



**GERMAN TOWNSHIP BOARD OF TRUSTEES
MINUTES OF THE REGULAR MEETING HELD ON SEPTEMBER 11, 2023**

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 Mark Cross at 7:00 pm. In attendance were:

President Mark Cross	Vice-President Jacob Stubbs	Trustee Louis Potter
Fiscal Officer Mark Heistand	Police Chief Joseph Andzik	Road Admin. Jeremy Holbrook
	Zoning Inspector Shauna Close	

IN-PERSON ATTENDEES:

Name	Address	Name	Address
Deb Cross	7444 S. Stiver Road	Belinda S. Hogan	180 S. Plum Street
David Gehron	14239 Kiefer Road	Abigail Hale-Dennis	13091 Oxford Road
Mark Keener	7865 Jamaica Road	Melissa Nicholas	5306 Delhill Dr, Cincy

ONLINE ATTENDEES:

Name	Name	Name	Name
Sam			

The Germantown Press was notified of the Regular Meeting on 9/6/23 at 7:07 pm.

Dr. Cross led the group in the Pledge of Allegiance.

VISITOR COMMENTS:

- **Mark Keener, 7865 Jamaica Road:** Mr. Keener announced that the next Joint Economic Development District Board meeting would be held on 9/20/23 at the Township Hall.

FISCAL OFFICER'S REPORT:

- Mr. Heistand submitted minutes for the 8/14/23 Regular Meeting and the 8/28/23 Special Meeting. Corrections to the 8/14/23 minutes were noted by Mr. Stubbs on page two and Dr. Cross on page five. Dr. Cross made a MOTION, seconded by Mr. Potter, to approve the 8/14/23 minutes as corrected and the 8/28/23 minutes as presented. The MOTION WAS APPROVED by a unanimous voice vote.
- Mr. Heistand presented the August Financial Reports: (1) 8/31/23 Fund Status; (2) YTD 8/31/23 Cash Summary by Fund; (3) Month of August Cash Summary by Fund; (4) August 2023 Receipt Listing; and (5) August 2023 Payment Listing. He noted the following items:

- Receipt #136-2023 for \$9,720.63 from Star Ohio was August interest at 5.48%.
 - Payment #635-2023 for \$33,460 to Houser Asphalt & Concrete, Inc. was for resurfacing the Township Hall parking lot.
 - Payment #636-2023 for \$187,735.20 to Ray Hensley, Inc. was for chip sealing Germantown-Liberty, Weaver, Eby, Friend, Boomershine, and Harris Roads.
- Dr. Cross made a MOTION, seconded by Mr. Stubbs, to approve the August financial reports and authorize the payment of August bills (warrants 50694 through 50698 and vouchers 594 through 725 for payroll direct deposit, payroll tax withholdings and other electronic payments). The MOTION WAS APPROVED by a unanimous voice vote.
 - Mr. Heistand announced the November ballot language for the road levy renewal. It will read: “A renewal of a tax for the benefit of German Township (Incorporated and Unincorporated) for the purpose of general construction, reconstruction, resurfacing, and repair of streets, roads, and bridges that the county auditor estimates will collect \$197,000 annually, at a rate not exceeding 1 mill for each \$1 of taxable value, which amounts to \$27 for each \$100,000 of the county auditor’s appraised value, for 5 years, commencing in 2024, first due in calendar year 2025.”
 - He noted that at the August meeting he was asked to determine if the 10/18/23 informational meeting in the Township Hall Meeting Room concerning the electric and gas aggregation issues on the November ballot would be an official Trustee meeting. He was told by Joe Garrett of Trebel LLC that the meeting will not be a Trustee meeting.
 - He noted that each year the Trustees pass a Resolution accepting the amounts and rates for the following tax year. Dr. Cross introduced **RESOLUTION 2023-40**, seconded by Mr. Stubbs: **A RESOLUTION ACCEPTING THE AMOUNTS AND RATES AS DETERMINED BY THE MONTGOMERY COUNTY BUDGET COMMISSION AND AUTHORIZING THE NECESSARY TAX LEVIES AND CERTIFYING THEM TO THE COUNTY AUDITOR.** The roll was taken and the adoption vote was as follows: Dr. Cross-Yes; Mr. Stubbs-Yes; Mr. Potter-Yes. **RESOLUTION 2023-40 WAS ADOPTED.**
 - Mr. Heistand reported that In August the U.S. Department of the Treasury released additional eligible uses for the American Rescue Plan Act (ARPA) funds. The three new uses are: (1) provide emergency relief from natural disasters; (2) invest in community development Title 1 projects in line with the Community Development Block Grant program; and (3) invest in surface transportation infrastructure. He felt that only the third use for surface transportation infrastructure would apply to the Township if the Trustees wanted to consider a project under this category. He reminded the Trustees that the Township must obligate ARPA funds by 12/31/24 and expend the funds by 12/31/26 (9/30/26 for surface transportation infrastructure projects) or the unused funds will be subject to claw-back by the Treasury Department.
 - He noted that at the August meeting Mr. Stubbs asked him to reach out to Jackson Township and Valley View Schools to provide more information about a potential Valley View community-wide 2026 celebration of the United States 250th anniversary. He contacted them but hadn’t received a response. He was also contacted by Farmersville Mayor Nick Lamb for additional information, which he provided.
 - He noted that on 9/8/23 the Township received \$341,750 from the Montgomery County Auditor, representing the settlement payment from the July tax receipts. He had not yet received the second half homestead and rollback taxes from the State. Once received, he will remit 90% of the total second half joint levy receipts to the City of Germantown.
 - He attended the Montgomery County Township Association (MCTA) meeting on 8/24/23. The featured speaker was Auditor Karl Keith, who provided a summary version of his July presentation on the 2023 property revaluation process. An MCTA By-Laws change was approved to make the

treasurer's term two years in conformity with the other officers. The next MCTA meeting will be the Holiday Gala at the Mandalay Banquet Center the evening of 11/16/23.

- He noted that Montgomery County Engineer Paul Gruner was present at the MCTA meeting. After the meeting he asked Mr. Gruner about the status of repairs for the Creek Road hill. Mr. Gruner indicated that no repairs would be made this year but the road will be resurfaced in 2024.
- He attended along with Dr. Cross another meeting with the City on 9/6/23 to discuss a proposed 2024 Fire and EMS levy. The group recommended that the levy be continuous. Using proposed 2024 real estate tax values, it is estimated that the levy will be 3.3 mills. He is waiting for an answer from the County Auditor's office if running the levy at the March primary would also use the higher real estate values. If the answer is no, the levy will not be run until next November.
- He noted that Mr. Stubbs asked him to provide some training assistance to Germantown Union Cemetery Fiscal Officer Julie Delph. They were scheduled to meet on 9/12/23.
- He reminded everyone that the next Regular Meeting would be on Tuesday, 10/10/23 due to the Columbus Day holiday on the Trustees' regular meeting night.

POLICE DEPARTMENT REPORT:

- Chief Andzik stated that he signed the School Resource Officer Memorandum of Understanding with Valley View Schools on 8/29/23. The first payment of \$36,628.79 was received on 9/7/23.
- He announced that National Night Out would be celebrated in German Township on 10/3/23 from 6-8pm. Among other activities, there will be a K-9 demonstration.
- He recommended that the Trustees hire Reserve Police Officer Ben Parker as a Full-Time Police Officer. Mr. Stubbs introduced **RESOLUTION 2023-41**, seconded by Mr. Potter: **A RESOLUTION HIRING BENJAMIN N. PARKER TO THE POSITION OF FULL-TIME POLICE OFFICER, EFFECTIVE SEPTEMBER 17, 2023, AT STEP 3, WITH BENEFITS AND SUBJECT TO A SIX (6) MONTH PROBATIONARY PERIOD.** The roll was taken and the adoption vote was as follows: Dr. Cross-Yes; Mr. Stubbs-Yes; Mr. Potter-Yes. **RESOLUTION 2023-41 WAS ADOPTED.**

ROAD/SERVICE DEPARTMENT REPORT:

- Mr. Holbrook reported that he contacted Spectrum Enterprise to have the Township's internet billed under ODOT's competitive contract. This will reduce the Township's internet from \$299.95 per month, to \$149.95 per month, with no reduction in speed or service.
- He noted that SWOP4G (Southwest Ohio Purchasers for Government) is the co-operative through which the Township purchases salt for de-icing the Township roads during winter. SWOP4G recommended that entities renew their current contract price with their suppliers. After reviewing the Township contract, he recommended that the Township continue using American Rock Salt Co., LLC at \$91.05 per ton. This price would be good through 7/31/24.
 - Mr. Potter introduced **RESOLUTION 2023-42**, seconded by Mr. Potter: **A RESOLUTION AUTHORIZING ROAD SUPERINTENDENT JEREMY HOLBROOK TO EXECUTE A CONTRACT WITH AMERICAN ROCK SALT CO., LLC THROUGH 7/31/24 FOR THE PURCHASE OF ROCK SALT AT \$91.05 PER TON.** The roll was taken and the adoption vote was as follows: Dr. Cross-Yes; Mr. Stubbs-Yes; Mr. Potter-Yes. **RESOLUTION 2023-42 WAS ADOPTED.**

ZONING & TRASH DEPARTMENT REPORT:

- Mrs. Close reported that she wrote one zoning permit in August for a garage on Dry Run Circle.
- She noted that that she is working with IWorq to allow for online trash and zoning payments. She indicated that the new payment option will be available to residents during the next trash cycle.

- She requested that the Trustees certify the 2023 Tax Assessment for delinquent trash bills over \$150. The certified list will be sent to the County Auditor to be attached as a tax lien on each property. Mr. Stubbs introduced **RESOLUTION 2023-43**, seconded by Dr. Cross: **A RESOLUTION TO AUTHORIZE THE ASSESSMENT OF PROPERTY OWNERS WHO ARE DELINQUENT AS TO WASTE DISPOSAL SERVICE CHARGES PURSUANT TO OHIO REVISED CODE SECTION 505.33 IN THE AMOUNT OF \$25,266.06**. The roll was taken and the adoption vote was as follows: Dr. Cross-Yes; Mr. Stubbs-Yes; Mr. Potter-Yes. **RESOLUTION 2023-43 WAS ADOPTED.**

TRUSTEE POTTER'S REPORT:

- Mr. Potter reported that the Parks Board intends to install three AEDs (automated external defibrillators) at the Kercher Park concession stand, the Weber Complex restrooms and the Veterans' Park shelter. The City may rent the AEDs so that they will be maintained by the vendor.
- He noted that plans for six additional tennis courts at Kercher Park are moving forward.
- The Parks Board asked if the Township wanted to partner with the City for Christmas in the Park. After discussion, it was felt that the event is already a joint event, since the Parks Board is a joint committee between the City and the Township.
- Mr. Potter stated that the City will request bids from farmers interested in planting 18 unused acres at the Weber Complex. He noted that in recent years the City has not been receiving market rate for renting the land.
- He delivered a load of topsoil to the MMI Park, which City staff spread around the flagpole and then seeded the area. The layout of the parking area has been determined. The MMI committee hopes to complete the parking area before winter.
- He noted that the pool closed on Labor Day. Revenues this year were \$130k, compared to \$111k in 2022 and \$100k in 2021. About \$40k in projects are planned before next summer. The final \$60k payment on the pumphouse upgrade will be paid in 2024.
- He received a quote from Spartan Roofing & Renovations LLC to replace the entire Township Hall roof. He is contacting other roofers to obtain additional quotes.

TRUSTEE STUBBS' REPORT:

- Mr. Stubbs noted that Sexton Keith Burnett set up a Facebook page for the Cemetery. He thanked Mr. Holbrook for helping Mr. Burnett place the excess mower on GovDeals.com. He reported that the tenant moved out of the Cemetery's rental house. Repairs will be made before the house is re-rented, with a corresponding increase in the rental rate. The Cemetery Board hopes to replace two Ferris mowers before next spring. They are currently on back order.
- He expressed concern that the City is charging what he felt were excess overhead fees to the joint levy funds in the proposed 2024 budgets.
- He thanked Chief Andzik for posting accolades to his officers on the police Facebook page.

TRUSTEE CROSS' REPORT:

- Dr. Cross attended the 9/5/23 City Council Meeting. There was nothing significant to report.
- He met with County Commissioner Judy Dodge and Assistant County Administrator Chris Williams on 9/7/23 to discuss the possibility of the Commissioners designating all of the unincorporated portion of German Township as a restricted area. Doing so would prohibit economically significant wind farms, large wind farms, and large solar facilities. He was told that at the present time the Commissioners do not want to designate any restricted areas. They recommended that the Township put regulations in place for small-scale solar facilities and then re-approach the

Commissioners concerning restrictions on large scale solar facilities. He noted that the Trustees' six-month moratorium on small-scale solar facilities will end on 12/29/23.

- **Visitor Comment: Mark Keener:** Mr. Keener asked how many parcels in the township are large enough to support a large-scale solar farm. Mr. Potter felt there were not many.

EXECUTIVE SESSION:

- Dr. Cross made the following MOTION, seconded by Mr. Potter: **I move to go into Executive Session pursuant to O.R.C. 121.22(G)(1) to consider the employment of a public employee.** The roll was taken and the vote was as follows: Dr. Cross-Yes; Mr. Stubbs-Yes; Mr. Potter-Yes. The MOTION was approved. The Trustees entered into Executive Session at 7:54 pm.
- Present in the Executive Session were: Trustees Mark Cross, Jacob Stubbs, and Lou Potter; Fiscal Officer Mark Heistand.
- The Trustees held discussion under the authority of O.R.C. 121.22(G)(1).
- At 8:05 pm Chief Andzik entered the Executive Session.
- At 8:15 pm, Dr. Cross made a MOTION, seconded by Mr. Potter, to reconvene into Regular Session. The MOTION WAS APPROVED by a unanimous voice vote.

OLD BUSINESS:

- None

NEW BUSINESS:

- None

MEETING ADJOURNED:

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

Signed: Mark Cross
Mark Cross, President, Board of Trustees

Attest: These minutes were approved by the Board of Trustees at the October 10, 2023 meeting.

Signed: Mark A. Heistand
Mark A. Heistand, Fiscal Officer