

The Board of Liberty Township Trustees met in Regular Session on Friday, May 19, 2023 at 8:30 a.m. with the following members in attendance, Mr. Gregory Cizmar, Mr. Arnold Clebone and Mr. Devon Stanley, presiding.

Motion to approve the minutes of the May 8, 2023 Regular meeting.

Guest: Mr. Nick Coggins Trumbull County Planning Commission spoke to the Board of Trustees to consider acting on a proposed CRA agreement. Trustee Clebone asked Mr. Coggins if the schools were on board with the abatement. Mr. Coggins explained the schools were notified two separate times as specified by the Ohio Revised Code.

23-82 Motion to approve a Community Reinvestment Area Agreement with Steel & Liberty LLC for a partial tax abatement for improvements to be made at 1610 Motor Inn Drive, Girard, Ohio 44420, for construction of a new Hotel.

The Liberty Township Board of Trustees hereby approves the proposed Community Reinvestment Area Agreement between the Board of County Commissioners of Trumbull County, Ohio, and Steel & Liberty LLC, designating a redevelopment site located at 1610 Motor Inn Drive, Liberty Township, Ohio, in the Community Reinvestment Area, as eligible for a seventy-five percent ten-year abatement of real property taxation pursuant to R.C. 3735.67 to develop a new Hotel, to provide economic development and aesthetic improvement of the property in the Township. The Board authorizes the Chair of the Board of Trustees to acknowledge this approval by signing the final agreement, and to take any and all necessary actions to implement the Community Reinvestment Area Agreement between the parties. See Addendum File for full Community Reinvestment Area Agreement provided by the Trumbull County Planning Commission.

Motion: Mr. Cizmar. Second: Mr. Stanley.

Roll Call: Mr. Cizmar, Yes. Mr. Stanley, Yes. Mr. Clebone, Yes. Motion carried.

Remarks: Trustee Clebone believes granting a 75% abatement should not be presumed the standard for future requests. He will be voting yes with his colleagues for this incentive, which is above the norm (50%), realizing the developer is building on a site that is in proximity to a condemned structure and access is currently less than desirable. However, he expressed confidence that the need to provide abatements in Liberty's commercial district in the future will diminish significantly after the leveling of the condemned structure, the new motel is built, and the improvements being proposed along Belmont Avenue (sidewalks, lighting, signage, and landscaping) are realized.

Trustee Cizmar said any future requests for an abatement will be considered on a case-by-case basis. The owner of the property where the proposed Hotel will be located stated he had considered other areas for his hotel. It was only after Starbucks decided to build, he made the decision to come if he could get an abatement.

Trustee Stanley asked if the tax abatement was the "but for" - if not for the tax abatement, would he locate to Liberty? The property owner said, "it would have been tough." He would not be able to recoup investments without the abatement. Having an abatement helps get finances faster.

Cari Immerman addressed the trustees about her offer (see resolution 23-88) to secure donations for safety equipment. The work she's done in the past to acquire safety equipment and vehicles internationally can be applied here. As a grant writer, she is optimistic she will be successful in seeking private donations for safety equipment.

23-83 Motion to appoint Ohalloran & Ohanian, LLC as legal counsel for Liberty Township in the appeal to common pleas court by Ralph McMahan of the denial of his worker's compensation claim for additional conditions, at a rate of \$225 per hour for attorneys and \$90 per hour for paralegals.

Motion: Mr. Stanley. Second: Mr. Clebone.

Roll Call: Mr. Stanley, Yes. Mr. Clebone, Yes. Mr. Cizmar, Yes. Motion carried.

23-84 Motion to accept Officer James Newton's retirement effective July 5, 2023. Congratulations and best of luck now and in the future!

Motion: Mr. Cizmar. Second. Mr. Clebone.

Roll Call: Mr. Cizmar, Yes. Mr. Clebone, Yes. Mr. Stanley, Yes. Motion carried.

23-85 Motion to pass the following resolution for grass abatements:

BE IT RESOLVED, that the Board of Trustees hereby determines that the owner's maintenance of vegetation, garbage, refuse and other debris upon the following properties constitutes a nuisance:

Address:	Parcel No.:
1395 Virginia Trail	12-098630
1390 Virginia Trail	12-563743
50 Redfern	12-340865
520 Catherine	12-535100
430 Colonial	12-227300
825 Pinecrest	12-329770
837 Pinecrest	12-245050
511 E Liberty	12-000800
700 Santa Monica Dr	12-267780
625 Murray Hill	12-359750
956 Tibbetts Wick	12-217970
451 Colonial	12-418051

BE IT FURTHER RESOLVED, that notice of this Board's intent to provide for the abatement, control, or removal of said vegetation, garbage, refuse or other debris constituting said nuisance be given to all owners of the land and holders of liens of record upon said land in accordance with **Section 505.87 (B) O.R.C.**; and

BE IT FURTHER RESOLVED, that upon proper notice, and failure of the property owner to abate said nuisance within seven days, the Board of Trustees provide for the abatement, control, or removal of said vegetation, garbage, refuse or other debris constituting said nuisance in accordance with **Section 505.87 (B) O.R.C.**

Motion: Mr. Clebone. Second: Mr. Stanley.

Roll Call: Mr. Clebone, Yes. Mr. Stanley, Yes. Mr. Cizmar, Yes. Motion carried.

23-86 Motion to pass the following resolution for nuisance abatements:

BE IT RESOLVED, that the Board of Trustees hereby determines that the owner's maintenance of vegetation, garbage, refuse and other debris upon the following properties constitutes a nuisance:

Address:	Parcel No.:
2510 Fifth	12-285470

BE IT FURTHER RESOLVED, that notice of this Board's intent to provide for the abatement, control, or removal of said vegetation, garbage, refuse or other debris constituting said nuisance be given to all owners of the land and holders of liens of record upon said land in accordance with **Section 505.87 (B) O.R.C.**; and

BE IT FURTHER RESOLVED, that upon proper notice, and failure of the property owner to abate said nuisance within seven days, the Board of Trustees provide for the abatement, control, or removal of said vegetation, garbage, refuse or other debris constituting said nuisance in accordance with **Section 505.87 (B) O.R.C.**

Motion: Mr. Stanley. Second: Mr. Clebone.

Roll Call: Mr. Stanley, Yes. Mr. Clebone, Yes. Mr. Cizmar, Yes. Motion carried.

23-87 Motion to award bid for the police department upgrades to JC3 Builders at \$135,000.00 (only bidder).

Motion: Mr. Clebone. Second: Mr. Stanley.

Roll Call: Mr. Clebone, Yes. Mr. Stanley, Yes. Mr. Cizmar, NO. Motion carried.

Remarks: Trustee Stanley stated \$60,000.00 is coming from the Drug Fund and the balance from the Police fund.

23-88 Motion to enter into a service agreement with Cari Immerman to pursue private funding for small and large equipment to benefit the safety forces at a onetime fee of \$2,000 and 5% of secured funding.

Motion: Mr. Stanley. Second: Mr. Cizmar.

Roll Call: Mr. Stanley, Yes. Mr. Cizmar, Yes. Mr. Clebone, Yes. Motion carried.

Discussion: Road Superintendent Wayne Hickman reminded everyone the milling on Tibbetts-Wick to Robbins Avenue has begun preparing for paving. Churchill Park is in the final stages of finishing the Little Squaw Creek project. Bathrooms at the park are ready to be opened next week. The Naylor Lloyd Resurfacing should start soon. Just waiting on RT Vernal to begin. He will get in touch with Shelly and

Sand, the successful bidder for the 2023 Road Resurfacing project, to set up a pre-construction meeting. Wayne said we were not successful in obtaining the CDB Grant for Fredericks he applied for last week.

Chief Doug Theobald received the official notification that Liberty, Hubbard and Girard were successful in receiving a safety trailer to be shared by all 3 communities. The Chief wanted to mention the crew who assisted Hubbard on I-80 after a multiple vehicle crash which included a tractor trailer and the crew dispatched to Giant Eagle. The crew provided lifesaving support in both instances.

Chief Toby Meloro stated ODOT is aware of the Build a Better Belmont Bike event. The city of Youngstown, Liberty Cruisers and a Fire Rescue truck will provide traffic control for the event. Chief Meloro reported a group of residents contacted him and wanted to thank the Board for their assistance with regards to farm animals in a residential area. They plan to attend the next evening meeting.

Zoning and Code Officer Jim Rodway is currently pursuing bids to board up Hotel 30, Jim and Police Chief Meloro went to the residence at 58 Norwick Drive to make him aware someone would be entering his property to remove the debris from his yard but he did not answer the door. Jim spoke to both logging companies who intend to return to the areas to continue some clean up. Zoning, he reported, has no authority over trailer parks, but he has filed a complaint with the state agency with authority. The homes at Catherine and Colonial he will need assistance from the law director regarding maintenance.

Trustee Devon Stanley thanked Jim for all the hard work he's been doing for the township.

Trustee Arnie Clebone reminded everyone of the Build a Better Belmont Bike-a-thon on Sunday.

Motion to adjourn into executive session at 9:15 a.m. to review bargaining discussions, consider possible employment and compensation of public employees.

Motion: Mr. Cizmar. Second. Mr. Clebone.

Roll Call: Mr. Cizmar, Yes. Mr. Clebone, Yes. Mr. Stanley, Yes. Motion carried.

Motion to adjourn from executive session at 10:00 a.m. and resume regular session.

Motion: Mr. Cizmar. Second. Mr. Clebone.

Roll Call: Mr. Cizmar, Yes. Mr. Clebone, Yes. Mr. Stanley, Yes. Motion carried.

22-89 Motion to amend the Memoranda of Benefits for the Township Administrator and Department heads as follows, effective the first pay period following the adoption of this Motion:

1. Increase the salary of the Zoning Inspector, Fire Chief, and Highway Superintendent by four percent (4%);

2. Increase the salary for the Township Administrator to be the same as the Zoning Inspector;

3. Amend paragraph 11 of the Memorandum of Benefits for the Police Chief to pay his accrued but unused sick leave at retirement at fifty percent (50%) of his then current hourly rate of pay.

Motion: Mr. Stanley. Second: Mr. Cizmar.

Roll Call: Mr. Stanley, Yes. Mr. Cizmar, Yes. Mr. Clebone, Yes. Motion carried.

Motion to adjourn meeting at 10:04 a.m.

Motion: Mr. Cizmar. Second: Mr. Clebone.

Roll Call: Mr. Cizmar, Yes. Mr. Clebone, Yes. Mr. Stanley, Yes. Motion carried.

Next meeting Friday May 26, 2023 @ 8:30 a.m.

MATTHEW CONNELLY
FISCAL OFFICER

DEVON STANLEY, CHAIRPERSON