

## Hamilton Township Trustee's Meeting

January 16, 2019

Trustee Board Chairman, Darryl Cordrey called the meeting to order at 6:30p.m. Mr. Cordrey, Mr. Walker, and Mr. Rozzi were present.

The *Pledge of Allegiance* was recited by all in attendance.

Motion made by Mr. Cordrey with a second by Mr. Rozzi to approve of the clerk's journal and accept the tapes as the Official Meeting Minutes of the January 2, 2019 Trustee Meeting.

Roll call as follows:

Darryl Cordrey	Yes
Joe Rozzi	Yes
Joe Walker	Yes

Motion made by Mr. Cordey with a second by Mr. Walker to approve Payroll for pay cycle December 16, 2018 – December 29, 2018, Electronic Fund Transfer Direct Deposit Vouchers 1152775533 – 1152775602.

Roll call as follows:

Darryl Cordrey	Yes
Joe Walker	Yes
Joe Rozzi	Yes

Motion made by Mr. Cordrey with a second by Mr. Walker to approve the withholding payments for payment cycle December 16, 2018 – December 29, 2018, checks numbered 29322980 – 29322989 and 29322994 – 29323007.

Roll call as follows:

Darryl Cordrey	Yes
Joe Walker	Yes
Joe Rozzi	Yes

Motion made by Mr. Cordrey with a second by Mr. Walker to approve the billing invoices for payment cycle January 7, 2019 – January 11, 2019 checks numbered 79669 - 79683.

Roll call as follows:

Darryl Cordrey	Yes
Joe Walker	Yes
Joe Rozzi	Yes

Motion made by Mr. Cordrey with a second by Mr. Walker to approve the billing invoices for payment cycle January 14, 2019 – January 18, 2019 checks numbered 79687 – 79723 void 79684 - 79686.

Roll call as follows:

Darryl Cordrey	Yes
Joe Walker	Yes
Joe Rozzi	Yes

### Executive Session

Mr. Cordrey made a motion that was seconded by Mr. Rozzi, to enter into Executive Session at 6:32pm to consider the appointment of a public official. Mr. Cordrey, Mr. Rozzi, Mr. Walker, Mr. Yoder, Mr. Centers and Mr. Hickey were in attendance.

Roll call as follows:

Darryl Cordrey	Yes
Joe Rozzi	Yes
Joe Walker	Yes

Mr. Cordrey made a motion with a second by Mr. Rozzi, to come out of Executive Session at 7:01pm.

Roll call as follows:

Darryl Cordrey	Yes
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Joe Rozzi	Yes
Joe Walker	Yes

### **Township Current Business**

Resolution 19-0116: Employing Ben Yoder of Frost Brown Todd as Law Director

Mr. Cordrey made a motion with a second by Mr. Rozzi to approve Resolution 19-0116.

Roll call as follows:	Darryl Cordrey	Yes
	Joe Rozzi	Yes
	Joe Walker	Yes

Mr. Yoder introduced himself and explained both his primary focus in law as well as his background and credentials.

Mr. Centers addressed some issues pertaining to the last meeting on January 2, 2019. He explained that after that meeting we will be implementing some changes. The Personnel Policy will be completely revised. We will have members of the Zoning Commission as well as the Board of Zoning Appeals attend an annual training course on specifics to record for audio. Disciplinary reports, investigations, etc. will now be handled by the Law Director moving forward. The last meeting was not taken lightly. He explained that he is about a year into his position and he wants to keep moving forward and he hopes that the passion and energy from that meeting will be put into everything that the Township does in the future.

Mr. Cordrey stated that he appreciated Mr. Centers taking the feedback that was given after the meeting and using that to move forward.

Mr. Rozzi thanked Mr. Centers for taking the responsibility of how everything was handled at that January 2, meeting.

### **Presentations**

Each Department gave a 2018 annual review, slide show presentation highlighting different events and achievements for each department.

### **Public Comments**

Mr. Cordrey opened the floor to public comments at 7:32pm.

Katy Wuest- Stableview Cir. Read a letter from another resident that was unable to attend the meeting. She also addressed the Board in reference to a letter from the Warren County Regional Planning Commission and asked why was the Comprehensive Plan not followed up on sooner?

Rebecca Frank- Village on the Green- She presented the Board members with a packet full of Historical information about the Community Center. She asked the Board to please review those and take the information into consideration when making their decision about what the future holds for the Community Center. Would the Board consider putting together a Historical Preservation Committee that would work with the Board on multiple historic buildings in the Township? There is local, federal and state funding available for historical projects. It was requested to maybe wait to make decisions until there is more awareness from the community on what the possibilities are for that building.

Mary Nazzarine- HOA President for Miami Bluffs- Stated that over the last several years there have been multiple complaints about the condition of the fencing around the community garden. The Heritage and Miami Bluffs common grounds are very attractive and very well maintained. Driving by this garden is an eye sore. The community is requesting a more substantial fence.

Mr. Cordrey asked Mr. Hickey to explain the steps that have been taken to mitigate the concerns for the garden.

Mr. Hickey stated that the orange fencing was taken down and once the snow clears they will try to clean it up.

Joe Detwiler- Stated that 22/3 is ODOT's responsibility but it's in the Township. The water over the road is a problem and ODOT will not fix it in a timely manner. The semi's that park in the pull off need to be cleaned up.

Mr. Hickey stated that one of the ODOT Engineer's and Supervisors have been in touch with both himself and Chief Hughes.

Mr. Detwiler also stated that he contacted Mr. Hickey a while ago about a ditch in front of his daughter's house needing to be dug up because of the water pooling in the subdivision. Can we look at the funds from the levy to see if we can redo drainage on one side of the street?

Chief Hughes addressed the changes that he received via email in reference to the pull off on 22/3. There will be "No Parking" signs placed.

Mr. Cordrey closed the floor to public comments at 8:05pm.

### **Human Resources**

Mr. Centers requested the Board make a motion to purchase two cemetery plots in the Maineville New section, Lot 55, graves 1 and 2, for Debbie and Joe Walker for a total of \$1,200.00.

Mr. Cordrey made a motion that was seconded by Mr. Rozzi to approve the cemetery lots.

Roll call as follows:	Darryl Cordrey	Yes
	Joe Rozzi	Yes
	Joe Walker	Abstained

Mr. Centers requested the Board make a motion to purchase two cemetery plots in the Maineville New Section, Lot 130, graves 1 and 2 for Wendy and Ken Floss for a total of \$1,200.00.

Mr. Walker made a motion that was seconded by Mr. Codrey to approve the cemetery lots.

Roll call as follows:	Joe Walker	Yes
	Darryl Cordrey	Yes
	Joe Rozzi	Yes

Mr. Centers requested a motion to off-roll a Full Time Firefighter that gave two weeks' notice.

Mr. Cordrey made a motion that was seconded by Mr. Rozzi to approve the off-rolling of that Full Time Firefighter.

Roll call as follows:	Darryl Cordrey	Yes
	Joe Rozzi	Yes
	Joe Walker	Yes

Mr. Centers requested a motion to fill the vacant Full Time Firefighter position with a current Part Time Firefighter that Chief Reese feels is ready to take that role based on completion of physical and psychiatric evaluations.

Mr. Cordrey made a motion that was seconded by Mr. Walker to approve the filling of the vacant Full Time Firefighter position with a current Part Time Firefighter.

Roll call as follows:	Darryl Cordrey	Yes
	Joe Walker	Yes
	Joe Rozzi	Yes

### **Township Current Business**

Mr. Cordrey stated the Board would consider a motion to approve a Landscape Plan for McNK Property.

Ms. Tegtmeier stepped forward and stated that the Attorney's for McNK and the neighboring properties on Grandin Rd. would like to speak.

Mr. Lauer and Mr. Spaeth stepped forward and explained that they were able to come up with a Memorandum of Understanding (MOU) which would essentially amend the plan and include additional conditions for the approval of the PUD. They asked the Board of Trustees to adopt the presented MOU.

Mr. Yoder stated that he would like to look over everything to determine if the MOU lies within the conditions that were agreed upon previously.

The Board was in agreement that they would like to read over everything before voting. The McNK Landscape Plan and MOU were tabled until the next meeting.

Motion: To enter into a M.O.U. with IAFF Local 4055 for scheduling purposes (Fire & EMS)

- Chief Reese explained how the current pay and hours are working and that the union requested a change to make everything flow better.

Mr. Cordrey made a motion that was seconded by Mr. Rozzi to approve the above mentioned item.

Roll call as follows:

Darryl Cordrey	Yes
Joe Rozzi	Yes
Joe Walker	Yes

Motion: Volunteer Fire Fighters Dependent Fund Certification

- Chief Reese briefly explained this fund and stated that if there were a line of duty death there would be funds available to help the family if this situation came up.

Mr. Cordrey made a motion that was seconded by Mr. Rozzi to approve the above mentioned item.

Roll call as follows:

Darryl Cordrey	Yes
Joe Rozzi	Yes
Joe Walker	Yes

Motion: Post Cemetery Mowing Bids

- Mr. Cordrey explained that our Public works department cannot sustain the mowing of all cemeteries on top of other duties so this is to approve the legal ad posting to accept cemetery mowing bids.

Mr. Cordrey made a motion that was seconded by Mr. Walker to approve the Cemetery Mowing Bids post.

Roll call as follows:

Darryl Cordrey	Yes
Joe Walker	Yes
Joe Rozzi	Yes

Motion: Enter into Contract for janitorial services

Mr. Cordrey made a motion to approve to enter into contract with Corvus for janitorial services. There was a second by Mr. Rozzi.

Roll call as follows:

Darryl Cordrey	Yes
Joe Rozzi	Yes
Joe Walker	Yes

Motion: Enter into contract with Miami Bluffs, Providence, and Eagles Pointe at Providence for snow removal.

Mr. Cordrey made a motion that was seconded by Mr. Walker to approve the contracts for snow removal.

Roll call as follows: Darryl Cordrey Yes  
Joe Walker Yes  
Joe Rozzi Yes

Motion: Large Purchase Order for \$30,270.00 (Road and Bridge)

- This is the third yearly payment for the salt truck.

Mr. Cordrey made a motion that was seconded by Mr. Walker to approve the Purchase Order for Road and Bridge.

Roll call as follows: Darryl Cordrey Yes  
Joe Walker Yes  
Joe Rozzi Yes

Motion: Large Purchase Order for \$26,924.21 (Road & Bridge)

- Second yearly payment for the Backhoe

Mr. Cordrey made a motion that was seconded by Mr. Walker to approve the Purchase Order for Road and Bridge.

Roll call as follows: Darryl Cordrey Yes  
Joe Walker Yes  
Joe Rozzi Yes

Motion: Large Purchase Order for \$35,731.00 (Public Works)

- One time purchase for a 2019 Chevrolet Silverado.

Mr. Cordrey made a motion that was seconded by Mr. Rozzi to approve the Purchase Order for Public Works.

Roll call as follows: Darryl Cordrey Yes  
Joe Rozzi Yes  
Joe Walker Yes

Motion: Large Purchase Order for \$25,881.00 (Police)

- This is for the second yearly payment for three Explorers.

Mr. Cordrey made a motion that was seconded by Mr. Walker to approve the Purchase Order for Police.

Roll call as follows: Darryl Cordrey Yes  
Joe Walker Yes  
Joe Rozzi Yes

Motion: Large Purchase Order for \$50,792.13 (Police)

- Final payment for five Explorers and one Expedition payment.

Mr. Cordrey asked if these vehicles will remain in our rotation for a few years?

Chief Hughes clarified that we will at least finish 2019 with these cars.

Mr. Rozzi asked how long or how many miles do we typically keep cars? When we trade these cars in, does the equipment get swapped out from one vehicle to the next?

Chief Hughes stated that we like to keep them around 80 thousand miles. They're averaging around 20-25 thousand miles per year so that should keep them right around 80 thousand when their leases are up. We do take all of the equipment out of the vehicles before they are turned in.

Mr. Cordrey made a motion that was seconded by Mr. Rozzi to approve the Large Purchase Order for the Police Department.

Roll call as follows: Darryl Cordrey Yes  
Joe Rozzi Yes  
Joe Walker Yes

Motion: Zoning request for minor/major modification.

- Ms. Tegtmeier explained the reason for the request. Hopewell Valley was approved in May 2004. Since then there have been some changes in Hamilton Township and what people want in a home. The request for the PUD is a change in setbacks in order to add a third car garage. The board needs to determine if this is a major or minor modification. There are no changes in density, to the streets or amount of open spaces.

Mr. Cordrey stated that he doesn't see any issues and adding a third car garage will raise value in the homes and neighborhood in general.

Mr. Cordrey made a motion to deem this a minor modification. There was a second from Mr. Rozzi.

Roll call as follows: Darryl Cordrey Yes  
Joe Rozzi Yes  
Joe Walker Yes

Resolution 19-0116A: Authorizing a contract with the Warren County Engineer's Office for the Warren County 2019 Resurfacing, Chip Seal, and Striping Project

- Mr. Hickey stated that there are multiple Townships that go into the bid for this project. It actually gives us a better rate.

Mr. Cordrey made a motion with a second from Mr. Walker to approve Resolution 19-0116A.

Roll call as follows: Darryl Cordrey Yes  
Joe Walker Yes  
Joe Rozzi Yes

Resolution 19-0116B: Obsolete property (Fire & EMS)

- This is for disposal of a 1984 Portable Pump.

Mr. Rozzi asked what happens to it.

Chief Reese stated that he contacted the Warren County Career Center and they may have educational uses for it.

Mr. Cordrey made a motion with a second by Mr. Rozzi to approve Resolution 19-0116B.

Roll call as follows: Darryl Cordrey Yes  
Joe Rozzi Yes  
Joe Walker Yes

### **Township Work Session**

#### Mounds Park

- A presentation was given by Mr. Hickey explaining a timeline of events for the progression of the Park. He went over each step that the Township has taken to try and get it to where it needs to be in order for it to be a functional property. This included meeting with the EPA, Army Corp of Engineers, various individuals with experience in such projects, as well as receiving a proposal for the cost of work that needs to be done.

Mr. Cordrey asked for clarification on what the Trustees are being asked to do.

Mr. Centers stated that there have been a lot of questions in regards to the park to see what is being done with it. We are making moves on paper but it's not always seen physically so this was an opportunity to update everyone.

Mr. Hickey asked if the Board of Trustees would like to continue with the current proposal or if they should look into other options.

Mr. Rozzi stated that with the cost of the project, it wouldn't hurt to shop around. There are a number of people in the community that have the skills necessary to help with something like this and they are interested in helping with it.

Mr. Cordrey stated that he would like to see this as an actively attended park that can be utilized by everyone.

Mr. Hickey asked if we can task the Advisory Committee with creating a Sub- Committee to get the help we need and look for volunteers.

Mr. Yoder suggested maybe using Frost, Brown, Todd to "cut through some of the red tape" and get things moving. The firm employs several knowledgeable and qualified individuals that will know exactly what needs to be done.

Mr. Hickey also addressed the signage for the park. They will be putting up permanent signs that will be fixed to show where the shooting range is. It is also updated on social media every time the range is in use to allow awareness for safety.

Mr. Centers stated that Chief Hughes is actually looking into moving the shooting range altogether.

Mr. Hickey explained that there have also been some inquiries about contributing to the Park through Community Service. The Boy Scouts are interested in doing a few projects. Those are exactly the kinds of things that Hamilton Township needs in order to bring this park together.

Mr. Cordrey stated that he appreciated the update. He would like to see some kind of community event at the park to raise community awareness.

Mr. Rozzi agreed that more exposure is necessary so he would like to see some kind of event as well. Something simple.

### **Fiscal Report**

Mr. Centers presented the end of year appropriations for 2018. The total expenditures for the year were 74%. Total revenues were 108%.

### **Administrator's Report**

Mr. Centers extended our thoughts and prayers to Colerain Township for Officer Dale Woods.

Snow Removal generated a lot of positive comments. Mr. Hickey's crew did an outstanding job.

The Advisory Committee met in reference to the Community Center. There were a lot of different opinions about it. It was unanimous amongst the Committee that we need to have something else in place for the Township residents to use if the Community Center is going to be demolished or removed from the public.

The Advisory Committee is also working on the newsletter for the April release.

Mr. Centers stated that he was also elected to the Board of the Little Miami Chamber of Commerce. This is a great thing for the Township. We have a great relationship with the chamber and we now have a voting seat on the Board.

### **Public Comments**

Mr. Cordrey opened the floor to public comments at 9:06pm.

Dan Wilson-22/3- Spoke on behalf of Mounts Park. There are a lot of little things that can be done that don't cost a lot of money. There is a group of volunteers that are willing to help. This park has great potential. Mr. Hickey and his crew do a great job with what they can.

Lisa Wilson-22/3- Spoke in reference to the last meeting on January 2, 2019. She asked how we got so far off track with what the Township stands for? She was glad to hear a recognition that things need to change. Please consider live streaming the meetings or immediately uploading the audio. This will maybe get more people involved once they know what is being discussed/done.

Clyde Baston- Faller Rd- Asked Mr. Hickey how much more time we get with chip/seal versus a blacktop overlay for Township roads.

Mr. Hickey explained the differences and that the roads will mostly be resurfaced.

Mr. Baston thanked Mr. Hickey and the Board of Trustee's for the work that is being done with Mounts Park. He also expressed his appreciation for bringing back Holiday events for Township residents.

Becky Ehling- Zoar Rd.- Expressed that she was disappointed with how things were handled at the meeting on January 2<sup>nd</sup>. We keep seeing things happen over and over again and that's something that needs to be thought about.

Dan Wilson- 22/3- Stated that after hearing what happened at the last meeting, he was concerned for our Township. He thinks that Mr. Centers has the potential and the heart to be a good public servant but questioned Mr. Centers experience.

Julie Perelman- Chancellor- Expressed that there has been a lot of backlash after the last meeting. We have come a long way from where we were and we are in a much better place. She feels that what happened two weeks ago was unfortunate, however Mr. Centers took enough responsibility for it and hopefully it will not happen again. We should have had proper legal representation that should have stepped in and handled what was going on. There is no purpose to continue rehashing the matter that was discussed at the meeting.

Ken Floss- Midnight Sun- Extended a welcome to Mr. Yoder. What happened at the last meeting was unfortunate. From a citizen's stand point, there are expectations for our Law Director and adding Mr. Yoder is an excellent choice. In reference to Mounts Park and where the water is gathering over the road, can it be explored if there would be any responsibility from the Gravel Company?

Mr. Cordrey closed the floor to public comments at 9:40pm.

### **Trustee Comments**

Mr. Rozzi welcomed Mr. Yoder to Hamilton Township.

Mr. Cordrey passed along his thanks to the Public Works Department with plowing. We appreciate all of the hard work and long weekend hours.

### **Executive Session**

Mr. Cordrey made a motion that was seconded by Mr. Walker to enter into Executive Session at 9:42pm to consider the sale or disposition of property. Mr. Cordrey, Mr. Walker, Mr. Rozzi, Mr. Centers, Mr. Yoder and Mr. Hickey were in attendance.

Roll call as follows:	Darryl Cordrey	Yes
	Joe Walker	Yes
	Joe Rozzi	Yes

Mr. Cordrey made a motion with a second from Mr. Walker to come out of Executive Session at 10:44pm.

Roll call as follows:	Darryl Cordrey	Yes
	Joe Walker	Yes
	Joe Rozzi	Yes



With no other business at hand a motion made by Mr. Cordrey with a second by Mr. Walker to adjourn at 10:44 pm.

Roll call as follows:	Darryl Cordrey	Yes
	Joe Walker	Yes
	Joe Rozzi	Yes