

## CONCORD TOWNSHIP BOARD OF TRUSTEES

August 11, 2014

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The Concord Township Board of Trustees met in regular session on Monday, August 11, 2014 at the Concord Township Administrative Building. Chairman Karen Koch called the meeting to order at 7:07 p.m. The roll was called, and attending were Trustees Karen Koch, Joe Garrett, and Bart Johnson. Other staff present were Fiscal Officer Jill Davis, Operations Director and Fire Chief Todd Cooper, and Zoning Inspector Ric Irvine.

Mr. Garrett moved and Mr. Johnson seconded to approve the minutes from the previous meeting as presented. Vote: Koch-yes, Garrett-yes, Johnson-yes. Mr. Johnson moved and Ms. Koch seconded to approve the emergency meeting minutes from July 24, 2014 as presented. Vote: Koch-yes, Garrett-yes, Johnson-yes.

### Public Input

None.

### Old Business

The Prosecuting Attorney's office (PA) has informed the Trustees they are within the statute of limitations for the defective lobby windows. Mr. Garrett wants to ensure the PA's cost is covered if the Board progresses with a claim. He said the Board needs to determine if a second engineering firm confirms the same results as Wrist Engineering. Mr. Johnson asked if the Township was liable for the architect's attorney fees if the case was lost. He noted the original windows were definitely not the right windows, but can a case be won. Mr. Cooper mentioned one more leak was found in the northwest section of the lobby, and it needs to be determined if installation was per architect. Mr. Garrett said the architect's attorney says the windows were not installed correctly. The Board needs to either drop it, or the next step is find another engineering firm. Mr. Garrett would like the PA to attend the next meeting and also get a cost for a firm to review the windows. Mr. Johnson still feels the township did not get what it should have from the architect. A leak test needs performed on the remaining windows with an engineer present.

Mr. Johnson continues to research different medical insurance options for the township compared to the OPEC healthcare consortium offered by Ohio Insurance Agency. A similar co-op lasted only six years. He likes the idea of self-insurance, but is exploring other options besides OPEC, with larger groups and longer history. The Ohio Township Association recommended Burnham & Flower agency, who also handles the township liability insurance. Ms. Davis noted she cannot get township member information since the FormFire data is not under the township, but under OPEC. A change of agent form will be filed, so the township's data can be used to get proposals. Mr. Johnson said he is not comfortable with a small group for self-insurance, and the OPEC plan pitched to the township is unprecedented the way it is set up, with another layer of funding added to the group and re-insurance.

A discussion was held on park grant ideas and submission of the grant application.

It was mentioned for the Fall Festival to have the tractor ride go through the new property site, if available, and to have longer marshmallow sticks.

The township continues to wait on the signing of the Governor's deed to close the property. The lease of the current fire station property will go through June 2016.

The hiring of special duty deputies from the Delaware County Sheriff's Office was discussed for speeding concerns. Mr. Garrett reported ~~to~~ the cost would be \$50 per hour for a three-hour minimum shift. Based on speed trailer data from Scioto Chase, 98% of vehicles are traveling at 30 mph and under; therefore only 2% are traveling over 6mph above the speed limit. Ms. Koch believes ticketing speeders will help the problem. All agreed the deputy presence in both Scioto Reserve and Tartan Fields would be positive, along with walk-thrus at Concord Park. Mr. Johnson moved to hire special duty deputies from the Sheriff's Office

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for six three-hour shifts, with location to be determined, and data provided to the township. Mr. Garrett seconded the motion. Vote: Koch-yes, Garrett-yes, Johnson-yes.

### Zoning Department

Mr. Irvine reported two permits were issued to date for August. The following zoning meetings have been scheduled:

- Board of Zoning Appeals on August 5 for car repair & lot business was approved.
- Zoning Commission on August 19 for hearing for Epcon condos on Section Line Rd.
- Zoning Commission on August 26 for continuance of Clarkshaw Moors development
- Board of Zoning Appeals on September 2 for a variance on Elmgee Rd.
- Zoning Commission on September 9 for hearing on Yinger property development.

Assistant Prosecutor, David Moser, and a court recorder will be scheduled for all the meetings. Mr. Irvine noted the court reporter is retiring and a new reporter is being sought. Mr. Johnson asked why the Clarkshaw Moors development was tabled. Mr. Irvine thinks it is partially due to our Zoning asking for full development plans, when developers do not have full plans ready at this stage in case they do not get approval. In addition, questions are asked of the developer (i.e. road size, traffic flow, sewer line supply, etc) that are actually the responsibility of the Delaware County Engineer, Sanitary Engineer, etc., and not the Zoning Commission. If the developer tells Zoning the services are provided for the change of zoning, it may not matter how, since that is under a different government entity to review. Other townships do change of zonings differently and are less restrictive, requiring preliminary or conceptual plans. At the meeting there were also individual concerns with buffering. Mr. Garrett discussed who is responsible for future road improvements with the County Engineer, and said walking paths should also be included in developments. In summary it was requested for the Zoning Commission to recommend or approve (a development) on to the Trustees, or not.

### Director of Operations - Fire Chief

The road repairs to Turfway Bend were discussed. The quote from Roesse Bros. Paving also included an additional \$710 that was not included in a previous Trustees motion. Therefore, Mr. Johnson moved and Mr. Garrett seconded to approve the additional \$710 for the Roesse Bros. to complete the road repairs at Turfway Bend. Vote: Koch-yes, Garrett-yes, Johnson-yes.

Mr. Cooper obtained two updated window quotes based on initial window measurements. Holmes Lumber quoted \$11,285 and Northern Window and Door quoted \$13,341.63. Installation quotes were: \$8,400 from Advanced Glass (quote six months old), and \$6,700 from Nelson Yoder. No action taken.

Mr. Cooper noted that Road employee Joe Holloway will be off September 10 for two weeks.

The Epcon condo development was submitted to Chief Cooper. Based on 88 homes and 176 cars, only one entrance/exit was included, and approved by the County. Chief Cooper recommended a road stub onto Scioto Parkway as an emergency exit, with a gate for a back entrance for traffic. He is working with Epcon's engineer.

### 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 #1282-1285, 10501-10530, totaling \$87,374.53. Vote: Koch-yes, Garrett-yes, Johnson-yes. The General Fund balance is \$5,414,470.02, and balance of Special Revenue Funds is \$5,124,547.87.

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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

  
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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