

**MINUTES  
REGULAR MEETING  
JUNE 5, 2014**

The Ross Township Board of Trustees met in regular session to transact business for Ross Township.

**ROLL CALL**

Present - Thomas E. Willsey, Raymond J. Wurzelbacher and Ellen Yordy.

**PROCEDURAL ACTION**

**Motion 14-066** Upon motion by Trustee Yordy and seconded by Trustee Wurzelbacher, the Board voted to dispense with the reading of the minutes of the Regular Meeting held on May 15, 2014. The vote of the Board shows as follows: All present voted yes, which motion carried.

**Motion 14-067** Upon motion by Trustee Yordy and seconded by Trustee Willsey, the Board voted to approve the minutes of the Regular Meeting held on May 15, 2014. The vote of the Board shows as follows: Trustee Yordy and All present voted yes, which motion carried.

The Fiscal Officer, Judy Huffman reported as of this date the township has on deposit \$3,678,916.57. She provided the Board with copies of the Bank Reconciliation Statement and the Fund Summary Report for May, 2014.

**DEPARTMENT REPORTS**

**Administration** - Administrator Bob Bass advised the Board of a dangerous Structure at 3841 Brown Farm as determined by the Chief of Environmental Services at the Butler County Board of Health and asked the Board to entertain a resolution declaring the property as unfit for human habitation. The Board concurred that the resolution was necessary due to the severity of the health problems.

He also asked the Board to consider a resolution to levy nuisance abatement expense assessments at 3841 Brown Farm and 2198 Bella Vista Drive. There were no additional questions or comments.

He provided photographic evidence which involves possible nuisances at 2084 Cardinal for excess vegetation and 2063 Cardinal and 4275 through 4283 Lark for accumulated debris and provided an update on active nuisance cases. Trustee Willsey stated that he was told that the owner on Lark was required to place more dumpsters on the property.

He further asked the Board to consider a resolution to renew the current Hazardous Material Response Mutual Aid Agreement. There were no additional questions or comments.

Finally, he provided an update on a recent meeting with the Ross Police and Fire Chief's and representatives with

Butler County MetroParks. The MetroPark management team discussed plans for parks in Ross Township and also discussed various possibilities for collaborative projects. The Board advised the Administrator to look into the possibility of cost sharing a facility between the MetroPark and the Ross Police Departments.

**Fire Department** - Chief Steve Miller presented the monthly report for May, 2014.

**Road Department** - Superintendent Paul Bulach announced the completion of the Herman Road project with the removal of all excess dirt. He also announced the repair of nine crossover sags on Spyglass and two berm areas on Herman Road and that the Reclamite contractor has placed his product on Spyglass, Marion, Missy, Cody and Kailyn. He finally announced the discovery of a sinkhole in the roadway at a catch basin on Robina.

He requested and received permission to use the money received from the recent sale of the department's dump truck on GovDeals to purchase a new planer attachment for the Bobcat Skid Steer Loader at \$14,298.

Trustee Wurzelbacher asked for the grass cutting sequence on Wade Mill Road and was satisfied that the Township cutting frequency and dimensions are adequate.

**Police Department** - Chief Darryl Haussler presented the monthly report for May, 2014.

#### **PUBLIC PARTICIPATION**

Resident Helen Campbell, 3677 Windy Knoll, requested information regarding drainage in the rear yard of the properties surrounding her. Trustee Wurzelbacher and Superintendent Bulach advised her that the drainage in that area is part of a private drainage easement and as such was the responsibility of the homeowners abutting the easement.

#### **OLD BUSINESS**

The Board held a discussion regarding the report from the Board of Health for 2575 Cincinnati Brookville Road which recommends fixing the structural and health defects or removal of its facilities. Trustee Willsey stated that the owner should be approached by each member of the Board to tell him their concerns and a timetable for remediation. The other Trustees agreed and will begin that process immediately.

In a continuance of the discussion regarding the determination of possible November ballot Fire Levy, the Administrator provided the Board with the Butler County Auditor's estimate of the income which would be received from tax levies at 2.5, 2.75 and 3.00 mills. The Board unanimously agreed that a 2.75 mill, five year levy should be placed on the November ballot and that the proceeds from the levy should become available to the Township in 2015. Trustee Willsey also expressed a desire to negotiate a new contract with the Village of Millville should the levy be successful.

**Motion 14-068** Upon motion by Trustee Yordy and seconded by Trustee Willsey, the Board voted to order the Township Administrator to request that the Butler County Prosecutor draft the necessary resolutions to place a five year, 2.75 mill, new Fire Levy on the November 4, 2014 ballot; the proceeds of which the Township will begin receiving in 2015. The vote of the Board shows as follows: All present voted yes, which motion carried.

The Board received notice of the rescheduled Commissioner's public hearing for the zone change at the Villages of Venice Subdivision off of Layhigh Road for Thursday, June 12<sup>th</sup> at 9:30 am - 315 High Street. The Butler County Planning Administrator also provided a copy of his staff report recommending approval. There was no further discussion on the issue.

## **NEW BUSINESS**

### **Announcements - none**

### **Correspondence**

The Township received a memo of thanks to the Fire Department and Officer Chris Niesen for their outstanding and extraordinary care of an elderly patient.

The Township received a spreadsheet from Butler County ranking Ross Township third among townships in the county for recycling efforts.

The Township received a letter from resident Brad Newcomer, on behalf of several area churches, asking permission to use the Venice Gardens Park on July 19, 2014 for a community picnic. The Board gave its approval provided that no alcohol be involved and further instructed the Administrator to check into parking plans for the event and advise the Board.

The Township received a memo from resident Anna Johnston requesting Fire, Police and Road Department assistance in blocking off parts of Schueler Drive and Pond Ridge Circle for a neighborhood block party on June 28<sup>th</sup>. Trustee Yordy expressed concerns regarding the Township's liability with such an event and the Board agreed to refuse permission for any such neighborhood event where roadways would be closed to the public. The Administrator was instructed to respond to Ms. Johnston.

The Township received a letter from the Butler County Board of Zoning Appeals notifying the Township of a 7:00pm, June 17<sup>th</sup> hearing at 315 High Street. The hearing will determine if permission is granted to operate a home business to make dog treats for wholesale sales at 2022 Wagon Wheel Drive. The Administrator was instructed to obtain additional information on the operation and instruct the Board individually.

### **Legislation**

**Purpose** - As discussed earlier in the meeting, this

resolution declares structures at 3841 Brown Farm Road as dangerous and not suitable for human habitation as determined by the Chief of Environmental Services of the Butler County Board of Health. It orders the structures repaired, secured and/or removed and that the property be assessed for all associated costs.

**Resolution 2014-032** Upon motion by Trustee Yordy and seconded by Trustee Willsey, the Board voted on the adoption of a resolution declaring the existence of an insecure, unsafe or structurally defective building at 3841 Brown Farm Road; ordering said structure to be abated, repaired, and/or removed; and certifying abatement expenses to the Butler County Auditor for assessment. The vote of the Board shows as follows: All present voted yes, which motion carried.

**Purpose** - As discussed earlier in the meeting, this resolution orders the assessment of nuisance expenses incurred by the Township at 3841 Brown Farm Road and 2198 Bella Vista Drive. The nuisances were declared under Resolution 2014-007.

**Resolution 2014-033** Upon motion by Trustee Yordy and seconded by Trustee Wurzelbacher, the Board voted on the adoption of a resolution certifying dangerous structure or nuisance violation abatement expenses at 3841 Brown Farm Road and 2198 Bella Vista Drive to the County Auditor for assessment. The vote of the Board shows as follows: All present voted yes, which motion carried.

**Purpose** - As discussed earlier in the meeting, this resolution declares a nuisance for excessive vegetation at 2084 Cardinal Avenue, and for accumulated debris at 2063 Cardinal Avenue and 4275 through 4283 Lark Street. The Board

**Resolution 2014-034** Upon motion by Trustee Yordy and seconded by Trustee Willsey, the Board voted on the adoption of a resolution declaring a nuisance for accumulated debris, excessive vegetation and/or junk motor vehicle at 2084 Cardinal Avenue, 2063 Cardinal Avenue and 4275 through 4283 Lark Street. The vote of the Board shows as follows: All present voted yes, which motion carried.

**Purpose** - As discussed earlier in the meeting, this resolution enters the Township into an agreement with the Butler County Hazardous Materials Cooperative to mutual aid Hazardous Material Response throughout Butler County.

**Resolution 2014-035** Upon motion by Trustee Yordy and seconded by Trustee Wurzelbacher, the Board voted on the adoption of a resolution entering into a Hazardous Material Response Mutual Aid Agreement with the Butler County Hazardous Materials Cooperative pursuant to RC 5502.41. The vote of the Board shows as follows: All present voted yes, which motion carried.

**Motion 14-069** Upon motion by Trustee Yordy and seconded by Trustee Wurzelbacher, the Board voted to approve the following voucher/warrants totaling \$142,591.10 and authorize payment:

<b>NUMBER</b>	<b>PAYEE</b>	<b>AMOUNT</b>
41059	CHIEF STEVE MILLER	\$77.50
41060	ALVIS MATERIALS	\$181.25

41061	ARSLAN TAILORING CO	\$2,745.00
41062	BEN ALVIS	\$196.00
41063	BEST GENERAL CONTRACTING TIRES	\$449.00
41064	BILL SPADE ELECTRIC INC	\$2,114.00
41065	CAMP SAFETY EQUIPMENT, INC.	\$134.99
41066	EXPRESS GRAPHICS	\$158.28
41067	FIFTH THIRD BANK	\$12.98
41068	HAMILTON RENTAL CENTER	\$60.00
41069	KLEI LAWMOWER SALES & SERVICE CO.	\$544.48
41070	PREMIER LANDSCAPING LLC	\$245.00
41071	RAC GRAPHICS	\$125.00
41072	ROY TAILOR UNIFORM CO., INC.	\$628.15
41073	SHANE PACKER	\$543.25
41074	STAPLES ADVANTAGE	\$368.03
41075	VOGELPOHL FIRE EQUIPMENT	\$575.55
41076	WHOLESALE TIRE MART	\$380.30
41077	ZIP'S AUTO REPAIR	\$217.14
41078	ADMIRAL FLAG POLE CO	\$259.41
41079	AT&T MOBILITY	\$991.52
41080	BREWPRO, INC.	\$116.85
41081	DELTA DENTAL	\$583.27
41082	EMERGENCY MEDICAL PRODUCTS INC	\$793.75
41083	MATTHEW BENDER & CO INC	\$73.08
41084	MONTAGE ENTERPRISES INCORPORATED	\$346.74
41085	PRO CHEM, INC	\$750.34
41087	SECURITY FENCE GROUP INC	\$285.40
41088	TRACTOR SUPPLY STORE	\$44.97
41089	VERIZON WIRELESS	\$15.06
41090	VOGELPOHL FIRE EQUIPMENT	\$1,168.50
41091	VOGELPOHL FIRE EQUIPMENT	\$559.38
41092	VISION SERVICE PLAN - (OH)	\$182.82
41093	WATSON GRAVEL, INC.	\$46.98
41094	WAYNE'S GARAGE LLC	\$26.70
41095	WEX BANK	\$1,758.84
41096	PROGRESSIVE PLUMBING CO	\$150.00
41097	CHIEF STEVE MILLER	\$72.50
41098	ALLCRAFT MARINE	\$327.20
41099	APPARELMASTER	\$111.25
41100	APWA	\$322.00
41101	BARRETT PAVING MATERIALS INC	\$180.72
41102	BOBCAT ENTERPRISES INC	\$577.50
41103	BOWLING GREEN STATE UNIVERSITY	\$475.00
41104	BUTLER RURAL ELECTRIC COOP., INC.	\$158.00
41105	CAMP SAFETY EQUIPMENT, INC.	\$875.00
41106	DUKE ENERGY	\$1,107.18
41107	EMERGENCY MEDICAL PRODUCTS INC	\$195.95
41108	GREAT MIAMI AUTOMOTIVE PARTS INC	\$88.37
41109	GROUNDSTECH LANDSCAPE SERVICES	\$80.00
41110	KLEI LAWMOWER SALES & SERVICE CO.	\$84.64
41111	KRISTEN L. GILLUM	\$150.00
41112	MEDICAL MUTUAL OF OHIO	\$11,417.21
41113	ROSS HARDWARE	\$37.46
41114	ROY TAILOR UNIFORM CO., INC.	\$1,817.95
41115	SOUTHWEST REGIONAL WATER DISTRICT	\$183.78
41116	STAPLES ADVANTAGE	\$153.47
41117	STEPHENSON OIL COMPANY	\$46.19
41118	THE CARRIAGE SHOP INC	\$2,689.91
41119	THE VENICE CORNERSTONE	\$65.00
41120	TREASURER STATE OF OHIO	\$798.00
41121	WAYNE'S GARAGE LLC	\$447.73
41122	WEX BANK	\$1,312.96
41123	WEX BANK	\$1,699.88

The vote of the Board shows as follows: All present

voted yes, which motion carried.

**Motion 14-070** Upon motion by Trustee Yordy and seconded by Trustee Willsey, the Board voted to approve the State Purchasing Contract expenditure of \$14,298 in the Road Department for the purchase of an asphalt planner attachment for the department's skid steer loader. The vote of the Board shows as follows: All present voted yes, which motion carried.

**Motion 14-071** There being no further business to come before the Board at the time; upon motion by Trustee Yordy and seconded by Trustee Wurzelbacher, the Board voted to adjourn the meeting. The vote of the Board shows as follows: All present voted yes, which motion carried.

The next regular meeting of the Ross Township Board of Trustees will be held on June 19, 2014 at 6:00 pm at the Ross Fire Station #1.

**ROSS TOWNSHIP BOARD OF TRUSTEES**

\_\_\_\_\_  
Ellen Yordy President

\_\_\_\_\_  
Thomas E. Willsey Vice President

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Raymond J. Wurzelbacher Trustee

**ATTEST:**

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Judy Huffman Fiscal Officer