

**Minutes of CONCORD TOWNSHIP BOARD OF TRUSTEES Meeting**

held June 9, 2014

Page 1 of 4

The Concord Township Board of Trustees met in regular session on Monday, June 9, 2014 at the Concord Township Administrative Building. Chairman Karen Koch called the meeting to order at 7:05 p.m. The roll was called, and attending were Trustees Karen Koch, Joe Garrett, and Bart Johnson. Other staff present were Operations Director and Fire Chief Todd Cooper, Fiscal Officer Jill Davis, and Zoning inspector Ric Irvine.

Mr. Johnson moved and Mr. Garrett seconded to approve the minutes from the previous meeting with no corrections. Vote: Koch-yes, Garrett-yes, Johnson-yes.

**Sheriff's Report**

Sheriff Russ Martin distributed an annual report of 2013 and overview of activities in the township. Concord Township has 5% of the population of Delaware County, and only 2% of the township population experiences criminal incidents. Based on incidents per capita, Concord Township ranks second lowest in Delaware County. Top four incident categories in the township include theft and larceny, domestic incidents, burglaries and suspicious activity. Theft and burglaries are trending down between 2012 and 2013. As expected, areas with higher population density have more incidents. The Sheriff's Office has a new website, and also a social media presence. Overall Concord Township is a good place to live. Sheriff Martin noted opiate and heroin problems are increasing nationwide and here in Delaware County. The department is doing what they can. Half of county jail inmates are addicts, about sixty percent with mental health issues.

Mr. Garrett mentioned the township will be building a new fire station, and the comprehensive plan committee suggested the possibility of incorporating a Sheriff sub-station there. Sheriff Martin said sub-stations have been discussed, and maybe discussions could be held about what the deputy needs are here, and if there is a more specific need for a township deputy and office here. MORPC has estimated the township population at 15,000 by year 2030, and three developments are on the table now. Discussion was held on what type of presence makes sense, and if taken to the next level of community policing, what works best, what services would be provided, and how would that be paid for. More discussion is worth having down the road.

Jake brake complaints have been received again about dump trucks on Section Line Road. Sheriff Martin will check into, and have a deputy contact the homeowner. Mr. Garrett feels that if a citation was issued, the news would get around the quarry fast.

Mr. Johnson inquired about how to best handle rural noise from four wheelers and guns, and should the township's noise resolution be re-worked? Sheriff Martin noted it is very difficult to enforce noise when different townships all have different resolutions, and what works best. His Office will be working with the Municipal Prosecutor to review, compare and contrast the different resolutions, then create one that will fit the township, be enforceable, and please its citizens. The township has a tough balance between larger acreage "rural" parcels, and HOA-type subdivisions.

Speeding in neighborhoods was discussed. Some spots (like a T intersection) are conducive for stop signs, but the Engineer's Office has advised not to use. Sheriff Martin agreed that the mid-block stop signs have the intent to slow traffic, but people either: 1-blow through the stop sign, or 2-increase speed in between the signs. The latter also creates increased emissions from vehicles. Speed tables and stripes can also be effective, but people will drive the speed that traffic allows. The Sheriff agrees this can be a neighborhood emotional issue, but the Engineer's Office recommends speed limits that are in the 85th percentile of the speed limit of traffic. The township has used its speed trailer for speed surveillance. Sheriff Martin recommends stealth data for evaluation so vehicles do not know the data is being collected. Special deputy officers can be hired for 3-4 hour shifts for speed patrolling.

**Minutes of CONCORD TOWNSHIP BOARD OF TRUSTEES Meeting**

held June 9, 2014

Page 2 of 4

The Trustees encouraged deputies to stop by at park events to maintain a community presence.

The Trustees inquired about assistance at a court-ordered property cleanup. The Sheriff said they haven't had that assistance before, but a special deputy could be hired to be on standby in case of confrontation.

**Old Business**

**Bid Award:** The lowest bid for asbestos abatement at 7990 Dublin Road, Delaware, Ohio was Total Environmental Services LLC. Mr. Johnson has checked documents and references, and all are in good order. Therefore, pending purchase of the property at 7990 Dublin Road, Delaware, Ohio, and approval thereof, Mr. Johnson moved to hire Total Environmental Services LLC for asbestos abatement at a cost of \$93,173.00. Mr. Garrett seconded the motion. Vote: Koch-yes, Garrett-yes, Johnson-yes.

**Bid Award:** The lowest bid for demolition of the structure at 7990 Dublin Road, Delaware, Ohio was Complete Clearing Inc. Mr. Johnson has checked documents and references, and all are in good order. This would not be the biggest project they have done. Therefore, pending purchase of the property at 7990 Dublin Road, Delaware, Ohio, and approval thereof, Mr. Johnson moved to hire Complete Clearing Inc for demolition of the structure, after asbestos removal, at a cost of \$59,450.00. Mr. Garrett seconded this motion. Vote: Koch-yes, Garrett-yes, Johnson-yes.

Mr. Johnson gave an update on the purchase of the State of Ohio Former Juvenile Training Center property at 7990 Dublin Road, Delaware, Ohio. The township needs more information from Del-Co Water about the water and fire taps to the property, and will those taps transfer. The State wants the township to complete a Phase I inspection on our fire department property. Motion was made by Mr. Johnson, and seconded by Mr. Garrett, for Concord Township to move forward into a real estate agreement with the State of Ohio to transfer our 2.5 acres fire department parcel (7943 Dublin Road) for their 30 acre west side parcel (7990 Dublin Road, Delaware, Ohio), pending approval of the contract by the Delaware County Prosecutor's Office, and including a \$1.00 per year lease of the fire station until the township's new fire station facility is built. Vote: Koch-yes, Garrett-yes, Johnson-yes.

Motion was made by Mr. Johnson, seconded by Mr. Garrett, to conduct a Phase I inspection on the current fire station property at 7943 Dublin Road. Cote: Koch-yes, Garrett-yes, Johnson-yes. Chief Cooper will arrange the inspection.

Discussions are continuing with the County Engineer about walking paths.

**New Business**

A request was received from Concord Community Church for a permanent pastor's office in the township building, as well as a longer term lease agreement. Mr. Johnson feels since the east wing is empty, to rent out an office. Ms. Koch thought the church using the building was an interim deal, and now seems to be turning into permanent. The Board has already discussed the renting of office space in the building and Koch and Garrett did not support. Mr. Garrett is in between Koch and Johnson, and requested the Board not act on tonight. He understands Koch's concern that a pastor's office will have day in, day out traffic in the building, but sees the use of a current storage area converted into more rentable space. He noted if the church needs more facilities, they may need a more suitable solution. Overhead costs and current office space rental value was discussed.

## Minutes of CONCORD TOWNSHIP BOARD OF TRUSTEES Meeting

held June 9, 2014

Page 3 of 4

Ernie Maschmann has retired from Concord Township effective May 29, 2014. The Board thanked Ernie for all his years of service and appreciates all he's done for the Township.

The Road Department is currently berming and ditching along roads.

The round-a-bout construction detours at Home and Section Line Roads were discussed. Not outlet signs will be installed for all Scioto Reserve cul-de-sacs. Many people are turning around inside Scioto Reserve trying to figure out where to get through. Response time for fire calls has been about one minute slower. Liberty Township is on auto response also. Concord transports the patient so Liberty can get back on duty. There is also a pickup truck equipped with basic supplies within Scioto Reserve for immediate response and/or backup assistance.

A letter was received from Metro Development that increased the amount of households in their future subdivision from 199 to 224. The proposed subdivision is being reviewed by the fire department for service requirements.

The Delaware County Board of Elections has informed the township that an upcoming special election will not be necessary.

A letter was placed on the car and door of 5731 Henderson Drive to inform the homeowner of the court-ordered cleanup that was ready to take place. The homeowner called Mr. Johnson and was given the option to clean up the property herself. A neighbor called again today about the smell from the property and debris everywhere. Much discussion was held on how much longer to give the homeowner and what standards to comply. In summary, the Trustees decided that this Wednesday, June 11, 2014, would be the final deadline for cleanup, including all trash, garbage and debris picked up and disposed, and weeds and grass mowed. Otherwise the contractor will be scheduled and she will be informed of the date and must be her dogs inside. The expense for the cleanup will be assessed on the property tax bill.

Zoning violation letters have been sent to homeowners on West Mohican and Edgewood. South Park Place has also been an issue.

Road improvement repairs will begin July 8, 2014. Mr. Garret and/or Joe Holloway will meet with the contractor prior to work commencing.

Acoustic panels are installed in the community room, look nice, and make a big difference in the echo.

About 350 ton of road salt has been stocked in the storage shed, savings the township potentially \$7,000 with the forecasted salt prices next winter. Shawnee Hills purchased salt from Concord Township and City of Dublin last winter.

Chief Cooper will have bid estimates for a new dump truck, lobby windows, and fire department pickup truck at the next meeting. Mr. Johnson wants to see updated budget projections.

### Zoning Department

Zoning Inspector Irvine reported:

- 1-Ten permits were issued for May, and so far three permits for June.
- 2-Plans were dropped off for a conditional use variance. Obtaining sewer and water utilities along US42 for the project has proven to be a challenge. Discussion continued about using retention ponds as a fire water source, fire and building codes, and lack of water along the 42 corridor. Mr. Johnson noted this is the second commercial project that has come

**Minutes of CONCORD TOWNSHIP BOARD OF TRUSTEES Meeting**

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before the township with water availability issues. Mr. Garrett will discuss sewer access at his meeting tomorrow with Commissioner Merrell and Sanitary Engineer Tiffany Jenkins.

3-Mr. Irvine will contact Union Savings Bank, which owns two lots on Harriott Road, about mowing and cleanup of building debris. He will request action by mid-month, or forward the case to the County Prosecutor.

4-Much correspondence has been received from residents of Tartan Fields about a future bike path. Planning continues. Correspondence has also been received about the township installing walking path lighting between Rob Roy and Brodie Blvd, if the HOA would pay the ongoing electricity costs. Mr. Garrett will clarify the topic with the homeowners.

**Fiscal Officer**

Chairman Koch certified the Fiscal Officer provided current financial reports for the township. The Fiscal Officer certified funds have been appropriated and money is in the treasury to pay the bills. Therefore, Mr. Garrett moved and Mr. Johnson seconded to approve pending purchase orders, vouchers and warrants #1258-1262, 10353-10382, totaling \$69,664.02. Vote: Koch-yes, Garrett-yes, Johnson-yes. The General Fund balance is \$5,083,881.50, and balance of Special Revenue Funds is \$4,110,424.48.

As there was no further business, Mr. Johnson moved and Mr. Garrett seconded to adjourn the meeting. Vote: Koch-yes, Garrett-yes, Johnson-yes.

ATTEST

  
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Fiscal Officer, Jill Davis

BOARD OF TRUSTEES

  
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Karen Koch

  
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Joe Garrett

  
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Bart Johnson