

The regular meeting of the Green Township Board of Trustees held on March 10, 2014 was called to order at 5:00 p.m. with the Pledge of Allegiance.

Roll Call: Chairman Rosiello, present; Trustee Linnenberg, present; Fiscal Officer Straus, present.

Chairman Rosiello made a motion to recess into Executive Session for the purpose of discussing acquisition of property. Trustee Linnenberg seconded the motion. Trustee Linnenberg: Aye; Chairman Rosiello: Aye. The meeting was recessed at 5:00 p.m.; reconvened at 5:30 p.m.

Trustee Linnenberg moved to approve the minutes for the regular meeting of February 24, 2014. Chairman Rosiello seconded the motion. All voted Aye.

Trustee Linnenberg moved to approve the minutes for the special meeting of February 27, 2014. Chairman Rosiello seconded the motion. All voted Aye.

Chairman Rosiello recognized dignitaries including First District Court of Appeals Judge Pat DeWine, Municipal Court Judge Russell Mock, Judge Richard Bernat, Juvenile Court Judge John Williams, Former State Representatives and Former Clerk of Courts Patty Clancy, Domestic Court Relations Judge Jon Sieve, President of the Delhi Board of Trustees Cheryl Sieve, President of the Colerain Township Trustees Mindy Rinehart, Colerain Township Trustee Jeff Ritter, Colerain Trustee Dennis Deters, Colerain Township Fiscal Officer Heather Harlow, Northwest School Board Member Mike Harlow, Director of the Hamilton County Board of Elections Amy Searcy, and Common Pleas Court Judge Ted Winkler.

RESOLUTION #14-0310-A

Chairman Rosiello moved to pass a resolution appointing Triffon Callos to replace Rocky Boiman as Trustee of Green Township for the unexpired term ending December 31, 2017, said appointment is effective March 10, 2014. The term for Trustee Callos will expire on December 31, 2015, as there will be an election in November, 2015 for the last two years of the term. Trustee Linnenberg seconded the motion. Trustee Linnenberg: Aye; Chairman Rosiello: Aye.

Judge Ted Winkler swore in Triffon Callos as Green Township Trustee.

Trustee Callos thanked Judge Ted Winkler for swearing him in and thanked Chairman Rosiello and Trustee Linnenberg for placing their trust in him. Trustee Callos then thanked Rocky Boiman for his two years of service to Green Township. He also thanked the Fiscal Officer, Department Heads, and Attorney Hyle and stated that he looks forward to working with each of them. Trustee Callos then recognized his parents Tom and Trish Callos and thanked them for their support. He thanked his fiancé Stacey Leon and her parents Gus and Kathy Leon. He thanked his grandmother who could not be present this evening, as well as all family, friends, residents of the Township, and business owners of the township who attended.

Trustee Callos stated that he looks forward to working for the residents of Green Township and thanked the employees of Green Township for the jobs that they do.

Trustee Linnenberg and Chairman Rosiello welcomed Trustee Callos to the Board.

The Monfort Heights Garden Club was present to be recognized for 85 years of community service in Green Township. Joyce Mohaupt accepted the plaque on behalf of the Garden Club and introduced the eight members that were present. Mrs. Mohaupt stated that the Garden Club began on March 28, 1929, presented a brief historical account of the clubs history and described many of the projects that the Garden Club is involved with.

Chairman Rosiello announced that the White Oak - Monfort Heights Community Association Meeting will be held on Wednesday, March 12, 2014 at the Green Township Senior Center at 7:30 p.m. Chairman Rosiello stated that he will be the speaker at that meeting and invited all to attend.

RESOLUTION #14-0310-B

Trustee Linnenberg moved to pass a resolution accepting and approving the financial reports as submitted. Chairman Rosiello seconded the motion. Trustee Callos: Aye; Trustee Linnenberg: Aye; Chairman Rosiello: Aye.

RESOLUTION #14-0310-C

Chairman Rosiello moved to pass a resolution declaring a continuing emergency and extending authority for snow removal on unaccepted roads. Trustee Linnenberg seconded the motion. Trustee Callos: Aye; Trustee Linnenberg: Aye; Chairman Rosiello: Aye.

RESOLUTION #14-0310-D

Chairman Rosiello moved to pass a resolution authorizing Anthony Leidenbor to travel out of state to attend Canine Training School in Shardsville, Pennsylvania from March 23, 2014 to May 2, 2014. Trustee Callos seconded the motion. Trustee Callos: Aye; Trustee Linnenberg: Aye; Chairman Rosiello: Aye.

RESOLUTION #14-0310-E

Chairman Rosiello moved to pass a resolution authorizing the donation of used surplus firefighting items to the Africa Fire Mission. The surplus items are twenty fire helmets, eighteen pairs of gloves, twenty pairs of rubber boots, thirty jackets and two hundred and fifty misprinted t-shirts. Trustee Linnenberg seconded the motion. Trustee Callos: Aye; Trustee Linnenberg: Aye; Chairman Rosiello: Aye.

RESOLUTION #14-0310-F

Chairman Rosiello moved to pass a resolution to approve the hiring of the following Event Attendants for the Nathanael Greene Lodge: Pamela Breiner at \$8.50 per hour; Roberta Schmidt at \$8.50 per hour; Brooke Jones at \$8.50 per hour. Trustee Linnenberg seconded the motion. Trustee Callos: Aye; Trustee Linnenberg: Aye; Chairman Rosiello: Aye.

RESOLUTION #14-0310-G

The following property was declared as nuisances. The Township Attorney was directed to notify the owner(s) of the property listed below of this resolution:

1. 3902 Virginia Court (550-0170-0454), Motion made by Trustee Linnenberg and seconded by Chairman Rosiello. All voted Aye.

RESOLUTION #14-0310-H

Trustee Callos moved to pass a resolution authorizing the Township Administrator to enter into an agreement for an appropriate bid on electric aggregation after review and approval by the Green Township Trustees and the Township Attorney. Trustee Linnenberg seconded the motion. Trustee Callos: Aye; Trustee Linnenberg: Aye; Chairman Rosiello: Aye.

Gary Dressler, Sidney Road, asked if the Township's Electric Aggregation Program would remain with Duke Energy Retail. Chairman Rosiello said that they would like to stay with Duke Energy Retail, however, they are also entertaining bids from other providers as well.

Mr. Dressler asked if Trustee Callos is an Attorney with the Hamilton County Prosecutor's Office. Trustee Callos stated that he does work for the Prosecutor's Office, but he is not an Attorney.

The Ohio Department of Liquor Control has sent notice of application from:

- a. Fitfood LLC, DBA Denas Diner, 6032 Cheviot Road, Cincinnati, Ohio 45247. The Police Chief had no objection. The Trustees had no objection.

Administrator Celarek made the following announcements:

1. The Hamilton County Regional Planning Commission will hold a public hearing on March 20, 2014 at 1:00 p.m. in Room 801, Hamilton County Administration Building, 138 East Court Street, to hear the following case:
 - a. Case Green #91-1, Scott Campbell, HuDawn Facility Solutions, Applicant, Lewis Thomas Elbert, Owner, 3747 West Fork Road, for approval of a Major Adjustment to an approved Planned Unit Development to permit the addition of a fifteen foot tall oxygen tank vaporizer in the southeast corner.

Development Director Goetzman gave a brief overview of the proposed construction. He noted that the property is the former site of the Cranley Surgical Services medical office. Currently the master lease holder of the building is Mercy Health who is planning a wound treatment center for the location. Part of that treatment involves a hyperbolic chamber where patients get highly oxygenated air to help with the healing of wounds, which necessitates the installation of a large oxygen tank on the property. The tank will be located in the north east corner of the property. The tank will be enclosed in a 20 ft. x 20 ft. fenced area surrounded by landscaping. The overall tank is approximately 15 ft. in height and approximately 6 ½ ft. in diameter and will sit on a concrete

pad that is approximately 18 ft. x 18 ft.

Hamilton County Zoning raised setback issues regarding the accessory structure for the proposed installation. The code requires the tank and associated fixtures to be located further from the common property line. Development Director Goetzman recommended that the tank be moved back from the property line to comply with a minimum 10 ft. buffer standard. Mr. Goetzman indicated that he had spoken with both the architect and project manager and that moving the tank to meet a 10 ft. buffer setback was not an issue. Mr. Goetzman also noted that fencing and landscaping should be provided, recommending approval subject to the following conditions:

1. The proposed tank and vaporizer shall meet the applicable standards of Section 5-1.2(c) Sensory & Nuisance Impacts of the Zoning Resolution.
2. That the 18' x 18' concrete pad for the proposed oxygen tank be located no less than 12-feet from the south property line and that the fence enclosing the tank service area be located no less than 10-feet from the south property line.
3. That a two evergreen trees (8' ht.) and 4 viburnum bushes (5' ht.) be installed as a landscape screen on the south side of the enclosure, and that 4 viburnum be installed on the east side of the enclosure per the plans.
4. That the enclosure fence surrounding the tank pad be an 8-foot high solid (*privacy type*) fence constructed out of metal, wood, vinyl or masonry brick.
5. That the existing Aristocrat Pear removed to install the tank/pad be replaced on side with two additional trees.
6. All other conditions from when the Zoning Compliance Plan was approved in 2001 shall remain in effect.

Gary Dressler, Sidney Road, asked if liquid oxygen would be a Fire Code issue being that close to the building. Fire Chief Witsken stated that he did not think the location of the tank would be a fire hazard.

Trustee Linnenberg questioned if the tank could be located further from the property line than the recommended 10 ft. Trustee Callos concurred, stating that he would like to see the tank closer to the building as well. Trustee Linnenberg moved to include a request that the tank be move closer to the building to any resolution endorsing the project.

RESOLUTION #14-0310-I

Chairman Rosiello moved to pass a resolution recommending that in addition to the following conditions:

1. The proposed tank and vaporizer shall meet the applicable standards of Section 5-1.2(c) Sensory & Nuisance Impacts of the Zoning Resolution.
2. That the 18' x 18' concrete pad for the proposed oxygen tank be located no less than 12-feet from the south property line and that the fence enclosing the tank service area be located no less than 10-feet from the south property line.
3. That a two evergreen trees (8' ht.) and 4 viburnum bushes (5' ht.) be installed as a landscape screen on the south side of the enclosure, and that 4 viburnum be installed on the east side of the enclosure per the plans.
4. That the enclosure fence surrounding the tank pad be an 8-foot high solid (*privacy type*) fence constructed out of metal, wood, vinyl or masonry brick.
5. That the existing Aristocrat Pear removed to install the tank/pad be replaced on side with two additional trees.
6. All other conditions from when the Zoning Compliance Plan was approved in 2001 shall remain in effect.

That Mercy exhaust its analysis on whether the tank can be located closer to the building.

Trustee Linnenberg seconded the motion. Trustee Callos: Aye; Trustee Linnenberg: Aye; Chairman Rosiello: Aye.

Fiscal Officer, Tom Straus, reported that the Township purchased \$1.5 million dollars in Federal Home Loan Bank Bonds. Those are step bonds that start out at 50 basis points and goes up to 100 basis points on June 26, 2014, and keeps going up 50 basis points thereafter. Mr. Straus also reported that there is pending legislation regarding investments and how the Township can invest interim money through commercial paper. Fiscal Officer Straus stated that Hamilton Township (Warren County) is having some financial problems, but Green Township is audited every two years by Clark, Schaefer & Hackett. The Township also files a Financial Statement

at the end of the year, so the Township does keep close track of its funds. He credited Township Controller, Linda Griswold, for taking care of Township financial matters on a daily basis.

Trustee Callos stated that Linda Griswold does a great job taking care of the Township's financial matters.

Chairman Rosiello stated that copies of the Financial Statement are available for review or purchase at the Green Township Administration office during regular business hours.

Township Attorney, Frank Hyle, stated that he had nothing to report.

Township Administrator, Kevin Celarek, announced the White Oak/Monfort Heights Kiwanis and the Monfort Heights/White Oak Improvement Association are co-sponsoring a Green Township Community Fun Day on Saturday, August 2, 2014 at Veterans Park from 11:00 a.m. to 3:00 p.m. and will include a walk, contest, celebrity softball game, golf ball drop and light refreshments. Green Township will also be a co-sponsor for that event.

Trustee Rosiello stated that he would like to implement a Green Township Community Clean Up Day in conjunction with the Community Associations to assist the Township in a drive to clean up some of the litter that has accumulated around the Township.

Director of Public Services, Joe Lambing, welcomed Trustee Callos.

Fire/EMS Chief, Doug Witsken, stated that he has been approached by Mack Fire, Inc. regarding the 2014 Wish List of items that the Fire Department would like to have. Mack Fire, Inc. has conducted a raffle every year to raise funds to purchase items on that wish list to donate to the Green Township Fire/EMS Department. Sometime in the next 30 days Township residents should begin to find those raffle tickets in their mailbox. Proceeds from that raffle will allow Mack Fire, Inc. to purchase those Wish List items for the Fire/EMS Department. Chief Witsken asked residents to please support the raffle efforts of Mack Fire, Inc.

Police Chief, Bart West, reported that he has received the Crash Analysis Report from the Hamilton County Engineer's Department that shows which intersections the most accidents occurred at. That report will be reviewed to see what can be done to lower the number of accidents at those problem intersections. Police Chief West announced that during 2013 the report showed the lowest number of accidents in 26 years.

Chairman Rosiello asked about the top two intersections in Green Township with the most accidents. Police Chief West stated that Harrison Avenue at Kohl's, and Harrison Avenue at I-74 East are the top two accident locations in Green Township.

Director of Development, Adam Goetzman, reported that next month the Hillview Golf Course development case will come before the Board of Trustees.

Chairman Rosiello announced that Macy's Department Store at Northgate Mall is sponsoring a "Love Your Park" program that will allow shoppers to pick Veterans' Park as their favorite park and make a donation in any amount to the park that will be matched by Macy's up to \$250,000. He encouraged residents to participate.

Trustee Linnenberg announced that he met with Tony Parrott from MSD and Dave Meyer who works for Hamilton County regarding the Werk & Westbourne Treatment Facility. There is still disagreement regarding doing the dry weather channel that the County is proposing or to build a whole treatment facility which is what MSD wants to construct at that location. Trustee Linnenberg stated that he will continue to work with them to come up with the best solution for Green Township.

Gary Dressler, Sidney Road, stated that the EPA has mandated that something be done to improve conditions at that location. Chairman Rosiello stated that progress is being made.

The next regular meeting of the Board of Trustees will be held on Monday, March 24, 2014 at 5:00 p.m. The Board will adjourn into Executive Session from 5:00 - 5:30 p.m. and will reconvene at 5:30 p.m.

Chairman Linnenberg moved to adjourn the meeting. Trustee Callos seconded the motion. Trustee Callos: Aye; Trustee Linnenberg: Aye; Chairman Rosiello: Aye. Meeting was adjourned at 6:22 p.m.

ATTEST: