

Hamilton Township Trustee's Meeting

February 1, 2017

Trustee Board President Wallace called the meeting to order at 6:00p.m. Mr. Wallace, Mr. Walker, and Mr. Gallagher were present.

An opening prayer was given by Pastor Randy Ballard of Kings Point Church of God.

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

Motion was made by Mr. Wallace with a second by Mr. Walker to adopt the proposed agenda for the January 18, 2017 meeting.

Roll call as follows:	David Wallace	Yes
	Joe Walker	Yes
	Chris Gallagher	Yes

Motion made by Mr. Wallace with a second by Mr. Walker to approve the withholding payments for payment cycle January 1, 2017 – January 14, 2017 and monthly January 1, 2017 – January 31, 2017, checks numbered 24324866 - 24324883.

Roll call as follows:	David Wallace	Yes
	Joe Walker	Yes
	Chris Gallagher	Yes

Motion made by Mr. Wallace with a second by Mr. Walker to approve the withholding payments for payment cycle January 15, 2017 – January 28, 2017 and monthly February 1, 2017 – February 28, 2017, checks numbered 24413719 – 24413721 and 24413728 - 24413745.

Roll call as follows:	David Wallace	Yes
	Joe Walker	Yes
	Chris Gallagher	Yes

Motion made by Mr. Wallace with a second by Mr. Walker to approve Payroll for pay cycle January 1, 2017 – January 14, 2017, Electronic Fund Transfer Direct Deposit Voucher 1112237546.

Roll call as follows:	David Wallace	Yes
	Joe Walker	Yes
	Chris Gallagher	Yes

Motion made by Mr. Wallace with a second by Mr. Walker to approve Payroll for pay cycle January 1, 2017 – January 14, 2017, and Monthly January 1, 2017 – January 31, 2017 Electronic Fund Transfer Direct Deposit Vouchers 1112062729 – 1112062797 and 1112063089 - 1112063092.

Roll call as follows:	David Wallace	Yes
	Joe Walker	Yes
	Chris Gallagher	Yes

Motion made by Mr. Wallace with a second by Mr. Walker to approve Payroll for pay cycle January 20, 2017, Electronic Fund Transfer Direct Deposit Voucher 111240116.

Roll call as follows:	David Wallace	Yes
	Joe Walker	Yes
	Chris Gallagher	Yes

Motion made by Mr. Wallace with a second by Mr. Walker to approve Payroll for pay cycle January 15, 2017 – January 28, 2017, and Monthly February 1, 2017 – February 28, 2017

Electronic Fund Transfer Direct Deposit Vouchers 1112826698 – 1112826702 and 1112827439 - 1112827505.

Roll call as follows: David Wallace Yes
Joe Walker Yes
Chris Gallagher Yes

Motion made by Mr. Wallace with a second by Mr. Walker to approve the billing invoices for payment cycle January 23, 2017 – January 27, 2017 checks numbered 77107 - 77117.

Roll call as follows: David Wallace Yes
Joe Walker Yes
Chris Gallagher Yes

Motion made by Mr. Wallace with a second by Mr. Walker to approve the billing invoices for payment cycle January 30, 2017 – February 3, 2017, checks numbered 77118 - 77152.

Roll call as follows: David Wallace Yes
Joe Walker Yes
Chris Gallagher Yes

Motion made by Mr. Wallace with a second by Mr. Walker to approve the meeting minutes from the meeting on January 18, 2017.

Roll call as follows: David Wallace Yes
Joe Walker Yes
Chris Gallagher Yes

Linda Oda, County Recorder, gave a little overview of what the Recorder's office does. Ms. Oda stated that they are required by law to do an annual report. The recorder's office is responsible for everything to do with land records. Ms. Oda stated that all records are online. More than \$9 trillion of land throughout the world doesn't have ownership. The recorder's office is also required to keep track of where all veterans are buried in Warren County.

Human Resource Manager, Kellie Krieger requested the Board approve the posting of the Road Supervisor position starting February 2, 2017 for 2 weeks.

Trustee David Wallace made the motion as stated above, and seconded by Trustee Joe Walker.

Roll call as follows: David Wallace Yes
Joe Walker Yes
Chris Gallagher Yes

Human Resources Manager, Kellie Krieger requested the Board approve cemetery deed #2017-01 for Velma and Prestle McFerron for the purchase of Lot 20, grave 5 in the Maineville New for the amount of \$600.00 as township residents.

Trustee David Wallace made the motion as stated above, and seconded by Trustee Joe Walker.

Roll call as follows: David Wallace Yes
Joe Walker Yes
Chris Gallagher Yes

Administrator, Ray Warrick stated that Western Water decided not to move forward on the purchase of Mounts Park because of the environmental issues. Hamilton Township has been working with the EPA to rectify some of those issues. Some of the issues have already been resolved and the biggest issue that is left is the landfill that has been disturbed. The EPA has not yet sent a letter of how to handle the landfill.

Public Works Director, Kenny Hickey explained that there are six zones at Mounts Park that are being cleaned up and showed some pictures of the before and after. Zone 1 is where the Police Department burned confiscations and it has been cleaned up. Zone 3 was a compost pile and that

was loaded out and taken to Blooms and Berries. Zone 4 was timber, trees, and miscellaneous garbage. Zone 2 is trees and has not yet been cleared. Zone 5 is big tractor tires and needs to be cleaned out yet.

Administrator, Ray Warrick stated that 2 wells were also found on the property that had not been properly capped. The township received 3 bids to have these capped. We would like to go with the bid of \$3,200.00 by a drilling and pump company.

Administrator, Ray Warrick stated that there has still been interest in purchasing or leasing the property.

Administrator, Ray Warrick requested the Board make a motion to continue talks with any new persons interested in purchasing or leasing the Mounts Park property.

Trustee David Wallace made a motion as stated above, and seconded by Trustee Joe Walker.

Roll call as follows:	David Wallace	Yes
	Joe Walker	Yes
	Chris Gallagher	No

Administrator, Ray Warrick requested the Board make a motion to approve Zoning and Fire Inspector Cory Sanders to sign off on zoning permits.

Trustee David Wallace made the motion as stated above, and seconded by Trustee Joe Walker.

Roll call as follows:	David Wallace	Yes
	Joe Walker	Yes
	Chris Gallagher	Yes

Administrator, Ray Warrick requested the Board make a motion to approve to engage with a broker to advertise to sell a fire truck.

Trustee David Wallace made the motion as stated above, and seconded by Trustee Joe Walker.

Roll call as follows:	David Wallace	Yes
	Joe Walker	Yes
	Chris Gallagher	Yes

Administrator, Ray Warrick requested the Board make a motion to approve Resolution # 17-0201, approving a concession stand lease.

Trustee David Wallace made the motion as stated above, and seconded by Trustee Joe Walker.

Roll call as follows:	David Wallace	Yes
	Joe Walker	Yes
	Chris Gallagher	Yes

Administrator, Ray Warrick requested the Board make a motion to approve Resolution # 17-0201A, declaring certain personal property as obsolete, surplus, no longer needed for public use, and authoring its disposition.

Trustee David Wallace made the motion as stated above, and seconded by Trustee Joe Walker.

Roll call as follows:	David Wallace	Yes
	Joe Walker	Yes
	Chris Gallagher	Yes

Administrator, Ray Warrick requested the Board make a motion to approve Resolution # 17-0201B, granting conditional approval for a stage one site plan for the Village of Classicway subdivision.

There was some discussion in regards to specifics being laid out in the stage 2 plan. The stage 2 plan will have to be approved before houses can be built. There was also some discussion that if this resolution is not passed, the developer could possibly go back to the original plan and build multi family homes. The resolution is setting a minimum of a 75' foot buffer and the specifics of that 75' will be determined in stage 2.

Trustee David Wallace made the motion as stated above, and seconded by Trustee Joe Walker.

Roll call as follows:	David Wallace	Yes
	Joe Walker	Yes
	Chris Gallagher	Yes

Administrator, Ray Warrick presented the unaudited management discussion and analysis from our CPA and stated that this is the first step in the audit process. Mr. Warrick stated that all of the numbers have been checked by himself, Ellen, and the CPA.

Administrator, Ray Warrick requested the Board make a motion to submit the draft for the 2016 financial statements.

Trustee David Wallace made the motion as stated above, and seconded by Trustee Joe Walker.

Roll call as follows:	David Wallace	Yes
	Joe Walker	Yes
	Chris Gallagher	Yes

Administrator, Ray Warrick shared some history of what has taken place since the township has pulled out of fiscal emergency. The township has cut cost and the department heads have actually been involved in the budget of their department. When the township was in fiscal emergency, the decision was made to have an annual audit and 2016 is the last year that is required. To have an annual audit would be about \$5,000.00. Mr. Warrick stated that the checks and balances are still in place.

Fiscal Officer, Jim Hunter stated that he is absolutely in favor of the annual audit.

Public Comments

Trustee David Wallace opened the floor to the public at 7:08 pm.

Amanda Wilson, Eagle Creek, stated that she is reading off of her phone for people that have questions. She asked if there is any updates on Hopkins Commons?

David Wallace stated that he did not have any information.

Ms. Wilson asked if the township can make a noise ordinance?

David Wallace stated that we talked about it but nothing is going to be pursued.

Ms. Wilson asked if there are any plans to inquire new businesses in the area.

David Wallace stated that one of the challenges is that you can't make a property owner sell property to make way for a new business at a competitive price.

Kevin Ehling, 5465 Zoar Road, asked if the 75' was a number in your guys head?

David Wallace stated that it was written down on the resolution.

Mr. Ehling stated that the same discussion was probably held and you could go back and listen to what the intent was in 2003 and even better would have been a video tape. Mr. Ehling asked if it would make sense to have a work session before approving Ray to talk to more potential buyers?

David Wallace said, no because we need to gather the facts because we don't want to have a work session with half of the information.

Mr. Ehling stated that they are not listening to what the residents want and that the Board only wants to listen to two potential buyers. Are you going to advertise? Why would you limit your potential buyers? If you have commercial property, then you list it. Why would you cap the wells if one of the options might be to mine there later?

David Wallace stated that the EPA suggested to cap them.

Mr. Ehling stated that it would have been nice to have a map of the zones for Mounts Park. He stated that the landfill disturbance will just be covered up with dirt.

Joe Walker stated that they were waiting on the EPA to tell us what to do with it because it was covered up with dirt before and now it's exposed.

Legal Counsel, Doug Miller stated that you don't know how they will tell you how they want it covered up.

Mr. Ehling asked if they were going to talk to potential buyers before the work session?

David Wallace said yes.

Mr. Ehling stated why not list it and get the biggest bang for your buck?

Dan Wilson, 572 W 22/3, stated that he wanted to thank Mr. Gallagher for his vote. He stated that he doesn't want to see the park go because we need greenspace. He asked why there was a \$750,000.00 between the 2 sheets that were provided?

Ray Warrick stated that one sheet has redundant entries.

Dan asked who is in the red and the black? Can you give us the correct numbers and break it by departments?

Ray Warrick states that the departments dip into the reserve when they buy capital funds, they don't use the reserve for daily operating.

Dan asked if at the next meeting, can we have this broke down with the real numbers?

Trustee David Wallace made a motion to close the floor to the public at 7:21 pm and seconded by Trustee Joe Walker.

With no other business at hand a motion made by Mr. Wallace with a second by Mr. Walker to adjourn at 7:22pm.

Roll call as follows:	David Wallace	Yes
	Joe Walker	Yes
	Chris Gallagher	Yes