

BERLIN TOWNSHIP TRUSTEES

6:00 p.m.

Trustee Meeting

June 8,

20

HELD AT: Berlin Township House, 3271 Cheshire Rd., Delaware, OH

CALL TO ORDER: Tom D’Amico, Trustee Chairman

PLEDGE OF ALLEGIANCE: Joe Pichert led the Pledge of Allegiance

ROLL CALL: Ken O’Brien, Tom D’Amico, Ron Bullard, Claudia Smith, Fiscal Officer and Theresa Taylor, Assistant Fiscal Officer

ATTENDANCE: Joe Pichert, Angela Brown, Molly Gwinn, Tony Eyerman and Dan Griffith

**Approval of Minutes-
RESOLUTION 20-06-01 APPROVAL OF 05/26/20 SPECIAL MEETING MINUTES AND
DISPENSE WITH THE READING**

Motion: Bullard
Second: O’Brien
Vote: O’Brien yes, D’Amico yes and Bullard yes

Old Business –

Piatt Road Expansion Project Updates- D’Amico sent Chris Ballard a copy of the contract with O.R. Colan Associates and Ballard had some questions with it. D’Amico asked O’Brien and Bullard for authorization to work with Ballard and O.R. Colan Associates to work on the contract. O’Brien and Bullard agreed. Bullard stated that he and Riedel would be having a meeting on June 24th to discuss the Piatt Road Expansion with no more than eight residents at this time.

Discussion on Future Berlin Cloud Meetings Scheduled for July- D’Amico spoke with Bob Lamb and he confirmed that they have been doing their meetings by Zoom. D’Amico stated we will have the Berlin Cloud Meetings in July on the 15th and the 16th by Zoom. Bullard stated he has spoke with Rob Platt about having another session to go through the book and going through the NAICS codes. Bullard said his goal is to then have another meeting with the residents so they understand exactly what is being talked about with the NAICS codes and know what is being voted upon when that time occurs. O’Brien said he wants to know everything upfront and also that the residents understand it’s just a discussion and no decisions are being made at this time. Bullard explained his thoughts about the July meetings and that they are working sessions. O’Brien agreed. O’Brien expressed his concerns and questioned Lamb about the JEDD. Once the landowners have zoning what makes them want to join the JEDD. Lamb explained that they would not get the TIFF and O’Brien asked to have that in writing in a way that the commissioners can not get out of it.

Fiscal Officer Items-

May Bank Reconciliation and Electronic Payments- The trustees signed the balanced May bank reconciliation and electronic payments.

2021 Budget- Smith needs input from the trustees for the 2021 budget on what money they anticipate spending.

Copier Contract- MT business had contacted Smith about doing an update on the copier. It will be at a lower price, include more black and white ink and will also include a 5-year contract. Bullard asked if the price was close to the state bid. Smith asked Pichert if they were interested in it also, Pichert said yes. Smith will look more into it.

Cemetery- Nothing new.

Fire Department- O’Brien stated in a prior meeting he was asked to find out about cleaning of the station and stated that not only are they cleaning it, they are documenting it. O’Brien spoke with Chief Hall about the thermal imaging cameras. Hall explained two of them go into one vehicle, one is for the person to wear going into the fire and the other is for another person to be able to see what is going on from the outside by watching the camera entering the fire. They can also be used for hazmat. O’Brien recommends that we nclude the entire amount in the resolution being asked for the thermal imaging cameras.

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**RESOLUTION
20-06-02**

MOTION TO INCREASE REQUISITION #2020-15 FROM \$7,100 TO \$21,258 TO HERITAGE FIRE FOR EQUIPMENT FOR THERMAL IMAGING

Motion: O'Brien
Second: Bullard
Vote: O'Brien yes, D'Amico yes and Bullard yes

O'Brien stated that Collective Bargaining meetings will be begin and continue on June 9th, 15th, and the 18th. These meetings are not open to the public.

Road Department- Bullard stated that the new tractor is not working well, one of the old tractors is being used until further notice. Bullard stated he had received an email from Irwin regarding safety lights with concerns about when they are working around all the construction and during dusk hours. Bullard asked the other trustees to be able to add a light bar on the tractors for safety issues.

**RESOLUTION
20-06-03**

MOTION TO PUT LIGHT BAR ON TRACTOR FOR UP TO \$2,000 FOR THE PURPOSE OF CARS BEING ABLE TO SEE TRACTOR

Motion: O'Brien
Second: Bullard
Vote: D'Amico yes, Bullard yes and O'Brien yes

Discussion: O'Brien asked if it was completely researched, Bullard said it wasn't. He had spoken with Irwin and the main concern was if cars came upon the tractor and did not see it, they did not want an accident to occur due to that reason. Bullard stated he did ask Irwin to get two different quotes.

Trustee Items-

Water on Piatt Road- Bullard stated he received an e-mail from a resident on Piatt Road that the trustees had done something to help drain the Yarnell's property. Bullard did research and found that what was done was further north on both sides of Piatt Road both ditches were drained to where it ends up in the backyard of Paykoff's property. Nothing was done to drain anybody's individual property other than the townships property to make sure the ditches drained in the right direction. There is an outlet for the landowner to drain their property also and it is up to landowners to make sure their water gets to the ditch.

O.R. Colan Associates Contract- This was talked about previously in the Piatt Road Expansion Project section.

Zoning Department-

Monthly Zoning Report- Not completed yet.

Set Hearing Date for 19-006 Westport Homes- Molly Gwinn, attorney for Westport Homes, stated that it is for a zoning change preliminary and a final development plan.

**RESOLUTION
20-06-04**

MOTION TO SET BZC # 19-006 PIATT PRESERVE, FOR JUNE 29TH, 2020 AT 6:00 P.M AT THE 3271 CHESHIRE ROAD

Motion: O'Brien
Second: Bullard
Vote: D'Amico yes, Bullard yes and O'Brien yes

Evans Farms Preliminary Development Plans- Tony Eyerman from Evans Farm is requesting a minor amendment due to a request from the county engineer to realign their approved preliminary plan with respect to the realignment of the Shanahan Rd to Hollenbeck Rd connection which was originally designed further north to build a bridge, which is now not needed. The other reason for the change was the recent approval of Berlin Meadows caused the North Rd alignment, that was part of their approved preliminary development plan, be moved to the east which caused them to change some of the location of the lots. The request does not change the number of lots, any of the sub-categories, quantity of lots, open space acreage stays the same and all standards and terms that were previously agreed upon remain the same. Bullard requested that there is that some type of connector to the school with a trail that will be put in between two lots. Eyerman agreed to it. O'Brien stated he does not feel it is a minor change. Some of O'Brien's concerns are with

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the houses that back up into the green space near the school. He feels there is not as much green active space. The phasing also is a concern of O'Brien's which he feels makes it a major change. Eyerman disagrees. Griffith feels that they have been reasonable by shifting North Rd and paying for more roads, which was asked of them by the county after they already had an approved plans. Due to this they have paid hundreds of thousands of dollars relaying out a plan to appease what was originally approved. O'Brien stated that he also has a concern with some of the lots being split between two townships. Eyerman stated they would work with the county agencies to make sure that doesn't happen, even if they have to move the four lots.

Bullard stated that he does not have a concern about it since it is still a preliminary plan. D'Amico stated he was inclined to agree with Bullard. D'Amico questioned where the lots and the green space were being moved around to. O'Brien stated that there is nothing that specifically states what is being changed.

Recess at 7:23 p.m. Returned at 7:28 p.m.

RESOLUTION 20-06-05 MOTION TO APPROVE THE REDESIGN OF BZC #16-001 EVANS FARM AS A MINOR PRELIMINARY DEVELOPMENT PLAN

Motion: D'Amico

MOTION WITHDRAWN FOR DISCUSSION

Discussion: Bullard stated that we should only approve it when there is paperwork that specifies what is changing.

RESOLUTION 20-06-06 MOTION BASED UPON INFORMATION PROVIDED TO THE BOARD OF TRUSEES BY EVANS FARM DEVELOPMENT TEAM THAT THE CHANGES THEY DESIRE, TO BE DETERMINED AS A MINOR CHANGE

Motion: Bullard

Second: D'Amico

Vote: Bullard yes, O'Brien no and D'Amico yes

*****DETERMINED TO BE A MAJOR CHANGE DUE TO LACK OF UNANIMOUS VOTE. ZONING WILL BE TOLD IT IS COMING BACK TO THEM SINCE IT IS CONSIDERED A MAJOR CHANGE*****

Bullard asked if there was anything they wanted to say. Griffith responded with frustration that they are purposefully getting stalled and that zoning does not treat the developers the same way. Eyerman also stated that the board changed the alignment of North Road and approved Berlin Meadows, by doing this it has affected the sewage and the order of the phasing of Evans Farm. Both left frustrated.

RESOLUTION 20-06-07 MOTION TO FORWARD TO THE BZC; THE LETTER, THE MAP, THE ORIGINAL AND MODIFIED AMENDMENT DEVELOPMENT DATA DATED MAY 29TH, 2020 FROM THE EVANS FARM DEVELOPMENT TEAM ALONG WITH THE FAILED RESOLUTION AND A CERTIFIED COPY DENYING THE BOARD OF TRUSTEES BELIEF THAT IT WAS A MINOR CHANGE

Motion: O'Brien

Second: D'Amico

Vote: O'Brien yes, D'Amico yes and Bullard yes

Zoning Department Cont'd-

Applicant for BZC Alt 2 Position- The trustees explained the position and conducted an interview with Angela Brown. Upon completion of the interview the trustees decided to hire Angela for the position.

RESOLUTION 20-06-08 MOTION TO APPROVE ANGELA BROWN AS THE BZC ALTERNATE 2 POSITION WITH TERM TO EXPIRE MARCH 3RD, 2021, EFFECTIVE IMMEDIATELY

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Second: D'Amico
Vote: O'Brien yes, D'Amico yes and Bullard yes

Public Comment - D'Amico asked if there were any public comments. There were none.

Future Meetings -

06/29/20 Special Meeting
07/13/20 Trustee Meeting

Late Items - Bullard stated they are continuing to work on the drainage on Baker Rd. O'Brien wanted to clarify resolution 20-05-20.

RESOLUTION 20-06-09 MOTION TO CLARIFY RESOLUTION 20-05-20. MONEY TO PAY FOR COLLECTIVE BARGAINING ISSUES ARE FIRST TO COME FROM FIRE FUND BUT MAY COME FROM THE GENERAL FUND, WITH THAT DETERMINATION TO COME FROM THE FISCAL OFFICER

Motion: O'Brien
Second: Bullard
Vote: D'Amico yes, Bullard yes and O'Brien yes

O'Brien stated he was having someone come in to look at the carpet in the township hall. He will get two estimates. O'Brien also stated he believed the township hall needed to have a pest control treatment due to the increase of insects.

RESOLUTION 20-06-10 MOTION TO APPROPRIATE \$1000 TO PAUL'S EXTERMINATING FOR THE PURPOSE OF INSECT CONTROL AT THE TOWNSHIP HALL

Motion: O'Brien
Second: Bullard
Vote: D'Amico yes, Bullard yes and O'Brien yes

D'Amico and Bullard stated that he spoke with Bob Lamb about the ESID. Lamb confirmed that everyone and anything will have to come through the board of trustees. O'Brien also spoke with Lamb. Lamb told him he would have Caleb Bell talk with him. Bullard suggested he gets invited to the July meeting.

Smith stated the Farm Bureau wants to know if they want to add anything to the Farm Bureau policy. No one had anything.

Smith wanted to let the trustees know that there is a student from the University of Nebraska that will be coming to Delaware County wanting to sell educational systems to families. The trustees confirmed that if there are "No Solicitation" signs then he may talk with residents.

RESOLUTION 20-06-11 MOTION TO ADJOURN

Motion: D'Amico
Second: O'Brien
Vote: Bullard yes, O'Brien yes and D'Amico yes

Meeting adjourned by Chairman D'Amico at 8:50 P.M.

Tom D'Amico, Trustee

ATTEST:

Ron Bullard, Trustee

Theresa Taylor, Assistant Fiscal Officer

Ken O'Brien, Trustee