

Springfield Township Trustees
Regular Trustees' Meeting

7:00 p.m. Monday, April 2, 2018

The Springfield Township Trustees met in regular session, open to the public, on Monday, April 2, 2018, at 7:00 p.m. in the Township Chambers, 7617 Angola Road, Holland, Ohio with the following members present:

Tom Anderson Jr.
Robert Bethel
Andrew Glenn, absent

Robert Bethel called the meeting to order at 7:00 p.m. All present were asked to rise for a silent prayer and the Pledge of Allegiance.

ADOPTION OF AGENDA:

"OPWC approvals" was added to the Administration Report.

Motion made by Tom Anderson Jr. to approve the agenda, as amended. Seconded by Robert Bethel, and the roll call resulted as follows:

Tom Anderson Jr., yes
Robert Bethel, yes
Andrew Glenn, absent

PUBLIC COMMENT:

None

PUBLIC HEARING:

Mr. Barnes and all parties that spoke were publicly sworn in.

Motion made by Tom Anderson Jr. to the open public hearing for Z19-C647 – A text amendment to Section 1202 and 1302 to remove "Church or Place of Worship" as a conditional use. Seconded by Robert Bethel and the roll call resulted as follows:

Tom Anderson Jr., yes
Robert Bethel, yes
Andrew Glenn, absent

Mr. Barnes stated that the Plan Commission, the Zoning Commission, and the staff recommended their approval for this text amendment. Also, the Lucas County Persecutors Office found no legal issues with this text amendment.

Trustee Robert Bethel opened the floor to anyone who wished to speak in support of, or in opposition to Z19-C647. No comments were made.

Motion made by Tom Anderson Jr. to close the public hearing for Z19-C647. Seconded by Robert Bethel and the roll call resulted as follows:

Tom Anderson Jr., yes
Robert Bethel, yes
Andrew Glenn, absent

Motion made by Tom Anderson Jr. to approve Z19-C647 – A text amendment to Section 1202 and 1302 to remove "Church or Place of Worship" as a conditional use. Seconded by Robert Bethel and the roll call resulted as follows:

Tom Anderson Jr., yes
Robert Bethel, yes
Andrew Glenn, absent

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Motion made by Tom Anderson Jr. to open the public hearing for Z19-C648 – A zoning change request from R-A Suburban Residential to C-2 General Commercial submitted by George Oravec for the property located at 6304 Dorr St. Seconded by Robert Bethel and the roll call resulted as follows:

Tom Anderson Jr., yes
Robert Bethel, yes
Andrew Glenn, absent

Mr. Barnes stated that the Plan Commission, the Zoning Commission, and the staff recommended their approval for this zoning change. This zoning change is in anticipation of the proposed Dorr Street Interchange.

George Oravec, of 2807 W. Course Rd., stated that Mr. Barnes has stated all the relevant information.

Trustee Robert Bethel opened the floor to anyone who wished to speak in support of, or in opposition to Z19-C648. No comments were made.

Motion made by Tom Anderson Jr. to close the public hearing for Z19-C648. Seconded by Robert Bethel and the roll call resulted as follows:

Tom Anderson Jr., yes
Robert Bethel, yes
Andrew Glenn, absent

Motion made by Tom Anderson Jr. to approve Z19-C648 – A zoning change request from R-A Suburban Residential to C-2 General Commercial submitted by George Oravec for the property located at 6304 Dorr St. Seconded by Robert Bethel and the roll call resulted as follows:

Tom Anderson Jr., yes
Robert Bethel, yes
Andrew Glenn, absent

Motion made by Tom Anderson Jr. to open the public hearing for Z19-C649 – A zoning change request from M-1 Limited Industrial to C-2 General Commercial submitted by George Oravec for the property located at 6340 Dorr St. Seconded by Robert Bethel and the roll call resulted as follows:

Tom Anderson Jr., yes
Robert Bethel, yes
Andrew Glenn, absent

Mr. Barnes stated that the Plan Commission, the Zoning Commission, and the staff recommended their approval for this zoning change. This zoning change is in anticipation of the proposed Dorr Street Interchange. Mr. Oravec, representing the Dennis Family, asked for the Trustees' support of this zoning change.

Trustee Robert Bethel opened the floor to anyone who wished to speak in support of, or in opposition to Z19-C649. No comments were made.

Motion made by Tom Anderson Jr. to close the public hearing for Z19-C649. Seconded by Robert Bethel and the roll call resulted as follows:

Tom Anderson Jr., yes
Robert Bethel, yes
Andrew Glenn, absent

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Motion made by Tom Anderson Jr. to approve Z19-C649 – A zoning change request from M-1 Limited Industrial to C-2 General Commercial submitted by George Oravec for the property located at 6340 Dorr St. Seconded by Robert Bethel and the roll call resulted as follows:

Tom Anderson Jr., yes
Robert Bethel, yes
Andrew Glenn, absent

Motion made by Tom Anderson Jr. to open the public hearing for Z19-C650 – A zoning change request from C-2 General Commercial to R-A Suburban Residential submitted by Frank and Rose Belcher for the property located at 6815 Dorr St. Seconded by Robert Bethel and the roll call resulted as follows:

Tom Anderson Jr., yes
Robert Bethel, yes
Andrew Glenn, absent

Mr. Barnes stated that the Plan Commission, the Zoning Commission, and the staff recommended their approval for this zoning change. This zoning change is consistent with other residential property in the area. The property owners had no additional comments.

Trustee Robert Bethel opened the floor to anyone who wished to speak in support of, or in opposition to Z19-C650. No comments were made.

Motion made by Tom Anderson Jr. to close the public hearing for Z19-C650. Seconded by Robert Bethel and the roll call resulted as follows:

Tom Anderson Jr., yes
Robert Bethel, yes
Andrew Glenn, absent

Motion made by Tom Anderson Jr. to approve Z19-C650 – A zoning change request from C-2 General Commercial to R-A Suburban Residential submitted by Frank and Rose Belcher for the property located at 6815 Dorr St. Seconded by Robert Bethel and the roll call resulted as follows:

Tom Anderson Jr., yes
Robert Bethel, yes
Andrew Glenn, absent

Motion made by Tom Anderson Jr. to open the public hearing for Z19-C651 – A zoning change request from M-1 Limited Industrial and RA-4 Rural Residential to C-2 General Commercial submitted by Kott Enterprises for the properties located at 6560 Dorr Street, 6429 and 6505 West Bancroft Street. Seconded by Robert Bethel and the roll call resulted as follows:

Tom Anderson Jr., yes
Robert Bethel, yes
Andrew Glenn, absent

Mr. Barnes stated that the Plan Commission, the Zoning Commission, and the staff recommended their approval for this zoning change. This zoning change is in anticipation of the proposed Dorr Street Interchange. The property owner had no additional comments.

Trustee Robert Bethel opened the floor to anyone who wished to speak in support of, or in opposition to Z19-C651. No comments were made.

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Motion made by Tom Anderson Jr. to close the public hearing for Z19-C651. Seconded by Robert Bethel and the roll call resulted as follows:

Tom Anderson Jr., yes
Robert Bethel, yes
Andrew Glenn, absent

Motion made by Tom Anderson Jr. to approve Z19-C651 – A zoning change request from M-1 Limited Industrial and RA-4 Rural Residential to C-2 General Commercial submitted by Kott Enterprises for the properties located at 6560 Dorr Street, 6429 and 6505 West Bancroft Street. Seconded by Robert Bethel and the roll call resulted as follows:

Tom Anderson Jr., yes
Robert Bethel, yes
Andrew Glenn, absent

Motion made by Tom Anderson Jr. to open the public hearing for Z19-C652 – A zoning change request from C-2 General Commercial and R-A Suburban Residential to C-2 General Commercial submitted by Kott Enterprises for the property located at 6633 Dorr Street. Seconded by Robert Bethel and the roll call resulted as follows:

Tom Anderson Jr., yes
Robert Bethel, yes
Andrew Glenn, absent

Mr. Barnes stated that the Plan Commission, the Zoning Commission, and the staff recommended their approval for this zoning change. This zoning change is in anticipation of the proposed Dorr Street Interchange. The property owner had no additional comments.

Trustee Robert Bethel opened the floor to anyone who wished to speak in support of, or in opposition to Z19-C652. No comments were made.

Motion made by Tom Anderson Jr. to close the public hearing for Z19-C652. Seconded by Robert Bethel and the roll call resulted as follows:

Tom Anderson Jr., yes
Robert Bethel, yes
Andrew Glenn, absent

Motion made by Tom Anderson Jr. to approve Z19-C652 – A zoning change request from C-2 General Commercial and R-A Suburban Residential to C-2 General Commercial submitted by Kott Enterprises for the property located at 6633 Dorr Street. Seconded by Robert Bethel and the roll call resulted as follows:

Tom Anderson Jr., yes
Robert Bethel, yes
Andrew Glenn, absent

PLANNING AND ZONING: By Jacob Barnes, Planning Director

Written Report:

- 22 permits were issued in the month of March, including eight new dwellings.
- A site plan review was finalized for the building expansion at the Countertop Shop located at 9300 Airport Highway and a permit was issued on March 14, 2018.
- Mr. Barnes presented the Trustees with a resolution for On Street Parking Regulations. This originally started out as a text amendment, but the Lucas County Prosecutors Office recommended that it be a resolution, not a text amendment. This resolution does not ban parking on the streets, it is to help with removing nuisance vehicles on the street.

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Motion made by Tom Anderson Jr. to approve Resolution #18-006 On Street Parking Regulations. Seconded by Robert Bethel and the roll call resulted as follows:

Tom Anderson Jr., yes
Robert Bethel, yes
Andrew Glenn, absent

- Progress continues on the 2018 Master Plan, Mr. Barnes and Mr. Hampton met with a consultant and are awaiting a proposal for their services.
- Mr. Barnes attended several meetings/events including:
 - Chamber Net 90 Meeting
 - Toledo Area Zoning Luncheon
 - SLS Leadership Breakfast
 - Met with two businesses as part of the business outreach program

FISCAL OFFICER'S REPORT: By Barbara Dietze, Fiscal Officer

Payment of Bills:

Motion made by Tom Anderson Jr. to approve the payment register of payments made by check from March 20 to April 2, 2018, in the amount of \$79,360.37, as presented.

Seconded by Robert Bethel and the roll call resulted as follows:

Tom Anderson Jr., yes
Robert Bethel, yes
Andrew Glenn, absent

Ms. Dietze also presented the Trustees with an electronic payment listing from March 16 to March 29, 2018, in the amount of \$637,739.65. This includes payroll paid on March 21, 2017 for the Township bi-weekly, in the amount of \$171,771.28. Also, the final payment of the Signature Bank loan, in the amount of \$394,262.35.

Approval of Minutes:

Tabled the Regular Trustees' Meeting Minutes of Monday, March 19, 2018 until next meeting, due to Mr. Glenn's absence.

Motion made by Tom Anderson Jr. to approve the Special Trustees' Meeting Minutes of Thursday, March 22, 2018, as presented. Seconded by Robert Bethel, and the roll call resulted as follows:

Tom Anderson Jr., yes
Robert Bethel, yes
Andrew Glenn, absent

PUBLIC ADMINISTRATION: By Mike Hampton, Administrator

Mr. Hampton reviewed the Public Administration's Monthly Report and highlighted the following items:

- Mr. Hampton went to the Statehouse to testify on township issues (roads and right of ways) for HB 500.
- Searching for property to build a new Public Services Building.
- Mr. Hampton is conducting conference calls and meeting with entities to establish partners for a new JEDD.
- Attended the Transportation Summit.
- Mr. Hampton presented the Trustees with a request to approve the Ohio Plan - Hylant Insurance renewal. There is a slight increase due to the full replacement value of five vehicles instead of the current value replacement.

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Motion made by Tom Anderson Jr. to approve the renewal contract for property/liability insurance with the Ohio Plan through the Hylant Group, at a total cost of \$53,779. Seconded by Robert Bethel, and the roll call resulted as follows:

Tom Anderson Jr., yes
Robert Bethel, yes
Andrew Glenn, absent

- Mr. Hampton presented the Trustees with a request to approve the plans for the 2018 OPWC Project (Geiser Road, Hidden Meadows Subdivision, Hidden Springs Subdivision, and Hill Ave. Improvement Project) and to advertise for bids for the 2018 OPWC project. The bids will be advertised April 9, 2018, and the bids open on May 2, 2018.

Motion made by Tom Anderson Jr. to approve the plans and to advertise the bids for the 2018 OPWC project, as presented. Seconded by Robert Bethel, and the roll call resulted as follows:

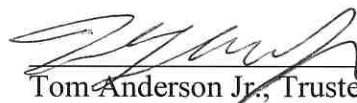
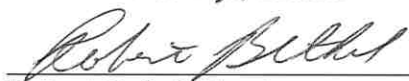
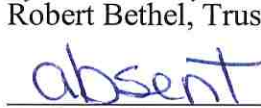
Tom Anderson Jr., yes
Robert Bethel, yes
Andrew Glenn, absent

ADJOURNMENT:

Tom Anderson Jr. moved to adjourn at 7:39 p.m. Seconded by Robert Bethel and the roll call resulted as follows:

Tom Anderson Jr., yes
Robert Bethel, yes
Andrew Glenn, absent


Barbara Dietze, Fiscal Officer


Tom Anderson Jr., Trustee

Robert Bethel, Trustee

Andrew Glenn, Trustee

Payment Listing

3/20/2018 to 4/2/2018

Payment Advice #	Post Date	Transaction Date	Type	Vendor / Payee	Amount	Status
76382	04/02/2018	03/29/2018	AW	AJ Boelner Inc	\$482.13	O
76383	04/02/2018	03/29/2018	AW	AT&T	\$34.83	O
76384	04/02/2018	03/29/2018	AW	Cargill Inc	\$3,129.67	O
76385	04/02/2018	03/29/2018	AW	Ferguson Supply Co	\$88.62	O
76386	04/02/2018	03/29/2018	AW	Finley Fire Equipment	\$2,355.00	V
76386	04/02/2018	03/29/2018	AW	Finley Fire Equipment	-\$2,355.00	V
76387	04/02/2018	03/29/2018	AW	FIRE SAFETY SERVICES INC	\$28,013.00	O
76388	04/02/2018	03/29/2018	AW	GRAINGER, INC.	\$554.54	O
76389	04/02/2018	03/29/2018	AW	Great Lakes Gypsum & Supply	\$137.98	O
76390	04/02/2018	03/29/2018	AW	Heban, Sommer & Murphree, LLC	\$1,908.00	O
76391	04/02/2018	03/29/2018	AW	HOME DEPOT	\$534.94	O
76392	04/02/2018	03/29/2018	AW	John Deere Financial	\$2,791.78	O
76393	04/02/2018	03/29/2018	AW	MENARDS	\$570.61	O
76394	04/02/2018	03/29/2018	AW	Mutual of Omaha	\$168.56	O
76395	04/02/2018	03/29/2018	AW	NORTHWEST OHIO FIRE CHIEF'S ASSN.	\$30.00	O
76396	04/02/2018	03/29/2018	AW	Office Depot	\$448.90	O
76397	04/02/2018	03/29/2018	AW	POWER TOOL SALES AND SERVICE	\$20.00	O
76398	04/02/2018	03/29/2018	AW	ROTO ROOTER SEWER CLEANING	\$476.00	O
76399	04/02/2018	03/29/2018	AW	SHERWIN-WILLIAMS	\$10.23	O
76400	04/02/2018	03/29/2018	AW	SUTPHEN CORPORATION	\$265.00	O
76401	04/02/2018	03/29/2018	AW	TOLEDO EDISON COMPANY	\$84.64	O
76402	04/02/2018	03/29/2018	AW	Verizon Wireless	\$716.02	O
76403	04/02/2018	03/29/2018	AW	VILLAGE OF HOLLAND	\$35,097.28	O
76404	04/02/2018	03/29/2018	AW	WELCH PUBLISHING	\$102.13	O
76405	04/02/2018	03/29/2018	AW	WS DARLEY	\$155.44	O
76406	04/02/2018	03/29/2018	AW	Finley Fire Equipment	\$2,364.61	O
76407	04/02/2018	03/29/2018	RW	Thomas Geiner	\$50.00	O
76408	04/02/2018	03/29/2018	AW	Keep It Moving of Toledo LLC	\$670.00	O
76409	04/02/2018	03/29/2018	AW	Brenda Elder	\$50.00	O
76410	04/02/2018	03/29/2018	RW	T. Parker & Company, LLC	\$50.00	O
76411	04/02/2018	03/29/2018	RW	Sabrina Hoffman	\$50.00	O
76412	04/02/2018	03/29/2018	AW	Michael Wilkin	\$150.00	O
76413	04/02/2018	03/29/2018	AW	OBM	\$155.46	O

Total Payments: \$79,360.37

Total Conversion Vouchers: \$0.00

Total Less Conversion Vouchers: \$79,360.37

Please Sign Here

X Robert Belth
 X [Signature]

Type: AM - Accounting Manual Warrant, AW - Accounting Warrant, IM - Investment Manual Warrant, IW - Investment Warrant, PM - Payroll Manual Warrant, PR - Payroll Warrant, RW - Reduction of Receipt Warrant, SW - Skipped Warrant, WH - Withholding Warrant, WM - Withholding Manual, WS - Special Warrant, CH - Electronic Payment Advice, IL - Investment Loss, EP - Payroll EFT Voucher, CV - Payroll Conversion Voucher, SV - Payroll Special Voucher, EW - Withholding Voucher, POS ADJ - Positive Adjustment, NEG ADJ - Negative Adjustment, POS REAL - Positive Reallocation, NEG REAL - Negative Reallocation

Status: O - Outstanding, C - Cleared, V - Voided, B - Batch

* Asterisked amounts are not included in report totals. These transactions occurred outside the reported date range but are listed for reference.

