

# MINUTES

## CONCORD TOWNSHIP BOARD OF TRUSTEES

### REGULAR SESSION

Held: November 18, 2008

Page 1 of 3

The Board of Trustees of Concord Township convened in regular session at 9:30 a.m. in the Township Building. Bill Whidden called the meeting to order with the following members present: Robert Shook, Sue Campbell, and William Whidden. Also present were Road Superintendent Neil Rhoades, Fiscal Officer Patricia Quillen, and guest, Richard Brinkman. Bill Whidden led the Pledge of Allegiance

**Minutes:** Pat Quillen read the Minutes of November 5, 2008 and they were approved.

**Guests:** None

#### **Clerk's Report:**

Pat Quillen

- Distributed copies of the November Receipt and Payment Registers and the November 17, 2008 Fund Status Report
- Distributed copies of the Revenue Status and Appropriation Status Reports as of November 17, 2008
- Reported that she and Neil Rhoades will attend a FEMA meeting today regarding the damage caused by the September 14 windstorm

**Communications:** The following items will be filed: Troy Fire Department Report for October 2008, Auditor of State Final Report on the Audit of 2006 and 2007, Ohio Treasurer Richard Cordray's letter regarding STAR Ohio, and the e-mail from Gregg Harris. Items circulated but not saved were the Farm Service Agency Ballot, Main Source Bank notice of electronic check recovery for dishonored checks, and the Time Warner Cable letter regarding programming changes.

#### **Road Superintendent's Report:**

Neil Rhoades

- Will meet with ODOT representative Alan Davis at the 2678 State Route 718 building on Thursday, November 20 to discuss the installation of a cross culvert there. Bill Whidden will attend; Bob Shook and Sue Campbell are not available. Bob Shook stated that the double culvert installed as a part of the McKaig realignment may have had an impact there.
- Received many nice comments on the new building as a polling place on election day
- Will get a price on igniters for the garage heaters (removing the pilot lights)
- Reported that leaf pick-up is going well and that the staff is now caught up

#### **Old Business:**

A. Lease of building at 2678 State Route 718: Bob Shook reported that he had discussed lease terms with Ed Adams and they had agreed on a triple net (lessee pays maintenance, taxes, and utilities) lease of \$1.50 per square foot per year. That comes to about \$500.00 per month. Bob Shook has been in contact with Attorney Robert McCarthy to draft the lease. He asked if there were any specific items the Trustees would like to have added. Bill Whidden requested a paragraph referencing the Planning & Zoning letter approving the proposed use. Bob Shook made a motion to lease the building to Ed Adams for \$500.00 per month on a triple net lease for one year with a renewal for one year if both parties agree. Bill Whidden seconded. Sue Campbell stated that she would want to review the Lease before she would support it. There was no further discussion and the roll was called: Bill Whidden - Aye; Bob Shook - Aye; Sue Campbell - No. After the vote, Sue Campbell commented that Mr. Adams owns properties on both sides of the Township Building on Horizon West Court. Bill Whidden asked if she would be interested in negotiating the St. Rt. 718 property for another parcel on Horizon West Court and she replied that she would not.

# MINUTES

## CONCORD TOWNSHIP BOARD OF TRUSTEES

### REGULAR SESSION

Held: November 18, 2008

Page 2 of 3

#### B. Trustees:

Bob Shook

- Reported that the 2008 NIMS compliance was effective November 14 in conjunction with the County
- Stated that Lytle Road will be closed until December 12 for the water and sanitary sewer installation
- Decided against pursuing the grant for litter pick-up because it is targeted toward highways

Sue Campbell asked Pat Quillen about the public records request she had submitted on October 14. Pat Quillen replied that she has not been able to find the letter from Miami County Prosecutor Gary Nasal regarding the acquisition of real estate (the Hine Building) nor its precipitating correspondence from Bill Whidden. Pat Quillen stated that the items in question may still be at the old building. She has spoken to Bill Whidden about the letter he wrote, but he did not retain a copy on his own. She promised to continue the search. Pat Quillen also stated that as a result of this matter, she will institute a policy by which all communication from the Prosecutor will be put in a binder with a table of contents. Only then will copies of those letters be put in the individual files to which they relate.

Bill Whidden - None

#### **New Business:**

##### A. Fire/EMS:

- Tipp City Contract: Bob Shook reported that he has an appointment tomorrow with the City Manager of Tipp City and its Fire Chief. He will request that any rate increase be based on some specific index and will report later.
- Bill Whidden reported some preliminary negotiations with Troy Fire Department and has been advised that they will work with the formula developed during the last negotiation, but increases will be imposed. Pat Quillen reviewed the estimated revenue from a renewal of the 2.4 mill levy and also from a replacement levy of that amount. After some discussion, it was decided that she will draft the required Resolution Declaring the Intention to Levy a Tax.

##### B. Trustees:

Sue Campbell - None

Bob Shook

- Received an e-mail from Cornelius Shannon regarding the speed limit on Swailes Road. Bob Shook called Jeff Poettinger from the Miami County Engineer's Office and Mr. Poettinger will contact the complainant. The Engineers will do a study if warranted.
- Circulated the Miami Valley Regional Planning Commission Minutes of November 6 and the 2030 Long Range Transportation Plan Executive Summary for review.
- Will attend the Miami Valley Regional Planning Commission Land Use program to be presented to the combined Chambers of Commerce on December 10 at 7:30 a.m.

**MINUTES**  
CONCORD TOWNSHIP BOARD OF TRUSTEES  
**REGULAR SESSION**

Held: November 18, 2008

Page 3 of 3

Bill Whidden - None

**Guest:** Richard Brinkman of 2330 North Forest Hill Road asked what work on drainage issues has been done in the last eight months. Neil Rhoades replied that there has not been any due to other obligations and then the wind storm disaster. Mr. Brinkman asked what plans are made for the future. Neil Rhoades stated that they cannot put ditches in the narrow rights of way. Sue Campbell reported that she has not been able to acquire easements. Sue Campbell and Richard Brinkman had a lengthy discussion about the pros and cons of culverts versus wider ditches.

**Payments:** Bill Whidden made a motion to approve and pay checks 19503 through 19521 (19519 was voided due to a printer error). Bob Shook seconded and the roll was called: Votes were: Robert Shook, Aye; Sue Campbell, Aye; Bill Whidden, Aye.

**Adjournment:** With no further business brought before the Board, Bob Shook made a motion to adjourn at approximately 11:10 and was seconded by Bill Whidden. Votes were: Bill Whidden, Aye; Robert Shook, Aye; Sue Campbell, Aye.

---

Robert Shook

---

Sue Campbell

---

William Whidden

---

Patricia M. Quillen, Fiscal Officer

All formal actions of the Board of Trustees of Concord Township concerning and relating to the adoption of resolutions and/or motions passed at this meeting were adopted in a meeting open to the public, in compliance with the law, including Section 121.22 of the Ohio Revised Code.