

CONCORD TOWNSHIP BOARD OF TRUSTEES

July 14, 2014

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The Concord Township Board of Trustees met in regular session on Monday, July 14, 2014 at the Concord Township Administrative Building. Chairman Karen Koch called the meeting to order at 7:10 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. Garrett moved and Mr. Johnson seconded to approve the minutes from the previous meeting with no changes. Vote: Koch-yes, Garrett-yes, Johnson-yes.

Property Purchase: 7990 Dublin Road, Delaware, OH 43015

Motion was made by Mr. Johnson, and seconded by Mr. Garrett, to approve the Resolution (#071414-1) adopting the Contract with the State of Ohio for the exchange and transfer of the properties at 7990 Dublin Road, Delaware, Ohio (acquire) and 7943 Dublin Road, Delaware, Ohio (transfer), and authorizing each of its members and the Concord Township Fiscal Officer to certify their approval of the Contract by written signature. Upon roll call vote: Koch-yes, Garrett-yes, Johnson-yes.

Mr. Johnson reported the title work was complete and clear. Based on the Auditor's value of a similar parcel, and the length of time the parcel has been owned by the State, the Prosecutor's office recommended not to purchase title insurance, and Mr. Johnson is comfortable with that recommendation. The closing will tentatively be Tuesday, July 29, 2014. Asbestos remediation and recycling of hardscape materials will occur thereafter.

Mr. Garrett suggested looking at a park grant for future planning of the new parcel.

Mr. Irvine inquired if any part of the new fire station construction would be on the footprint of the old structure. Both Mr. Johnson and Mr. Cooper said the new structure should be OK. The township will lease the current fire station parcel from the State through June 30, 2016.

Public Input

Mr. Frank Harmon, of Ohio Insurance Services Agency, discussed his proposal for a health plan through Ohio Public Entity Consortium's Healthcare Cooperative (OPEC-HC). Due to the Affordable Care Act, Mr. Harmon has analyzed what is effective, what works best, etc., and proposes to move from a fully-funded to a self-funded plan. Self-funded plans are exempt from the new and future market share taxes (2.4-5.0%), and would keep all parts of the current plan available. Fully-funded plans are converting to gold/silver/bronze level plans in 2016, and the township would not be able to pick a plan like it has now.

OPEC has partnered with Jefferson Health Plan for a new healthcare alliance. Jefferson has 12,000 employees covered, and OPEC would add 3,000 to the pool. Medical Mutual would remain the provider. Of the 3,000 OPEC members, 1,400 have committed to the new self-funded alliance. OPEC is controlled by a Board, much like OTARMA.

The township would immediately save 2.4% (the market share fee), and have the premium rate locked until January 1, 2016. Average premium renewals would be about 8%, much lower than the fully-funded plans expected increase of 13% in 2015.

Mr. Johnson questioned the risk of a self-funded plan, and how much Jefferson had in reserves. Mr. Harmon said based on membership, Jefferson has 5.5 months claim reserves, which is very good. Mr. Garrett asked how major claims, like a large surgery, would be paid. Mr. Harmon said liability to the co-op is capped at \$75,000 per year per individual. Claim performance is based on the co-op as a whole, not individual entities. All involved are jointly responsible for large claims. Example: \$250,000 heart surgery = \$5,000 (2%) paid by township, \$75,000 (30%) paid by OPEC co-op, and the balance paid by the whole alliance.

Mr. Harmon requested response by end of August, so a 30-day notice could be provided to Medical Mutual. The same medical Mutual network would be used through OPEC-HC. The new plan would require a 3 year contract, and 3 month penalty for early withdrawal. Mr. Johnson told Mr. Harmon this was a big change and would have liked the plan presented personally rather than a sign-up form by mail just before deadline. Mr. Johnson requested references for the Jefferson Plan and who is in it locally. Mr. Harmon said information was sent earlier in the year, and last year's health questionnaires were used

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to get feedback on rates and self-funded options. Current rates are good through October 1, and the current HRA program through OPEC would remain the same.

Old Business

Ms. Koch received another revised agreement from URC Energy. Mr. Johnson and Mr. Garrett have not reviewed, but it did not appear the contract terms changed much.

The road improvements at Turfway Bend were discussed. The Shelly Company revised the repair estimate, which adds \$23,587 to the cost, with a new total for all road repairs at \$51,909. Mr. Cooper will also ask Rose Paving to give the township a bid.

Wrist Engineering has responded to an email from the architect's attorney regarding the faulty windows in the township lobby. The Prosecuting Attorney's Office (PA) will review before further action.

The Barn on Chestnut Lane sent a response to the PA's letter, that they are no longer charging for events at their property. The PA still wants to send another letter to get hard dates from the owner.

In regards to the bill from the Gazette, the Board is uncomfortable sending the PA the bill.

A complaint has been dropped off to the fire department three times regarding the property at 10692 Edgewood Drive. Mr. Irvine will send a certified letter giving the owner thirty days to clean up the property, before turning over the complaint to the PA.

Mr. Garrett noted he has not heard anything from the citizen group from Lucy Depp about a historical sign, so he will contact them.

New Business

Mr. Garrett mentioned Liberty, Orange and Genoa Townships all do a trash contract for their residents. A resident from Scioto Reserve has asked about township provided trash service. Mr. Johnson also said a resident had a complaint about trash cans at end of roads on multiple days. Discussion was held on multiple award contracts for trash vendors.

Zoning Department

Mr. Irvine reported eleven permits were issued to date for July, including six new homes.

A Zoning Commission Board hearing will be held July 22, 2014 at 7:00 pm regarding the Clarkshaw Moors development. A few inquiries on the project have been received, and the PA suggested the Ostrander Library for posting of the application materials. Scott Sanders from Regional Planning can send a PDF file of maps and materials in the future. The development parcel plus a second strip of property is between townships. Mr. Irvine has asked the PA about using the green space from the second strip (in Liberty Township) to lower the density of the development. Resident Frank Niday also questioned how the zoning board is to deal with density when the strip crosses the township lines. Discussion was held on where sewer lines will run.

The Board of Zoning Appeals will tentatively meet August 5, 2014 to review a project along Route 42.

Other zoning issues include trash sitting out for about ten days at 7345 Dublin Road, and a parked car for sale in Shawnee Hills.

Road and Fire Departments

Chief Cooper picked up historical pictures and a clock from the State Juvenile Center, that will be kept in the township. The township is also getting a cast iron base now, and hopefully the statue for the base in the future. Mr. Niday asked about preserving other historical items at the Juvenile Center, like the seal, gazebo, and girl's cemetery. Mr. Johnson said the City of Columbus will end up with the latter two, since they are obtaining the south half of the property, probably for future expansion of water treatment. The City of Columbus already owns the sewage treatment plant on the property.

The Phase I environmental survey was completed at the current fire station property. The Glick Road turn lane construction was delayed due to utility relocation.

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The township building will have an annual ADA inspection on Thursday.

The quote for a new International dump/snowplow truck for the road department was updated from Rush Truck Center, and the state bid price decreased \$1,000 to \$79,876 (for cab and chassis; normal factory list price is \$122,025). The price from Western Star was \$95,000. Trade-in amount is about \$5,000 for either of the township's older trucks. Accessory bids are \$54,849 from Kaffenbarger Equipment, or \$51,675 from Dexter Equipment (state bid price on Galion-Godwin dump bed, Sauer-Danfoss hydraulic system, Gledhill snowplow, salt spreader, light package, and accessories, installed). Mr. Johnson moved to purchase the International 2015 7400 SFA 4x2 (SA525) diesel dump truck body and Dexter Equipment accessories package, both on state bid pricing, for a total of \$131,551.00, contingent upon verifying the township can purchase the two parts separately and legally through the state bids. Vote: Koch-yes, Garrett-yes, Johnson-yes.

Fiscal Officer

The renewal for the township worker's compensation group rating program was presented. The premium savings through the group has been estimated at \$12,367. Mr. Johnson moved and Mr. Garrett seconded to re-enroll with Frank Gates for the 2015 worker's compensation group rating program, for a fee of \$3,281. Vote: Koch-yes, Garrett-yes, Johnson-yes.

The 2015 park grant application and categories were discussed. Deadline is in August and ideas discussed were: parking lot asphalt, playset, splash pad, and foot golf.

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. Johnson moved and Mr. Garrett seconded to approve pending purchase orders, vouchers and warrants #1268-1277, 10425-10469, totaling \$188,187.69. Vote: Koch-yes, Garrett-yes, Johnson-yes. The General Fund balance is \$5,086,270.23, and balance of Special Revenue Funds is \$4,015,587.98.

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

ATTEST


Fiscal Officer, Jill Davis

BOARD OF TRUSTEES


Karen Koch


Joe Garrett


Bart Johnson

**BOARD OF TRUSTEES
CONCORD TOWNSHIP, DELAWARE COUNTY, OHIO**

DATE: July 14, 2014

RESOLUTION NO. 071414-1

**IN THE MATTER OF ENTERING INTO CONTRACT FOR THE EXCHANGE AND
TRANSFER OF THE FOLLOWING REAL PROPERTY
PURSUANT TO O.R.C. 505.104:**

ACQUIRED PROPERTY: 7990 Dublin Road
 Delaware, Ohio 43015

PIN: 600-240-03-007-000

TRANSFERRED PROPERTY: 7943 Dublin Road
 Delaware, Ohio 43015

PIN: 600-240-03-007-002

The Board of Trustees of Concord Township, Delaware County, Ohio met in regular open session on the 14th day of July, 2014.

PREAMBLE

WHEREAS; the Concord Township Board of Trustees (“Board”) is soon to be under contract with the State of Ohio, acting by and through its Department of Administrative Services (“State”), for the purchase of a portion of one (1) parcel of real property located at 7990 Dublin Road, Delaware, Ohio 43015, identified as Delaware County Permanent Parcel Number 600-240-03-007-000 (“Acquired Property”); and,

WHEREAS; in exchange and consideration for the purchase of the Acquired Property, the Board shall transfer to the State one (1) parcel of real property currently owned by the Board and located at 7943 Dublin Road, Delaware, Ohio 43015, identified as Delaware County Permanent Parcel Number 600-240-03-007-002 (“Transferred Property”); and,

WHEREAS; pursuant to Section 505.104 of the Ohio Revised Code, the Board has agreed to convey title of the Transferred Property to the State in exchange for receiving title from the State for the Acquired Property; and,

WHEREAS; the terms and conditions of this exchange and transfer of the above real property are set forth in the attached Real Estate Purchase Agreement between the Board and the State (“Contract”); and,

WHEREAS; the purchase of the Acquired Property and exchange of the Transferred Property will be consummated by a closing ("Closing") at a time and place mutually agreed upon by the Board and the State, to take place no later than July 30, 2014; and,

WHEREAS; it is the desire of the Board to enter into the Contract and have one (1) of its previously-appointed members attend the Closing on behalf of the Board, and at Closing, sign all necessary and required documents on behalf of the entire Board and in so doing bind the Board.

RESOLUTION

NOW THEREFORE, BE IT RESOLVED BY THE BOARD AS FOLLOWS:

1. The Board hereby adopts the attached Contract and authorizes each of its members and the Concord Township Fiscal Officer to certify their approval of the Contract by written signature on the Contract.
2. All formal actions of this Board concerning and relating to the passage of this Resolution were adopted in an open meeting of this Board, and all deliberations of this Board and any of its committees that resulted in such formal action were in meetings open to the public in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.
3. This Resolution shall take effect immediately upon adoption.
4. This Resolution replaces and supersedes Resolution No. 062314-2⁰⁶²³¹⁴⁻², previously executed by this Board.

Mr. Johnson Moved to approve.

Mr. Garrett Seconded the motion.

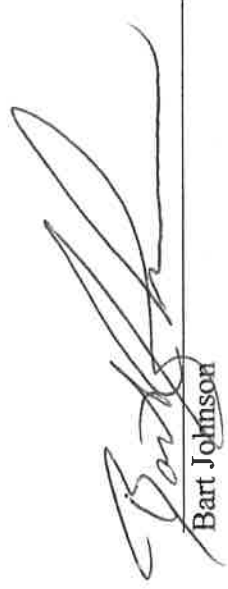
APPROVED AND ADOPTED THIS 14th DAY OF July, 2014 BY:

BOARD OF TRUSTEES
CONCORD TOWNSHIP,
DELAWARE COUNTY, OHIO

Karen Koch
Karen Koch
Trustee

Joe Garrett
Joe Garrett
Trustee

Resolution No.
Authorizing Exchange/Transfer
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Bart Johnson
Trustee

PENDING WARRANT REPORT
Concord Township [2014]

Date: 07/14/14

Warrant Number	Warrant Amount	Voucher Number	Payee	Purpose
1272	295.21	V 1272	HR BUTLER, LLC	PAYROLL PROCESSING FEE 7/11/14
1273	3375.61	V 1273	HR BUTLER, LLC	PAYROLL AGENCY DEDUCTIONS 7/11/14
1274	5449.19	V 1274	HR BUTLER, LLC	PAYROLL SALARIES 7/11/14
1275	1400.41	V 1275	HR BUTLER, LLC	PAYROLL TAXES WITHHELD 7/11/14
1276	46204.27	V 1276	HR BUTLER, LLC	PAYROLL SALARIES 7/11/14
1277	13663.71	V 1277	HR BUTLER, LLC	PAYROLL TAXES WITHHELD 7/11/14
10425	2843.42	VM10425	OHIO INSURANCE SERVICES AGENCY, INC	DENTAL,VISION,LIFE INSUR AUG'14
10426	68.66	VM10426	JOHN DEERE LANDSCAPES, INC.	PARK FOAM MARKER
10427	48.68	VM10427	HILLIARD LAWN & GARDEN, LLC	ROAD 5800 MOWER THERMOSTAT REPAIR
10428	90.00	VM10428	BUCKEYE BATTERY	ROAD 5800 MOWER BATTERY SUPPLY
10429	125.00	VM10429	DATA RESOLUTIONS INC	ADMIN ROUTER RESET & REMOTE ACCESS
10430	740.00	VM10430	OSTRANDER IMPLEMENT	YARD CLEANUP PER BID
10431	2707.20	VM10431	OHIO MULCH SUPPLY INC.	PARK MULCH SUPPLY
10432	28467.96	VM10432	MEDICAL MUTUAL	MEDICAL INSURANCE AUG'14
10433	1416.00	VM10433	PRICE FARMS ORGANICS, LTD.	PARK PLAYGROUND MULCH SUPPLY
10434	37.14	VM10434	SOUTHEASTERN NATURAL GAS CO.	ROAD DEPT GAS UTILITY
10435	625.60	VM10435	OHIGRO, INC	PARK CHEMICAL SUPPLY
10436	74.94	VM10436	THE DELAWARE MOTIVE PARTS	ROAD ANTI-FREEZE SUPPLY
10437	85.80	VM10437	MATHESON TRI-GAS INC.	ROAD DEPT GAS CYLINDER SUPPLIES
10438	203.11	VM10438	TRACTOR SUPPLY CREDIT PLAN	ROAD/PARK/FIRE REPAIR PARTS
10439	370.16	VM10439	SHELLY MATERIALS, INC	TURFWAY BEND ROAD MATERIALS
10440	1572.87	VM10440	KLEEM, INC.	ROAD DEPT ROAD SIGNAGE
10441	21.71	VM10441	GORDON FLESCH CO., INC.	ADMIN COPIER FEE
10442	326.91	VM10442	VALTECH COMMUNICATIONS	ADMIN PHONE BILL
10443	228.06	VM10443	TIME WARNER CABLE	FIRE/ADMIN INTERNET SVC
10445	105.00	VM10445	PORTA KLEEN	PARK PORTABLE RESTROOM JUN'14
10446	142.02	VM10446	RUMPKE	FIRE/MAINT TRASH REMOVAL JUL'14
10447	2300.00	VM10447	GEOTECHNICAL CONSULTANTS, INC	FIRE PARCEL PHASE I INSPECTION
10448	266.79	VM10448	FRONTIER	FIRE/ROAD PHONE BILLS
10449	3281.00	VM10449	FRANK GATES SERVICE COMPANY	2015 GROUP RATING PROGRAM FEE
10450	337.17	VM10450	DELAWARE COUNTY REGIONAL PLANNING COMM.	COMP PLAN ASSISTANCE FEES JUN'14
10451	100.00	VM10451	OLD REPUBLIC SURETY GROUP	ZONING INSPECT BOND RENEWAL
10452	5.67	VM10452	ANGIE ELLERBROCK	ZONING POSTAGE REIMB
10453	156.16	VM10453	COLUMBIA GAS	FIRE DEPT GAS UTILITY
10454	2709.85	VM10454	GREAT LAKES PETROLEUM, INC.	FIRE/ROAD FUEL SUPPLY
10455	51.60	VM10455	PARR PUBLIC SAFETY EQUIPMENT	FIRE DEPT M343 SUPPLY
10456	117.92	VM10456	FASTSIGNS	FIRE DEPT NEW HIRE LABELS
10457	118.42	VM10457	MILLER'S TEXTILE SERVICES	FIRE DEPT TEXTILE SUPPLIES
10458	706.96	VM10458	HERITAGE PHARMACY, INC.	FIRE DEPT MEDIC SUPPLIES
10459	337.20	VM10459	INTERSTATE BILLING SERVICE, INC.	FIRE DEPT HARNESS/RESISTOR REPAIR
10460	1204.00	VM10460	MIATI EMBROIDERY	FIRE DEPT NEW SHIRTS
10461	2511.00	VM10461	FIRE SAFETY SERVICES, INC.	FIRE DEPT MASKS FOR NEW HIRES
10462	115.00	VM10462	WARREN FIRE EQUIPMENT, INC.	FIRE DEPT HOODS FOR NEW HIRES
10463	1045.00	VM10463	KAPLAN HIGHER EDUCATION CORP.	FIRE DEPT EMS & FIRE CONTIN EDUC
10464	100.00	VM10464	ROY TAILORS UNIFORM CO.	FIRE DEPT BOOT ALLOWANCE/HYER
10465	782.84	VM10465	THE JACKET MAN INC.	FIRE DEPT MESH-BACK HATS
10466	33.95	VM10466	AT&T	ROAD DEPT LD PHONE BILL
10467	130.00	VM10467	DONALD LARSEN	NOTARY PUBLIC FOR PURCHASE DOCS
10468	355.00	VM10468	WARREN FIRE EQUIPMENT, INC.	FIRE DEPT ACTUATOR VALVE REPAIR
10469	265.00	VM10469	RUSTY'S TOWING SERVICES, INC.	ROAD DEPT TOW SVC

Total Amount of Pending Warrants

127718.97

PENDING WARRANT REPORT/
Concord Township [2014]

Date: 07/03/14

Warrant Number	Warrant Amount	Voucher Number	Payee	Purpose
1268	200.74	V 1268	HR BUTLER, LLC	PAYROLL PROCESSING FEES 6/27/14
1269	3095.61	V 1269	HR BUTLER, LLC	PAYROLL AGENCY DEDUCTIONS 6/27/14
1270	44463.24	V 1270	HR BUTLER, LLC	PAYROLL SALARIES 6/27/14
1271	12709.13	V 1271	HR BUTLER, LLC	PAYROLL TAXES WITHHELD 6/27/14

Total Amount of Pending Warrants

60468.72