

Held

September 13, 2011

OPENING OF MEETING

Mr. Deters called the meeting to order at 5:38 PM. Mr. Ritter, Mr. Wolterman and Mrs. Harlow were in attendance.

EXECUTIVE SESSION

Mr. Reuter requested the Board enter Executive Session for the purpose of discussing pending and imminent litigation as well as the employment, compensation and benefits of public employees

At 5:39 PM, Mr. Ritter made a motion to enter Executive Session and Mr. Wolterman offered the second. No discussion and the roll was called:

Mr. Deters. "Aye"

Mr. Ritter. "Aye"

Mr. Wolterman. "Aye"

Mr. Deters reconvened the meeting at 7:00 PM. Mr. Reuter said no decisions or actions were made in Executive Session.

INVOCATION

Mr. Wolterman offered the invocation.

PLEDGE OF ALLEGIANCE

All recited the pledge of allegiance.

APPROVAL OF MINUTES

The August 8, 2011 minutes were submitted for approval. Mr. Ritter and Mr. Deters offered some typographical corrections. Mr. Ritter made a motion to approve the minutes as amended. Mr. Wolterman offered the second. No discussion and the roll was called:

Mr. Deters. "Aye"

Mr. Ritter. "Aye"

Mr. Wolterman. "Aye"

PRESENTATIONS**Skyline Employee Recognition**

Mr. Deters said on July 29, 2011 a little boy was left behind at Clippard Park by his daycare center.

Tracy Davis, his mother, said she truly appreciates this public forum to personally thank the people who cared for her son. She said a thank you seemed so empty compared to what they had done for her son. Mr. Deters read the following certificate of recognition:

The Colerain Township Board of Trustees is proud to recognize Greg Moore and Christy Fernadine, of Skyline Community Center YMCA Branch, for their watchful eye and keen sense of responsibility while attending to the safety of Micah Davis, two-year-old son of Tracy Davis, at Clippard Park on Friday, July 29, 2011. It's the heart of citizens like Mr. Moore and Ms. Fernadine who make Colerain Township an incredibly special place to work and live.

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Mr. Wolterman noted that the Boy Scout Troop 644 from Friendship Baptist Church was in attendance. The leader said they are working on a merit badge and learning about citizenship and their community.

POLICE REPORTS

Lt. Schoonover of the Hamilton County Sheriff's Office said the following statistics were generated in June 2011.

- 147 cases were assigned to the Sheriff's Criminal Investigation Section and 20 were closed, with \$22,825 in stolen property recovered.
- 8 D.U.I. arrests by county contract and non-contract deputies
- 91 citations were issued by Hamilton County Sheriff's Office Colerain contract cars. 127 cites by non-contract deputies with a total of 218.

The following statistics were generated in July 2011.

- 162 cases were assigned to the Sheriff's Criminal Investigation Section and 35 were closed, with \$43,025 in stolen property recovered.
- 8 D.U.I. arrests by country contract and non-contract deputies.
- 95 citations were issued by Hamilton County Sheriff's Office Colerain contract cars. 116 cites by non-contract deputies with a total of 211.

Police Chief Meloy said the Township's department in June issued 375 traffic citations and 8 OVI arrests. In July we issued 261 traffic citations and 9 OVI arrests.

TRUSTEE REPORTS

MR. RITTER

He welcomed Mr. and Mrs. Fleckenstien, longtime Taste of Colerain volunteers, and said it was good to see them again.

Mr. Ritter said that we have the ability to affect number of units from CMHA. He said CMHA is conducting a rent reasonableness study across the county. He said there is a link on Township's website to survey regarding market-based rents. He said CMHA is currently using 1990 data and this survey will update the information.

Mr. Ritter said there is a new program started by state, in light of the new biannual budget. He said there is \$45 million available to fund local government innovation programs. He said this is challenging local governments to think about how to carve our efficiency without sacrificing service. He challenged department heads to submit a proposal to this program. He said there are many ideas out there to submit to the program and get some funds to implement it.

He announced that the Hamilton County Township Association would be meeting tomorrow night at Clippard Park.

MR. WOLTERMAN

He said there were local government fund cuts in Hamilton County of \$17 million. The state didn't cut themselves; they cut us.

Mr. Wolterman recognized Bruce McClain and his crew for correcting a problem area on Stadia which was a dead-end street with no guard rail. They corrected it within a week. Nice job.

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He complimented Kevin Schwartzhoff and KaBoom! for building the playground in one day at Wert Park on Galbraith Road. There were over 200 volunteers, and the project was filled with community spirit.

Mr. Wolterman read Resolution 52-11 declaring Hopfenblaeser Muskapelle and Colerain Oktoberfest in the Park Day on Friday, September 16, 2011. The public is invited to Colerain Park that evening for the band's free concert.

Mr. Wolterman made such motion and Mr. Ritter offered the second.

The roll was called:

Mr. Deters. "Aye"

Mr. Ritter. "Aye"

Mr. Wolterman. "Aye"

CITIZEN ADDRESS

Marian Coats, of 10272 Dewhill Lane, discussed the Wert Park playground project. There were 262 volunteers on site. Mr. Schwartzhoff did a great job leading everyone through the process. Thanks to Kaboom! and Dr. Pepper Snapple Group for their support. She presented the Board with the paper-chain ribbon that was cut in front of the playground at the end of the day.

UNFINISHED BUSINESS

POLICE DEPARTMENT

Police Officers Hire

Chief Meloy respectfully requested the Board of Trustees approve the hiring of Dean Anthony Doerflein for the position of full-time police officer. The candidate would fill the 37.5th police officer position. Mr. Doerflein is currently certified as a Police Officer in the State of Ohio. He worked as a Colerain Township Firefighter for over three years. He is married and has two children. Mr. Doerflein successfully passed all phases of the selection process. The starting salary is "Step One" or \$46,248.45 annually, per the collective bargaining agreement. Mr. Doerflein's start date is September 19, 2011. No discussion and the roll was called:

Mr. Deters. "Aye"

Mr. Ritter. "Aye"

Mr. Wolterman. "Aye"

Chief Meloy respectfully requested the Board of Trustees to approve the hiring of Dustin Ray Weekley for the position of full-time police officer. The candidate would fill the vacancy created by the pending separation of a current police officer. Mr. Weekley is currently certified as a Police Officer in the State of Ohio and is employed as a member of the Xavier University Police Department and has been for the past three years. He is married. Mr. Weekley is a student at Xavier University. He accepted a Conditional Offer of Employment pending the separation of the current officer, along with the successful completion of the psychological evaluation, medical examination and approval of the Board of Trustees. Mr. Weekley accepted the offer that included a "Step One" starting salary of \$22.85 per hour or \$47,528.00 annually. The "Step One" salary rate agreed upon is effective November 1, 2011, per the collective bargaining agreement. While the effective date of the current officer's separation is December 31, 2011, Chief Meloy asked that upon the Board's approval, Mr. Weekley begin his employment on January 3, 2012. No discussion and the roll was called:

Mr. Deters. "Aye"

Mr. Ritter. "Aye"

Mr. Wolterman. "Aye"

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PUBLIC WORKS**No Parking Zone**

Mr. McClain reported that we have received complaints that vehicles are crossing over the center of the street while driving through the curve on Common Circle north of Mall Drive. Our Township Traffic Patrol Officer Mark Meyer concurs that a center line through the curve would improve conditions. Due to the width of the street; to implement a center line we need to establish a "No Parking Anytime Zone" on the north side of Common Circle from Statewood Drive 580 feet north for a distance of 508 feet.

Mr. Wolterman made such motion and Mr. Ritter offer the second. The roll was called:

Mr. Deters. "Aye"

Mr. Ritter. "Aye"

Mr. Wolterman. "Aye"

SENIOR CENTER**Senior Center Floor**

Ms. Sprenger reported to the Board that Schoch Tile & Carpet had removed a section of the flooring and determined that the luan board would not be needed in either case. Total cost for the new wood floor is \$27,280. Mr. Wolterman said the flooring needs to be replaced and made a motion to accept the bid.

Mr. Deters said he had concerns regarding the budget, reality. Non-safety is where we will need to look. Everything should be in working order and the Senior Center should be a first-class facility. Mr. Deters offered the second.

The roll was called:

Mr. Deters. "Aye"

Mr. Ritter. "Nay"

Mr. Wolterman. "Aye"

PARKS & SERVICES**Summer Events**

Mr. Schwartzhoff offered an update on the Summer Events. He said we received \$51,200 in sponsorship income and we have a balance of approximately \$23,600 in the special events account, after the bills were paid,

Groesbeck Park Shelter House

Mr. Schwartzhoff said we received a \$37,500 grant to build the 24'x24' shelter and our match was 25%, \$12,500. We also installed three sets of bleachers, six picnic tables, grill and two swinging benches.

KaBOOM! Update

Mr. Schwartzhoff said the 10 acres on Galbraith Road was donated in 2009. On September 9 more than 260 volunteers built a playground on the property. He showed photos of the prep day and build day. He said that for an \$18,000 investment, we now have a \$100,000 playground.

Tonight he saw 12 kids on the playground and all had walked to the playground. He thanked the Let's Play initiative from with Dr. Pepper Snapple for their support of our playground.

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ADMINISTRATION**Energy Conservation - Lighting**

Mr. Birkenhauer said there are rebates available through a local utility for energy efficient lighting. He said the average payback is two years. He said this would allow us to operate more efficiently and receive reduced HVAC and energy bills. He suggested the Board approve the lighting retrofit for the Parks Department, the Fire Training Center, and Fire Stations #25, #26, #102 and #103. He said the Administration, Public Works, and Fire Station #109 have a longer payback and this is not as cost-effective.

Mr. Ritter made a motion to approve the lighting retrofit for the Parks Department, the Fire Training Center, and Fire Stations #25, #26, #102 and #103 and Mr. Deters offered the second. The roll was called:

Mr. Deters. "Aye"

Mr. Ritter. "Aye"

Mr. Wolterman. "Aye"

Memorial Update

Mr. Birkenhauer said the Memorial Committee is now working on the project. He showed illustrations of the memorial and said the total cost of the memorial is \$110,890. He said the total cost of the project including burying utilities, the corner, and the right-of-way work is \$1.45 million. The Committee requested the Board have the memorial bid and built along with the rest of the corner. They will work on fundraising.

Mr. Ritter said that he supports this. This can be absorbed knowing that they will continue to go ahead with the fundraising.

Mr. Wolterman said he also supports this. This is a standing Township committee.

Mr. Deters made such motion and Mr. Ritter offered the second. The roll was called:

Mr. Deters. "Aye"

Mr. Ritter. "Aye"

Mr. Wolterman. "Aye"

NEW BUSINESS**FIRE DEPARTMENT****Pay Rate Changes**

Chief Smith requested the following part-time pay rates based on changes in individual qualifications: Michael Davis to \$13.91/hour as a Basic Firefighter/EMT, effective February 20, 2011. Justin Boyce to \$13.91/hour as a Basic Firefighter/EMT, effective August 10, 2011. Timothy Findley to \$13.91/hour as a Basic Firefighter/EMT, effective August 10, 2011. Nick Flerlage to \$15.28/hour as a Firefighter/Paramedic, effective August 10, 2011. Zachary Hardesty to \$13.91/hour as a Basic Firefighter/EMT, effective August 10, 2011. Lindsey Sippola to \$13.91/hour as a Basic Firefighter/EMT, effective August 10, 2011. Robert Wagner to \$13.91/hour as a Basic Firefighter/EMT, effective August 10, 2011. Jeffery Wurtz to \$16.61/hour as a Firefighter/Medic/FAO, effective August 22, 2011. Terrence Zellers to \$14.40/hour as a Firefighter/EMT/FAO, effective August 22, 2011.

Mr. Wolterman made such motion and Mr. Ritter offered the second.

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Before she called the roll, Mrs. Harlow said the list she was provided also included Mr. Temple.

Chief Smith requested the Board also approve a pay rate change for Kyle Temple to \$15.28/hour as a Firefighter/Paramedic, effective September 6, 2011.

Mr. Wolterman amended his motion to include Mr. Temple and Mr. Ritter offered the second. The roll was called:

Mr. Deters. "Aye"
Mr. Ritter. "Aye"
Mr. Wolterman. "Aye"

POLICE DEPARTMENT**Donation Acceptance**

Chief Meloy said the CBAC made a second donation of \$9,500 to the Police Department in support of the Colerain Police Department Community Resource Center. The total cash donation to date from this group is \$54,500. Chief Meloy asked the Board to approve our receipt of the donation.

Mr. Wolterman made such motion and Mr. Ritter offered the second. The roll was called:

Mr. Deters. "Aye"
Mr. Ritter. "Aye"
Mr. Wolterman. "Aye"

Part-Time Clerk Hire

Chief Meloy requested the Board authorize him to hire two part-time clerks to "job share" 40 hours per week at the Colerain Police Department Community Resource Center. If approved, it is the goal of the Police Department to identify two retired police officers to fill the job-share position to assist in the handling of the requests for service that are expected at the center. The two retired officers would be paid \$16 per hour or \$16,640 per year. The two would cost \$33,280 per year.

Mr. Ritter suggested going in on a trial basis until mid 2012. At that time give the Board an assessment of any cost savings.

Mr. Wolterman said it is important to look at the intangibles here. It's not just the money, but the safety and attitude changes of the neighborhood.

Mr. Ritter made such motion and Mr. Deters offered the second. The roll was called:

Mr. Deters. "Aye"
Mr. Ritter. "Aye"
Mr. Wolterman. "Aye"

PUBLIC WORKS DEPARTMENT**Pay Journalization**

Mr. McClain reported that in accordance with our Collective Bargaining Agreement that Frank D. Short's scheduled step increase to Maintenance Worker II (Classification 3-c) will take effect on September 25, 2011. Employees of our Parks & Services, Public Works and Senior Center who are within the Collective Bargaining Agreement will receive their scheduled annual salary increase (of 2%) effective October 1, 2011.

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ZONING DEPARTMENT

Part-Time Pay Rate

Dr. Roschke reported that Inspector Wes Klein successfully completed his second year of service as of August 14, 2011. She requested the Board approve an increase to Inspector Klein's rate of pay of 1.5% from \$12.27 to \$12.45 per hour, effective August 14, 2011.

Mr. Wolterman made such motion and Mr. Ritter offered the second. The roll was called:

- Mr. Deters. "Aye"
- Mr. Ritter. "Aye"
- Mr. Wolterman. "Aye"

Nuisance Resolution

Dr. Roschke read Resolutions 53-11 and 54-11, Nuisance Abatement.

Mr. Wolterman made such motion and Mr. Ritter offered the second. The roll was called:

- Mr. Deters. "Aye"
- Mr. Ritter. "Aye"
- Mr. Wolterman. "Aye"

Hopefest

Dr. Roschke announced the upcoming Hopefest event on Saturday, October 8, 2011 from 5 to 9 p.m. The event includes dinner, auctions and raffles. The guest speaker is Dr. O'Dell M. Owens, President of Cincinnati State Technical & Community College.

FISCAL OFFICER REPORT

Mrs. Harlow said financial reports are available for viewing at the Administration Office weekdays during regular business hours; or you can call or email to receive information.

Mrs. Harlow asked for approval of payroll, purchase orders, and receipts. Mr. Ritter made such motion and Mr. Deters offered the second. The roll was called:

- Mr. Deters. "Aye"
- Mr. Ritter. "Aye"
- Mr. Wolterman. "Aye"

The Fiscal Officer has recorded the following receipts:

<u>REC</u>	<u>VENDOR</u>	<u>FOR</u>	<u>AMOUNT</u>
445-2011	Hamilton County Auditor	Tipping Fees	\$456.33
446-2011	Hamilton County Auditor	Property Maintenance	408.58
447- 2011	Hamilton County Auditor	Property Maintenance	308.26
448-2011	Hamilton County Auditor	July Gas Excise Tax, June Municipal Court Fines	31,776.39
449-2011	Hamilton County Auditor	2 nd Half Real Estate Advance	771,000.00
450-2011	Hamilton County Auditor	June Motor Veh. Reg., July Local Gov. Hgwy..	115,134.30

RECORD OF PROCEEDINGS

REGULAR

Minutes of

Meeting

BARRETT BROTHERS, PUBLISHERS, SPRINGFIELD, OHIO

Form 6101

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		July LGF, July Fin. Inst.	
451-2011	Star Ohio	Investment Star Interest	38.54
452-2011	Police Dept.	Court Reimbursement	18.00
453-2011	Police Dept.	Tow Fees	255.00
454-2011	Police Dept.	Tow Fees	210.00
455-2011	Police Dept.	Drug and DUI Fines	386.20
456-2011	Police Dept.	Tow Fees	210.00
457-2011	Staples	Refund	9.98
458-2011	Police Dept.	July Reports	45.20
459-2011	Zoning Dept.	Certificates, Amendments	745.00
460-2011	Sr. & Community Center	Membership \$30, Classes \$647.98, Rent Event Deposit \$100, Rent Event Fee \$1545, Lunch \$22.50	2,345.48
461-2011	Sr. & Community Center	Membership \$50, Rent Event Dep. \$700, Lunch \$37.60	787.60
462-2011	Hamilton County Auditor	Lodging Tax	1,583.73
463-2011	Hamilton County Auditor	June Permissive Motor	40,245.03
464-2011	Hamilton County Auditor	July Permissive Motor	37,300.00
465-2011	Fire & EMS Dept.	Commissary, CTTC Elect., Reports, Cell Calls, CPR	3,896.95
466-2011	Fire & EMS Dept.	EMS Billing	109.82
467-2011	Police Dept.	Court Reimbursement	114.00
468-2011	Parks & Services	Shelter Rentals	353.27
469-2011	David Foglesong	Cell Phone Usage	20.00
470-2011	Sr. & Community Center	Membership \$15, Classes \$200, Rent Event Fee \$100, Lunch \$49, Trans. Donation \$5, Refreshments \$8	377.00
471-2011	Hamilton County Auditor	2 nd Half Real Estate Settlement	123,361.47
472-2011	Hamilton County Auditor	Nuisance and Lighting Districts	18,494.43
473-2011	Hamilton County Auditor	2 nd Half Real Estate TIF	57,864.77
474-2011	EMS Billing	EMS Billing	73,107.05
475-2011	Council on Aging	COA	1,724.97
476-2011	State of Ohio	Liquor Permits	56,186.90
477-2011	Fifth Third Bank	Interest on Investment	2,500.00
478-2011	Fifth Third Bank	General Interest	99.01
479-2011	Fifth Third Bank	NOW Interest	164.54
480-2011	Hamilton County Auditor	July Municipal Court Fines	3,659.30
481-2011	Hamilton County Auditor	Motor Veh. July, Local Govt. Hgwy. Aug., LFG Aug., Fin. Inst. Aug.	56,492.83
482-2011	Fire & EMS Dept.	Plan Reviews	425.00
483-2011	Police Dept.	Court Reimbursement	24.00

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484-2011	Sr. & Community Center	Membership \$60, Classes \$110, Rent Event Dep. \$200, Rent Event Fee \$900, Lunch \$25.50, Trans. Donation \$6, Art Supply Donation \$10	1,311.50
485-2011	Police Dept.	Court Reimbursement	12.00
486-2011	Police Dept.	NWLSD Payment	9,154.52
487-2011	Police Dept.	Court Reimbursement	78.00
488-2011	Police Dept.	Salaries	304.60
489-2011	Police Dept.	Non Compliance Fee	300.00
490-2011	OTARMA	Damage to fence and playground equipment less deductible	659.55
491-2011	OTARMA	Repairs to Ford Expedition	1,576.13
492-2011	Public Works Dept.	ROW Permits	39.00
493-2011	Rumpke	July Solid Waste Disposal Fees	64,184.90
494-2011	Zoning Dept.	Certificates, Other	1,030.00
495-2011	Police Dept.	Towing	210.00
496-2011	Police Dept.	Court Reimbursement	
497-2011	Sr. & Community Center	Membership \$50, Classes \$207, Rent Event Dep. \$350, Rent Event Fee \$250, Lunch \$37.50	894.50
498-2011	Parks & Services	Shelter Rental, Baseball Field Rental, Recycling, Vending Machine, Summer Camp	3,313.31

Mrs. Harlow requested the Board approve the transfer of funds from the general fund 1000-910-910-0500 transfers out into the Fire District 2111-931-0000 transfers in – in the amount of \$15,000.00 for the rent of the training center for the months of July, August, and September.

Mr. Ritter said this doesn't make sense given the fire department's large cash balance.

Mr. Wolterman made such motion.

Mr. Deters requested more time to think about this. There was no second to this motion.

Mrs. Harlow requested the following appropriation adjustments:

- General fund: \$902 from 100-110-519-0000 (dues) to 1000-110-314-0000 (tax collection fees);
- Stone Creek TIF: \$100 from 2907-110-599-0000 (other expenses) to 2907-110-314-0000 (tax collection fees)
- Lighting Assessments: \$120 from 2401-310-360-0000 (contracted services) to 2401-760-314-0000 (tax collection fees)

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Mr. Ritter made such motion and Mr. Deters offered the second. The roll was called:

Mr. Deters. "Aye"
Mr. Ritter. "Aye"
Mr. Wolterman. "Aye"

Mrs. Harlow said that she had received a notice of request for transfer of two liquor licenses from the Ohio Division of Liquor Control for a new request for JH Southport Restaurant, Inc., DBA Show Mes, 9343 Colerain Ave. She said that Chief Meloy and Dr. Roschke did not request hearings. The Board agreed.

Mrs. Harlow said she wanted to commend Justin Forsberg, a young man from our community. Justin, the 2006 class Valedictorian from Mt. Healthy High School, was commissioned as a Second Lieutenant in the United States Marine Corps on June 11, 2011. On June 12, 2011 he received his BS degree in Mechanical Engineering from The Ohio State University. Upon graduation from high school he had received a complete tuition, room, and board Navy ROTC scholarship. Five years later his hard work culminated with his commissioning and graduation. Justin chose the Marine Corps option during ROTC. This proves that the best of the best come from Colerain Township and are honorably serving our country in this time.

Mr. Ritter made a motion to recess at 7:53 p.m. Mr. Wolterman offered the second. The roll was called: :

Mr. Deters. "Aye"
Mr. Ritter. "Aye"
Mr. Wolterman. "Aye"

The board reconvened at 8:04PM.

PUBLIC HEARING 8:00PM – ZA2011-04 NORTHGATE MALL

Dr. Roschke presented the staff report. The action requested is a revised preliminary plan approval.

Mr. Ritter said he was hoping for a more seamless integration with the out lots and parking. With fast food, it depends on who we get in there. He won't "throw out the baby with the bathwater" and won't not support the plan because of this.

Ann McBride, representing the Tabani Group, said that revising the preliminary plan allows for creation of the out parcels. Tabani is seeking to acquire other portions of the mall. All out lots will have a final development plan with designs, lighting, etc.

Mr. Ritter asked about the timing of the project.

Chris Hodge, the leasing agent for Northgate Mall, said that if approved, out lots #1-4 should be open by Thanksgiving next year. They have real plans within the next few months. All five are committed.

Mr. Wolterman discussed drive thrus and said that during certain periods in the past, there have been gridlocks on Colerain Avenue. Have you looked at this circulation?

Ms. McBride said there is none coming directly off Colerain or Springdale. The circulation is off the internal streets.

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Mr. Ritter asked if these backups need to have more internal lanes.

Ms. McBride said they will look at this in final development plan, stacking spaces.

Mr. Deters stated it's a good preliminary plan. We appreciate the Tabani group and their investment in the Township. They have spent a lot of time on Streetscape and their commitment to keep in line with that.

Mr. Hodge said he is working a lot with Mr. Birkenhauer for gateway parcels and the Streetscape improvements.

Mr. Ritter made a motion to open the public hearing and Mr. Wolterman offered the second. The roll was called:

Mr. Deters. "Aye"

Mr. Ritter. "Aye"

Mr. Wolterman. "Aye"

Rich McVay, of 8198 Daleview, said that he appreciates the hard work of the Township Planning Commission. He is really enthused about this movement at the mall and recognizes this is a preliminary plan. However, it doesn't meet the intent of the Streetscape plan. He said that we won't get another chance to develop this area. The Tabani Group seems to recognize the importance of doing this in partnership with the Township and he hopes they would approach the out lot development in a way that meets the land use plan and comprehensive plan. He urged the Board to go on record this evening and state approval of the preliminary plan is contingent upon the final plan delivering the requirements of the land use and comprehensive plans as well as the intent of the Streetscape plan.

David Moore, of Orchardhill Court, said that Mr. Acton couldn't be here tonight, but they are concerned about the green space. Will the back of the memorial allow for a tranquil space?

Mr. Birkenhauer said this isn't a change. It was always the intent of this to bring a sit-down restaurant to the corner.

Dick Semple, of Woodtrail Drive, complimented the trustees and Mr. Birkenhauer for staying the course. It's a hard road to see the mall go in decline. It's a good idea to focus on the pedestrian level.

Mr. Ritter motioned to close the hearing. Mr. Wolterman offered a second.

Mr. Deters. "Aye"

Mr. Ritter. "Aye"

Mr. Wolterman. "Aye"

Mr. Wolterman said these are good points to be brought up to the Board. We have the opportunity to breathe new life into the mall. Just because you can, doesn't mean you do. We are moving to help facilitate a lot of things on this preliminarily plan.

Dr. Roschke said new, more detailed plans will be submitted for the final development plan. Her staff will do a thorough evaluation as will outside agencies. The Zoning Commission will make final determination.

Mr. Wolterman asked if the out lots will affect negatively on the Streetscape.

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Mr. Birkenhauer explained that it's the same designer as Stone Creek. One of the features was to surround with out lots, and not a sea of asphalt. Tabani Group knows that sidewalks will need to be elevated. The expectations are compatible.

Mr. Wolterman said the Streetscape and final development plan will be integrated. The Board will not have a say in the final development plan, except if there is a major amendment. Can we put anything in there to melt the Streetscape and these parcels to bring a vision of what we'd like to see in this area? Can we couch this in some language as the intent of this Board is to ensure we are heard in moving forward?

Mr. Reuter stated we can make that a condition.

Mr. Ritter said the Zoning Commission is appointed by all of us. They are the guardians of development in Colerain Township. Everyone is supportive of the Streetscape plan.

Mr. Deters commented we have very good people in place to keep sake our land use plan.

Mr. Wolterman shared this passed four to one. So, one had objections to this. We will spend \$1.8 million in the people's money for the Streetscape. Our intentions and communication should be accurate and understood.

Mr. Deters moved to accept the plan with an additional condition for consistency with the finalization of the Streetscape plan.

Mr. Wolterman asked if we can wordsmith the language for the resolution at the next meeting. He said we are a government entity, but also a partner for the developer and our residents.

Mr. Wolterman made a motion to approve and prepare resolutions with conditions mentioned. Mr. Ritter offered a second. The roll was called.

Mr. Deters. "Aye"

Mr. Ritter. "Aye"

Mr. Wolterman. "Aye"

Dr. Roschke said the plans will be posted on the website for public to review.

ADJOURNMENT

With no further business to come before the Board, at 8:57 PM, Mr. Wolterman motioned for adjournment. Mr. Ritter offered a second.

Mr. Deters. "Aye"

Mr. Ritter. "Aye"

Mr. Wolterman. "Aye"

Sharon Stanton
Fiscal Officer

[Signature]
Trustee

[Signature] 12-13
Trustee

[Signature]
Trustee