

The regular meeting of the Green Township Board of Trustees held on June 23, 2014 was called to order at 5:30 p.m. with the Pledge of Allegiance.

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

RESOLUTION #14-0623-A

Chairman Rosiello moved to pass a resolution appointing Kevin Celarek as acting Fiscal Officer for the Green Township Board of Trustees Meeting on June 23, 2014. Trustee Callos seconded the motion. Trustee Callos: Aye; Trustee Linnenberg: Absent; Chairman Rosiello: Aye.

Trustee Chairman Rosiello moved to approve the minutes for the regular meeting of June 09, 2014. Trustee Callos seconded the motion. All voted Aye.

RESOLUTION #14-0623-B

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

RESOLUTION #14-0623-C

Chairman Rosiello moved to pass a resolution declaring a Police Department's 1999 Kawasaki Motorcycle with a VIN number of JKAKZCP24XB516765 and a Police Department's 2002 Pontiac Aztec with a VIN number of 3G7DA03E82S607294 as surplus property and authorizing the sale of the vehicles through the Hamilton County On-Line Auction Service. Trustee Callos seconded the motion. Trustee Callos: Aye; Trustee Linnenberg: Absent; Chairman Rosiello: Aye.

RESOLUTION #14-0623-D

The following properties were declared as nuisances. The Township Attorney was directed to notify the owners of the properties listed below of this resolution:

1. 3236 Boudinot Avenue (550-0061-0240), Motion made by Chairman Rosiello and seconded by Trustee Callos. All voted Aye.
2. 5587 Clearview Avenue (550-0170-0197), Motion made by Chairman Rosiello and seconded by Trustee Callos. All voted Aye.
3. 5511 Muddy Creek Road (550-0143-0353), Motion made by Chairman Rosiello and seconded by Trustee Callos. All voted Aye.
4. 5226 Sidney Road (550-0041-0306), Motion made by Chairman Rosiello and seconded by Trustee Callos. All voted Aye.
5. 4094 West Fork Road (550-0102-0050), Motion made by Trustee Callos and seconded by Chairman Rosiello. All voted Aye.

Administrator Celarek made the following announcements:

1. A Town Hall meeting with Congressman Steve Chabot will take place on August 14, 2014 from 6:00 p.m. to 7:00 p.m. at the Nathanael Greene Lodge, 6394 Wesselman Road.
2. The Hamilton County Board of Zoning Appeals will hold a public hearing on July 9, 2014 at 1:00 p.m. at the Hamilton County Administration Building, 138 East Court Street, Room 805, to hear the following cases:
 - a. Case Green #2014-08, Kurt Tenhundfeld, Applicant and Owner, 6138 Taylor Road, for approval of a two-story detached garage addition which exceeds the square footage and height permitted.

Development Director Goetzman stated that the applicant is requesting approval of a 32 ft. x 32 ft. two-story detached garage addition which exceeds square footage and height permitted for property located at 6138 Taylor Road. The property is located next to the 5/3 Bank branch at 5-Points. He stated that the garage would constitute a non-conforming accessory structure. Mr. Goetzman stated that while the footprint of the building (1,024 sq. ft.) is in compliance with the Zoning Resolution, the structure will have a loft space, increasing the height and total square footage of the building to 1,536 sq. ft., which is beyond the limits of the Zoning Resolution. The structure exceeds all minimum setback requirements. The proposed barn replaces a comparably sized footprint structure recently removed from the property. The structure will have no impact on adjacent or nearby residential properties. The subject property lies approximately 10 to 15 ft. below the finished grade of the 5/3 Bank parking lot and will have virtually no impact on the bank property. Mr. Goetzman stated that Mr. Tenhundfeld was unable to be in attendance at the meeting. Development Director Goetzman recommended approval with

conditions.

RESOLUTION #14-0623-E

Chairman Rosiello moved to pass a resolution recommending approval of Case Green #2014-08 to the Hamilton County Board of Zoning Appeals subject to the following conditions: 1. That the garage be used for residential and storage purposes only; 2. That the existing car-port structure be removed upon completion of the garage structure; 3. That no living quarters be permitted or established in the garage structure; and 4. That the structure be constructed in accordance with the plans submitted. Trustee Callos seconded the motion. Trustee Callos: Aye; Trustee Linnenberg: Absent; Chairman Rosiello: Aye.

- b. Case Green #2014-09, Donna Mattingly, Applicant and Owner, 5425 Philloret Drive, for approval of an above ground pool with less side yard setback than required.

Development Director Goetzman stated that the applicant is seeking approval of an above ground pool with less side yard setback than required for property located at 5425 Philloret Drive. He stated that the applicant replaced an above-ground swimming pool in early June. When the electrical contractor applied for a permit for a new circuit to serve the pump/filter it was determined that the pool encroached into the minimum 10 ft. setback by approximately 1.25 ft. Site limitations include an onsite private aerobic sanitation system adjacent to the pool and steep slopes behind the pool. Site constraints support the variance request. The property is fenced with a privacy fence. The encroachment does not materially impact the adjacent property closest to the pool. Development Director Goetzman recommended approval as submitted.

RESOLUTION #14-0623-F

Chairman Rosiello moved to pass a resolution recommending approval of Case Green #2014-09 to the Hamilton County Board of Zoning Appeals as submitted. Trustee Callos seconded the motion. Trustee Callos: Aye; Trustee Linnenberg: Absent; Chairman Rosiello: Aye.

Trustee Linnenberg arrived at 5:50 p.m.

- c. Case Green #2014-10, Paul Thaler, Applicant and Owner, 5483 Haft Road, for approval of a two-story addition to existing home with less side yard setback than required.

Development Director Goetzman stated that the applicant is requesting approval of a one-story addition to an existing home with less side yard setback than required for property located at 5483 Haft Road. The applicant is seeking permission to construct a master bedroom suite addition on the south side of the residence. The addition will encroach into the minimum required 15 ft. side yard by approximately 3 ft. While there are no specific site constraints associated with this application, the scope and scale of the addition is consistent with the scale of the home, and surrounding residential properties. The addition lies on the south side of the home, adjunct to a private road/drive. The encroachment will have no direct impact on the neighboring residence to the south. The encroachment is separated from the neighbor by a paved driveway and approximately 100 ft. of easement area. Development Director Goetzman recommended approval subject to conditions.

RESOLUTION #14-0623-G

Chairman Rosiello moved to pass a resolution recommending approval of Case Green #2014-10 to the Hamilton County Board of Zoning Appeals subject to the following condition: 1. That the driveway on the south side of the property be paved from Haft Road west to the rear of the addition. Trustee Callos seconded the motion. Trustee Callos: Aye; Trustee Linnenberg: Aye; Chairman Rosiello: Aye.

- d. Case Green #CU2013-06, Brian Ramer, Applicant, and Pentecost Properties, Owner, 6675 Wesselman Road for approval of sign modifications to previously approved Conditional Use for Ruah Woods.

Development Director Goetzman stated that the applicant is requesting approval of sign modifications to the previously approved Conditional Use for the Ruah Woods property located at 6675 Wesselman Road. This is the third time the Ruah Woods facility has been reviewed as a Conditional Use. The evangelical center is permitted in a residential district as a Conditional Use. Through the original application and subsequent expansion to include an "Evangelization Center" the property has been granted permission to have two 32 sq. ft. signs where only one 32 sq. ft. sign is permitted.

Development Director Goetzman stated that the applicant is requesting permission to distribute double the permitted signage and double the square footage permissible onto a total of four signs on the property. He stated that the site is neither so large, nor the campus overly confusing, to necessitate additional signage. The Wesselman/Rybolt Improvement Project will enhance visibility of the property. Permitting a portion of the allowable total site "signage square footage" to be utilized as a building sign on the new "Evangelization Center" is reasonable. He further stated that he is opposed to signage being placed on the guard rail, but is in favor of allowing the applicants to move the existing signage to take advantage of clearing that has taken place as well as new road development. Development Director Goetzman stated that four signs for what is extensively a "church" property seems excessive.

Gary Dressler, Sidney Road, stated that signs at that location should be limited.

Trustee Linnenberg suggested recommending approval for only three signs and let Ruah Woods decide where they want to place those three signs. Development Director Goetzman stated that is a very good solution and he would certainly agree with that suggestion.

Development Director Goetzman recommended approval subject to conditions.

RESOLUTION #14-0623-H

Chairman Rosiello moved to pass a resolution recommending approval of Case Green #Green CU2013-06 to the Hamilton County Board of Zoning Appeals subject to the following conditions: 1. That the total square-footage of site signage shall not exceed existing limits, provided no single sign exceed 32 square feet, permitted total square footage may be distributed on site as follows: a. That two freestanding signs be permitted on the site; b. That a sign be permitted on the "Evangelization Center"; c. That the 2.5 sq. ft. "mailbox sign" be permitted to remain; and d. That any on-site directional signage installed in conformance with the code shall not be considered site signage and subject to the total square-footage limits of site signage. Trustee Linnenberg seconded the motion. Trustee Callos: Aye; Trustee Linnenberg: Aye; Chairman Rosiello: Aye.

TAX BUDGET HEARING 6:05 P.M.

The legal notice for the 2015 Township Tax Budget Hearing was published on June 11, 2014 in the Cincinnati Enquirer. Questions regarding the 2015 Tax Budget were addressed at this time.

Administrator Celarek reported that the 2015 Tax Budget is lower than the Total Appropriations was for 2014. The Operations Budget is approximately \$66,000 lower and the total Township Budget for 2015, including capital and money that goes out to the local school districts, is approximately \$1 million dollars lower.

A copy of the 2015 Tax Budget will be available for review at the conclusion of this meeting.

Chairman Rosiello moved to adjourn the 2015 Green Township Tax Budget Hearing. Trustee Linnenberg seconded the motion. Chairman Rosiello: Aye; Trustee Callos: Aye; Trustee Linnenberg: Aye.

RESOLUTION #14-0623-I

Chairman Rosiello moved to pass a resolution accepting the 2015 Tax Budget as presented. Trustee Callos seconded the motion. Trustee Callos: Aye; Trustee Linnenberg: Aye; Chairman Rosiello: Aye.

DISCUSSION REGARDING THE REPORT OF THE FINANCIAL REVIEW COMMITTEE

Chairman Rosiello stated that the Financial Review Committee has submitted their recommendations to the Board of Trustees indicating the need for a Police and Fire/EMS Safety Services Levy this fall. Chairman Rosiello stated that it is up to the Board of Trustees to decide if a levy will be put on the ballot this fall and what the millage requested should be.

Trustee Callos stated that the twelve members of the Committee spent four weeks meeting with Township staff and Department Heads and determined that the need for a Safety Services Levy is evident and that the millage recommended by the Committee varied anywhere from 3.0 to 3.65. Trustee Callos stated that the Township is losing approximately \$3.4 million dollars in revenue this year due to various cuts from the State of Ohio and Hamilton County. Trustee Callos stated that our Police and Fire Department staffing levels are low compared to other similarly sized communities. Trustee Callos recommended looking at a millage number even lower than the 3.0 that the Financial Review Committee recommended.

Trustee Callos stated that one of the items that the Committee explored was the addition of a 7th patrol beat for the Police Department. Trustee Callos stated that he would like to see that occur. Trustee Callos recommended a levy amount of 2.95 mills.

Township Attorney Hyle stated that the Trustees will be recommending levy amounts. From there the suggested amounts will be sent to the Hamilton County Auditor to certify what amount of money would be generated from those proposed levy amounts. This is not a decision to place a levy on the ballot or not, but simply to get data from the Hamilton County Auditor to help the Trustees determine at a future meeting whether or not to place a levy on the ballot, and for what millage amount.

Trustee Linnenberg stated that the Trustees have reviewed the numbers and stated that Green Township's effective millage rate of 8.7 mills is low. Delhi Township's effective millage rate is over 20 mills. Trustee Linnenberg explained that in Green Township the homeowner of a \$100,000 home pays \$261 a year, while a resident of Delhi Township would pay \$619 a year. Trustee Linnenberg stated that Colerain Township is at 16 mills, which is nearly double Green Township's millage amount. Trustee Linnenberg stated that Green Township operates with a very low budget and that due to cuts from the State of Ohio and Hamilton County there is nowhere else to make cuts. Trustee Linnenberg stated that the most important thing to him is the addition of a full-time 7th patrol beat in the Police Department. He has even considered the addition of an 8th patrol beat. Green Township is still a safe place to live and work and he stated that he would like it to remain that way. He stated that he is very much in favor of a larger Police presence and knows that the Fire Department is requesting a second crew at Station #53 on Harrison Avenue, which the Financial Review Committee recommended. However, he stated that he would not be in favor of a second crew right away. But he would like to see the second crew phased in over time. Trustee Linnenberg also stated that the Financial Review Committee recommended a five year levy. Trustee Linnenberg stated that he disagrees with that recommendation and stated that it is his opinion that the levy needs to be permanent. Trustee Linnenberg stated that realistically he thinks the Township needs a 4 - 5 mill levy. However, he does not think that a levy of that size would pass. Trustee Linnenberg stated that it is important to attract families to live in Green Township and safety is the number one factor in doing that.

Trustee Rosiello stated that he agrees with Trustee Linnenberg that a 7th patrol beat in the Police Department is absolutely necessary.

Gary Dressler, Sidney Road, stated that he recently attended a meeting with the Police Chiefs from Green Township, Delhi Township, the City of Cincinnati and the Hamilton County Sheriff's Department to discuss drug problems in those areas. He stated that the growing drug problem is an extra burden on the Police Departments. Mr. Dressler stated that the Hamilton County Sheriff's Department is looking to charge more money to provide deputies in Green Township. Mr. Dressler also stated that Green Township residents must understand that residents need to keep their eyes and ears open and watch their own neighborhoods for problems and report those problems to the Police Department.

Trustee Callos stated that the Trustees have factored in the potential loss of Hamilton County Deputies in Green Township, however, that is an unknown at this time.

Chairman Rosiello stated that he would like for the Trustees to recommend three millage amounts to be sent to the Hamilton County Auditor for certification.

RESOLUTION #14-0623-J

Chairman Rosiello moved to pass a resolution requesting the Hamilton County Auditor to certify to this Board the total current tax valuation of Green Township and the dollar amount of revenue that will be generated by a levy of 2.95 mills for police and fire services under Section 5705.19(JJ) of the Ohio Revised Code. Trustee Callos seconded the motion. Trustee Callos: Aye; Trustee Linnenberg: Aye; Chairman Rosiello: Aye.

RESOLUTION #14-0623-K

Chairman Rosiello moved to pass a resolution requesting the Hamilton County Auditor to certify to this Board the total current tax valuation of Green Township and the dollar amount of revenue that will be generated by a levy of 3.3 mills for police and fire services under Section 5705.19(JJ) of the Ohio Revised Code. Trustee Linnenberg seconded the motion. Trustee Callos: Aye; Trustee Linnenberg: Aye; Chairman Rosiello: Aye.

RESOLUTION #14-0623-L

Chairman Rosiello moved to pass a resolution requesting the Hamilton County Auditor to certify to this Board the total current tax valuation of Green Township and the dollar amount of revenue that will be generated by a levy of 3.65 mills for police and fire services under Section 5705.19(JJ) of the Ohio Revised Code. Trustee Linnenberg seconded the motion. Trustee Callos: Aye; Trustee Linnenberg: Aye; Chairman Rosiello: Aye.

Fiscal Officer, Tom Straus, was excused.

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

Township Administrator, Kevin Celarek, reported that Township residents are continuing to receive electric aggregation offers in the mail. He stated that in his opinion that the Township's Electric Aggregation Program rate of 5.83 for a three year period is one of the best rates residents could possibly receive, and he recommended ignoring other offers. However, if a resident has an all electric household they should contact the Township for additional information. Administrator Celarek also reported that the variable rate being offered for the Green Township Natural Gas Aggregation Program will be changed to a fixed rate in November.

Township Administrator Celarek reported that recycling bins at Blue Rock Park have been removed due to trash and other items that are not recyclables consistently being dumped in them. There are still recycling bins available at the Green Township Senior Center on Epley Road. Director of Public Services, Joe Lambing, stated that paper-only recycling is available at Sam's Club on North Bend Road. Mixed recycling bins are available at the Senior Center and Kuliga Park. Administrator Celarek announced that the July 3rd Concert at Kuliga Park will begin at 7:00 p.m. with fireworks at 10:00 p.m. Saffire Express will play until 11:00 p.m. Shuttle bus service is available from J.F Dulles Elementary and Our Lady of Visitation. Police will be carefully monitoring pedestrians exiting the park this year.

Trustee Linnenberg stated that hopefully this will be the last year that pedestrians should have to exit the park without sidewalks. He hopes that sidewalks will be installed along that stretch of Bridgetown Road before next year.

Police Chief West stated that sidewalks along Bridgetown Road near Kuliga Park should help pedestrians safely exit the park.

Township Administrator Celarek reported that the Green Township Community Day sponsored by the Monfort Heights/White Oak Community Association will be held at Veterans Park on Saturday, August 2, 2014 from 11:00 a.m. to 3:00 p.m. Raffle tickets for the Golf Ball Drop are available from their website. Trustee Rosiello mentioned that Community Day will also feature a Celebrity Softball Game.

Director of Public Services, Joe Lambing, reported that utility work continues on both the Rybolt and Wesselman project and the Rybolt and Taylor projects, along with the Harrison/Sheed to the Township corporation line. The new maintenance facility at Kuliga Park will be under roof this week if weather permits.

Fire/EMS Chief, Doug Witsken, stated that with the Fourth of July holiday coming up next week the Fire Department has sent out a Press Release to local media outlets encouraging residents to be careful with fireworks. Chief Witsken reported that people are sometimes confused regarding what is legal and what is illegal in the State of Ohio. Chief Witsken stated that the only legal fireworks in the State of Ohio are novelty type devices, which basically means things that smoke, sparkle, or pop. Any devices that are launched and explode are illegal in the State of Ohio, despite the fact that you can purchase them at any number of roadside stands or stores. Ohio law has a loophole in it that allows a purchaser to purchase fireworks in Ohio that are illegal to use in the State of Ohio, and when you purchase those you are required to sign a form stating that you promise to transport them out of the State within 48 hours. Clearly, fireworks are not being transported out of the State and people are setting off fireworks that are not safe for the average user and best left to professionals. Therefore, he encouraged everyone to attend the Township's 3rd of July Concert and Fireworks Event at Kuliga Park.

Police Chief, Bart West, asked for everyone's patience while some changes are made to parking at Kuliga Park this year for the July 3rd Concert. Chief West stated that everyone who parks at the park will be asked to back in so that cars are not attempting to back into pedestrians

attempting to leave the park. Also, one lot at Kuliga will be restricted to a departure time after 11:00 p.m. so that everyone is not trying to depart at the same time. Chief West hopes that these changes will make it safer for everyone.

Chief West asked that all residents follow fireworks laws over the Fourth of July holiday.

Director of Development, Adam Goetzman, reported that the Township has received two sizeable grants through OKI for some sidewalk projects that will take place in 2016. Those projects are along Bridgetown Road and along the proposed Hike/Bike Path. Those grants do require matching funds for those projects which have already been allocated to those projects.

Chairman Rosiello stated that it was a lot of work to get OKI funding for those projects and thanked Development Director Goetzman for working hard to apply for those funds.

Trustee Callos read several thank you letters.

Chairman Rosiello stated that on Friday, June 20, 2014 he attended the Western Economic Council Breakfast at the new Mercy West Hospital. He reported that Michael Stevens spoke about a citizen that experienced a medical emergency at TGI Friday's restaurant and what a great outcome the victim had due to the excellent care she received from the Green Township Fire & EMS Department. Chairman Rosiello stated that he was very proud to hear such wonderful comments about the Green Township Fire & EMS Department.

Chairman Rosiello recognized Boy Scouts that were present at the meeting. Andrew Geraghty from Troop #614 at St. Antoninus was present working on his Communications merit badge. Thomas Roth and Dan Richter from Troop #24 were present working on their Citizenship in the Community merit badge.

Trustee Linnenberg reported that there is no news on the sewer issue at Werk and Westbourne. The Metropolitan Sewer District should be tearing the house down that they purchased sometime in the next week or so. Trustee Linnenberg also reported that he, along with Administrator Celarek, will be meeting with representatives of the Cincinnati Metropolitan Housing Authority on Tuesday, June 24, 2014 to discuss where CMHA intends to purchase housing units. Trustee Linnenberg stated that he will provide a report to the Board at the next meeting.

The next regular meeting of the Board of Trustees will be held on Monday, July 14, 2014 at 5:30 p.m.

Chairman Rosiello moved to adjourn the meeting. Trustee Callos seconded the motion. Trustee Callos: Aye; Trustee Linnenberg: Aye; Chairman Rosiello: Aye. Meeting was adjourned at 6:37 p.m.

ATTEST: