

The Board of Trustees of Sugarcreek Township, Greene County, Ohio, in Regular Session on March 15th, 2021, at 7:00 PM, via zoom.

1. **Mrs. Destefani called the session to order at 7:04 pm.**
2. **Mr. Hodson called the roll with Board Members** Mrs. Destefani, Mr. Cramer, and Mrs. Daugherty being present. Also, in attendance was Donna Hellman and Denise Moore.
3. **All in attendance stood for the Pledge of Allegiance.**
4. **Reports**

A. Administration

Mr. Tiffany was present. He had nothing to add to his report.

Mrs. Destefani spoke about the Community Clean up Day. She stated that she just sent out an email with the flyer attached.

Mrs. Daugherty spoke about a resident that contacted her about a business opportunity for Sugarcreek. She asked if Mr. Tiffany got to talk to her.

Mr. Tiffany stated that he did get to meet with her and her business partner and talk to them. He stated that they do have some good ideas for the Township.

Mrs. Daugherty asked about the Jim Martin Memorial, and if Mr. Tiffany saw the flyer that was made up.

Mrs. Destefani stated that she also received that email, but when she went to the website, she did not see anything on where to sign up to sponsor the memorial.

Mrs. Daugherty asked if there was a way to have people donate directly on our township website.

Mrs. Tilford stated that if Mrs. Martin has a link, she would be willing to share, we could absolutely put it up on our website so people can donate that way.

Mr. Cramer asked if we had a date yet for the dedication for the statue. Mrs. Daugherty Stated that no they do not, that will not be until next year some time. Right now, they are talking about Mr. Martin's 100th Birthday Celebration in April of this year.

Mrs. Daugherty stated that Mrs. Martin is trying to collect donations for everything.

Mr. Tiffany stated that the Township uses Microsoft Exchange, and there is an exploit that is taking place. Microsoft feels that almost all servers that are using Microsoft are compromised. They are trying to get the Township secure again and locked back down. They are looking into if the Township has any fraudulent accounts to get them taken care of.

Mrs. Daugherty asked if Mr. Tiffany had a reporter that is going to do a piece on Mr. Martin's Birthday. Mr. Tiffany stated that channel 7 is going to do a report closer to the date.

Mrs. Hellman stated that Dayton.com has been helpful in the past at getting the word out about events happening in the area. And many events have had quite a bit of money come in through donations from Dayton.com.

Mr. Cramer stated that the admin team did a good job of putting the streets and roadways together for the Community Clean up Day. He is working the next few days to try and get volunteers to sign up.

B. Fiscal Office

Mr. Hodson was present. There was nothing to add to his report. Mr. Hodson stated that they are close to the temporary appropriations as before. He did have to add quite a bit of revenue to the Fire Department budget for the new wage increase. He did also add a small amount for the Police department for dispatch in Xenia. They were behind just a little bit because it had not been updated yet.

C. Fire

Chief Leaming was present. Chief Leaming stated that he found out that the staff vehicle for the Assistant Fire Chief is due to come in at the end of the month or the first of next month. They did receive a \$10,000 grant for marks radios, they have been trying to replace the ones that have been getting older. They will be able to purchase 3 new radios with that grant, one of the radios will be going in the new staff vehicle.

Mrs. Destefani asked if Chief Leaming would talk about if they know anyone who is homebound that would like to receive the COVID vaccine.

Chief Leaming stated that the Health department reached out to the local Fire Chiefs and stated that they would bring the vaccine to those who cannot go out and get it themselves. If the community can find those homebound people, they would be willing to vaccinate them at home. The Fire department will be posting about this opportunity and Kelsey from the Community Assistance Center is taking names and phone numbers of those who wish to participate so they can let the Health Department know who would like to receive the vaccine.

Mrs. Destefani asked what was happening with the motorboat. She saw it was in for repairs again.

Chief Leaming stated that they regularly start up the motorboat to make sure it is running efficiently. The last time they started it up they noticed that the water that goes into the boat was not getting discharged back out like it is supposed to. The water pump is not working correctly, so it is in the shop for that repair and is currently out of service until it is fixed. Chief Leaming is hoping this will get fixed before then need it this spring and summer.

Mrs. Destefani asked how they do ice rescues if we do them ourselves or if we contact other local fire departments to help us.

Chief Leaming stated that we have done practice rescues recently, and the training has been completed for this year. They have what look like moon suits that float and provide a thermal protection form the cold. They go out to the Herres property and break the ice and put a member in the water and rescue them multiple times. He stated that Mr. Tiffany did authorize the purchase of more suits so they will be able to have more people in the water.

Mr. Cramer asked if we are still getting a new ladder truck.

Chief Leaming stated that they are moving forward with the new ladder truck. They are also going to have the current ladder replaced and replace one of the engines with the new ladder truck.

Mr. Cramer asked when the new ladder truck would be coming in.

Chief Leaming stated it is a 10 to 12 month build time. The current ladder truck was funded under FEMA, they have about \$40,000 in the budget right now for funding. Chief Leaming stated that he contacted FEMA and they have stated that the current ladder truck must stay in township possession until the new ladder truck is completed,

and in use at the Township. He is hoping that when they sell the current ladder truck that money will be helping pay off the new ladder truck.

Mr. Cramer asked if we are getting this through Sutphin.

Chief Leaming stated yes, it will be through Sutphin. He stated that Sutphin is a local Ohio dealer, they build most of their stuff in Springfield. He would rather deal with Sutphin than to deal with other apparatus builders who are as far as New York City to take it back there. He would rather stay local; in case something happens, it is right there to take it in for repairs.

Mr. Cramer agreed that that is the smart choice.

D. Police

Chief Brown was present. There was nothing to add to his report.

Mrs. Destefani asked about the drug drop off.

Chief Brown stated that it is in April on the 24th, 10am to 2pm. They will accept anything except for liquids and needles. He also stated that they have a vacancy at the Police Department, they have looked at a few candidates and chosen an applicant. His name is Darren Wagner. He was in the office with Chief Brown about a week ago and he offered him a position pending the polygraph, physical, and physiological evaluation. He does have a 4th element he has to get through. He is in the current academy class at the Greene County Career center. They graduate this Friday, and he will take his state test around mid-April, and they usually know within 24 hours if they passed or not. Chief Brown spoke with Mike Hill who runs the academy, and he sees no problems with this applicant passing his test. Mike Hill gives an award out every academy class at the graduation ceremony. It is called the Commanders Award; it goes to the most outstanding student, which Mr. Wagner will be receiving. Chief Brown thinks that he will be a great candidate and sees no problems with him going forward. He is hoping that they will be able to bring him on at the end of April.

Mrs. Destefani stated that that is wonderful news.

Mrs. Daugherty stated that is great news.

Mr. Cramer stated that that is terrific for the Police Department.

Mrs. Destefani asked if the Lions Club donation is something, we get every year or what it was for this year.

Chief Brown stated that it is every year. He has been with the Township for 8 years and the Lions Club has done it every year. The Lions Club has asked the Police Department to submit for an item or for a piece of gear that the department or the community would benefit from. Then they try to help out if they can.

E. Roads and Services

Mr. Harphant was not present. There was nothing to add to his report.

Mrs. Daugherty asked Mr. Tiffany since it is getting really icy out if the road crew was out right now salting.

Mr. Tiffany stated he is going to check the temperature, and it looks like it is about 34 degrees, but the temperature is supposed to be rising all night. He stated that they had some freezing rain this afternoon, but the ground is warm enough that it should not freeze. He stated that if it does start to get icy or the Police officers notice that the bridges start to get icy, they will call the Road Department to come out and salt. Mr. Tiffany stated that they are pricing a new truck for the Road Department. Truck 702 is Bill's old truck that has been around for many years since 1998 or 1999. It is at the end

of its life and they are looking at new trucks. The newer trucks have beat juice tanks incorporated into the truck beds.

Mrs. Destefani asked about the pushing up of the salt deliveries. If that means we are currently getting more salt.

Mr. Tiffany stated that the in salt shed they rotate when the new salt is coming in. Salt that is already in the shed will be moved to one side, so the new salt can go towards the back and the other side. This way the new salt is in the back and the older salt is towards the front.

Mrs. Destefani asked about the mailbox repairs and if it is still our policy that we repair the mailboxes if we have damaged them.

Mr. Tiffany stated yes, we do replace them if we have hit them.

Mr. Cramer asked what the policy was specifically.

Mr. Tiffany stated that if we damage the box, we will put a temporary box up until the snow is gone and we can put in a new mailbox for the resident.

Mr. Cramer clarified that if we knock over a mailbox while plowing snow, we will put up a temporary mailbox for the resident.

Mr. Tiffany stated yes, or a new one to replace it. Replacing the mailboxes is a problem for the Township. The mailboxes are not very expensive, and it is the right thing to do in the Township.

Mrs. Destefani stated that it is the right thing to do, and she is glad we do it.

Mr. Cramer stated that he is shocked we do replace the mailboxes, which is a wonderful thing for the Township to be doing.

F. Zoning

Mrs. Tilford was present. There was nothing to add to her report.

Mrs. Destefani stated that the Greene County Township Association meeting was last Tuesday. She is wondering how that went.

Mrs. Tilford clarified if she was asking about the Herres property.

Mrs. Destefani stated yes, that is the one.

Mrs. Tilford stated that the BZA met on their regular Tuesday meeting and tabled the case. The county engineer and the engineer from the building side did not get together before 3pm on the meeting day. The BZA then tabled the meeting again the following Tuesday, this way everyone would have adequate time to look at the plans. They will be meeting March 16th, to consider that case, the staff report has been updated, the BZC has had time to look over the plans and review it. They are hoping that tomorrow on the 16th that they will be able to get a recommendation.

Mrs. Daugherty asked who the developer is for the property.

Mrs. Tilford stated that it is a gentleman named Less, they have not worked with him on the development side before. The builder is Jenny Diorio, and the Township has worked with her before. She is a long-time custom builder that intends to build all the houses in the development.

Mr. Daugherty asked that tomorrow it will go to the BZC members then it will come to the trustees.

Mrs. Tilford stated that that is correct.

Mrs. Daugherty asked if there was an area there that is subject to annexation.

Mrs. Tilford stated that yes, it is subject to annexation.

Mr. Tiffany wanted to thank the BZC members for being able to alter their schedules to be able to have these extra meetings to try and get the submission heard. A lot of

communities would not do that they would tell them to try again next month. The BZC being willing to take the extra time to hear this case is very helpful to the township.

Mrs. Destefani stated that she is very excited that Mrs. Tilford is looking at the EV charging stations. When they announced that at the Miami Valley Regional Planning, she was very excited.

Mrs. Tilford stated that yes, they are moving forward with the EV project. There is a grant opening up this year for it. They are the more expensive charging stations, that they are looking at purchasing. They are more heavy-duty charging stations; they are gearing these more towards the interstate location. The site they talked about last time when the charging stations were brought up, was the police department. This would be the perfect location; it has interstate accessibility; it is a safe location. They will be applying when that grant rolls out for these charging stations.

Mrs. Destefani asked about the location being at the police department, the presumption would then be if it takes a little while for the car to charge that people could walk over to the shops and restaurants.

Mrs. Tilford stated yes, that would be great for people to walk around while their car is charging.

Mr. Tiffany stated that they are also still trying to put one in the Target parking lot as well. Because of the proximity, they are going to try and get at least 2 locations, one south and one north.

G. Information Technology

Mr. Tiffany stated that we are still working through some insurance stuff for the new UPS. There was a small spike a few days ago that was compromised. They are still working on getting our system secured.

H. Trustees

Mrs. Daugherty attended the Greene County Township Association meeting. She stated that she enjoyed herself and was impressed with the Greene County Career Center and the students she got to meet. They did talk about the GCTA Christmas party, and that Sugarcreek Township will be hosting that again this year.

Mr. Cramer stated that he sat in on the Greene County Regional Planning meeting, the Beaver Creek Project got approved. It is going to be a new exit route off of 35, it looks like they are going to be building a convention center in Beaver Creek. The commissioners think this is going to be a great thing for Beaver Creek. Mr. Cramer also spoke about a solar farm being proposed in Greene County, in Bath Township. A company has come in and is offering a cash offering if they can put solar panels on your property. But apparently the solar panels catch on fire and can contaminate the ground. There is legal action being taken so that this does not happen. Mr. Cramer also stated that there is new legislation that is being proposed that states that trustees must approve any solar farm that comes into the area. That is on the docket to be discussed later that week in Columbus. Mr. Cramer also commented on the Greene County Career Center and how impressive it was. He stated that David Deskins, the Superintendent of the Greene County Career Center, was a very motivated guy, he has big picture visions. Mr. Deskins is working with the Bellbrook Sugarcreek Superintendent to help him get this levy passed.

Mrs. Destefani stated that Mr. Deskins mentioned part of the problem is that the Governor is asking that since the students have been out of school so long, that they

mandate the school to either give up their summer break to catch kids up on their learning or extend the school year days. The teacher unions have stated that those mandates to not cover those extra times, that they are not used to working. That is a big issue right now, as they are trying to figure out how the mandate will go if there are no extra funds for the teachers working those extra days or having teacher support for those extra days that will be mandated. Mrs. Destefani also stated that she got to take the tour of the Greene County Career Center before the dinner, the building was very big into aviation and they are big into flying the drones and they have a space inside to do so. There is also a cyber lab that teaches cyber security on a high level. Mrs. Destefani also met with the park board and representative from the City of Bellbrook to talk about erosion that is happening on Little Sugarcreek road and if there is concern for future developments. The area specifically is from McGee Park to Main Street downtown. There is an engineer solution that is \$7-9 million to drill down to add support and possible and a hike bike pathway along that roadway. They also talked about getting with street management and for a couple hundred thousand dollars they could move the flow of the river the other was to stop the erosion. Mrs. Destefani stated that she also attended the Chamber of Commerce meeting.

5. **Public Comments – Agenda Items**

Ms. Moore had a question for Mr. Tiffany on the property out on Wilmington and Ferry road. She is asking if the Township is able to buy property and then do something with the property.

Mr. Tiffany stated that the Township does not have the ability to buy and develop property.

Ms. Moore then asked if the Township could buy property then sell it to developers.

Mr. Tiffany stated that they could, but they do not have the pockets to do something like that. It would not be profitable to develop that property with the zoning that is in place. The cost is too high for the developer to be able to profit from it.

Ms. Moore asked if there was any potential from the Township to buy properties that are under threat of annexation.

Mr. Hodson stated that investing wise, when buying properties there are regulations from the state. There is a 1, 2, 3 rule that states 1 what is the safety of the property, 2 liquidity and how fast we can get to it, and 3 the yield that we would get out of the investment. The Township is limited on what it can invest in with Township money.

6. **Old Business**

- A. City of Bellbrook, Bellbrook Sugarcreek Parks and Schools Meeting - March 22, 2021, 5:30 pm

7. **Consent Agenda Items**

- A. Payment of Bills

- B. Approval of Minutes

- C. Year 2021 Permanent Appropriations – 2021.03.15.01
SUGARCREEK TOWNSHIP

RESOLUTION NO. 2021.03.15.01

IN RE: Year 2021 Permanent Appropriations

WHEREAS, the Board of Trustees has a duty under law to adopt and maintain a balanced budget; and,

WHEREAS, this Board, along with the Fiscal Officer and Township Administrator, have examined the estimate of revenues; and,

WHEREAS, it is evident that the proposed 2021 Appropriations for each Fund do not exceed estimated revenues, which may include 2021 carryovers and additional income, as certified to the Greene County Auditor's Office by the Township Fiscal Officer,

NOW THEREFORE, BE IT RESOLVED, that the following permanent appropriations be placed into effect:

| | | |
|------|---|-----------------------|
| 1000 | General Fund | |
| | Personal Services (Salaries) | \$ 390,000.00 |
| | Employee Benefits | \$ 180,000.00 |
| | Purchased Services | \$ 155,000.00 |
| | Supplies & Materials | \$ 11,000.00 |
| | Other Dues and Fees | \$ 2,000.00 |
| | Health Districts | <u>\$ 32,000.00</u> |
| | <i>Total General Fund:</i> | <i>\$ 770,000.00</i> |
| 2011 | Motor Vehicle Tax | \$ 30,000.00 |
| 2021 | Gasoline Tax | \$ 225,000.00 |
| 2031 | Road and Bridge | |
| | Personal Services | \$ 422,000.00 |
| | Other | <u>\$ 544,300.00</u> |
| | <i>Total Road and Bridge:</i> | <i>\$ 966,300.00</i> |
| 2081 | Police District | |
| | Personal Services | \$2,439,782.00 |
| | Other | <u>\$ 515,300.00</u> |
| | <i>Total Police District:</i> | <i>\$2,955,082.00</i> |
| 2112 | Fire District | |
| | Personal Services | \$2,342,090.00 |
| | Other | <u>\$ 649,100.00</u> |
| | <i>Total Fire District:</i> | <i>\$2,991,190.00</i> |
| 2231 | Permissive Motor Vehicle License | \$ 200,000.00 |
| 2281 | Ambulance and Emergency Medical | |
| | Personal Services | \$ 120,500.00 |
| | Other | <u>\$ 62,700.00</u> |
| | <i>Total Ambulance and Emergency Medical:</i> | <i>\$ 183,200.00</i> |
| 2904 | Centerville Fire Ancillary | \$ 110,000.00 |
| 2906 | Police Trust Fund | \$ 50,000.00 |
| 2907 | Police Cell Tower Receipts | \$ 75,000.00 |
| 2908 | Fire Cell Tower Receipts | \$ 24,000.00 |
| 2910 | Cares Act Relief Fund | \$ 303,035.00 |
| 3102 | General Bond Retirement | \$ 120,780.00 |
| 3901 | Clyo Road TIF II | \$ 24,100.00 |
| 4401 | OPWC Brown Road | \$ 0.00 |
| 4901 | Center Point Capital Project | \$ 0.00 |
| 4902 | Clyo Road TIF | \$ 0.00 |

Total Appropriations **\$9,027,687.00**

FURTHER BE IT RESOLVED, that the above aggregate amounts be appropriated based upon the attached submittals (hereby incorporated) and a copy shall be sent to the Greene County Auditor.

D. Resignation of Fire Department Staff – Renee Simmons – 2021.03.15.02

**SUGARCREEK TOWNSHIP
RESOLUTION NO. 2021.03.15.02**

IN RE: Resignation of Fire Department Staff Renee Simmons

WHEREAS, Renee Simmons has indicated his desire to resign from the Sugarcreek Township Fire Department; and,

WHEREAS, Ms. Simmons was hired as a member of the Sugarcreek Township Fire Department on March 5, 2020; and,

WHEREAS, Part-time Firefighter/Paramedic, Renee Simmons, has indicated her desire to resign from the Sugarcreek Township Fire Department; and,

WHEREAS, Chief Jeffrey A. Leaming recommends we accept the resignations of Ms. Simmons.

NOW THEREFORE, BE IT RESOLVED that the Board of Sugarcreek Township Trustees officially accept the resignation of Renee Simmons effective February 28, 2021.

E. Authorizing the Township Administrator to Enter into Agreements for the Purchase of Fire Apparatus – 2021.03.15.03

**SUGARCREEK TOWNSHIP
RESOLUTION NO. 2021.03.15.03**

IN RE: Authorizing the Township Administrator to Enter into Agreements for the Purchase of Fire Apparatus

WHEREAS, a well-equipped fleet of vehicles is necessary for the preservation of life and property in Sugarcreek Township; and

WHEREAS, Fire Chief Jeffery Leaming has indicated the need for a new fire apparatus; and

NOW, THEREFORE BE IT RESOLVED, that this Board of Trustees of Sugarcreek Township, Ohio, does hereby authorize the Township Administrator to enter into Agreements for the Purchase of Fire Apparatus in the amount not to exceed nine-hundred thirty-seven thousand, nine-hundred forty dollars and eighty-seven cents (\$937,940.87).

F. Approving the Amended Solid Waste Management Plan of the Greene County Solid Waste Management District – 2021.03.01.02 – *Tabled from last meeting*

**SUGARCREEK TOWNSHIP
RESOLUTION NO. 2021.03.01.02**

IN RE: Approving the Amended Solid Waste Management Plan
of the Greene County Solid Waste Management District

WHEREAS, the Greene County Solid Waste Management District Policy Committee is responsible to prepare and amend the Greene County Solid Waste Management Plan; and

WHEREAS, by Resolution 2020-12-23-1 the Greene County Solid Waste Management District Policy Committee adopted the Amended Solid Waste Management Plan on December 23, 2020; and

WHEREAS, pursuant to Ohio Revised Code Section 3734.55 (B) the Board of County Commissioners and the legislative authority of each municipal corporation or township under the jurisdiction of the District must approve or disapprove the Amended Solid Waste Management Plan by ordinance or resolution; and

WHEREAS, this body has reviewed the Amended Solid Waste Management Plan and considered it at a duly called public meeting; and

WHEREAS, the Amended Solid Waste Management Plan furthers the public interest.

NOW, THEREFORE, BE IT RESOLVED, the Amended Greene County Solid Waste Management Plan adopted on December 23, 2020, is hereby approved by the Township of _____, and

BE IT FURTHER RESOLVED, a copy of this Resolution of Approval shall promptly be delivered or cause to be delivered to the Greene County Solid Waste Management District Policy Committee at Greene County Environmental Services, 2145 Greene Way Boulevard, Xenia, OH 45385.

Mrs. Daugherty motioned to approve Consent agenda items. Mr. Cramer seconded
Roll was called with the vote being as follows:

Mrs. Destefani – Yes
Mrs. Daugherty – Yes
Mr. Cramer – Yes

8. **Discussion Agenda Items**

9. **Public Comments – Discussion Agenda Items**

Mrs. Daugherty spoke about the article that Mr. Cramer sent about the concerns with public comments. Back when the trustees set up the code of ethics, they talked about how to set a time limit with public comments. And that if they see any problems with it, they should go back and revisit the code of ethics, to make sure they are in line with it.

10. **Trustee/Staff Discussions**

Mrs. Daugherty asked about an item on the payment of bills. She asked what the \$47,000 a month we pay to the Jefferson Health plan was.

Mr. Tiffany stated that that is our Anthem Blue Cross Blue Shield.

Mrs. Daugherty asked if that was for all the departments and if it was divided up or if it all come out of the general fund.

Mr. Tiffany stated that it is divided up and comes out of each department.

Mrs. Daugherty asked that since we now provide the Sugarcreek Direct Family Care plan if that is included in that \$47,000.

Mr. Tiffany stated that no it is not included that will be its own bill.

Mrs. Daugherty stated that she is hopeful that this will save the Township money.

Mr. Tiffany stated that he thinks it will. The employees that have gone to see John Murphy have all had great experiences. Mr. Murphy does a great job of taking care of the Township.

Mrs. Destefani stated that she is excited about the new fire engine that will be coming in. It will take 10 months to build the new engine, but they are excited to see it. She is excited about the 75-foot ladder that will be able to accommodate all the buildings in the community.

Mr. Cramer asked what color the new engine will be.

Chief Leaming stated that it will fit with our current color scheme, a black cab with red over top.

Mr. Cramer asked about Renee Simmons resigning.

Chief Leaming stated that yes, she did resign at the end of February.

11. **Adjourn**

Mrs. Destefani moved to adjourn. Mrs. Daugherty seconded.

Roll was called with the vote being as follows:

Mrs. Destefani – Yes

Mrs. Daugherty – Yes

Mr. Cramer –Yes

Theodore L. Hodson, Fiscal Officer