. Busy repairing pot holes. Had first Podcast called Hey Colerain. Summer programming is in full swing. Details can be found on line. Megaland update - next meeting will have updates on bids. Hopes to have some very creative ideas. It will not be in place this summer. Colerain is not responsible for street sweeping Colerain Ave, the state is responsible for that. Mr Rajagopal - thank you for preparing applications for grants for sidewalk project. Mr Wahlert - asked about Heritage Park sign? Ms O'Connell - More signs are going up at Heritage Park. Mr Wahlert - how many veterans signs? Ms O'Connell - 35, still some available.

Mike Ionna - permits are up in 2020. Highest months on record. Zoning appeals are trending down. BZA #'s are seeing a reduction. Violations are up. Rolling out newcode enforcement system. Abatements are down. Starting to focus on Colerain Ave corridor. Housing court referrals are up.

Jeff Weckbach - Provided update on strategic plan. Everything is on track. Wants the plan to align with the Boards direction. Encourages the board to reach out to their sources. Gave update on the Covid testing site last week. 952 tests in 6 hours. Equates to 1 test every 23 seconds with no backups on Springdale Rd. Health Department will be reaching out to each person tested. Covid situation is a fluid system. Lost 2 former township employees last week. \$20,000 spent on KZF study. Progressive discipline is in place for employees regarding public records. Vacation accrues on anniversary date. Police Book date is updated when book is updated. Mr Unger - regarding \$60,000 refund. That would cost us more than \$60,000 to get the refund.



10. Trustees' Report

Motion to take a 5 minute break - Motion Mr Unger, Seconded Mr Rajagopal, All voted Yes.

Reconvened at 10:23 pm. All trustees were present.

Mr Wahlert - Tune into channel 9 on Monday. Congratulations to Mr Kesterman who is no longer acting Health Commissioner.

Mr Rajagopal - wanted to announce the ODOT \$750,000 grant for sidewalks. Spoke about individuals dumping tires at Hobby Lobby. Worked with Rumpke to take away 3 loads of tires at no cost. Spoke with the health department about minimizing the situation from happening again. Proud of the response to the situation.

Mr Unger - Spoke about the Covid testing and the positive impact. Does take the health risk seriously, but believes we should live our lives. Rumpke paid for their building. Mr Rajagopal Duke does pay their employees so it was very kind that they donated their service. Gathering info on businesses may be available already. Appreciates Mr Miller's criticisms. Explained the process of hiring an Administrator and how much time is required.

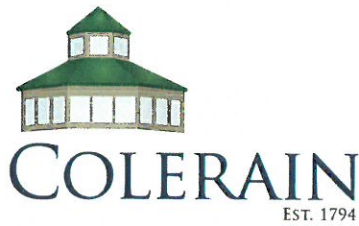
11. New Business

Public Safety

a. Motion to Sign Independent Contractor Agreement

Chief Denney recommends adoption of a motion to allow Township Administrator Geoff Milz to sign an independent contractor agreement with Dr. Mark Querry for psychological wellness services in the amount of \$5,600 in 2020.

Motion - Mr Unger, Seconded Mr Wahlert, All voted Yes



b. Motion to Accept Grant Funding

Chief Cook recommends acceptance of \$2,945.41 in grant funding

Request authorization to accept grant funding from the State of Ohio's, Division of Public Safety's

Emergency Medical Services Priority One Grant Program to fund equipping the department's emergency medical service.

Motion - Mr Wahlert, Seconded Mr Rajagopal, All voted Yes

Public Services

a. Motion to Approve the 2020 Catch Basin Contract

Ms O'Connell recommends adoption of a motion to approve the 2020 Catch Basin project contract for \$138,589 with Adleta

and to authorize the Township Administrator to execute all related documents.

Colerain Township received four responses to the Request for Proposals for the 2020 Catch Basin project,
listed below:

Adleta \$130,868

Rack and Ballauer \$166,150

RA Miller \$205,600

Queen City Mechanical \$239,390

Of all of the responses, Adleta is lowest bid, meets all of the requirements set forth in the construction plans

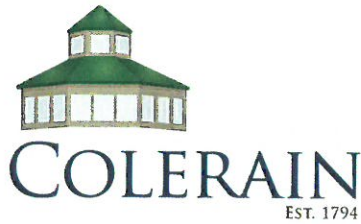
and specifications, and has previously successfully worked for the Township.

We added two additional catch basin reconstructs into the final tabulation to arrive at the cost of \$138,589

for repair of 42 catch basins in the project.

Motion, Mr Wahlert, Seconded Mr Rajagopal, All voted Yes

Planning & Zoning



a. Resolution Declaring Nuisance and Ordering Abatement

Mr Ionna recommends approval of a Resolution #32-20 declaring nuisance and ordering abatement.

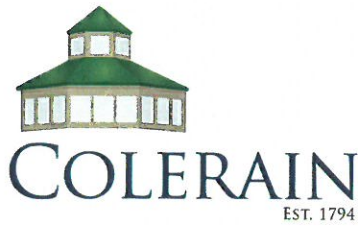
This resolution allows for the removal of uncontrolled vegetation and/or refuse at the following properties:

3539 Alamosa
3545 Alamosa
3505 Bevis
2848 Brampton
9880 Colerain
9705 Dunraven
9832 Dunraven
7481 Eagle Creek
7262 East Miami River
9449 Loralinda
9831 Loralinda
2794 Petobego
9192 Pippin
9521 Pulver
9622 Sacramento
2408 Schon
2409 Schon
10201 September
2884 Willow Ridge
9929 Capstan
2702 Niagara
8317 Royal Heights

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 Wahlert, Seconded Mr Rajagopal, All voted Yes

Administration



a. Resolution - Ballot Language - Fire Department - 3.0 mills

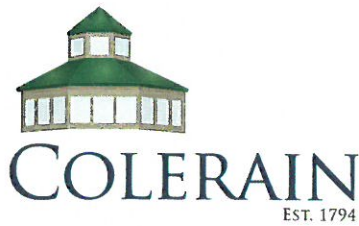
Mr Weckbach recommends approval of a resolution #33-20 to proceed to levy a tax exceeding ten-mill limitation for fire and emergency medical services for Colerain Township in the amount of 3.0 mills.

Motion - Mr Unger, Seconded Mr Rajagopal

Discussion - Mr Rajagopal - we have the best fire department around. We need to continue to have the best fire department. It is a bad time to ask for a levy but in the long run the department will continue to grow and it is needed. Mr Unger -if you go back and look at the agenda it's at \$.11 and in parentheses it said \$10.5 - Mr Weckbach - explained the discrepancy. Mr Unger - this is half of what the fire department asked for and hopefully they can do something productive with this. Not a fan of a special elections, glad it's on a general election. Mr Wahlert - something he's given a lot of consideration to. Applauds the fire department for extending the previous levies. Thinks the timing is bad and the levy does not answer all of the long term problems. The uncertainty bothers him. Mr Rajagopal - understands MrWahlert's concerns, but at the same time we need the quality of services we have. The 3 mills will help our community. Mr Unger - is fine with putting the question to the voters. Some long term debt is coming up in 2021
Vote: Mr Rajagopal - Aye, Mr Unger - Aye, Mr Wahlert - No

b. Resolution Establishing Funds for CARES Act Dollars From The State Of Ohio Relative To House Bill 481 And The Federal Cares Act WHICH May Be Expended Only To Cover Costs Consistent With The Requirements Of The "Coronavirus Aid, Relief, And Economic Security Act."

Mr Weckbach recommends adoption of resolution #34-20 establishing funds for CARES Act dollars received from the State of Ohio relative to House Bill 481 and the Federal Cares Act which may be expended only to cover costs consistent with the requirements of the "Coronavirus Aid, Relief, And Economic Security Act".
Motion - Mr Wahlert, Seconded - Mr Unger. All voted Yes



c. Motion Authorizing Vacation Time Adjustment for Non-Contract Employees
Mr Weckbach recommends adoption of a motion to authorize a one time vacation
dump according to the attached schedule in
contingent on the adoption of an updated policy book that modifies the time off
policy to accrue vacation time with each pay period.

Motion to amend per attached employee schedule correction. Motion - Mr
Wahlert, Seconded Mr Unger all voted Yes

Motion to approve amended Motion - Mr Wahlert, Seconded Mr Unger. All voted
Yes

Old Business

12.

a. Resolution Adopting Township Policy Book

Mr Weckbach recommends approval of resolution #35-20 to adopt the Colerain
Township Policy Manual.

Motion - Mr Unger, Seconded Mr Wahlert, All voted Yes

b. Resolution Reappointing Geoff Milz to the Position of Township
Administrator and Approving Attached Agreement

Resolution #36-20 Reappointing Geoff Milz to the Position of Township
Administrator and approving attached agreement. Motion - Mr Unger, Seconded
Mr Wahlert, All voted Yes

c. Resolution Reappointing Jeff Weckbach to the Position of Assistant Township
Administrator and Approving Attached Agreement

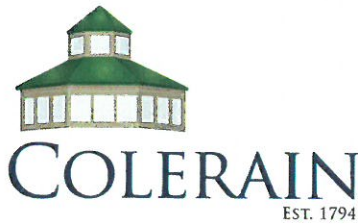
Resolution #37-20 Reappointing Jeff Weckbach to the Position of Assistant
Township Administrator and approving attached agreement. Motion Mr Wahlert,
Seconded Mr Rajagopal, All voted Yes

Consent Items

13.

Mr Weckbach recommends approval of the following consent items

a. New Hire - Fire - Part-Time Firefighter EMT



- Zachary Crandall – Firefighter Emergency Medical Technician – Basic (EMT-B): \$14.50 per hour,
 - Eric Martin – Firefighter EMT-B: \$14.50 per hour, and
 - Toni Vandegraft – Firefighter EMT-B: \$14.50 per hour
 - b. New Hire - Senior Planner - Planning & Zoning A conditional offer of employment was extended to the following individual: Taylor Gruenwald. The wage for this job is \$28.85 per hour for 40 hours per week year round. Contingent upon Board approval, she would be eligible to begin work on July 27, 2020.
 - c. Donation Acceptance - Police Department - \$40.00
Acceptance of \$40.00 cash donation from Joyce Crouch to the Police Department.
 - d. Donation Acceptance - Fire Department - \$600.00
Request authorization to accept a monetary donation of \$600 (personal check) from the Mrs. Judith A. Wuest, 11388 Melissa Ct., Cincinnati, OH 45251
 - e. Donation Acceptance - Fire Department - \$120.00
The request to accept a monetary donation of \$120 (cash) is from: Mr. Charles Gay, 6396 Jamesfield Ct, Fairfield, OH 45014 in appreciation for emergency services provided by Station 109. He's requested the funds be earmarked for Station 109.
Motion to approve all consent items
Motion - Mr Wahlert, Seconded Mr Rajagopal. All voted Yes
14. All consent items approved

Fiscal Office Report

Gave an update on public records:

As of today we have received 266 public records requests for 2020. We have fulfilled 196. 109 of which have been fulfilled since April 1st, when I took over as Fiscal Officer. 3 individuals make up 74% of the requests and 1 individual is responsible for 1/3 of the requests. To keep this in perspective, Green Township have received 9 public records requests in the same timeframe. I feel like we are doing an outstanding job of filling these requests. These numbers are based on HR#'s and not the actual amount of records. Half of the requests have multiple records within the request.

15.

Adjournment

Motion - Mr Wahlert, Seconded - Mr Rajagopal, All voted Yes.

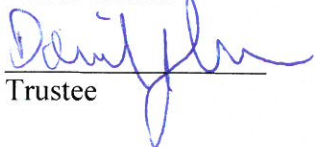
16.

Meeting adjourned at 11:22 pm

Executive Session – if needed (not needed)



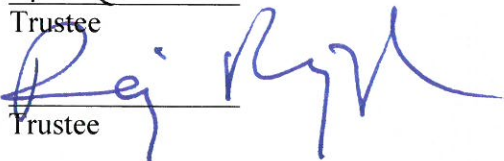
Fiscal Officer


Trustee



Trustee

12


Trustee

COLERAIN