

Hamilton Township Trustees Meeting

June 3, 2020

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

The *Pledge of Allegiance* was recited by all.

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 May 20, 2020 Trustee Meeting.

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| Roll call as follows: | Joe Rozzi | Yes |
| | Darryl Cordrey | Yes |
| | Mark Sousa | Yes |

Motion made by Mr. Cordrey with a second by Mr. Rozzi to approve the withholding payments for payment cycle May 3, 2020 – May 16, 2020, check numbered 81543.

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| Roll call as follows: | Mark Sousa | Yes |
| | Joe Rozzi | Yes |
| | Darryl Cordrey | Yes |

Motion made by Mr. Cordrey with a second by Mr. Rozzi to approve Payroll for pay cycle May 17, 2020 – May 30, 2020, Electronic Fund Transfer Direct Deposit Vouchers 1185350078 – 1185350150.

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| Roll call as follows: | Darryl Cordrey | Yes |
| | Mark Sousa | Yes |
| | Joe Rozzi | Yes |

Motion made by Mr. Cordrey with a second by Mr. Rozzi to approve the withholding payments for payment cycle May 17, 2020 – May 30, 2020, checks numbered 32139207 – 32139829.

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| Roll call as follows: | Darryl Cordrey | Yes |
| | Joe Rozzi | Yes |
| | Mark Sousa | Yes |

Motion made by Mr. Cordrey with a second by Mr. Rozzi to approve billing invoices for payment cycle May 25, 2020 – May 29, 2020, checks numbered 81529 and void 81542.

Roll call as follows: Joe Rozzi Yes
Mark Sousa Yes
Darryl Cordrey Yes

Motion made by Mr. Cordrey with a second by Mr. Rozzi to approve billing invoices for payment cycle June 1, 2020 – June 5, 2020, checks numbered 81544 - 81579.

Roll call as follows: Mark Sousa Yes
Darryl Cordrey Yes
Joe Rozzi Yes

Public Comments

Mr. Cordrey opened the floor to public comments at 6:32 pm.

Mr. Walker submitted public comments via email to Mr. Centers expressing his concerns over limiting or restricting businesses such as CBD Oil Establishments.

Mr. Cordrey appreciates Mr. Walkers comments and stated that the CBD Oil will be discussed further when they get to the resolution on the agenda this evening.

Human Resources

Human Resources Manager Ms. Kellie Krieger requested a motion to approve a leave of absence for Mr. Alex Kraemer. It will begin approximately June 10th through July 4th. He will be using his accrued sick time and compensatory time for this leave.

Mr. Cordrey made a motion with a second from Mr. Rozzi to approve Mr. Kraemer's leave of absence request.

Roll call as follows: Darryl Cordrey Yes
Joe Rozzi Yes
Mark Sousa Yes

Ms. Krieger requested a motion to approve FMLA for Ms. Ellen Horman beginning June 9th. She is currently scheduled to be off through June 22nd and will be using her accrued sick time.

Mr. Cordrey made a motion with a second from Mr. Rozzi to approve FMLA for Ms. Horman.

Roll call as follows: Darryl Cordrey Yes
Mark Sousa Yes

Joe Rozzi Yes

New Business

-Motion: Updating Park Rules and Regulations

These rules largely maintain the current rules but adds the following:

- Codifies “catch and release” as an official policy for the Township’s parks
- Puts most of the administrative tasks (related to permits/administration) within the power of the Township Administrator instead of the Board
- Clarifies the enforcement/penalties for violating the rules
 - It primarily gives police officers and Township employees who have the authority (Administrator and Parks Director/Public Works Director) to remove people that violate the rules/law.
 - The current Rules provide for a \$100/first offense, \$500/second offense fines, which remain in contact.

Mr. Centers explained that a lot of the current rules and regulations remain but we wanted to focus on some issues that we have had with opening the big lake at Mounts Park. Even though our catch and release signs are posted, people have not been adhering to that.

Law Director, Ben Yoder, stated that we are basically modernizing the rules to make enforcement easier.

Mr. Sousa brought up alcohol in the park and asked if it has been an issue?

Chief Hughes stated that he is not aware of any complaints of alcohol at the park.

Mr. Cordrey made a motion with a second from Mr. Rozzi to approve the update of the Hamilton Township Park Rules and Regulations.

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| Roll call as follows: | Joe Rozzi | Yes |
| | Darryl Cordrey | Yes |
| | Mark Sousa | Yes |

-Resolution 20-0603: Subdivision turnover

This is a Resolution accepting public streets from maintenance and setting speed limits on section three in Thornton Grove Subdivision, Hamilton Township, dispensing with the second reading and declaring an emergency.

This will allow Hamilton Township to accept Section Three of Thornton Grove subdivision from Warren County as Hamilton Township streets to establish the Township speed limit of 25 mph.

This Resolution is declared an emergency measure necessary for the immediate preservation of the peace, health, safety and welfare of Hamilton Township. The reason for the emergency is to provide an immediate establishment of a safe speed.

Mr. Sousa asked if this about closes out Thornton Grove from a development standpoint?

Mr. Hickey replied that it is almost done.

Mr. Cordrey made a motion with a second from Mr. Rozzi to approve Resolution 20-0603.

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| Roll call as follows: | Darryl Cordrey | Yes |
| | Joe Rozzi | Yes |
| | Mark Sousa | Yes |

-Resolution 20-0603A: Zoning amendment for CBD Oil establishments

This is a Resolution adopting Zoning Code text amendments creating zoning and land use regulations for CBD establishments.

This will make CBD establishments permissible in the Hamilton Township Zoning Code with restrictions.

Mr. Centers explained that the reason this was brought to zoning to begin with is because our zoning code does not reference anything about dispensaries or things of that nature. CBD can be a mind altering substance so we wanted to make sure it will be brought to a public hearing to get the citizen's input. This is based on the recommendations that this Board wanted brought back in text after the last meeting. The Board can approve this as written, amend it, or deny it completely. Whatever gets done tonight will merely be the language that is produced for the public hearing. Even if it is approved unanimously, it will not go into our Zoning Code, it will be the proposed language for the public to hear.

Lengthy discussion took place about what the Trustees would like to be included and excluded from the restrictions list. Proximity to schools, churches and the amount of this type of establishment were all mentioned.

No motion was made for this resolution.

-Resolution 20-0603B: Temporary above-ground swimming pool zoning amendment
Limited Home Rule Resolution, R.C. 504.01 ET. SEQ., authorizing Hamilton Township Director of Economic Development and Zoning to issue orders implementing temporary waivers of certain township regulations and certain enforcement activities in order to promote the public health, safety and general welfare, dispensing with the second reading and declaring an emergency.

This will allow zoning permits to be issued for the temporary above-ground pools that do not follow the current setback requirements within the Hamilton Township Zoning Code.

The reason for this resolution is to ensure our township residents can enjoy the use of residential swimming pools since many public pools remain closed during the COVID-19 pandemic.

Mr. Cordrey clarified that this is not for the typical above ground pool that requires sand leveling and side wall construction. This is for pools that you can purchase at a local store and they are fairly easy to set up and take down.

Mr. Centers stated that these are subjective to Alex's approval. This is strictly because a lot of public or HOA pools have remained closed or they have put a lot of restrictions only allowing a certain number of residents at one time, so we have had an uptick in calls regarding these setbacks for a temporary pool.

Mr. Rozzi clarified that our code requires a pool to be setback twenty feet from the property line to the water and a lot of yards do not have that kind of space.

Mr. Sousa commented that there are brands that have pools with PVC framing and a rubber liner that can be as large as other more permanent above ground pools and if those are put up next to a large play set or something then they would technically be encroaching on the setback.

Mr. Rozzi asked if we were reducing the setback or eliminating it?

Mr. Centers responded that it would be up to Mr. Kraemer but initially they did not include a limited setback until after Labor Day weekend.

Mr. Sousa asked who enforces this?

Mr. Yoder explained that there is no criminology to these changes/ violations so this would be enforced through zoning.

Mr. Sousa suggested changing the removal date to the end of September in the event that we have warmer weather past Labor Day.

Mr. Rozzi stated that he would like to see an actual setback whether its two feet or what not.

Mr. Yoder explained that the flexibility could be given to Mr. Kraemer to make the decision for placement.

Discussion ensued about finding property lines and determining what belongs to which property.

Mr. Cordrey believes that the bigger issue may be getting the applicants to take these down by a specific date. He also asked if it is still required to have a fence if there is a pool?

Mr. Centers replied that we did not relax any of those requirements.

Mr. Cordrey made a motion with a second from Mr. Rozzi to approve Resolution 20-0603B with the amendment that that this is only valid through September 30, 2020.

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| Roll call as follows: | Darryl Cordrey | Yes |
| | Mark Sousa | Yes |
| | Joe Rozzi | Yes |

-Resolution 20-0603C: Declaring a nuisance property

This is a Resolution providing for an authorizing the removal of junk, refuse and debris at 9457 Schlottman Road, Loveland, Ohio 45140 in Hamilton Township, declaring a nuisance and declaring an emergency.

This will allow for the Public Works Department to clean up any junk, refuse, and/or debris on the stated property and assess the hourly rate against the homeowner's taxes. The property owner has been notified through Zoning protocol and has not corrected the violations.

This Resolution is declared an emergency to preserve the health, wellness, and general welfare of the residents of Hamilton Township. This will ensure the issue is mitigated immediately by our Public Works Department and does not require 30 days before action occurs.

Mr. Centers explained that we have dealt with this property before.

Mr. Sousa asked how this works; do we just show up and start cleaning up or do we send another notice telling them when we are coming?

Mr. Centers responded that we have sent certified letters and exhausted all measures before bringing this before the Board so we show up unannounced at this point.

Mr. Cordrey made a motion with a second from Mr. Rozzi to approve Resolution 20-0603C.

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| Roll call as follows: | Darryl Cordrey | Yes |
| | Mark Sousa | Yes |
| | Joe Rozzi | Yes |

Fiscal Officer's Report

Nothing to report at this time.

Administrator’s Report

Mr. Centers mentioned that Mr. Weber became the Chair person for the Warren County Regional Planning Commission. We are glad to have that representation. Congratulations!

Our audit occurred last week so we are now awaiting those results.

All of the budgets are in and have been given out. Those will be brought for a vote at the next meeting. This is the preliminary or “tax budget”. The capital budget will still come in the fall as normal.

Finally, this Saturday we will have a Boy Scout troop that will be at Mounts Park doing a shoreline cleanup project.

Trustee Comments

Mr. Rozzi stated that a Cincinnati Police Officer who is a resident reached out to him to let him know that Chief Hughes helped them out with some equipment over the weekend and they really appreciated that.

Mr. Sousa reminded our community that even with the unrest taking place in other areas, our residents will be well protected and well served.

Mr. Cordrey thanked staff for the work put into the audit. He also reminded residents to visit our local businesses and parks and stay safe and enjoy the weather.

Adjournment

With no further business to discuss, Mr. Cordrey made a motion with a second from Mr. Rozzi to adjourn at 7:25 pm.

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| Roll call as follows: | Darryl Cordrey | Yes |
| | Joe Rozzi | Yes |
| | Mark Sousa | Yes |