

## The Clinton Township Board of Trustees

October 18<sup>th</sup>, 2017 page 1 of 4

The Meeting of the Clinton Township Board of Trustees was held on October 18<sup>th</sup> at 7pm at 999 Chambers Rd. Present were Trustees Jane Cera, John Coneglio, and Carl Reardon, Fiscal Officer Deb Steele, Fire Chief Fraley, Police Chief Jones, Superintendent of Roads Villa, Township Manager Skip Apple, Code Enforcement Officer Whalen, and several residents.

The next meeting will be held Wednesday, November 1<sup>st</sup> at 4093 Cleveland Ave. at 7pm

The pledge was led by Chair Coneglio.

### GENERAL

**Res. No. 17-10-010** Motion by Chair Coneglio to pass the agenda with flexibility. 2<sup>nd</sup> Trustee Reardon. Vote: Trustee Reardon – Yes, Trustee Cera – Yes, Trustee Coneglio –Yes

**Res. No. 17-10-011** Motion by Chair Coneglio to approve the October 4<sup>th</sup>, 2017 minutes. 2<sup>nd</sup> Trustee Cera. Vote: Trustee Reardon – Yes, Trustee Cera – Yes, Trustee Coneglio –Yes

The Fiscal Officer read the September 2017 Fiscal Report. On September 1st, there was a total of balance of \$10,601,042.56. During the month, there was \$439,624.65 in revenue with \$863,607.31 in expenditures leaving a balance of \$10,177,059.90 on September 30th, 2017.

**Res. No. 17-10-012** Motion by Chair Coneglio to approve the September 2017 Fiscal Report as read. 2<sup>nd</sup> Trustee Reardon. Vote: Trustee Reardon –Yes, Trustee Cera – Yes, Trustee Coneglio – Yes

Resident Bobbie Olt asked why there were significant revenues in September. This fall was the last significant Tangible Personal Property replacement monies that the Township will receive.

Major Market Consultant Peggy Adrian with Paycor reviewed payroll and Human Resource services her company can offer the Township. Trustee Reardon asked if automatic alerts could be sent out if a part time employee is starting to get close to hitting Affordable Care Act limits, Ms. Adrian replied yes, the payroll service can do this. Trustee Reardon asked about employees being able to check for paystubs, and again Ms. Adrian replied yes. Trustee Cera asked if the new system would meet all of the Fire Dept.'s needs, the Fire/EMS Departments will need to continue to track their benefits and hours worked in another system as no payroll company has an affordable way to manage employees working 56 hours in a week without hitting OT. Ms. Adrian has had a few meetings with Township Management and Department Heads. Her company would be ready to manage the Township's payroll needs by Jan 1<sup>st</sup> 2018. Trustee Cera said she appreciated that new hires would now be able to complete all paperwork online. She clarified the timeline and asked for the contract to be sent to the Board before the next meeting. Ms. Adrian can have a contract ready by the next meeting Nov 1<sup>st</sup>.

Trustee Cera reviewed discussion about an LED screen for the public meeting space in 999 Chambers Rd. At the recent Open House, there was a consensus that the screen should be mounted on the Northern wall in the room. This will be to the Trustees' right and the meeting attendees' left.

### COMMITTEE REPORTS

Chair Coneglio of the Building Committee stated that a lighting issue had recently been resolved. Police Chief Jones stated the construction is on schedule or slightly ahead currently.

Trustee Cera of the Health Insurance Committee thanked employees for completing Form Fire so the Township can shop for a Health Insurance policy. The Township will need to make some important decisions in a short amount of time to secure a policy for 2018 and beyond.

Trustee Reardon of the Budget Committee shared that the Departments appear to all have good projected carryovers into 2018. There is a follow up Budget Committee meeting Nov 15<sup>th</sup> to work on Police & Fire staffing for Station 62. Trustee Cera thanked Police Jones for some recent Police Fleet research and information he had provided to the Board and Fiscal Officer. Trustee Cera requested a calendar of major equipment purchases for Fire and Police be put together.

## The Clinton Township Board of Trustees

October 18<sup>th</sup>, 2017 page 2 of 4

### COMMITTEE REPORTS CONT:

Trustee Reardon of the Beautification Committee had recently drove to Jenkins Manufacturing to get a sample of what the awards will look like. He had a sample that was shared with everyone in attendance. It will take about a week to get the rest of the ordered award markers, they will be given out soon.

### TOWNSHIP MANAGER

Manager Apple provided the Board with a Trash & Recycling contract. Rates are going down for residents. Trustee Cera asked if the company was willing to include a newsletter. Although Mr. Apple forgot to ask about that, there was general feeling that they would do this for us.

**Res. No. 17-10-013** Motion by Chair Coneglio to approve an agreement for the acceptance and processing of recyclable materials generated in and collected from Clinton Township, Franklin Co. Ohio by Rumpke of Ohio, Inc. 2<sup>nd</sup> Trustee Reardon. Vote: Trustee Reardon –Yes, Trustee Cera – Yes, Trustee Coneglio –Yes

**Res. No. 17-10-014** Motion by Chair Coneglio to approve an agreement with Rumpke of Ohio, Inc. for the collection, transportation and delivery for disposal or processing of residential solid waste, recyclable materials and yard waste generated in and collected from Clinton Township, Franklin Co. Ohio by Local Waste Services Ltd. 2<sup>nd</sup> Trustee Cera. Vote: Trustee Reardon –Yes, Trustee Cera – Yes, Trustee Coneglio –Yes

There was follow up discussion about abandonment of an alley behind 3595 Cleveland Ave. The owner named Sandy Hoopes stated she bought the property in 1987 and has maintained the alley for the past 30 years. Crime has been an issue at times but better when a fence blocked access. There are one or two utility poles in the alley. There have been on going issues such as prostitution and drug usage including a recent overdose with the neighboring property 3583 Cleveland Ave. She has seen people urinate and defecate out a window. Superintendent of Roads Villa mentioned that the Township will lose some revenue. Sandy would like the Township to abandon the alley that would then expand her lot and the neighboring properties.

Omar Sharif who is the owner of 3583 Cleveland Ave and Mr. Behzad Vadaie PhD, PE who has been working on business remodeling designs for the building there came to speak to the Board about remodeling ideas and plans that they have. Mr. Vadaie stated that Mr. Sharif wants to turn the property into commercial type building to maybe establish barber shop, coffee shop, and a general store. He shared plans about how to keep existing main walls but add a façade that faces Cleveland Ave making the building appear more like a commercial property. He proposes keeping only the foundation and two walls and demolish everything else, making it a one level building. Mr. Vadaie implored the Board to support their vision of what the property could become. Mr. Vadaie stated that they know there are issues on the property and they have boarded up the building and added locks recently. Mr. Vadaie wants cars to be able to enter and leave the property easily but it is narrow lot. There is currently a common access that he would like to continue. Mr. Vadaie described a turnaround, however Code Enforcement Officer Whalen clarified that it is a driveway that continues into the garage. The current turnaround is not a legal turn around. It was illegally made a turnaround by drivers traveling over the yard so much there is a path that cars use however, it is an unapproved surface. No permit or zoning compliance was issued as the law requires. Upon reviewing the drafted plans Mr. Vadaie shared, Officer Whalen thought the needed 10 parking spaces looked a bit too close to structures to be realistic, each space requires 18 feet. He said he believed angle parking would allow the 18 feet. He continued to review proposed updates to the parcel to make things more functional and to look much nicer. Officer Whalen asked when the property will address the issues that remain. She reminded Mr. Vadaie that he said they property would be cleaned up before tonight's meeting. She said she has pictures off all the same issues still outstanding except for a new door but she has not yet checked if it is secure. The window is still open and human waste that has not been cleaned up. Mr. Vadaie said he did clean things up but could not access an area between a fence. Officer Whalen asked if that was because of overgrowth and he said no, she stated that there is room for a person beyond the fence and Mr. Vadaie denied this. Chair Coneglio interjected to remind Mr. Vadaie that the Board is not making a decision and were trying to learn more about the proposed project.

## The Clinton Township Board of Trustees

October 18<sup>th</sup>, 2017 page 3 of 4

### FIRE

**Res. No. 17-10-015** Motion by Chair Coneglio to amend Res. No. 17-07-011 to an amount of \$8,195.00 payable to RollNRack utilizing fund 2111-220-430. 2<sup>nd</sup> Trustee Reardon. Vote: Trustee Reardon –Yes, Trustee Cera – Yes, Trustee Coneglio –Yes

**Res. No. 17-10-016** Motion by Chair Coneglio to amend Res. No. 17-09-015 to an amount of \$19,455.00 payable to Clean Air Concepts utilizing fund 2281-230-430. 2<sup>nd</sup> Trustee Cera. Vote: Trustee Reardon –Yes, Trustee Cera – Yes, Trustee Coneglio –Yes

Chief Fraley thanked the [University View Civic Association](#) for providing food at the recent Open House at Station 62, 999 Chambers Rd.

Several residents did not get their postcard notice about the open house till after the event. Township Manager Skip Apple stated this has never happened before with the state printing office the Township works with and that an investigation is underway. The Township had sent the information to the printing office about 10 days before the mailing needed to go out. Trustee Cera mentioned that we may need even more lead time for future notices. Mr. Apple stated that the hope was that the Twp. would not be charged for the mailing.

### POLICE

Police Chief Jones had discussion about the need for a Ford utility SUV and Sedan Police cruiser. With hiring more Part and Full Time Officers the Department needs more cruisers. Chief Jones reiterated that research has shown when a Full-Time Officer is assigned a cruiser they have less maintenance issues. Acquiring Police cruisers has gotten more difficult so the Township needs to add more time to secure vehicles. The Township will not see these cruisers until about the Spring of 2018. The SUV costs about \$3000 more than the Sedan however the larger vehicle is needed for some Officers who also wear a lot of equipment. When the vehicles are modified to transport those arrested the front seats cannot move as far away from the steering wheel.

**Res. No. 17-10-017** Motion by Chair Coneglio to approve a Purchase Order to Krieger Ford for one 2018 Ford Police Utility SUV and one 2018 Ford Police Sedan utilizing line item 1000-190-500. 2<sup>nd</sup> Trustee Reardon. Vote: Trustee Reardon –Yes, Trustee Cera – Yes, Trustee Coneglio – Yes

**Res. No. 17-10-018** Motion by Chair Coneglio to approve a Purchase Order to Parr Public Safety Equipment for \$17,276.02 utilizing line item 1000-190-500. 2<sup>nd</sup> Trustee Cera. Vote: Trustee Reardon –Yes, Trustee Cera – Yes, Trustee Coneglio –Yes

Chief Jones shared that there are two great applicants for the one Full-Time position, both with a background in the military. Ideally the Department will be ready to hire someone in November. After that the Department will start the process to hire some Part-Time positions in January.

**Res. No. 17-10-019** Motion by Chair Coneglio to forfeit 8 hours of vacation pay for Chief Jones. 2<sup>nd</sup> Trustee Reardon. Vote: Trustee Reardon – Yes, Trustee Cera – Yes, Trustee Coneglio –Yes

Recently there had been a payroll error with the current payroll vendor.

### ROAD

Superintendent Villa announce the following project updates;

- Lamont Water Line Improvements are about 60% complete
- Melrose Lamont Drainage in done
- Sidewalks on Audrey Rd are done
- Sale Rd Waterline Improvements will start March 2018
- Tar and Chip in Allies will start Spring of 2018

Chair Coneglio brought to the attention of the Superintendent that he had recently received a call from a resident that the railroad tracks along Kinneer Rd are more uneven than normal. The sidewalk was recently completed. New railroad ties are near the intersection and are expected to be installed soon.

**The Clinton Township Board of Trustees**

October 18<sup>th</sup>, 2017 page 4 of 4

**CODE ENFORCEMENT**

Franklin Co. Planning has recently contacted Code Enforcement regarding a planning application for 3769 Cleveland Ave they would like to turn it into an auto body repair shop. Code Enforcement Officer Whalen is looking for a response from the Board to the County. The Township has had issues in the past with the applicants not being completely honest with what they want to do with the property regarding the roof. Their first application stated they wanted to raise the roof 5 feet. They were informed they would need to provide plans and it would need to be inspected. Then a week later someone else came in and a different application was filed that did not call for raising the roof, just replacing it. About a week later Township Manager Apple drove by and took a photo of them raising the roof. Toole and Associates were notified and they were issued a stop work order, it was ignored. The construction has been completed and they have yet to submit any plans for the completed project. Now more plans are being submitted calling for raising the roof but again Officer Whalen can't decipher their roof line in the application that's now with the county. Chair Congelio suggested, from his personal perspective the response should reflect that they were dishonest in their approved application with the Township for a prior project, and that they ignored a stop work order. These details have been communicated Office Whalen was asking if there was any other information she should relay. Trustee Cera asked more details about what Toole and Associates responsibility is in the process. Manager Apple explained that the business should not be issued a Certificate of Occupancy. Joe Bailey with the County Engineer's Office has experience with this property owner.

**NEW BUSINESS**

Resident Bobbie Olt asked why the figures for receipts and revenue or payments and expenses are not the same number. Fiscal Officer Steele stated that the HRA expenses that range from \$3K to \$10K a month require a bank transfer to post correctly, and that amount should be the difference she is seeing. Ms. Olt stated she's looking at a difference more like \$400K, the Fiscal Officer offered to meet one on one to look at the reports together while reiterating that the UAN software is a much more robust report and that the township never reconciled within the general ledger software before using UAN.

Cassanova Griffin who runs a multimedia company, came to speak to the Board. He attended and filmed an Open House on the Eastside last year and often speaks with Township Police Officers in the community. He proposed making a type of Community Center where the old Mr. Bills is. He stated that he has sponsors and wanted to purchase the building. He then became aware the township is in negotiations to acquire the property, so they have waited and would like the opportunity to buy the building if the Township acquires it. He suggested making an establishment that would not have alcohol that could perhaps host entertainers like comedians. He also suggested establishing a career training center.

Resident Jane Margiotta announced that the [University View Civic Association](#) is going to host a gathering after trick or treating around 8 or 8:15pm Tuesday Oct 31<sup>st</sup> at the Playground.

Chair Coneglio moved to adjourn and Trustee Cera 2<sup>nd</sup>

Meeting ended at 9:18pm

**ATTEST:**

---

**John Coneglio, Chair**

---

**Deborah Steele, Fiscal Officer**