



**GERMAN TOWNSHIP BOARD OF TRUSTEES
MINUTES OF THE REGULAR MEETING HELD ON NOVEMBER 8, 2021**

The meeting was held at the German Township Hall located at 12102 St. Rt. 725 West, Germantown, OH 45327 and virtually using WebEx.

The meeting was called to order by Board President Tyler Rehmert at 7:01 pm. In attendance were:

President Tyler Rehmert	Vice-President Abra Reed	Trustee Jacob Stubbs
Fiscal Officer Mark Heistand	Police Chief Joe Andzik	Road Super. Jeremy Holbrook
	Zoning Inspector Halie Sewell	

IN-PERSON ATTENDEES:

Name	Address	Name	Address
David Gehron	14239 Kiefer	Mark and Deb Cross	7444 S. Stivers Road
Terry Johnson	10 Wetz Lane	Mark Keener	7865 Jamaica Road
Lou Potter	15317 Oxford Road	Lynn Cleveland	11858 Oxford Road
Brian Wafzig	165 S. Main St.	Abigail Hale-Dennis	13091 Oxford Road

ONLINE ATTENDEES:

Name	Name	Name	Name
Karen Carmickle	CCC	S	Sam
Shelby Rehmert	Bob McClain	Kurt Jacoby	

The Germantown Press was notified of the Regular Meeting on 10/28/21 at 11:08 am.

Mr. Rehmert led the group in the Pledge of Allegiance.

VISTOR COMMENTS:

- **Mark Keener, 7865 Jamaica Road:** Mr. Keener discussed the following:
 1. Addressing Mr. Rehmert's last meeting, he acknowledged that he wanted Mark Cross to be appointed to the open Trustee position in June 2020. He noted that he and Mr. Rehmert haven't always agreed. However, he stated that he respected Mr. Rehmert, said he thought that he did an admirable job for the Township, and then shook Mr. Rehmert's hand.
 2. He congratulated Mr. Stubbs, Dr. Cross and Lou Potter on their recent election as Township Trustees. He said that Mr. Potter could be sworn in by Mr. Stubbs or any other elected official.

FISCAL OFFICER'S REPORT:

- Mr. Heistand submitted minutes for the 10/12/21 Regular Meeting. Mr. Rehmert made a MOTION, seconded by Mrs. Reed, to approve the minutes as presented. The MOTION WAS APPROVED by a unanimous voice vote.
- Mr. Heistand presented the October Financial Reports: (1) 10/31/21 Fund Status; (2) Year-to-Date 10/31/21 Cash Summary by Fund; (3) Month of October Cash Summary by Fund; (4) October 2021 Receipt Listing; and (4) October 2021 Payment Listing. He noted the following items:
 - Receipt #134 for \$18,000 from the State of Ohio was the annual cell tower lease payment.
 - Receipts #142 and #143 totaling \$90,244.63 from the State of Ohio were the 2nd half Homestead and Rollback payments. Having received these payments, he said he recently paid the City of Germantown \$511,647 for the 2nd half joint levy tax collections.
 - Voucher #770 to Lebanon Ford for \$31,569 was for the new police cruiser.
 - Voucher #784 to the Treasurer of Ohio for \$7,868.23 was the semi-annual payment to the Ohio Department of Transportation for the State Infrastructure Bank loan that the Township received in 2017 for the Eby Road repairs.
 - Voucher #811 to Ray Hensley Inc. for \$79,030 was for the 2021 chip seal road program.
 - Voucher #817 to Commercial Roofing Services, Inc. for \$1,700 was for window repairs to the Meeting Room, Trustees' Office and Fiscal Officer's Office.
 - Voucher #830 to Strawser Construction, Inc. for \$38,930.30 was for the 2021 cape seal road program.
- Mr. Rehmert made a MOTION, seconded by Mr. Stubbs, to approve the October financial reports and authorize the payment of October bills (warrants 50521-50527 and vouchers 758-861 for payroll direct deposit, payroll tax withholdings and other electronic payments). The MOTION WAS APPROVED by a unanimous voice vote.
- Mr. Heistand asked the Trustees to approve the 2022 health insurance renewal from Burnham & Flower for Medical Mutual. Rates for the same plan as 2021 will increase by 4.89%. Past increases were 7.81% in 2021 and 19.9% in 2020. He noted that Chief Andzik and Mr. Holbrook recommended that the Trustees approve the renewal. Mr. Stubbs introduced **RESOLUTION 2021-38**, seconded by Mrs. Reed: **A RESOLUTION TO APPROVE RENEWING THE EXISTING HEALTH INSURANCE PLAN FOR 2022 WITH MEDICAL MUTUAL THROUGH BURNHAM & FLOWER INSURANCE GROUP**. The roll was taken and the adoption vote was as follows: Mr. Rehmert-Yes; Mrs. Reed-Yes; Mr. Stubbs-Yes. **RESOLUTION 2021-38 WAS ADOPTED.**
- Mr. Heistand noted that Julia Smith of Sonshine in a Bag could not attend the meeting due to illness. She intended to request a donation from the Fouts Trust Fund to help the charity assist children in need. He noted that the Trustees approved a 2021 appropriation of \$2,000 from the Fund. No disbursements have been made in 2021. Mrs. Smith will attend the December meeting.
- He noted that each year the Trustees approve disbursements from the General Fund for a December Appreciation Lunch for Township employees. Mr. Stubbs introduced **RESOLUTION 2021-39**, seconded by Mrs. Reed: **A RESOLUTION APPROVING EXPENDITURES FROM THE GENERAL FUND FOR AN APPRECIATION LUNCH FOR THE EMPLOYEES OF GERMAN TOWNSHIP ON A DATE TO BE DETERMINED BY THE EMPLOYEES**. The roll was taken and the adoption vote was as follows: Mr. Rehmert-Yes; Mrs. Reed-Yes; Mr. Stubbs-Yes. **RESOLUTION 2021-39 WAS ADOPTED.** Both Mr. Rehmert and Mr. Stubbs made statements of support and appreciation for the Township's employees.
- To prepare for the 2022 budget process, Mr. Heistand stated that he would provide year-to-date analyses of spending by account number along with an estimate of total year spending and

estimated year-end fund balances to the Police, Road and Zoning Departments. He suggested that the Trustees set dates for the year-end meetings. After discussion, it was decided to hold the 2022 Budget Review meeting on 12/30/21 at 7:00 pm and the 2022 Organizational meeting on 1/4/22 at 7:00 pm

- He stated his excitement that the replacement ½ mill Parks Levy passed in November. He noted that the levy passed by a higher percentage than when the levy was last renewed in 2016.
- He noted that the Senior Citizens 1 mill levy will expire at the end of 2022. The levy was last passed as a replacement in November 2017. He recommended that the Trustees place the levy on the May primary ballot. The deadline for submitting the levy for the May ballot will be in early February. The Trustees decided to discuss the levy at the December meeting and requested a recommendation from the Senior Oversight Committee concerning replacement or renewal.
 - **Visitor Comment: Mark Keener:** Mr. Keener recommended asking the County Auditor's office to provide amounts that would be generated by a levy renewal or replacement.
- Mr. Heistand noted that he attended the Western Regional Council of Governments (WRCG) meeting with Mr. Stubbs and representatives from Farmersville and Jackson Township on 11/3/21. Perry Township was absent. He noted that at the meeting Mr. Stubbs was elected Vice-Chair and he was elected Treasurer. Once minutes are prepared and the Resolution naming him as Treasurer has been completed, he will change the check signers at Huntington Bank.
- He announced the Montgomery County Township Association Holiday Gala will be on 11/17/21.
- He reminded the Trustees about Montgomery County Auditor Karl Keith's Annual Update on 12/16/21 at 9:00 am at Sinclair College.
- He requested that the Trustees approve the 2021 Tax Advance Request Form to be submitted to Auditor Keith for 2022. Mrs. Reed introduced **RESOLUTION 2021-40**, seconded by Mr. Stubbs: **A RESOLUTION AUTHORIZING THE MONTGOMERY COUNTY AUDITOR OFFICE TO ADVANCE THE MAXIMUM AVAILABLE AMOUNTS OF REAL ESTATE TAXES, PERSONAL PROPERTY TAXES AND FINES ON A MONTHLY BASIS DURING 2022.** The roll was taken and the adoption vote was as follows: Mr. Rehmert-Yes; Mrs. Reed-Yes; Mr. Stubbs-Yes. **RESOLUTION 2021-40 WAS ADOPTED.**
- He congratulated Mr. Stubbs and Dr. Cross on their elections as Trustees to four-year terms starting on 1/1/2022. He also congratulated Mr. Potter on his election to complete the remainder of the four-year term to which Matt Burns was elected in 2019. He noted that Mr. Burns resigned in May 2020 when he moved out of the Township. Since the Trustees were unable to agree on an appointee to replace Mr. Burns, four members of Mr. Burns' Committee of Five met on 7/1/20 and appointed Mr. Rehmert to serve until the recent election is certified on 11/23/21. Mr. Potter will join the Board of Trustees at that time.
- Noting that this was Mr. Rehmert's final meeting, he recommended that the Trustees appoint Mr. Potter to replace Mr. Rehmert on the Parks Oversight Committee and to replace Mr. Rehmert as Zoning Commissioner. Mr. Rehmert made a MOTION, seconded by Mr. Stubbs, to approve the appointments through the end of 2021. The MOTION WAS APPROVED by a voice vote.
- Mr. Heistand thanked Mr. Rehmert for his service to the Township. He stated that Mr. Rehmert had been an outstanding Trustee and had worked very hard for the Township and helped improve the working relationship of the Board of Trustees. He stated that he would miss Mr. Rehmert's attention to detail and his understanding of the Township's finances. He wished Mr. Rehmert success in his career and happiness in his personal life. He hoped that someday Mr. Rehmert would again offer his services in some Public Service capacity to the German Township community. He said that he would welcome Mr. Rehmert's return.

POLICE DEPARTMENT REPORT:

- Chief Andzik reported that Breakfast with Santa will probably be held at the Township Hall on 12/4/21 from 9-11 am. Pancakes and sausage will be served.
- He thanked Mr. Rehmert for his service, noting that he brought a different perspective to the Board of Trustees. He stated that Mr. Rehmert did a good job for the Township.

ROAD/SERVICE DEPARTMENT REPORT:

- Mr. Holbrook reported that he applied for the \$500 MORE Grant from Ohio Township Association Risk Management Authority (OTARMA). This grant money will be used to reimburse the department for the purchase of warning lights for the new backhoe and other under-lighted equipment. Rechargeable LED "road flares" were also purchased under the MORE Grant to assist his department with bringing attention to warning signage and dangerous situations at night.
- He completed the Township's application for the reconstruction and resurfacing of Sigal Road and submitted it to the Ohio Department of Transportation. This is a competitive grant. Projects receiving awards should be notified in early 2022. The Township's application was for \$222,199.
- He reported that Strawser Construction, Inc. had completed the Micromix (cape seal) resurfacing of Little Forest Drive, Big Twin Terrace and Dry Run Circle.
 - **Visitor Comment: Mark Cross, 7444 S. Stivers Road:** Dr. Cross asked about the cost of cape seal paving versus other options. Mr. Holbrook responded that cape seal is about half the cost of asphalt and twice the cost of chip seal. He and Dr. Cross then discussed how the cape seal paving will hold up to snow plows. Mr. Holbrook felt that cape seal paving is best suited for use on the Township's less-traveled subdivision streets.
- He reported on proposals he received for liquid propane for the Township buildings. Bids were received from Earhart Propane (\$2.149 per gallon), Collett Propane (\$2.199 per gallon) and Miami Valley Propane (\$2.349 per gallon). He noted that with the volatility of gas prices, vendors would not hold pricing for more than 24 hours. As such, he went ahead and signed a contract with Earhart (our current provider) for \$2.149. This is up significantly from last year's \$1.099 per gallon.
- Mr. Rehmert introduced **RESOLUTION 2021-41**, seconded by Mr. Stubbs: **A RESOLUTION RETROACTIVELY AUTHORIZING ROAD SUPERINTENDENT JEREMY HOLBROOK TO EXECUTE A CONTRACT WITH EARHART PROPANE TO SUPPLY PROPANE FOR THE TOWNSHIP FOR THE 2021-2022 SEASON AT A RATE OF \$2.149 PER GALLON.** The roll was taken and the adoption vote was as follows: Mr. Rehmert-Yes; Mrs. Reed-Yes; Mr. Stubbs-Yes. **RESOLUTION 2021-41 WAS ADOPTED.**
- Mr. Holbrook reported that Pro OnCall and Spectrum have finally completed the installation and conversion to SIP Trunks for the Township's phone lines. The monthly cost for six lines will drop from \$275 to \$120. Phone users will now dial 9 to get an outside line.
- He reported that about half of the Township roadside tree mowing has been completed.

ZONING DEPARTMENT REPORT:

- Mrs. Sewell reported that she issued one permit this month for an addition on Oxford Road. She also has a couple of pending cases.
- She was informed by Montgomery County that they will be implementing a new comprehensive plan for the entire county starting in 2022. She has not yet received the official version. She was told that the Township added 30 homes in the last 5-10 years. She noted that she had approved eight homes in the past year.

- She thanked Mr. Rehmert for his service, noting that she agreed with everything Mr. Heistand previously said. She stated that Mr. Potter has some big shoes to fill. She then congratulated Mr. Stubbs, Dr. Cross and Mr. Potter.

TRUSTEE REED'S REPORT:

- Mrs. Reed reported that the Senior Citizens Oversight Committee meeting that was canceled in October to review the budget had not yet been rescheduled.
- She congratulated Mr. Stubbs, Mr. Potter and Dr. Cross on their elections as Township Trustees. She thanked Mr. Rehmert for his service to the Township, stating that he had done an outstanding job and would be missed.

TRUSTEE STUBBS' REPORT:

- Mr. Stubbs thanked the Dupps Family who paid to clean up the entrance to Germantown Union Cemetery. He said they are great supporters of the cemetery. At a meeting earlier that night, the Cemetery Board approved the construction of a lean-to on the east side of the cemetery office. This will replace the white shed on the west side of the office which will be removed to allow for more parking. He stated that Cemetery Sexton Mark Steinecker does a great job.
- He noted that he will attend the Montgomery County Township Association Holiday Gala on 11/17/21. He reported on the WRCG meeting that he and Mr. Heistand attended on 11/3/21, noting that Ryan Hodson was named Chair and Kristen Hamaker was named Secretary. He has made his reservation for the Ohio Township Association Winter Conference in January.
- He thanked Mr. Rehmert for his service to the Township. He stated that he wasn't impressed with the process that brought Mr. Rehmert to the Township, but noted that Mr. Rehmert has done a fantastic job. Even though they haven't always agreed, he respected everything Mr. Rehmert has done. He announced that he brought a tray of cookies in honor of Mr. Rehmert's last meeting.

TRUSTEE REHMERT'S REPORT:

- Mr. Rehmert thanked everyone he worked with during his time as Trustee. He thanked the staff for their patience with him. He thanked the Township residents who have attended the Trustee meetings. He noted that he has great respect for the work done by people who work in government. He stated that the Township will be in great hands going forward. He noted that Mr. Stubbs has great experience, Dr. Cross always does his homework and Mr. Potter comes highly recommended. He asked that the Trustees continue to work together and compromise.
- He thanked Township residents for passing the Parks Levy at the recent election. He noted that the Parks Board is sponsoring Christmas in the Park on 12/11/21 from 5:30-7:30 in Veterans' Park. The Parks Board is hoping to arrange a horse parade. Santa will be in the gazebo to greet children or along the street for a drive-by visit, depending on the current situation with Covid.

NEW BUSINESS:

- Mr. Rehmert explained that the Trustees would hold a vote on the Joint Economic Development District (JEDD) Agreement at this meeting. For the Resolution to pass, the vote will need to be 3-0. If a majority of Trustees vote in favor, the issue will automatically go on the May 2022 ballot for Township residents (both those in the unincorporated area and those in Germantown) to decide. If the vote is 1-2 or 0-3, the process would have to start over or cease to exist.
- He stated that he is in favor of the JEDD. He believes that there will be great benefit to the Valley View Schools and also to the 15,000 residents of Germantown, Farmersville, German and Jackson Townships. He believed that approving the JEDD was the right thing to do.

- Mr. Rehmert introduced **RESOLUTION 2021-42**, seconded by Mrs. Reed: **A RESOLUTION APPROVING THE VALLEY VIEW JOINT ECONOMIC DEVELOPMENT DISTRICT CONTRACT**. Prior to the vote, Mr. Heistand read the Resolution in its entirety. The roll was taken and the adoption vote was as follows: Mr. Rehmert-Yes; Mrs. Reed-Yes; Mr. Stubbs-Abstain. Since the 2-0-1 vote was not unanimous, **RESOLUTION 2021-42 WAS NOT ADOPTED**. The JEDD issue will be placed on the May 2022 ballot.
 - **Visitor Comment: Mark Cross:** Prior to the vote, Dr. Cross noted that an Ohio Revised Code section that Mr. Heistand read had an incorrect number. Mr. Heistand responded that he will have the JEDD Attorney Brenda Wehmer make the correction, as well as some other corrections he had identified.
- Mr. Rehmert asked Mr. Stubbs to explain his vote. Mr. Stubbs said he abstained for two reasons: (1) he works for Valley View Schools; and (2) he believes that the electorate should decide whether to create the JEDD taxing district. Mr. Rehmert responded that Mr. Stubbs had previously been authorized to vote on the JEDD issue despite being a Valley View employee. Mr. Stubbs repeated his desire that the residents vote on the issue, but noted that he wasn't saying that he was against the JEDD. Mr. Rehmert stated that he respected Mr. Stubbs' position even though he didn't agree with him. Mr. Stubbs said that the JEDD would be around for a long time and the people need to decide whether it should be created.
- Mr. Rehmert reported that County Auditor Keith requested nominations for the Jesse Haines Award. The award is presented annually to a local government fiscal administrator in Montgomery County who has demonstrated a commitment to excellence and has served his/her organization and community with distinction and integrity. Mr. Rehmert stated that he planned to nominate Mr. Heistand for the award. Mr. Stubbs made a MOTION, seconded by Mr. Rehmert, to authorize Mr. Rehmert to submit a nomination for Mr. Heistand. The MOTION WAS APPROVED by a unanimous voice vote. Mr. Heistand said that he was humbled by Mr. Rehmert's comments.

OTHER BUSINESS:

- **Visitor Comment: Brian Wafzig, 165 S. Main Street:** Mr. Wafzig asked who would pay to place the JEDD issue on the May ballot. Mr. Rehmert responded that another JEDD meeting with the four jurisdictions should occur to discuss this issue as well as the split of attorney fees.
- **Visitor Comment: Mark Keener, 7865 Jamaica Road:** Mr. Keener didn't think there would be a cost to place the JEDD issue on the May ballot, since it is a statewide primary election. He stated that Jackson Township Trustees voted on the JEDD earlier that evening. Their vote was 2-0-1.

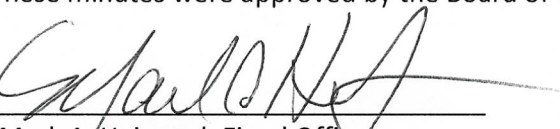
MEETING ADJOURNED:

- With no further business, Mr. Rehmert made a MOTION, seconded by Mr. Stubbs, to adjourn. The MOTION WAS APPROVED by a unanimous voice vote. The Meeting adjourned at 8:16 pm.

Signed: 

 Jacob Stubbs, President, Board of Trustees

Attest: These minutes were approved by the Board of Trustees at the December 13, 2021 meeting.

Signed: 

 Mark A. Heistand, Fiscal Officer