



**AGENDA**  
**JEFFERSON TOWNSHIP, MONTGOMERY COUNTY, OHIO**  
**BOARD OF TRUSTEES REGULAR MEETING**  
**TUESDAY, MARCH 5<sup>TH</sup>, 2019 – 7:00 P.M.**

- I. **Welcome / Pledge of Allegiance**, President of the Board of Trustees, Trustee Roy Mann
- II. **Moment of Silence**-To Honor the Military, Firefighters, Road Workers, & Sheriff Deputies as they serve our community here and abroad.
- III. **Call to Order / Roll Call:** Roy Mann (X) M. Michael McLaughlin (X) James McGuire (X)

IV. **Review / Approval of Prior Meeting Minutes** \*If past meeting Minutes and Resolutions are approved and signed by Trustees, the Fiscal Officer will send these documents to the website manager to post on the website per Resolution No. 18-119\*

- 1) Work Session – Credit Card Policy held Tuesday, February 12<sup>th</sup>, 2019 @ 6:00 p.m.
- 2) Work Session held Tuesday, February 19<sup>th</sup>, 2019 @ 6:00 p.m.
- 3) Regular Meeting held Tuesday, February 19<sup>th</sup>, 2019 @ 7:00 p.m.

Trustee James McGuire motioned to approve the prior meeting minutes from the Work Session – Credit Card Policy held Tuesday, February 12<sup>th</sup>, 2019 @ 6:00 p.m., Work Session held Tuesday, February 19<sup>th</sup>, 2019 @ 6:00 p.m., and the Regular Meeting held Tuesday, February 19<sup>th</sup>, 2019 @ 7:00 p.m. Seconded by Trustee Mike McLaughlin

1<sup>st</sup> Motion: McGuire 2<sup>nd</sup> Motion: McLaughlin Roll Call: Roy Mann (yes) M. Michael McLaughlin (yes) James McGuire (yes)

V. **Fiscal Officer Report**, Tracey Edwards

- 1) Financial Report – Update(s)
- 2) Motion to Accept the Fiscal Officers Financial Report
- 3) Motion to Pay the Bills, Invoices, Appropriations, and Warrants.

\*If Fiscal Report(s) are approved/Trustees will sign the checks, vouchers, and warrants during the Regular Meeting, to pay the bills, invoices, appropriations and warrants as presented by the Fiscal Officer during the meeting\* The Fiscal Officer will mail payments out the Next Business Day\*

-Tracey: As you know there was a lighting assessment meeting held at the Calumet Center earlier this year. Historically the trash and lighting fund were put into the same account, when the auditors separated those accounts there was a deficit in the lighting district accounts. Jefferson Township discussed this issue with Montgomery County, the county discovered and acknowledged and took responsibility that they did not properly assess all of the tax payers in the township for the lighting district. At that point an affidavit was filed with the State of Ohio by the Board of Trustees and three other citizens to investigate the Fiscal Officer, Tracey Edwards. They held her responsible for the lighting and trash districts situation and other allegations. She presented the findings from the State of Ohio on this matter. The letter reads: The Auditor of State Office received a fiscal integrity act complaint dated 10/3/18 regarding allegations of violations under the ORC 507.13 involving the conduct of Ms. Tracey Edwards in the capacity of Fiscal Officer for Jefferson Township Montgomery County Ohio. Pursuant to ORC 507.13 the office has conducted a review of allegations contained in such finding which seeks the removal of Tracey M. Edwards. These representations asserted a number of incidents of neglect or failure of performance on the part of Ms. Edwards in the context of her official responsibilities. Our investigation, however, has not produced the relevant credible evidence sufficient to support the allegation and justify further pursuance of the removal process. Therefore, it is the conclusion of the Auditor of State that none of the allegations set forth in the complaint are supported by clear and convincing evidence demonstrating that Ms. Edwards has purposely, knowingly, or recklessly failed to perform fiscal duties, obligations and responsibilities of her office or that she has committed any expressly prohibited by law with respect to her fiscal duties. Therefore, this matter has concluded. Ms. Edwards stated that she has lived in this township and has worked hard for this township. She stated, this letter has vindicated my integrity and she would accept any apologies at this time. Ms. Edwards continued with her financial report. Financial reports are in the back of the room, you guys have reports in your packets. If you have any questions, she sent out the full financial packets in your emails with all of the attachments. We have some issues with some of the funds running low, if you look at your appropriations report she pointed out 1000-110-213-0000, Medicare. There were no funds allotted in that line item. So, when she pays payroll there are no funds to go towards Medicare. Overall, in the general fund, we have currently the pooled balance is \$93,372.84. She has not put in the monthly payroll for February or the biweekly for March. That has to come out of this total. She doesn't want to spend time at this meeting to go over each line, she suggests having a budget meeting.

Trustee James McGuire motioned to accept the Fiscal Officers Report and motioned to pay the bills, invoices, appropriations, and warrants. Seconded by Trustee Mike McLaughlin

1<sup>st</sup> Motion: McGuire 2<sup>nd</sup> Motion: McLaughlin Roll Call: Roy Mann (yes) M. Michael McLaughlin (yes) James McGuire (yes)

VI. **Old Business**

-Miami Valley Lighting: McGuire stated he is already getting phone calls from residents wanting to join the committee. Because of the future issues that we need to deal with the lighting district, there is a contract that is up for renewal. There are complaints about repairs, a lot of residents with multiple parcels that have a big tax bill; sooner or later Miami Valley is telling us to upgrade the system which means more expense, so all of this is something we need to discuss as a community. Get some input so when the Trustees go to sit down with Miami Valley Lighting, they are well informed on what the community wants. (Discussion of LED lights and billing for capital improvement.)

-McLaughlin: We have to get a handle on it and move forward, asked for persons to join the committee. (Residents discuss assessments of parcels)

-Tracey: 50K was sent by the Auditor which was an advance on what we are getting in the future. It's still our money its just an advance we are getting in the future. We didn't request them to do it. Commenting that the assessment billing and advance are not tied together; replying to discussion with residents about assessments. We have to pay that money back when people pay their property tax.

-Resident: Therefore, you are going to try to do a levy and bump up the property taxes to pay for that. Asked question about retirement.  
 -Tracey: She can't answer that.  
 -Mann: Noted, when you retire, the last five years that you worked, social security is going to take the highest.  
 -Resident: You had an administrator, you got rid of him. A zoning officer that made @ 40K per year. Mr. Woolf how much you making per year?  
 -Woolf: 84K.  
 -Resident: Why is he taking a double pay and you had two positions, administrator and zoning officer, and he is making this much money.  
 -McGuire: The difference is the other position was 20 hours per week. We hired a full-time administrator.  
 -Resident: When he comes to see Mr. Woolf, he talks to the secretary, he can see him in the office and wave to him, but he can't talk to him. Why is that? If he is making 80K per year, he can't talk to the residents, he has to sit in the lobby and wait so that he can ask a question. Noted that the Trustees have their priorities mixed up. The next time he comes up here it is going to be Channel 2 & 7 news to really see what's going on up here, where the money going because you are not spending it like you supposed to. Resident exited meeting.

## VII. New Business – N/A

### VIII. Resolutions for Consideration: \*If Resolution(s) are approved/Trustees will sign during Regular Meeting adopting Resolution(s) as part of the legal record\*

#### **Resolution No. 19-022 Approving 2019 Supplemental Appropriations Totaling \$1,500**

Trustee James McGuire motioned to adopt Resolution No. 19-022. Seconded by Trustee Mike McLaughlin

-Mann: Are there any questions? (N/A) May we have a vote please?

1<sup>st</sup> Motion: McGuire 2<sup>nd</sup> Motion: McLaughlin Roll Call: Roy Mann (yes) M. Michael McLaughlin (yes) James McGuire (yes)

-Mann: Resolution 19-022 has passed.

-Tracey: Passing the Resolution down for signatures

#### **Resolution No. 19-023 Resolution Setting Assessment Fees for Abating Nuisances for 2019**

Trustee Mike McLaughlin motioned to adopt Resolution No. 19-023. Seconded by Trustee James McGuire

-Mann: Are there any questions? (N/A) May we have a vote please?

-Tracey: We don't have an account that you guys approved called nuisance assessment, where would we be putting the money. We approved a permanent budget and there is no account line.

-McLaughlin: Can we have one?

-Tracey: No, you already approved the budget. You have to wait and go through court to get it done, it takes an act of God to get a line for them. We can try to be careful and not use the money. Be aware when we have to do a transfer of funds that we don't use that money.

Trustee James McGuire made a motion to table Resolution No 19-023 and bring it back at the next meeting. Seconded by Mann.

1<sup>st</sup> Motion: McGuire 2<sup>nd</sup> Motion: Mann Roll Call: Roy Mann (yes) M. Michael McLaughlin (yes) James McGuire (yes)

-Mann: Resolution 19-023 has been tabled until the next meeting.

#### **Resolution No. 19-024 Announcement of RFP Services for Indigent Burials and Dispositions for Jefferson Township**

Trustee Mike McLaughlin motioned to adopt Resolution No. 19-024. Seconded by Trustee James McGuire

-Mann: Are there any questions? (N/A) May we have a vote please?

-Mann: Sheriff, is there anyway to find out where an indigent person resides. We need to make sure residence is checked.

-Sheriff: (Inaudible)

-Woolf: You did not have any requirements in the past that required the current vendor to show written proof that the person was indigent. There have been some cases where you went ahead and paid for the person and it turned out not to be indigent. It is currently \$800 per person; the general fund can't support how many you have been having. You don't have a general fund that supports this operation to keep it going healthy. You have to look at those expenses and have to follow the law, the burden of proof is not on the township but if you release the money you should have had a burden of proof. By going with an RFP, you have the right to say we need these iron clad documents or else you are not paying for the indigent burial. You are not required to by the ORC. (Discussion of the County homes population, nursing facilities, i.e. opiate population or elderly community of hidden frequency as we try at the state level and federal level to get monies as they do not pay anymore as it is an ongoing problem)

1<sup>st</sup> Motion: McLaughlin 2<sup>nd</sup> Motion: McGuire Roll Call: Roy Mann (yes) M. Michael McLaughlin (yes) James McGuire (yes)

-Mann: Resolution 19-024 has passed.

-Tracey: Passing the Resolution down for signatures

#### **Resolution No. 19-025 Appointing Frank Perone to the Zoning Commission**

Trustee James McGuire motioned to adopt Resolution No. 19-025. Seconded by Trustee Mike McLaughlin

-Mann: Are there any questions? (N/A) May we have a vote please?

1<sup>st</sup> Motion: McGuire 2<sup>nd</sup> Motion: McLaughlin Roll Call: Roy Mann (yes) M. Michael McLaughlin (yes) James McGuire (yes)

-Mann: Resolution 19-025 has passed.

-Tracey: Passing the Resolution down for signatures

-McGuire: He would like to add something to new business. Three years ago, the community was frustrated with what the administration was doing and that fueled a lot of the momentum that put him in office here. There was a hunger for change, and they were not happy with the administration, they were not happy with things not getting done. We had Mr. Wall come in here tonight making statements that he is not happy with the new administration. Residents just don't like what's going on. The Trustees as a Board have worked well together, the fire department is tip top now. They have uniforms now. They are saving houses instead of deeming them burned to the ground. We are getting grants, so we are not using tax money, so we are stretching every dollar that we can. We have upstaffed the road department to make improvements and with the help of the administrator we have went through this township, department by department, document by document and updated 30 years of neglect in this township. Employee handbooks, policies, procedures, i.e. that's why you see in resolutions all the legalese because we have literally had to rebuild this township from the bottom up. One of the bug things we haven't been able to get cleaned up, which is under the state audit is the bookkeeping. We are never going to pass levies out here unless the public trusts us. What do we hear week after week, we don't trust you, and they are saying we are not doing our jobs? That is not true. We are making a 1976 budget work with what we have. We would do more if we had more money, but the rumor mill is driving a lot of this discontent in the community. Which leads him into the issue of the lighting district. Part of the audit process as Trustee McLaughlin dug in deep with that project. It recovered something that is really strained the township for a lot of years because our general fund always runs short. When we were faced with the 49K light bill back in the fall, as a board they were trying to figure out how they were going to pay it because the money wasn't there. Then all of a sudden we get this money wired into our account from Karl Keith. Tracey thinks the Trustees ordered the money, they think she ordered the money, and this was the county doing this. It still makes us look bad and creates a lot of questions on our bookkeeping. Some of the things that were shared with the audit, some of the things that were in the affidavit that led him to take a public position that we need to do something with our fiscal officer. He is going to take the public position and ask for the immediate resignation of our Fiscal Officer, Tracey Edwards for the following reasons: A very public and ongoing feud with the township Administrator, she is on record for having shouting matches with residents in several meetings, McGuire stated that he has had shouting matches with her, she has argued with everyone in the office and it has been very frustrating. We have had mismanagement of our credit card accounts and balances resulting into 55 declined transactions over a 12-month period. That is just one report. We have had delayed in township payments to vendors that have jeopardized business relationships and harmed the relationship of the township and its department heads. Your refusal to allow the Trustees real-time access to the computer records and files. He has an issue that Tracey picks and chooses what part of the job you decide to do. There are multiple issues with lost records and poor record keeping and he is just seeing too many financial errors, in his opinion that could bankrupt the township and defund this administration. When our audit findings come out, maybe 6 months out, once the State gets done with 2018; most likely we are going to have audit findings that are going to be very expensive and going to create more financial problems. Simply, he doesn't think that the trust is there with our bookkeeping and we need to make a change.

-Maxi Jones: Do you want somebody to comment on that? Mr. Mann, Mr. McGuire, Mr. McLaughlin, Mr. Woolf, Chief but it is always Tracey. The Captains are addressed as Captain. When Major Wilson came here he was addressed as Wilson. Stevie Wonder can see what you are doing. She was sent a certified letter, and somebody opened it with her name on it. Yes, she is going to be mad. She has probably made some mistakes but everybody up here has made mistakes. As far as the budget, it has never been balanced. How you gone blame it on her.

-Tracey: You asked for a resignation so what are you wanting?

-Maxi Jones: You don't need nothing.

-McGuire: He is asking for your resignation.

-Tracey: She is not resigning.

-Maxi Jones: Stand your ground. Don't get upset.

-Tracey: She was elected to this position, the citizens elected her to the position, her position expires in March/April next year, if she doesn't get re-elected then she will be gone then. She is not leaving, they elected her to this position.

-Maxi Jones: Due process. Something we don't do up here.

-McGuire: Let's come back to this when the audit findings come out.

-Maxi Jones: He hates that the television is here, but it is the truth. He gets addressed as Buddy by Mr. McLaughlin, how derogative. (Explained how one-sided it is for Trustees to lean back in their chair with a hat on) You want respect, but you don't give respect.

-Woolf: Trustees anything else?

-McLaughlin: He has another Resolution that he would like to take up for consideration being the fact that he is over blighted properties and code enforcement. We've had issues going on for a period of time in the township with code enforcement. We hired a gentleman as code enforcement officer and it is not like he is sitting with his feet propped up not doing that job, he does many other things for us. So, we need a code enforcement in this township. We have plenty of blighted properties and properties that need cleaned up. We allocated 30K to that position in our budget in the beginning of the year. He would like to put Resolution No. 19-026 up for consideration to announce the posting of a Part-Time Code Enforcement position.

-Tracey: If you check your appropriations sheet, only 15K was allotted. 1000-130-190-0401 of the general funds. That is the budget that you guys approved. Also take in to consideration OPERS and Medicare, along with salary.

-Woolf: We can start the position at 15K and see how things go and make the adjustment to whatever Mike has proposed. Any employee we hire is on a trial probation period. You are allowed to control the hours and the position.

-McLaughlin: Seeing this done makes this positive in the community to pass a levy. We've got to be able to show an improvement in code enforcement in this community.

-Tracey: We discussed this during the general fund levy that is what number came up.

-Woolf: Tracey is right, but you can always make adjustments throughout the year or from other departments.

-Mann: Let's go ahead and make the adjustment and he will second the motion.

Trustee Mike McLaughlin motioned to adopt Resolution No. 19-026 with the amendment not to exceed 15K. Seconded by Trustee Roy Mann

-Mann: Are there any questions? (N/A) May we have a vote please?

1<sup>st</sup> Motion: McLaughlin 2<sup>nd</sup> Motion: Mann Roll Call: Roy Mann (yes) M. Michael McLaughlin (yes) James McGuire (yes)

-Mann: Resolution 19-026 has passed.

## IX. Department Reports

### 1) Sheriff's Department – Capt. Andy Flagg

<b>Sheriff Traffic Statistics</b>	
<b>All Reports</b>	59
<b>Alarm Calls</b>	61
<b>Assaults</b>	2
<b>Bar Checks</b>	37
<b>Breaking and Entering</b>	14
<b>Crash Reports</b>	8
<b>Criminal Damaging</b>	3
<b>Domestic Disturbances</b>	9
<b>Felony Arrests</b>	9
<b>Grand Theft Autos</b>	3
<b>Juvenile Complaints</b>	4
<b>Misdemeanor Arrests</b>	8
<b>Robberies</b>	2
<b>School Safety Checks</b>	22
<b>Suspicious Person Citation</b>	54
<b>Thefts</b>	11
<b>Vacant House Check</b>	19

-Flagg: Follow up on the complaint of the car sitting in the rear of Mt. Carmel Church; they have not encountered that vehicle. For the month of February, Deputies responded to 157 calls for service and generated 59 reports. They were 17 arrests. 2 Driving without consent. They were slightly up with crimes for the month of February 52 or 71% more crimes committed, some is calculated of the numbers that the deputy initiates. 27 accounted for deputy-initiated calls or activity for the 52 more crimes. 35 and the connector continues to be the hot spot. They have the Blairwood plate and around that area seeing significant activity. 8 crashes in the township is a decrease of 11% compared to 2018. 2 crashes minor injury, 2 serious injury, 4 were property damage. None of them involved alcohol or drug related. One of the crashes involved a pedestrian and one was a hit and run. 42 traffic citations were issued out of 147 traffic stops for the month. There were 2 overdoes for the month of February 1 was revived by Narcan and transported to MVH. The second was provided Narcan from a private entity family member, CPR was performed, and that individual was revived and refused transport to the hospital. On February 15<sup>th</sup>, First Watch Deputies responded to an address on Germantown Pike on the report of a domestic incident; female suspect had cut her male counterpart, believed with a box knife. They believe she fled the scene; the victim went to the hospital and was treated and released. The suspect was located about 10 days later in Harrison Township, charges were submitted, and the case is going to the grand jury. There will be felonious assault charges on that case. On February 15<sup>th</sup>, 2<sup>nd</sup> Watch Deputies arrested two subjects in the area of Tony and West Soldiers Home West Carrollton; responded to a report of individuals attempting to break into a car. Deputies encountered the suspects, the victim declined to press charges, but they were found to be in possession of some keys and those keys belonged to a stolen that was found near Possum Creek a few hours before, so we took them to jail for receiving stolen property. Charges we accepted on that. On February 20<sup>th</sup>, 1<sup>st</sup> Watch Deputies encountered two subjects on foot in Ridgewood Heights area, stopped to make central contact with them during the heavy snow storm. Their story wasn't adding up as far as where they were going and where they were coming from. One individual admitted to having some drug paraphernalia which led to an arrest, methamphetamine and a 9-millimeter. Attempted to run while in handcuffs and they had to chase him. On February 20<sup>th</sup>, Jefferson Township along with the Range Taskforce conducted a search warrant on 201 Maeder from referenced ongoing complaints in the community about drug activity. The deputies have been working on that address for several months. There have been numerous stops out of that location where they have obtained drug related paraphernalia. With the task force they conducted a search warrant and located additional drug paraphernalia and a shot gun and arrested 6 people. On February 24<sup>th</sup> there was an attempt to robbery in the Lawncrest plate. The individuals were on foot, suspect alleges that the individual pointed a sawed off shot gun at him and demanded anything he had. Suspect told the individual he didn't have anything so the suspect left. The detectives of special investigations are working on that now. Also, on February 24<sup>th</sup> there was a robbery reported to an individual at the K9 Club. Female advised that a known subject pointed a gun at her inside the club and took her cell phone. Detective Felts is working on the case. They are having difficulty getting with the complainant probably due to the phone being taken but that is ongoing. On March 1<sup>st</sup>, 2<sup>nd</sup> Watch Deputies observed a suspect in the neighborhood off of Davenport, as they watched him ride his bike through the plates he was stopping looking into the windows of parked cars as though he was looking for something to steal. They attempted to make contact with him at which time he fled, there was a foot pursuit, they setup a perimeter around the quadrant and found him inside the junk yard. He was taken into custody and found to be in possession of drugs and drug paraphernalia and had an outstanding warrant for probation violation for burglary. On March 2<sup>nd</sup>, 1<sup>st</sup> Watch Deputies responded to the area of Jefferson Township High School for a call that an individual was being shot at from a call full of individuals. They fell in behind the suspected vehicle which fled from them; there was a short pursuit into Trotwood. The vehicle was a Hemi, so they terminated their pursuit as they were pulling away and Trotwood picked it up later in a driveway occupied by three, but the driver had ran. Moraine had also got some calls of shots fired and responded to the area down there on Route 4 and Union Road where they located a 45-caliber casing on the roadway, a loaded mag and basically at the scene where this was initiated. That case is ongoing, and Moraine will handle the felonious side. March 2<sup>nd</sup>, 2<sup>nd</sup> Watch Deputies located the remnants of meth labs behind the old Drive-In on Third Street. They had a certified officer come out and render that area safe.

2) Road Department – Randy DeVilbiss

-DeVilbiss: The road guys have been doing quite a bit of work and they are doing a good job. February 20<sup>th</sup>, we had the rain and it turned to snow, then to ice and back to snow and rain. It was a Wednesday night; the road guys came out with Trustee McLaughlin and cleaned the roads. On Thursday they took the trucks back to the county to get them washed and salt neutralized to save the trucks and keep them from rusting. Joe from the road department picked up a lot of bags from the highways that the inmates cleaned up for us. They received a dumping complaint on Parsons. There was a bunch of carpet and televisions, so the guys went out and cleaned it up. On Sunday, February 24<sup>th</sup>, that's when we had the high winds, he was called out twice by the county dispatch, both times Trustee McLaughlin came out and assisted with cleaning the trees up. Because of the high winds, there were a lot of tree limbs hanging down, some of them were with DP&L so we got them out there to get those cleaned up. When weather permits they have been trying to catch up with potholes, but it has been so cold and with ice that they are limited on what they can do. 209 Knox they assisted in cleaning up part of the nuisance. The guys picked up 4.1 tons of trash out of this one property. Their goal is that the ground will harden up and freeze and then they will go back. The Sheriffs department was out there to assist us, they did a great job. There was a problem on Olt Road, part of the road was starting to sink in, he went out there and cut it out and fixed it. Looks like a vehicle went off the road and took out two signs on Calumet where the curb was so they removed those and put new signs in. They worked on the fence outside in front of the office; the Trustees gave him instructions two weeks ago on what to do. It was the first time they had a chance to look into it because of the bad weather. They patched the areas that you want to keep and in time they will start tearing down the others. They are still working on the zoning car, put some brakes on it and the exhaust. They are in the process of doing the road department inventory. Spent some time with Chief Lutz to make sure we are all doing the PO's the same. (Discussion with resident about Environmental Crimes Task Force to go countywide to catch trash dumpers in Montgomery County and due process for private property pick-ups)

-McLaughlin: Choice One Engineering has been contracted to look at all of our roads that belong to Jefferson Township and rate them. The ratings are on a scale from 1 to 10. They came and gave us a presentation over a week ago. He has a rough draft started from the ratings 1-4 in areas that need construction. (Explained the gravel/asphalt and roads that need immediate repair and estimated costs) The purpose is to become complaint to apply for state and federal money.

3) Code Enforcement Department – N/A

4) Zoning Department - John Calligan \* Zoning Administration Report for the Period of February 20<sup>th</sup> to March 1<sup>st</sup>, 2019

**Zoning Activity Summary**

• Phone Calls:	6
• Emails:	14
• In Office Meetings with Citizens:	1
• Site Inspections:	1
• Hours Worked:	34
• BZA Meeting:	1
• Zoning Commission Mtg.	1
• Payments to be given to Fiscal Officer	1
• Resolutions Written	1

**Key Activities:**

- February 21, 2019 BZA Meeting. The BZA approved a variance request for 4019 Weaver Road.-pole barn addition
- February 22, 2019 - Researched information on the massage parlor issue. Visited with the Harrison Twp. Zoning Administrator; Justin Olszewski on Friday February 22. He said that the crack down on massage parlors and other adult oriented businesses was performed by the Sheriff's Department and the Highway Patrol using existing laws on prostitution and food stamp fraud. Also reviewed an ordinance adopted by the City of Springboro and was part of their "Business Regulation and Taxation Code", it is not part of their zoning code.
- February 25<sup>th</sup> or 26<sup>th</sup> contacted Sandy's Towing and authorized them to tow the vehicles that were declare nuisances by the Trustees on January 8, 2019. Those vehicles being: White Ford Pickup truck located at 6300 W. Third Street and a Ford motor home, boat and trailer located at the vacant lot at W. Third and Bricker.
- February 27, 2019 Was present when the Township Road Department Crew started removing debris and junk from 209 Knox. Took pictures of an addition to the house that was built without permit, will be issuing a legal notice to the owner of the property to remove the structure. This was an occupied home with 4-tons of wood and lumber that was removed. Had a double lot with pallets of wood. There is probably that much left for the road department to go out and do. They asked the Sheriff deputy to be with them to keep the peace. They don't want to put the employees in jeopardy by doing into an occupied building. (Explained the due process of ORC and complaint of homeowner and declaring the property a nuisance while placing fees on owners property taxes)
- February 28, 2019 Zoning Commission Meeting. Approved a recommendation for the rezoning of Calumet Center from I-1 Light Industrial to F-1Fairground/Event Center District.
- Wrote resolution to approve Frank Peron's position on the Zoning Commission. The Commission now has only 1 vacancy for an alternate member. One alternated needed for BZA.
- Has a check for Tracy. They are having a BZA hearing in March for planning.

5) Fire Department – Chief Gene Lutz

-Met with a contractor as they are trying to get bids to work on Station 59 for the ceiling. They have been doing research on EMS and equipment grants. He has been working on the budget and PO's daily. Collecting data for a couple of other grants they are working on. He was able to go out on 5-6 calls yesterday. Working on the 2019 budget for the fire department. They are getting some Fire/EMS training; he will be meeting with the firefighters and officers to train on how to size up fire scenes. Minor vehicle maintenance on engine 62 had to replace the pump washer and wiper motor for the engine. Put blades on engine 62 and 59 and the staff vehicle. There was some lighting repairs inside the medics. There was a portable suction unit that went down and they took care of it. Worked on some records for report writing. Been busy with fire prevention. He has been over at the Nicholas Treatment Center four times doing pressure testing on the new sprinkler system and completed some plan reviews. Met with the Sheriff to discuss the Dayton Bike Rally in June at the fairgrounds for four days. There will be an action plan and advertisement. They are talking about a motorcycle club coming in. Continue to work on HR personnel files, payroll was completed by the fire department and the road garage. There have been a couple of public records requests. (Commendation by resident for running accident scene and assistance with Mutual Aide)

6) Administrators Report – Steve Woolf

-Noted that it has been a pleasure for him to be here for about 2 ½ years and he hasn't done it without all of you, the Trustees, Fiscal Officer and residents. Commended fire department and mutual aide for delicate care of accident scene on 35 and W. Third Street. Explained that the township moves by people that pay the taxes and if you don't pay and complain this community is held back. It is held back from growing and from being better. Its not easy and it doesn't have to actually change. You look at everything and ay how do we do this process. If we continue with indigent burials at \$800 we could have 50 per year. If we reduce the cost here we may be able to spend money on cleaning up properties. We might be able to tear a building down. When it comes to allocation of things like street lighting you have got to get that under control because it is draining the budget from tearing down homes and cleaning up the neighborhoods. When he says that he means every person in this room. Everybody is part of that and he takes negative comments and says what can we do to make it a positive. You are not always going to please everybody. Personalities are never going to be the same. But you are going to try. He asks all of you that if you have concerns we are trying our best. You can look at his timesheet and he is in the range of 60-70 per week. That does not stop when we go home. Chief is a part-time fire chief and he goes home and works seven days on this fire house. We have staff here that are working at below wages of any other community including those in Preble County. They love to be here because they are putting their time and trying to do their best. He asks all of you to have patience and be positive with what we are trying to do because this is your community. He puts his heart and soul in this community everyday and he sacrifices his family because of it and sometimes he shouldn't. His wife and family support him because they know we are trying to help you. We are trying to make changes for the betterment not for the detriment. There will be a BWC audit on our accounts here 4/4/19. (Tracey will update Trustees on time and date). Next Work session meeting is going to be suspended and its going to be a hearing which is required for the rezoning of the Calumet Center. That is the next step to approve the process. Trustees have provided you information that came from the Land Bank, monthly report about what properties that they own and that they have torn down. There is also the property on 1430 Olt Road to respond to, there is a five day grace period. The next thing upcoming is the Miami Valley Regional Planning Commission banquet. (Mann noted that elected officials would go and can invite their wives if they pay out of pocket) Brian Marin of MVRPC, Executive Director, lost his wife unexpectedly. Brian helped lead the study that won the award in NYC of this community. You will be reading about the condolences in the paper and if you want to send one from the community please feel free. Last thing, we were contacted by the son of Hazel Terrell and they asked us to do a proclamation for her 90<sup>th</sup> birthday. There are copies for the trustees to sign and vote this in.

Trustee James McGuire motioned to accept the proclamation for Hazel W. Terrell. Seconded by Mike McLaughlin.

1<sup>st</sup> Motion: McGuire 2<sup>nd</sup> Motion: McLaughlin Roll Call: Roy Mann (yes) M. Michael McLaughlin (yes) James McGuire (yes)

-McGuire: Can you provide and update on what came out of the meeting with City of Dayton on Infirmary Road and Liscum.

-Woolf: We had a meeting with an engineer the are doing Liscum first, and they have funding for Infirmary second. There are different sections that they are going to do. They are only going to do their city sections. The quote to us for Infirmary was 70K for a 900 sq. ft patch. That big of a cost is way out of line. You can get that job done for way more than half of that price. We don't have 70K today to just hand out and say here is a 900 ft patch. When you were doing your studies with Choice One, that patch is in that study. It wasn't ranked as #1. The project is waiting to hear from you guys if you want to do it or not. Right now with the 25% cut that the township took by the state legislature and all the other cuts you know you battle in the last three or four years; when you take a 25% cut out of your road department you don't have any money to replace it.

X. **Comments by Citizens:** Citizens wishing to address the Board of Trustees "MUST" Complete a Speaker's Form. Comments are limited to 3 minutes to respect the opportunity for all citizens to provide comments. Speakers must also sign the sign-in sheet

**Resident #1** – Linda Rowley: Pass tonight.

**Resident #2** – Maxi Jones: Noted that the lighting district concerns are going to go on forever and no one is going to be happy with either outcome. Added that when he sees people disrespect each other, it is not right. Every time something goes wrong it is Ms. Edwards fault. (Continued to discuss badgering and working together)



XI. Trustees' Reports / Comments

- Trustee Roy Mann – The residents let the Trustees know that they wanted to put in a lighting district and the make a petition and call the lighting company, they go out and check and then they decide how many people are going to be involved in this. They make the assessment at that point and it is voted in during a meeting. This is how they found out that the lighting assessment was done. That was the process when it started. It was some that were turned down and some that were passed. The auditor did not charge all tabs and that is where the problem came in. They came back and charged everybody for the last five years of usage and that's where the outages charges came from. That's the way this thing started. The 50K they owe it for what happened and it has to be paid by the township. Keep that in mind. We are asking for a group of people to get this resolved, we would like you to be involved in this, if not the Trustees are going to have to get together to work on this. It is something that's got to be done. We have some time so we will keep talking about this. We have some firemen that are part of Jefferson Township that have passed and had his funeral a week ago; about a month ago there was another Fire/EMS personnel that passed. Tom Long was one of those individuals, Willie Wills was the other. He will get with the Fire Chief so that we can send them a card to tell them thank you for the work that they have done. Some of these he did not attend. He attended one. He is going to try to go to the meetings with Mike so that we can be ahead of the game. The trash is going to go up due to the recyclables, something that is going to happen but you will hear about this as we go.
- Woolf: Trash contract will be renegotiated at the end of 2019, carries and prices are going to have changes as a whole. This year they have a 1-year contract and the rates will not change in 2019.
- Trustee M. Michael McLaughlin – Discussed EPA meeting and recycling. Jefferson Township does not recycle but he would like to see us take a lead and look green with Montgomery County and start new initiative. He would like to continue with those meetings and educate the community on how to be green.
- Trustee James McGuire – No report.

XII. Adjourn-9:15pm

1<sup>st</sup> Motion: McLaughlin 2<sup>nd</sup> Motion: Mann Roll Call: Roy Mann (yes) M. Michael McLaughlin (yes) James McGuire (yes)

Signed:

Roy Mann – President

M. Michael McLaughlin – Vice President

James McGuire – Trustee

Adopted: 2<sup>ND</sup> day of April 2019

Attest:

Tracey M. Edwards, Fiscal Officer