

CONCORD TOWNSHIP BOARD OF TRUSTEES

MINUTES

AUGUST 12, 2025

The Concord Township Board of Trustees met in Regular Session on Tuesday, August 12, 2025. Don Pence called the meeting to order at 10:00 a.m. and led the Pledge of Allegiance. Trustees Don Pence, Tom Mercer, and Neil Rhoades were present. Fiscal Officer Pat Quillen and Road Superintendent Brandt Miller were also present.

Minutes: Neil Rhoades made a motion to approve the Minutes of July 8, 2025 as distributed and was seconded by Tom Mercer. All three Trustees signed the Minutes in acceptance.

Guests:

- Rodney Creech of 5062 Bantas Creek Road, West Alexandria, Ohio (Twin Township) introduced himself as a candidate for the Ohio 5th Senate primary election in 2026. He is a former Township Trustee, former Preble County Commissioner, fourth generation farmer, business owner, and currently serves as the Ohio 40th House Representative. He said he was going around the district to meet local elected leaders.
- Jason Barnhart of 371 Vincent Avenue, Troy introduced himself as a candidate for Troy School Board. He recently graduated from the Upper Valley Career Center and wants to push a vocational educational initiative. He believes that hands-on is the way to learn, as opposed to sitting at a computer. His slogan is that “Real education builds real opportunity”.
- Don Pemberton, Assistant Chief of the Troy Fire Department said there were no serious anomalies on the July Report. He noted that a couple of referrals had been made to social service agencies. He stated that Spirit Ambulance has a contract to cover the Fair, but there have been some calls for Troy Fire Department EMS. Two AED trainers from the Fire Department arrived, but will return in September when all of the crew members will be available for the instruction.

Fiscal Officer’s Report: Pat Quillen

- Distributed copies of the July Receipt and Payment Registers and the July 31, 2025 Fund Status Report
- Distributed the August Payment Register and the August 11, 2025 Fund Status Report
- Started the OTARMA renewal process yesterday
- Received the 2nd Half Real Estate Settlement today
- Circulated the reconciled Bank Statement of July 31, 2025
- Provided the July 2025 Payment Register (Warrants 25145 – 25147 and Charges 286- through 332-2025)
- Presented Warrants 25147 and 25148

Tom Mercer made a motion to approve and sign the July Bank Statement, July Payment Register, and two Warrants. Neil Rhoades supported and all four items were signed.

Communications: The Troy Fire Department Report for July 2025 will be filed; the email thread from a resident regarding the paving schedule for Black Oak Drive will be filed; Tom Mercer took the Bethel Township Current Newsletter to read later. None of the other items listed on the agenda will be retained.

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Road Superintendent's Report: Brandt Miller

- Completed the July Brush Pick-Up with a total of 37 loads. After the August 2-3 weekend storm, the crew made another round and collected an additional 4 loads;
- Met with the owners of 1730 Conwood Drive and the City of Troy representatives to discuss the City right of way at the rear of their property and drainage concerns;
- Has the 4th round of ditch mowing underway and noted that the new John Deere tractor/mower is working out very well;
- Removed a tree that fell across Pine Street from the roadway, then cleaned up the debris after Brush Pick-Up was finished;
- Received a complaint about cars sitting in the rear yard of the property occupied by BP Auto Tech and weeds growing up around them. Brandt Miller discussed the concerns with Jackson Bennett from Planning & Zoning and talked with an employee at the business about the weeds. The employee said they will take a look at the grass and weeds;
- Continues to work on transferring the gratis license plates to those with a "Township" designation;
- Reported that the 2025 Paving Program is underway;
- Applied cold patch to a few holes that popped up recently;
- Received a complaint from 160 Stonewood Road about settled dirt in his front yard subsequent to a gas line project done by Miller Pipeline. Brandt Miller contacted Miller Pipeline and the issue was corrected;
- Participated in the annual River Clean Up sponsored by Miami Soil & Water Conservation District and removed 4,800 pounds of trash and 29 tires.

Old Business:

- A. Concord Debris Management and Disaster Recovery Plan: No Report
- B. Swailes Road Speed Study: Began on July 31 and is currently underway
- C. Emerson Crossing Final Construction Release December 3, 2025: Brandt Miller reported that he was notified yesterday that the paving on Northbridge Trail is failing and he will have to contact Denlinger, the developer. Neil Rhoades offered assistance as needed.
- D. Mowing Rate research: After the last meeting, Brandt Miller looked back and found that the last rate charged for outside mowing was \$90.00 per hour for a man and machine in May of 2022. After a brief discussion Neil Rhoades made a motion to charge \$100.00 per hour for man and machine. Tom Mercer seconded and the roll was called: Don Pence – Aye; Tom Mercer – Aye; Neil Rhoades – Aye.
- E. Staunton Township request for roadside brush trimming: Brandt Miller went out to view the area covered by the request and estimates that it would take two to three hours. Tom Mercer made a motion to trim in Staunton Township as requested and was supported by Neil Rhoades. The vote was recorded: Tom Mercer – Aye; Neil Rhoades – Aye; Don Pence – Aye. Brandt Miller will call Staunton Township and let them know the work will be done after the current round of ditch mowing.

New Business:

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- A. **Purchase Order 25-2025** In the amount of \$300,225.00 to the John R. Jurgensen Co for the 2025 Paving Contract was presented. Neil Rhoades made a motion to approve and was supported by Tom Mercer. All three Trustees signed in acceptance.
- B. **Blanket Certificate 15-2025** in the amount of \$850.00 for various insurance expenses: Don Pence moved to accept the Blanket Certificate and was seconded by Neil Rhoades. All three Trustees signed the document.
- C. Cancellation of 937-332-1828: Pat Quillen reported problems with the line and Spectrum sent out a service representative who stated that the problem is within the phone system itself. Neil Rhoades said that line was added when fax machines first came out, and there is no longer any need for it. Pat Quillen will contact Spectrum and retire that number.
- D. Cybersecurity: The Ohio Legislature has passed a bill to make cybersecurity training required in the future. Ohio Auditor Keith Faber will send directives soon.

Referrals:

- 2533 Peebles Road: Don Pence received a complaint regarding noxious weeds and tall grass. He will call the complainant to report any progress.
- Grass Clippings and Brush: Tom Mercer received a request to remind residents to keep grass clippings off the roadways and ask residents to not put brush in the roadways until close to the 25th of each month (March through September).

Newsletter/Social Media:

- Tom Mercer will place a notice asking residents to keep grass clippings out of the street and have them wait until near the 25th of August or September to put out their brush.
- Tom Mercer will have the Leaf Collection Calendar published in early September.

Adjournment: The meeting adjourned at 10:38 a.m. on a motion and second by Don Pence and Neil Rhoades. The next meeting will be held on Tuesday, September 9, 2025 at 10:00 a.m. in the Township Building. AED Training will be conducted at the close of that meeting at approximately 11:00 a.m.

Thomas N. Mercer

Donald D. Pence

Neil E. Rhoades

Patricia M. Quillen, Fiscal Officer

All formal actions of the Board of Trustees of Concord Township concerning and relating to the adoption or 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.