

JEFFERSON TOWNSHIP

REGULAR MEETING

Supervisor Regular Meeting – August 11, 2025

CALL TO ORDER:

The Jefferson Township Board of Supervisor regular meeting was called to order on Monday August 11, 2025 at 7:10 P.M by Chairman, John Cypher. All rose to pledge the flag.

ROLL CALL:

Those present were Chairman, John Cypher; Vice-Chair., Lois Rankin; Supervisor Braden Beblo; Manager, Leo Rosenbauer and Assistant Sec/Treas Angel File, Sec/Treas. Lois Fennell was absent.

ANNOUNCEMENT:

An Executive Session was held following the July 14th meeting on possible litigation and personnel matters.

Supervisors will hold an Executive Session following tonight's meeting regarding personnel matters.

Commander for the Saxonburg Ambulance Service was here to present status of Emergency Management Services and requested the Supervisors consider enacting a ½ mill Emergency Services Tax to support their services.

PUBLIC BUSINESS or COMMENT: None.

MINUTES:

Motion by John Cypher to approve the July 14, 2025 regular meeting minutes as corrected by Supervisor Rankin. *Second* by Braden Beblo. All agreed and *motion carried*.

FINANCIAL:

John Cypher read the financial report noting that the bills paid between meeting July 15, 2025 and August 11, 2025 meetings totaled \$12,702.91. Bills presented for payment from the General Fund this evening totaled \$37,490.06, No bills were presented for payment from ARPA PLGIT/Checking (which has been closed), State Fund, Impact Fee Fund, or Capital Reserve Fund. The balance of all funds after payment of the bills presented was \$3,759,902.78. *Motion* by John Cypher to pay the bills presented and any other bills that come and are due prior to the September 8, 2025 meeting. *Second* by Lois Rankin. All agreed and *motion carried*.

ROAD REPORT:

John Cypher read the report as follows:

- All roads for the 2025 Road Maintenance Project were crack-sealed and mowed prior to a two week earlier start than originally expected. Josph Geibel was hired temporarily to assist with the crack sealing process due to a limited full-time road crew.
- PA One Call responses are being addressed by Gerry Geibel and Leo Rosenbauer.
- Berm mowing is still in progress.
- Park mowing and weed eating is ongoing.
- The service call for the side deck mower from Land Pro was cancelled (multiple error messages). Gerry found the problem was that someone did not replace the radiator cap causing overheating and error messages. Garry and Gerry fixed a leak in the main hydraulic box 7-28-25 on the same machine.
- Mowing was completed at the Township Buildings.
- Road checks for road bleeding during XTO hauling on Bullcreek is ongoing.
- The two-door truck was repaired and is back in operation. The def heater and the line were repaired for a cost of \$1,591.88.

RECREATION BOARD REPORT:

The Recreation Board met on August 6, 2025

BASEBALL (Knoch Youth Baseball) ASSN.: Josh Harbison – Justin Thompson – Absent – No report
www.knochyouthbaseball.com

POOL ASSN.: Roger Cypher

- Closing Day is now scheduled for August 31st
www.sebcopool.com

SOFTBALL ASSN: Jim Jones

- Next tournament (10U & 12U) is scheduled for August 15th through 17th.
- Fall ball is scheduled again for this year, signups are open. Check website for updated details.
www.sagsa.org

SOCCER ASSN: Kody Durrett

- Fall registration is now closed; 220+ kids signed up
- Practices expected to begin on August 25th
- Hosting a clean-up day August 23rd
- Season games begin on September 9th
www.knochsoccer.org.

OLD BUSINESS:

We want to follow up regarding the maintenance and accessibility of the park bathrooms.

Could you please clarify who is currently responsible for monitoring the holding tanks and determining when they need to be pumped out?

Additionally, is there any update on securing a person or company to clean and maintain all the park bathrooms? If any bids have been submitted for this work, could you share the status?

The park organizations would prefer that the township take the lead in managing this service, similar to how the dumpster arrangements are handled. The organizations are willing to contribute their share of the costs to ensure the bathrooms are regularly cleaned and stocked.

It would be helpful if a decision could be made and communicated soon. There have also been several public complaints about the lack of an open bathroom for general use, which we hope can be addressed promptly.

PARK PROJECTS:

1. Jim asked if there were plans to reinstall the bollards near the new bathrooms at the softball/baseball location. He noted that some people are parking there and are getting parked-in (stuck) during games/practices. He said there seems to be some general confusion with the public if this is a “drive through path” now or not.

PLANNING COMMISSION: July 21, 2025 meeting report by Leo J. Rosenbauer.

Bill French from Sunvest Solar LLC addressed the P.C. board with their conceptual plans for the solar development at Winfield and Riemer Road. The submitted plans were administratively incomplete and will be reviewed upon submission.

P.C members to table T-Mobile revised Land Development Submission until a full set of large plans including items noted by Leo and Brian from their site visit 3-14-2025 (a copy of which is attached) which were noted to be showing property lines and setback lines.

Matt Marshall (Township Solicitor) recommended a meeting with four P.C. members to review Chapter 22. This meeting will be scheduled in the future

Chapter 10- Health and Safety will be discussed after Chapter 9.

Brian Noah presented the P.C members with information on Chapter 9 (Grading) for review. Members will review the information and discuss it at the next meeting.

Boat ordinance- Does the board want to consider an ordinance for abandoned boats? Certs from a State Abandoned Boat Law was read to the board. A short discussion followed.

Noise ordinance – Does the board want to look at instituting a noise ordinance? A short simple ordinance was distributed.

UNFINISHED BUSINESS:

Markus property issue- Supervisor Beblo still has not received a response to date. Has left voicemails and still no response.

Broman property issue- Completed today, pipe was installed to extend, angle the pipe to get it further away from the edge of the road.

OLD BUSINESS:

Motion by John Cypher to approve the re-bidding of the pool renovation project as maybe recommended by the engineer (HRG). *Second* by Braden Beblo. *All agreed and motion carried.*

Motion by John Cypher to sign the annual CDGB Application and Cooperation Agreement. *Second* by Braden Beblo. *All agreed and motion carried.*

NEW BUSSINESS:

Motion by John Cypher to approve MMO of \$24,700.00 as provided by T.J. Anderson for the Jefferson Township Municipal Pension Plan for the 2026 Budget. *Second* by Lois Rankin. *All agreed and motion carried*

Motion by John Cypher to approve the advertising of Fuel Bids to be opened at the September 8th meeting for the same amounts of fuel as last year. *Second* by Braden Beblo. *All agreed and motion carried.*

Chairman John Cypher will be attending the Multiple Municipality Collaborative forum held on Wednesday August 13th, and will be reporting on it at the September 8th meeting.

Supervisor Rankin discussed the new requirement for CDL supervisor/manager training at the July 14th meeting she had read on PSATS and wanted to confirm that someone had completed the training by July 26, and a certificate was received as well. (August 26 as per PSATS). Manager Leo Rosenbauer has his certification and has confirmed that it has no expiration date.

Motion by John Cypher to paint the center line painting on West Jefferson due to the seal coat project and discuss any other roads after they are completed next year. *Second* by Braden Beblo. *All agreed and motion carried*

A resident requested line painting on roads not on our regular schedule.

Motion by Braden Beblo to approve the advertisement of hiring up to two full-time employees: possibility of a Road Forman position and one Road Crew position. *Second* by Lois Rankin. *All agreed and motion carried*

Motion by Lois Rankin to advertise the Road Crew positions on Indeed and Butler Eagle. *Second* by Braden Beblo.

Motion by Braden Beblo to appoint Angel File as Jefferson Township Secretary/ Treasurer, Assistant RTK officer, and Planning Commission Clerk upon completion of the required outgoing treasurers audit and will take effect the 1st day after the audit. Lois Fennell will remain temporarily for assisting and training (currently less than 10 hours per week!) *Second* by Lois Rankin. *All agreed and motion carried*

Motion by John Cypher for the Township building to remain a polling place which will include yearly inspections and sign the Bureau of elections Polling Place Lease Agreement. *Second* by Braden Beblo. *All agreed and motion carried.* Bureau of Elections Polling Place Lease Agreement was signed by Chairman John Cypher.

No further discussion at this time purchasing a new 2026 Ford F-600 to replace the 2015 F-550.

Resident inquiring if the township would consider a leaf and grass clipping drop off. Supervisors did not make a decision at this time.

Notice was received from Butler County Board of Commissioners Economic Development and Planning regarding County Subdivision and Land Development Plan Review. The Supervisors acknowledged receipt of each notice.

NEW BUSSINESS: Cont.;

Complaint of non-compliant setbacks for two sheds at 682 Saxonburg Road. Supervisor Rankin noted that the sheds are non-complaint with the setbacks. Manager Leo Rosenbauer noted that a non-traffic citation was issued 11/19/24, and a summary trial was held on Jan 23, 25 with a verdict that the resident was required to adhere to the 25ft set back. The resident has not complied to date, and the code officers are currently consulting with the township solicitor for guidance on this matter.

PUBLIC BUSINESS OR COMMENT:

Mandi Foertsch presented the board with a question regarding when the mowing of Bullcreek berms, her question was already addressed in the road report.

MISC. BUSINESS FROM TWP. OFFICIALS: None

ADJOURN:

Motion Braden Beblo to adjourn at 9:09 PM. *Second* by Lois Rankin. All agreed and *motion carried*.

ATTENDANCE:

Bob Veselich, Doug Lefever, Sue Hartzel, Shelia Howard, Ford Stepp, Chuck Lewis, Evie Gross, Bill Foertsch, Mandi Foertsch, Matt Marshall and William Pitts.

NEXT MEETING:

The next regular Supervisors' meeting is Monday, September 8, 2025 at 7 P.M. at the municipal building.

Prepared by Angel File.