

December 14, 2004

Held \_\_\_\_\_

**OPENING OF MEETING**

Mr. Corman called the meeting to order at 5:04 PM with Mr. Corman, Mr. Fiedeldey, Mrs. Rielage, and Mrs. Harlow in attendance

**SPECIAL MEETING**

Mr. Corman said this special meeting was called for the purpose of going into executive session.

**EXECUTIVE SESSION**

Mr. Corman said the Board was going into executive session for the purpose of discussing matters relating to personnel and legal issues. At 5:05 PM, Mrs. Rielage made such motion to meet in executive session, and Mr. Fiedeldey provided the second.

Mr. Corman "Aye"  
Mr. Fiedeldey "Aye"  
Mrs. Rielage "Aye"

Mr. Corman reconvened the meeting for the purpose of the regular meeting at 7:06 PM

**PLEDGE – INVOCATION**

The Reverend John Gordan of Groesbeck United Methodist Church offered the Invocation. The Pledge of Allegiance was led by Cub Scout Pack 828 of Groesbeck United Methodist Church

**PRESENTATION****Parks and Services Department – Donation**

Mrs. Rielage said Mr. Don Reuter was donating a moose head to the Township. She read historical information provided by Corky Snyder, former Fire Chief

The trophy moose was shot by Dr. A.H. Wilke in the early 1940's in Minnesota. Dr. Wilke was a local physician and supportive of the then Groesbeck Fire Department (which later merged with Dunlap Fire Department to become what is now the Colerain Township Department of Fire & EMS)

Dr. Wilke had the head mounted and donated it to the Groesbeck Fire Department, which was on Colerain Avenue where Wendy's is now located. The mounted head was displayed on the wall of meeting and training hall at the fire house. The hall was used to sponsor dances one Saturday evening a month to raise money for support of the fire department. The moose was a memorable fixture in the room. The old moose head saw many New Year's Eve parties at the hall and by midnight had a lot of items hung on its rack!

The moose head was returned to Dr. Wilke in the 1960s when the fire department built a new station on Galbraith Road after the Groesbeck Fire Department merged with Dunlap Fire Department. When Dr. Wilke sold his practice, the new doctor did not wish to keep the moose head. The moose then moved around to a few Township businesses and residents and ended up at Ft. Scott Camp.

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The Colerain Township Parks & Services Department was recently contacted and asked if we would have a place to display the moose. The Parks Department jumped on the opportunity to return this little piece of Township history and plans to display the moose head in the Township's museum that is proposed to be built at the new Heritage Park on East Miami River Road.

The Board presented a certificate to Donald Reuter in recognition of this donation.

**APPROVAL OF PREVIOUS MEETING MINUTES**

Mr. Corman asked for a motion to approve the minutes of the November 23, 2004, regular meeting of the Board of Trustees. Mrs. Rielage made such motion and Mr. Fiedeldey offered the second.

Mr. Fiedeldey said the section on page 9 is ambiguous and requested it be changed.

Mrs. Rielage motioned to approve the minutes as amended and Mr. Fiedeldey provided the second.

Without further discussion, the roll was called:

Mr. Corman "Aye"  
Mr. Fiedeldey "Aye"  
Mrs. Rielage "Aye"

Mr. Corman asked for a motion to approve the minutes of the December 7, 2004, special meeting of the Board of Trustees. Mrs. Rielage made such motion and Mr. Fiedeldey offered the second.

Without further discussion, the roll was called:

Mr. Corman "Aye"  
Mr. Fiedeldey "Aye"  
Mrs. Rielage "Aye"

**SHERIFF REPORT**

Sgt. Scudder with the Hamilton County Sheriff's Department gave the reports to Chief Sarver.

**TRUSTEES' REPORT**

**MRS. RIELAGE**

Mrs. Rielage thanked Keith and Kathy Dunn for the donation of Christmas lights to the Township.

Mrs. Rielage said she would like to begin the initial process of making Coleraine, Ireland, into a Sister City. Mr. Corman and Mr. Fiedeldey agreed. She knows this will take a while, but would like to start on it.

**MR. FIEDELDEY**

Mr. Fiedeldey said there was a special meeting with the Hamilton County Public Works Department, and the County Engineer's Office, called in response to the

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on-going flooding experienced by residents on Susanna Drive. The first meeting about this problem occurred 15 years ago. He explained that since the sewer line is on private property for, the various departments and the Township could offer no assistance. At the end of the meeting, they were back to square-one. Then, Mr. Fiedeldey contacted an excavator friend and asked for a cost estimate, which he shared with residents. He put together a meeting with a half dozen residents, encouraging them to work together. They named their organization the "Colerain Township Stormwater Consortium" and opened a checking account. They got the drainage line in this week. Mr. Fiedeldey is happy this turned out this way.

Mr. Fiedeldey wished everyone a Merry Christmas and Happy New Year.

#### MR. CORMAN

Mr. Corman said his is working on the Sister City program committee again this year. The committee is looking for folks to become active. Northwest Local School District students are sending holiday letters and photos to Obergiesing, Germany. Mr. Corman said the Township has Season's Greetings to the Citizens of Obergiesing and read resolution #43-04, "Proclamation Wishing Happy Holidays to Obergiesing, Germany."

Mr. Corman made such motion and Mrs. Rielage offered the second.

Mr. Corman "Aye"  
Mr. Fiedeldey "Aye"  
Mrs. Rielage "Aye"

Mr. Corman serves on the Board of the Hamilton County Emergency Management Agency. He talked about the National Incident Management System. There is a local system and suggested looking into the program to see about adopting it and becoming a part of it. Mr. Corman proposed that Chief Smith and Chief Sarver, along with Mr. Foglesong, look into this and have something prepared for the first of the year.

Mr. Corman said Colerain Township is pleased to have in its jurisdiction Colerain High School, the state champion football team. He would like to see signs posted at every major entrance a sign stating "home of the Colerain Cardinals football team," as a tribute to the team and their coaches. Mrs. Rielage said the Board presented a certificate at the victory rally. Mr. Foglesong said he would like to get with Mr. McClain to work on what the sign will look like and cost. He will come back to the Board for approval of the expenditure and said we may be able to get some help with the cost.

Mr. Corman offered kudos to Dale Woods, who was presented as Officer of the Year by the FOP. He was commended for his actions during the shooting at K-Mart.

Mr. Corman wished everyone a Merry Christmas, Happy Holidays, Happy New Year. Keep it safe and remember the family.

#### CITIZEN ADDRESS

David Tietmeyer of 6083 Thompson, approached the Board about the Trails of Thompson. He wanted to know the Township's further actions. Mr. Reuter said the Township is carefully reviewing its options and it is not helpful for him, as the Township's attorney, to say more.

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Kathy St. Claire of 7199 Thompson Road requested a summary of the case, which Mr Reuter provided

**UNFINISHED BUSINESS**

**FIRE DEPARTMENT**

**Purchase of Self-Contained Breathing Apparatus**

Chief Smith requested the Board approve the purchase of high-pressure Self-Contained Breathing Apparatus (SBCAs) from Vogelpohl Fire & Safety in the amount of \$272,391 00, and the Portacount Fit Tester Equipment from TSI in the amount of \$10,250 00, for a total of \$282,641 00. The quote from Vogelpohl is approximately \$40,000 00 less than the State Bid price and \$60,000 00 less than that of the other vendor. Chief Smith also requested authorization to prepare specifications and bid a replacement high-pressure, high-capacity, breathing air compressor with a 6000 PSI cascade system estimated at \$40,000 00. He said the FIRE Act Grant in the amount of \$197,582 00 has been received and will be applied toward these purchases.

Mrs. Rielage made such motion, Mr. Fiedeldey provided the second

Mr Fiedeldey said grant money is available for homeland security. He asked why we should spend \$40,000 for an air compressor when we have two. He said we should wait and apply for grant money. Chief Smith said in the next grant cycle, he plans to ask for a grant to replace all of their turn-out gear, at a cost of at least \$300,000. The Department has been applying for every significant grant they can. He is concerned that application will not be approved the requests for turn-out gear and an air compressor are combined.

Chief Smith said he needs direction from the Board about how to approach the air compressor and turnout gear. Mr Fiedeldey said we need to buy the SCBAs

Without further discussion, the roll was called:

- Mr Corman "Aye"
- Mr. Fiedeldey "Aye"
- Mrs Rielage "Aye"

**PUBLIC WORKS**

**Purchase of Two Dump Truck Bodies & Snow Removal Equipment**

Mr McClain said the Public Works Department held a bid opening on December 1, 2004, for dump truck bodies and related snow removal equipment for the two 2004 cab and chassis received earlier this year. Of the three vendors that picked up bid packets, one was submitted. He requested the Board award the bid to Kaffenbarger Truck and Equipment at a cost of \$25,365 00 each, for a total of \$50,730 00.

Mrs Rielage made such motion, Mr Fiedeldey provided the second

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Mr. Fiedeldey said that, when we bought the two trucks, he thought they were complete. Mr. McClain they were just cab and chassis, on state bid. Without further discussion, the roll was called:

Mr. Corman "Aye"  
Mr. Fiedeldey "Aye"  
Mrs. Rielage "Aye"

#### Kittywood Drive Acceptance

Mr. McClain said the County Engineer has presented the Kittywood Drive Addition Subdivision consisting of the extension of Kittywood Drive for the Trustees to accept. He recommended the Board establish traffic signs as listed below:

- A 25 MPH speed limit zone on Kittywood Drive from the end of the existing zone to the cul-de-sac, totaling 156 feet
- A No Parking Fire Lane zone on the west side of Kittywood Drive including the cul-de-sac from the existing No Parking Fire Lane Zone to 75' east of the west property line of 9840 Kittywood Drive for a distance of 244'

Mrs. Rielage made such motion, Mr. Fiedeldey provided the second. Without further discussion, the roll was called:

Mr. Corman "Aye"  
Mr. Fiedeldey "Aye"  
Mrs. Rielage "Aye"

Mr. McClain said he spoke with the Hamilton County Engineer's Office about the developer's bonds. This subdivision fell into old rules; new rules took effect on January 1, 2001. Now, bonds automatically renew. Mr. Fiedeldey said the amount of the bond still does not cover the cost. Mr. McClain said it goes by cost per foot, which is \$6/foot.

#### ZONING

##### Resolution for Journalization of Rumpke Case #ZA2004-09

Mr. Spriggs deferred to counsel for the journalization. Mr. Reuter read the resolution, #44-04, Rumpke Light Industrial Development II, Approval of Application for Zone Change from "A" Single Family Residence District to "FF" Planned Light Industry Districts, with Revisions to a Previous Case.

Mrs. Rielage moved to approve the resolution and Mr. Fiedeldey offered the second.

Mr. Fiedeldey asked if there is any ambiguity on the additional 20 cents per ton tipping fee, which should apply to same criteria as the 25 cents per ton tipping fee. Mr. Reuter confirmed this. Mr. Fiedeldey asked if we will get the consent decree updated in the courts. Mr. Reuter confirmed this.

Mr. Reuter asked if Mr. Riddle if he is satisfied with the resolutions. Mr. Riddle said it is what they expect.

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Without further discussion, the roll was called:

Mr. Corman "Aye"  
Mr. Fiedeldey "Aye"  
Mrs. Rielage "Aye"

Mr. Fiedeldey asked about the procedure to amend the consent decree. Mr. Reuter said he would prepare it and circulate it to the Board for review. He will then submit it to Mr. Trauth, counsel for Rumpke, and then to the court.

**LEGAL**

**Performance Bonds**

Mr. Reuter said this was covered by Mr. McClain. He said part of the problem has been fixed, but we still have an issue with it not being enough money.

**NEW BUSINESS**

**FIRE DEPARTMENT**

**EMS Billing**

Chief Smith sought the Board's approval of a resolution to allow the Township to begin insurance-only billing of residents for emergency medical services and to make adjustments to the rates we charge.

Mr. Corman said State Representative Patricia Clancy said this was amended last year in state law because of the revision in federal law.

Mr. Fiedeldey said the memo says it would take 18-24 months to see benefits. Chief Smith asked Division Chief Greg Brown to explain. Chief Brown said the current lag time is for processing by the insurance company, to receive the full amount.

Chief Smith read the resolution, #45-04, "Resolution Authorizing Emergency Medical Service Resident Billing and Modification of Rates for Non-Resident Billing."

Mr. Fiedeldey made such motion and Mrs. Rielage offered the second. No discussion and the roll was called:

Mr. Corman "Aye"  
Mr. Fiedeldey "Aye"  
Mrs. Rielage "Aye"

**Request to Fill Vacant Career Position**

Chief Smith asked the Board to fill the vacancy created by the resignation of Captain Jim Knisley. They have a current list in place and the next candidate would move to the psychological examination, the voice stress analysis, and the medical exam. If authorized, Chief Smith said he would return to the Board in January with a recommendation to hire.

Mrs. Rielage made such motion and Mr. Fiedeldey offered the second. No discussion and the roll was called:

Mr. Corman "Aye"  
Mr. Fiedeldey "Aye"  
Mrs. Rielage "Aye"

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**Part-time Hire**

Chief Smith recommended the following individuals for the position of part-time paramedic, at the rate of \$12.69/hour, effective December 14, 2004:

- Douglas Campbell
- Andrew Ihle
- Jennifer Ploeger
- Brian Wandstrat
- Cheryl Dorschug
- Maureen May
- Mindy Walker
- Anthony Lang

Mrs. Rielage made such motion and Mr. Fiedeldey offered the second. No discussion and the roll was called:

Mr. Corman "Aye"  
Mr. Fiedeldey "Aye"  
Mrs. Rielage "Aye"

**POLICE DEPARTMENT****Contract Pay Increase**

Chief Sarver presented a pay journalization for Joe Beck. He will go to Step 2, effective December 21, 2004, at a rate of \$42,519.65/year.

**Purchase Two New Vehicles**

In the Department's fleet of vehicles, there comes time to retire cars and purchase new. He requested the Board approve the purchase of two cars in 2005. They put out four bids and only received two.

Mrs. Rielage made such motion and Mr. Fiedeldey offered the second. Mr. Foglesong reminded Chief Sarver that the order can not be placed until January 1.

No discussion and the roll was called:

Mr. Corman "Aye"  
Mr. Fiedeldey "Aye"  
Mrs. Rielage "Aye"

**PUBLIC WORKS****Tree Removal in Right-of-Way**

Mr. McClain said we have received price quotes to remove 15 trees within the right-of-way and we will be going with Mt. Airy Tree Service, which had the lowest quote of \$2,820.00.

Mrs. Rielage made such motion and Mr. Fiedeldey offered the second. No discussion and the roll was called:

Mr. Corman "Aye"  
Mr. Fiedeldey "Aye"  
Mrs. Rielage "Aye"

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**Part-time Hire for Snow Removal**

Mr. McClain requested the Board hire Desi A Snyder as a part-time seasonal Maintenance Worker IV, 13 B, at \$9 23/hour, effective December 15, 2004, to aid in snow and ice removal.

Mrs Rielage made such motion and Mr. Fiedeldey offered the second No discussion and the roll was called:

Mr. Corman "Aye"  
Mr. Fiedeldey "Aye"  
Mrs Rielage "Aye"

Mr McClain explained Mr Snyder is on-call for this service.

**SCIP Funds**

Mr McClain reported that the Hamilton County Engineer has notified us that the District 2 Integrating Committee has voted to recommend the Charles Fath Subdivision Reconstruction and Bridge Rehabilitation project to the Ohio Public Works

**SENIOR CENTER**

**Donation Acceptance**

Mrs Klosterman requested the Board accept an \$870 donation from the Dolores R Schwarz family, for the purchase of an outdoor bench in the courtyard area

Mr. Fiedeldey made such motion and Mrs Rielage offered the second No discussion and the roll was called:

Mr. Corman "Aye"  
Mr. Fiedeldey "Aye"  
Mrs Rielage "Aye"

**Request to Fill Part-time Position**

Mrs Klosterman requested permission to fill the vacancy for the open part-time position of special events attendant This position is open since C.C Lin resigned, effective December 6, 2004

Mrs Rielage made such motion and Mr Fiedeldey offered the second No discussion and the roll was called:

Mr. Corman "Aye"  
Mr Fiedeldey "Aye"  
Mrs Rielage "Aye"

**PARKS**

**Emergency Roof Repair Resolution**

Mr. Snyder asked the Board for approval of the old Public Works building roof repair bid from Bernecker Brothers Roofing Company at the price of \$38,668 He explained that he is asking for an emergency repair to get it done as soon as possible because of its poor condition

Mr. Snyder read the resolution, #46-04, "Authorizing Repair of Roof on Old Public Works Building as an Emergency "

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Mrs Rielage made such motion and Mr Fiedeldey offered the second

Mr Fiedeldey asked for information about the modified roof There was a typographical error on the resolution concerning the price

Mr Fiedeldey motioned to approve the resolution as amended and Mrs Rielage offered the second No further discussion and the roll was called:

- Mr Corman "Aye"
- Mr Fiedeldey "Aye"
- Mrs Rielage "Aye"

**Transfer of Property**

Mr Snyder requested the Board approve the purchase of a 1975 Dodge Pierce Mini-Pumper from the Colerain Township Fire Department. This will be an asset to the department for watering landscaping at the parks and the Legacy of Trees, for cleaning up the parking lots after special events, and for use at Heritage Park for trail clean-up The asking price is \$1,000

Mrs Rielage made such motion and Mr Fiedeldey offered the second No discussion and the roll was called:

- Mr Corman "Aye"
- Mr Fiedeldey "Aye"
- Mrs Rielage "Aye"

**ZONING**

**Purchase of Plotter**

Mr Spriggs came before the Board to request the purchase of a new plotter for the Department. The previous unit was purchased six years ago The proposed HP5500 model is a state of the art unit that will aid staff in providing the Board(s) with enhanced visuals as well as improve the workflow at an ultimate price of \$5,999 00 (considering the \$2,000 rebate check)

Mrs Rielage made such motion and Mr Fiedeldey offered the second. No discussion and the roll was called:

- Mr. Corman "Aye"
- Mr Fiedeldey "Aye"
- Mrs. Rielage "Aye"

**Zoning Updates**

Mr. Spriggs said the Board of Zoning Appeals will meet tomorrow evening at 7:00PM

**LEGAL**

**Purchase of Property in Flood Plain**

Mr. Foglesong said the request to enter into a contract to purchase the property at 2902 Royal Glen Drive was initiated by Frank Birkenhauer Request This property is subject to frequent flooding The purchase price is \$62,000, with contingencies The purchase price will be provided through the Hamilton County Community Development Block Grant Program

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Mrs Rielage made such motion and Mr Fiedeldey offered the second

Mr Fiedeldey questioned the use of block grant money as he thought it came from FEMA Mr. Foglesong said this is a unique situation

No further discussion and the roll was called:

Mr. Corman "Aye"  
Mr Fiedeldey "Aye"  
Mrs Rielage "Aye"

**ADMINISTRATION**

**Property and Casualty Insurance**

Mr Foglesong requested the Board authorize the renewal of our property and casualty "insurance" with OTARMA

Mrs. Rielage made such motion and Mr. Fiedeldey offered the second No discussion and the roll was called:

Mr Corman "Aye"  
Mr. Fiedeldey "Aye"  
Mrs Rielage "Aye"

**2005 Temporary Appropriations**

Mr Foglesong requested the Board approve the 2005 temporary appropriations. He read them in summary form by account and amount

Mrs. Rielage made such motion and Mr. Fiedeldey offered the second No discussion and the roll was called:

Mr. Corman "Aye"  
Mr Fiedeldey "Aye"  
Mrs Rielage "Aye"

Mr Corman asked for a 10 minute recess

Mrs. Rielage made such motion and Mr Fiedeldey offered the second No discussion and the roll was called:

Mr. Corman "Aye"  
Mr. Fiedeldey "Aye"  
Mrs Rielage "Aye"

Reconvened at 9:00 PM

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**CLERK'S REPORT**

Mrs Harlow asked for approval of payroll, purchase orders, and receipts. Mrs. Rielage made such motion and Mr. Fiedeldey offered the second. No discussion and the roll was called:

Mr. Corman "Aye"  
Mr Fiedeldey "Aye"  
Mrs Rielage "Aye"

The Clerk has received the following receipts:

REC	VENDOR	FOR	AMOUNT
635-04	Fire & EMS Department	Plan review fees	225.00
636-04	Wayne Kreidenweis	November insurance	279.37
637-04	Police Department	Court reimbursement	24.00
638-04	Zoning Department	Certificates, BZA, other	2,986.16
639-04	Police Department	SRO reimb, DARE grant, court reimb	6,211.70
640-04	Dusty Rhodes	Perm. Motor veh.	36,171.54
641-04	Memo receipt		
642-04	Sr. & Community Center	Fees, rent, don, refresh	649.50
643-04	Sr. & Community Center	Crafts, fees, don, lunch	135.50
644-04	Public Works Department	Steel recycling	89.25
645-04	Fire & EMS Department	Plan review fee	75.00
646-04	Parks & Services Department	Cemetery Book	20.00
647-04	Greg Snyder	Cell calls	3.00
648-04	Police Department	Court Reimbursement	18.00
649-04	Target	Bond reimbursement	102,503.81
650-04	Dusty Rhodes	SIF, Rev assist, fin inst	79,187.07
651-04	Dusty Rhodes	PP tax settlement	261,240.25
652-04	Betty Montgomery	Rollback & homestead	764,263.28
653-04	Police Department	Inv. For voice stress	200.00
654-04	Police Department	Insurance for car 100	3,083.00
655-04	Administration	Copies	1.00
656-04	Sr. & Community Center	Fees, rent, don, lunch	1,193.32
657-04	Sr. & Community Center	Jury pay	38.00
658-04	Sr & Community Center	Fees, don, rent, lunch	1,148.00
659-04	Fire & EMS Department	Refund, cell, reimb, don, signs, rent, CPR, etc.	8,282.54
660-04	Fire & EMS Department	EMS billing	2,519.21
661-04	Police Department	Cell call reimbursement	205.84
662-04	Sr. & Community Center	Jury duty pay	95.00
663-04	Fire & EMS Department	Plan review	225.00
664-04	Parks & Services Department	Colerain Revisited Book, map, cemetery book	33.00
665-04	Police Department	Court reimbursements	72.00
666-04	Sr & Community Center	Fees, don, lunch, refresh	94.50

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667-04	OJP for November	OJP for November	12,000.00
668-04	Council on Aging	COA for November	1,847.04
669-04	STAR OHIO	Interest for November	3,355.04
670-04	Fifth Third	Interest for securities	76,050.00
671-04	Fifth Third	Interest for NOW, bonds	13,783.74

Mrs Harlow noted that she would no longer be asking the Board for approval of the bank reconciliation at the meetings. After a conversation with the Office of the Auditor of the State of Ohio, she learned that the Board may review the bank reconciliation outside of a meeting simply by initialing it. She must keep such documentation on file.

Mrs Harlow requested several appropriation adjustments:

For Administration:

- Take \$5,000 from 1000-110-342-0004 (postage – newsletter) and adjust \$5,000 to 1000-110-344-0000 (printing)
- Take \$2,500 from 1000-110-381-0007 (property insurance premiums – vehicle insurance) and adjust \$2,500 to 1000-110-382-0008 (liability insurance premiums)
- Take \$2,500 from 1000-110-389-0000 (other – insurance and bonding) and adjust \$2,500 to 1000-110-382-0008 (liability insurance premiums)

For the Public Works Department:

- Take \$597.18 from 2031-330-323-0000 (building maintenance) and adjust \$597.18 to 2031-330-314-0000 (audit and treasurer fees)
- Take \$2,000 from 2031-330-323-0000 (repairs and maintenance) and adjust \$2,000 to 2031-330-351-0000 (electricity)
- Take \$4,010 from 2031-330-389-000 (other – insurance and bonding) and adjust \$4,010 to 2031-330-382-0000 (liability insurance premiums)
- Take \$12,000 from 2031-330-389-0000 (other insurance bond) and adjust \$12,000 to 2031-330-381-0000 (property insurance premiums)
- Take \$9,610 from 2031-330-323-0000 (repairs and maintenance) and adjust \$9,610 to 2031-330-381-0000 (property insurance premiums)

For the Police Department:

- Take \$850 from 2081-210-190-0000 (salaries) and adjust \$850 to 2081-210-240-0000 (worker's comp)
- Take \$1,500 from 2081-210-318-0000 (training) and adjust \$1,500 to 2081-210-323-0000 (repairs and maintenance)
- Take \$5,000 from 2081-210-559-0501 (other expenses) and adjust \$5,000 to 2081-210-323-0000 (repairs and maintenance)
- Take \$9,100 from 2081-210-389-0000 (other – insurance and bonding) and adjust \$9,100 to 2081-210-382-0000 (liability insurance premiums)

For the Fire Department

- Take \$4,200 from 2111-220-382-0000 (liability insurance premiums) and adjust \$4,200 to 2111-220-381-0000 (property insurance premiums)

She also requested one transfer of funds: \$8,465.00 from 1000-910-910-0600 (transfers - out) to 2081-931-0000 (transfers – in).

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Mrs Rielage made such motion and Mr Fiedeldey offered the second. No discussion and the roll was called:

Mr Corman "Aye"  
Mr Fiedeldey "Aye"  
Mrs Rielage "Aye"

**PUBLIC HEARING****Springdale Nursing Home, ZA2004-10**

Mr Spriggs read the staff report

Mark Browning, representing the architects, said the site lighting and landscaping will be submitted with final development plan. They are planning to provide pole lighting in the parking lot, for safety of staff. Lighting will have cut-off features, so there will be no spillage onto adjunct property. The poles will have a height of 20' or less. It is crucial for the facility to keep lights on the parking lot from dusk to dawn. They have met the request for additional trees in the parking lot, which will be 2-2 ½ inch caliper. The evergreens are meant to be a screen for the parking lots. He said the front elevation is meant to keep the residential character of the area.

Mrs Rielage asked for connection between Hearthstone on Hamilton Ave. Mr. Browning said it is the same architect and they could expect the same detail and quality level. Mrs Rielage said she visited Hearthstone and felt it was a quality development that was much needed in the Township. The only thing she was not fond of was the fencing, which is wiring-type. Mrs. Rielage asked more about the fenced-in patio areas. Mr. Browning said this wiring is meant to disappear with landscaping maturity. There are many fencing options, but they need to look at it from residents' side, too. It needs to be unclimbable and also not seem like a jail.

Mr. Fiedeldey asked if the detention ponds are wet or dry. Mr. Browning said they will be dry and there is adequate space to create detention ponds with a 3:1 slope, which will still be able to be cut.

Mr. Browning said they moved parking spots around to avoid going so far up the edge.

Mr Fiedeldey asked about the sign. Mr. Browning said the height is 5' 3"

Mr Fiedeldey asked about the lighting. He asked if the extending parking could not be lighted at night. Mr. Browning said this could be considered. Mr. Fiedeldey had concerns about the 20' light poles. Mr. Browning said they could have more, but lower lights. Mr. Fiedeldey suggested 12' lights and 1 foot candles at the property line.

Mr Fiedeldey asked about the existing landscaping at the west and north, which is mostly honey-suckle. Mr. Browning said useful existing vegetation would stay, but the others would be torn out.

Mr. Fiedeldey talked about the tree buffer and said the concerns of surrounding residents should be considered.

Mr Fiedeldey asked about the retention pond. Mr. Browning said the water is released in a controlled basis into a storm water sewer. Mr. Fiedeldey said there will be a lot more water coming off. Where will it go?

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Mr. Fiedeldey asked how trucks will get to the loading dock. Mr. Browning said they will back in and receiving hours are 7 AM to 7 PM. Mr. Fiedeldey was concerned about the back-up alarms on the trucks. Mr. Corman asked about truck delivery times. Arlene Keller, representing the ownership, said it is 8 AM noon. Milk and bakery deliveries are 2-3 times a week, early in the morning, depending on the delivery companies. She said it could be 6-6:30 AM, but not as early as 5 AM because no one will be there to accept the deliveries into the kitchen.

Mrs. Rielage said deliveries and trash should be restricted to 7 to 7. Ms. Keller said this is feasible.

Mr. Fiedeldey asked about the lack of set-backs. Mr. Spriggs said they have addressed the buffer.

Mr. Corman said his questions about lighting were answered previously. He also said the amount of impervious surface should be kept to a minimum. He suggested some spots be designated as for "compact cars," thus reducing the amount of impervious surface.

No one signed up for citizen address. Mr. Corman asked if any citizens in attendance wished to approach the Board.

Eddie Perry of 9977 Loralinda Drive asked how this will affect his property value. Mr. Corman said it will certainly not have a negative effect, and can have a positive effect on the community.

Mrs. Rielage moved to close public address and Mr. Fiedeldey offered the second.

Mr. Corman "Aye"  
Mr. Fiedeldey "Aye"  
Mrs. Rielage "Aye"

Mr. Fiedeldey talked about the buffering. He wants to be sure we take extreme care to have enough landscaping to be sure that the residents are screened.

Mr. Corman asked about the name of the facility. Mr. Browning said that it will probably not be Springdale, but is not sure of the name yet.

Mr. Spriggs modified the hours of deliveries and trash pick-up to 7 AM to 7 PM. Light fixtures to be held to 12' height and 1 foot candles at the property line. There will be buffering to address screening.

Mrs. Rielage moved to accept the recommendation with the amendments to the conditions as described and Mr. Fiedeldey offered the second.

Mr. Corman "Aye"  
Mr. Fiedeldey "Aye"  
Mrs. Rielage "Aye"

Minutes of \_\_\_\_\_

Meeting \_\_\_\_\_

BARRETT BROTHERS, PUBLISHERS, SPRINGFIELD, OHIO

Form 6101

December 14, 2004

Held \_\_\_\_\_

Mrs Rielage motioned to take a 10 minutes recess. Mr Fiedeldey offered the second.

Mr Corman "Aye"  
Mr Fiedeldey "Aye"  
Mrs Rielage "Aye"

The Board returned at 10:16 PM

Mr. Fiedeldey motioned to adjourn into executive session, for purpose of appointment and compensation of a public employee and the appointment of a public official. Mrs. Rielage offered the second

Mr Corman "Aye"  
Mr Fiedeldey "Aye"  
Mrs Rielage "Aye"

The Board returned from executive session and Mr. Foglesong read their appointments to the Zoning Boards. The Board of Trustees appointed Tom Westfall to the Zoning Commission, Tom Reininger to the Board of Zoning Appeals and Tim McCann to the Landscape Advisory Board

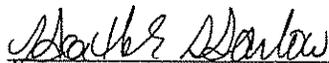
Mr Fiedeldey made such motion and Mrs Rielage offered the second

Mr Corman "Aye"  
Mr Fiedeldey "Aye"  
Mrs Rielage "Aye"

#### ADJOURNMENT

With no further business to come before the Board, at 11:15 PM, Mrs Rielage motioned for adjournment. Mr Fiedeldey offered a second

Mr Corman "Aye"  
Mr Fiedeldey "Aye"  
Mrs Rielage "Aye"



Clerk



President