

MINUTES OF THE WAYNE TOWNSHIP BOARD OF TRUSTEES MEETING HELD APRIL 16, 2019

Mr. Patrick called the meeting to order at 7:00 pm.

Roll call: Mr. Coffman – present; Mr. Foley- present; Mr. Patrick – present.

The following staff were present: Administrator, Donald Edwards; Roads Supervisor, Scott Camery; Fire Chief, Paul Scherer, Zoning Inspector, Erin Hartsock; and Fiscal Officer, Darrell Coffman

The following residents were present: George Cherryholmes, Gary Breeze, Andy Jacobs, Pat Davidson, Tom Duerr, Diane Colvin, Brian Wells, John Federle and Barry Heismann.

Mr. Patrick led those present in the Pledge of Allegiance.

Mr. Coffman motioned to **approve the Minutes of the April 2nd** meeting. Mr. Patrick seconded the motion. Upon call of the roll thereon the vote resulted as follows: Mr. Patrick – yea, Mr. Coffman – yea, Mr. Foley – yea.

CITIZENS' COMMENTS:

Mr. John Federle stated that he looks forward to receiving the latest *Wayne Township Community News* magazine, but wished he would have seen information regarding the May 7th referendum vote. He encouraged the Trustees to include information regarding upcoming ballot issues in all editions.

Mr. Tom Duerr shared a prepared statement. (His provided copy included as attachment A).

DEPARTMENT REPORTS:

ROAD DEPARTMENT:

Road Department Supervisor, Scott Camery previously provided the following report:

I have the **culvert pipe for Old Stage Road** in my possession. I have it tentatively on the schedule to be installed later this month or the early part of May.

I have received confirmation that the **Mt. Holly Road bridge project** is on the schedule for mid-June. Weather delays and other unforeseen delays could push that timeframe back a little.

Currently we have been "**crack sealing**". We started where we left off last fall in the Reserve of Waynesville. My plan for this spring is to finish there and try to complete Twin Creek. If we are successful in obtaining suitable seasonal employees, my plan is to continue to work our way through the subdivisions and the roads that are to be "chip-sealed".

I have had one **application** submitted for **seasonal work**. I am expecting at least one more to be submitted by the end of this week or the early part of next week.

I was successful in purchasing a used "**Gator**". We are currently in the process of outfitting and configuring it for our needs. I would like to say "Thank You" to the Board on behalf of the Road Department.

The **drainage complaints** are starting to trickle in. I am working them into the schedule as I can.

I have "**de-saddled**" the **snow trucks**, and re-configured them for regular summertime work.

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The Board should have, included in the packet, the **cost estimate for the additional striping**. We will have to wait and see what these numbers look like when the final bid has been submitted and awarded.

All road department equipment is available for use.

There were no questions, but **Mr. Foley** shared that he had a résumé to share with Mr. Camery.

FIRE DEPARTMENT:

Fire Chief, Paul Scherer previously provided the following report:

Quotes for tires on Brush truck as they are 11 yrs. old.

Lebanon Ford	\$2536.54	Goodyear Unisteel
Grismer Tire	\$2405.86	Bridgestone M729F
Luti Tire	\$1858.80	Goodyear G622 RS

Mr. Coffman motioned to approve the purchase of tires from Luti Tire as provided. Mr. Patrick seconded the motion with all in favor.

We have acquired a house on E. Lower Springboro Rd. for **training**. Will be partnering with Clearcreek, Massie, Turtlecreek Township Fire Departments, and Warren County Sheriff's Office. Plan is to **burn it down middle of August**.

Yesterday 3 **Philips monitors** got their early PM and quality assurance calibrations.

Medicount contract renewal

New Member [addressed in new business]

He noted the following:

Continuing to work on **specs and pricing for new squad**.

Working to update **Equipment replacement plan** with updated pricing. Equipment replacement plan, operating cost of new station, and personnel cost will drive an evaluation of next levy that is up for renewal.

There were no questions.

ZONING DEPARTMENT:

Zoning Inspector, Erin Hartsock previously provided the following report:

Zoning:

Zoning Commission (ZC) Stage 3 PUD Final Site Plan Review: Wayne Mobile Home Park

Anticipate having PUD stage 3 final review in front of the Board of Trustees (BoT) on May 21st

ZC Training Session: May 2nd or June 6th (time depending (see Wayne Mobile)):

Topics will include:

- Powers of the commission as provided by the ORC and the BoT;
- Tools and resources for effective decision-making and motion-making, and;
- Sunshine Laws

BZA: Variance hearing April 18th at 7:00 accessory structure setbacks (9042 Valdosta Way)

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Marcum case: No news

FLUM amendment: New business

Administration:

Wayne Township Community News: delivered last weekend

Facility Projects

Power washing: complete

Backflow Preventer testing: complete

EIFS repair/painting: scheduled for DATE [work started the day of the meeting]

Window measurements: Wednesday AM (need check for \$600 deposit)

Records Commission: no news from State

CDBG: no news from HUD

Mr. Coffman and Mr. Patrick shared positive words regarding the magazine.

ADMINISTRATOR REPORT:

Administrator, Donald Edwards previously provided the following report:

Fire Station [on-going update]:

1. PCI: Light gage framing has started. All walls have been laid out for assembly. Light gauge truss have arrived. Installation this week. Framing in soffits of bays complete.
2. Storm shelter waiting on approval of Utility Easement and color selection.
3. DP&L line construction started last week.
4. Waterline meter pit drawings have been approved. BHC soliciting quotes. Pricing still north of \$30,000.
5. Cin.-Dayton Fire Protection has completed most of fire suppression piping in the apparatus bays.
6. Prepping third floor for concrete pour. Stairs are being installed.
7. Mid-Miami Roofing is shingling the bay roof.
8. Applied Mech. has installed hangers for exhaust, plumbing installed in bays.
9. Kenmarc Electric is staying with all trades with doing electric runs.
10. Had a few days last week with over 30 people on site.
11. Working through several cost issues and also owner supplied items.

Cost sheets and current schedule. (sent out earlier)

Village of Corwin: Attended their Council Meeting to discuss the up-coming chip-sealing of Corwin Ave. and asked them to consider participation on their section of the roadway.

Economic Development Committee: This committee has been silent for the last several years and is re-convening this Thursday.

Waynesville CDBG Project: Was asked by Village Manager to participate in a pre-application for Third Street project. Stated they would have to make a presentation to the Board on the plan.

Thank You:

Fire Dept. - Participation in last Sunday's Easter egg hunt; Successful Spring Fish Fry, hopefully last one at the downtown station.

Road Dept. - Great job this past winter on Snow & Ice removal; Transitioning well into a good start on this year's projects.

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Erin H. - Great job of getting all of our M&R projects around the Admin. Building scheduled, implemented and completed; Twp. Magazine out right on schedule; Zoning & BZA meetings and trainings scheduled.

Other:

Thursday, April 18th 5:30 – 7:30 “**Role of Local Officials in Disasters**” hosted by Warren County EMA.

On Friday, April 19th, the **Warren County Safety Council Meeting** will be hosting a CEO Breakfast 8:00 at the Manor House

CORE: Coordinated Response Exercise: This year’s 2019 Ohio Emergency Response Exercise is a Fast-Paced tactical response training program. Wednesday, May 8th 5:30 – 7:30 pm. At Roberts Centre. Annual Pipeline educational class.

Mr. Foley echoed the thank you to staff.

OLD BUSINESS:

Recording of meetings: discussion tabled until Mr. Patrick can complete his report to the Trustees next meeting.

NEW BUSINESS:

Questions or Concerns Regarding the Bills: None

Legislation:

RESOLUTION 2019-23 A RESOLUTION TO APPROVE THE ACCEPTANCE OAND HIRING OF CODY A. SMELTZER TO THE WAYNE TOWNSHIP FIRE DEPARTMENT AS A COLUNTEER FIREFIGHTER/EMT

Mr. Patrick motioned to adopt the resolution. Mr. Coffman seconded the motion and upon call of the roll thereon the vote resulted as follows: Mr. Coffman – yea; Mr. Foley – yea; Mr. Patrick – yea. The resolution was therefore adopted the 16th of April 2019.

[**Mr. Coffman** inquired about Mr. Smeltzer’s availability. Chief Scherer responded approximately 4 shifts per month on evenings and weekends.]

FLUM: Future Land Use Map Amendment:

Mr. Edwards presented proposed changes to the FLUM that would reflect the following:

1. The contracted urban service boundary as a result of the recent effort of the County to map the sewerable areas of Wayne Township;
2. Farm tracts which have been accepted into a perpetual agricultural easement program through ODA; and
3. New rural/agricultural areas to better differentiate areas of the Township better suited for agricultural preservation as a result of the inclusion of a more agricultural residential zoning classification in the 2017 Zoning Code. These areas are also less desirable for suburban residential development due to the present lack of other residential development, distance from emergency services and utilities, and lack of suitable roads.

The amendments will be reviewed by the Regional Planning Commission in July and then return to the Board of Trustees for approval before being submitted to the Board of County Commissioners for inclusion into the County-wide Comprehensive Plan.

Mr. Darrell Coffman inquired if the entire Furnas farm was reflected in the AG preservation program as presented. Mr. Edwards answered affirmatively.

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Mr. Brad Coffman sought confirmation that if the Township Road Garage was to be labeled as "Public/Semi-Public" that the Administration Building was similarly labeled. Mr. Edwards responded affirmatively.

Mr. Patrick allowed the audience to direct the following questions at Mr. Edwards:

Mr. Breeze: Who is the "we" that recommends these changes?

Mr. Edwards: Staff. Inclusive of Chief Scherer, Mr. Camery, Ms. Hartsock and himself.

Mr. Jacobs: Do these recommendations reflect the installation of the new County waterline?

Mr. Edwards responded affirmatively. The perimeters do not have waterlines nor good ground water. These areas are those with the new agricultural/rural designation.

Mr. Patrick inquired if the text of the Comprehensive Plan be amended to correspond with the map changes.

Mr. Edwards answered affirmatively and directed the Trustees to the recommended text changes previously provided.

Mr. Duerr inquired if the Trustees would consider putting the Comprehensive Plan to a popular vote.

Mr. Patrick responded that the Trustees are charged with approving the Comprehensive Plan and they are responsible to the public via Election Day.

Mr. Edwards wrapped up with a chart of the County Building Permit activity broken down by Township over the past 10 years. The numbers provided for Wayne Township appeared to be slightly higher than expected. Mr. Edwards would look into the matter.

There was no further discussion.

CORRESPONDENCE:

Warren County Department of Emergency Services: training announcement: The Role of Local Officials in Disasters

CompManagement: 2020 Group Rating Enrollment for policy

WORK SESSION: Mr. Edwards requested to table the discussion until after the actual revenue can be determined from the gas tax increase in HB-62, which will take effect in 30 days.

EXECUTIVE SESSION: Mr. Patrick motioned to enter executive session at 7:52 p.m. per ORC 121.22(G)(1) to discuss personnel matters with the Trustees, Mr. Edwards and the Fiscal Officer. The motion was seconded by Mr. Foley. The motion passed by unanimous vote.

At 8:22 p.m., Mr. Coffman made a motion to come out of executive session and return to regular meeting. Seconded by Mr. Patrick: on voice vote all were in favor.

Mr. Coffman then made a motion to increase Ms. Hartsock's pay rate by \$2.00 per hour retroactive to April 7th. Mr. Patrick second the motion. The motion passed with a unanimous vote.

ADJOURNMENT: With no further business, Mr. Patrick moved to adjourn at 8:28 p.m. Mr. Foley second the motion. The motion passed with a unanimous vote.

I believe in Wayne Township.

I believe that this community can and will grow and prosper.

I do not believe that the only way our township can move forward is with higher density housing (as in VT PUD).

I, like many others, believe in the statement included in the Wayne Township's Comprehensive Plan – the vision for 2030.

THE VISION

The goal of Wayne Township's Comprehensive Plan is to continue to preserve the Township's quality of life and rural character, recognizing that economic opportunities will be enhanced, transportation and recreational provisions will be created, and environmental quality and cultural heritage will be maintained, all while protecting the property rights of landowners.

Page 53 of the Wayne Township's Comprehensive Plan clearly states "residential density should not exceed one dwelling per 2 acres, though, conservation designed subdivisions are permitted at a slightly higher density and are encouraged".

In the Wayne Township Zoning Code effective December 7, 2018 under VT-PUD section 2.507.1B, it states "The proposed standard and development plans for the PUD district are consistent with the vision expressed by the Comprehensive Plan". I personally believe the proposed Federle sub-division on Lytle Road is not consistent with the Comprehensive Plan.

As far as the Citizen Advisory Committee, founded in 2015 to develop the current zoning code, I have spoken with 9 of the 29 people listed and have not found any clear consensus that the development standard under Wayne Township zoning code section 2.506.4 was what they were a part of and agreed with at the time.

While out and about in our township passing out signs promoting 'No' on Issue 1, I repeatedly hear the same statements that were presented at the July 5th Zoning and the July 17th Trustee meeting... concern with infrastructure, resulting stress on our schools, setting a precedent that likely can't be reversed, and the ever important continuation of our community's rural charm.

This township government, as well as every other, should always be 'by the People, of the People and for the People'. Regardless of financial incentives, we ask that you listen to your voters and those who pay the bills and salaries (w benefits) of those who work for the people of Wayne Township, Warren County Ohio.