

**COMMUNITY INPUT:**

The Trustees gave everyone present the opportunity to ask questions and/or offer comments.

The next regular meeting will be on June 20, 2022 at 7:00 p.m.

**Motion Heidecker to adjourn the meeting. Seconded Manning. Vote unanimous.**

Minutes respectfully submitted by Rita Plata

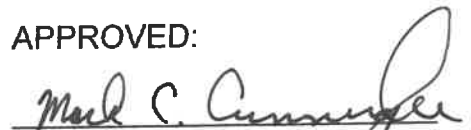
**RECEIPTS**


LC AUDITOR (MAY HB49 LOCAL GOV)	\$ 761.21
LC AUDITOR (MAY LOCAL GOV)	12,105.72
LC AUDITOR (APRIL MVR)	1,846.71
LC AUDITOR (APRIL MVR PERM)	5,225.00
LC AUDITOR (MAY GAS TAX)	15,494.85
HOT STOVE SALES TAX REIMBURSEMENT	458.94
REPLACEMENT CONCESSION STAND KEY	100.00
CHARTER COMMUNICATIONS FRANCHISE FEE	22,480.63
REIMBURSEMENT FROM FIREMAN'S ASSOC.	704.94
FOR DARE T-SHIRTS	
BWC REIMBURSEMENT DISTRIBUTION	130.00
CELL TOWER RENT	1,749.01
EMS BILLING RECEIPTS (MAY)	13,375.23
ZONING INSPECTOR	8,861.90
CEMETERY	1,450.00
PARK RECREATION FEE (PULTE HOMES)	2,700.00
PARK RECREATION FEE (DREES HOMES)	900.00
PARK RECREATION FEE (GARLAND NEW HOMES)	<u>900.00</u>
<b>TOTAL</b>	<b><u>\$ 89,239.00</u></b>

FISCAL OFFICER:

  
Mandie Andrews

APPROVED:

  
Mark C. Cunningham, Chairman

  
Dick Heidecker, Vice Chairman

  
Tony Manning, Trustee

Chairman Mark Cunningham called the regular meeting of the Columbia Township Board of Trustees on June 6, 2022 to order at 7:00 p.m.

After the Pledge of Allegiance, Fiscal Officer Mandie Andrews took roll call attendance. Trustees Mark Cunningham, Dick Heidecker and Tony Manning were present.

Fiscal Officer Mandie Andrews sent all meeting reports to the Trustees electronically.

Mandie Andrews presented the minutes from the regular meeting on May 16, 2022 for approval.

**Motion Cunningham to approve the minutes as written. Seconded Manning. Vote unanimous.**

Fiscal Officer Andrews presented bills and payroll totaling \$114,335.39 for approval.

**Motion Heidecker to pay the bills as listed. Seconded Manning. Vote unanimous.**

#### **CORRESPONDENCE RECEIVED SINCE THE LAST MEETING:**

Lorain County Sheriff's May Incident Report for Columbia Township.

#### **SHERIFF'S DEPARTMENT:**

No one was present from the Sheriff's Department. Chairman Cunningham reported that Captain Ashdown has a new assignment. He is now responsible for training and the Bomb Squad. Captain Rich Bosley, retired chief of police of Avon, is now Columbia Township's contact at the Sheriff's Department. Cunningham noted that the Sheriff's Department is still 8 to 9 deputies short.

#### **ZONING INSPECTOR:**

**Permits** – For May 16-31, 2022, Zoning Inspector Bob Eichenberg reported issuing 20 permits for six patios, three swimming pools, three sheds, one gazebo, one deck and six single-family homes. Year-to-date, he has issued 103 permits for new single-family homes.

**Violations** – Eichenberg requested the Trustees' approval to take three violations to the Lorain County Prosecutor.

24497 Sprague Road

This is the Marathon gas station at the corner of West River Road and Sprague Road. Eichenberg sent them a violation for signs on their property. Initially they were in front of the property. They took them down and later put them up along the back of the property.

**Motion Heidecker to take the Marathon gas station at 24497 Sprague Road to the Lorain County Prosecutor. Seconded Manning. Vote unanimous.**  
**6-6-2022-66**

24124 Redfern Road

Abdelrahman Abedrabbo planted six trees in the road right-of-way. Eichenberg sent him a certified letter and it came back. He then sent him a Certificate of Mailing so the letter went to his mailbox. There has been no improvement.

**Motion Cunningham to take Mr. Abedrabbo of 24124 Redfern Road to the Lorain County Prosecutor. Seconded Heidecker. Vote unanimous.**  
**6-6-2022-67**

19556 Rollingbrook Lane

Eichenberg explained how this house went to Sheriff's Sale and the bank bought it back. Last year, the bank paid a company to mow it. Eichenberg contacted the company and they told him to send them the violation.

**Motion Heidecker to take 19556 Rollingbrook Lane to the Lorain County Prosecutor. Seconded Cunningham. Vote unanimous.**  
**6-2-2022-68**

Eichenberg sent an ORC 505.87 letter to 9882 Dupont Avenue for disabled vehicles.

**Board of Zoning Appeals** – The BZA met on May 23<sup>rd</sup> and approved the variance for the property at the end of Forestview Drive. The BZA stipulated that only one home can be built on the property.

The BZA's next regularly scheduled meeting is on Monday, June 27, 2022, at 6:30 p.m.

**Zoning Commission** – The Zoning Commission is looking at mounds and erosion control. Lorain County Soil and Water is no longer engineering ponds. Eichenberg noted the Zoning Resolution still requires people to go to them to engineer their ponds.

Their next regular meeting was changed to Thursday, July 14, 2022, at 6:30 p.m.

John Fetchet is requesting a refund of his \$500 application fee for a zoning amendment for rezoning his property for Dakota P. Studios. The deal fell through and he would like a refund.

Chairman Cunningham commented that his application did not cost the Township anything.

**Motion Heidecker to refund John Fetchet's \$500 Zoning Application fee. Seconded Manning. Vote unanimous. 6-6-2022-69**

**Subdivision Status** – Nothing new reported.

**MS4'S** – No complaints or problems reported.

#### **ROAD DEPARTMENT:**

**Equipment** – Service Director Bob Rundle reported all equipment up and running.

**Issue I** – Work should start on the South Boone Road Resurfacing Project sometime within the next two weeks.

**Subdivision Status** – Nothing new reported.

**MS4'S** – No complaints or problems reported.

**Department Input** – The MOU with the Lorain County Solid Waste District was received today. Rundle would like to use this grant to purchase more picnic tables for the park.

#### **FIRE DEPARTMENT:**

**Personnel** – Chief Anthony reported 38 members on file and 36 members on call.

**Calls** – To date, calls total 319.

**Transport Billing** – May billing receipts total \$13,375.33. Year-to-date billing receipts total \$57,301.89.

**Equipment** – No equipment problems reported.

**Mutual Aid** – Mutual aid has been given 31 times and requested 18 times.

**Station Coverage** – All hours offered are being covered.

**Department Input** – There will be a Blood Drive at the Fire Station on June 24<sup>th</sup> from 2 p.m. to 7 p.m. in conjunction with the Homecoming Festival.

Next week, department members will be training at a house on Nichols Road. They will be doing barrel training.

The officers are in the process of interviewing three new people for the department.

Anthony's computer crashed. Steve from Peak Technology ordered a new one and is in the process of recovering his files from his old computer.

Under New Business, the additional expenditure for repairs to Truck 212 included some additional exhaust work as well as the annual pump and ladder testing.

#### **CEMETERY:**

Rita Plata reported the receipt of \$600 for three burials of cremains and \$850 from the sale of two graves.

#### **OLD BUSINESS:**

**Fire Levy** – Mandie Andrews reported she received the numbers for the replacement levies at 3 p.m. today and was not prepared to discuss them tonight.

**SWGK Renewal Levy** – Fiscal Officer Andrews presented an additional resolution the Lorain County Auditor needs to certify the SWGH 1 mill renewal levy.

**Motion Cunningham that the Board of Trustees are in favor of putting the SWGH 1 mill renewal levy on the ballot. Seconded Heidecker. Vote unanimous.**  
6-6-2022-70

**Motion Heidecker to leave the regular order of business to go into the Bid Opening for asphalt bids. Seconded Manning. Vote unanimous.**

#### **7:15 P.M. Bid Opening – Asphalt**

Mandie Andrews took roll call and Cunningham, Heidecker and Manning were present.

Trustee Manning opened and read the one bid received. The bid was from Kokosing Materials, Inc. P.O. Box 344, Fredericktown, Ohio 43019.

Their bid was as follows:

402 Binder, per ton	Picked up price	\$ 68.00
404, Surface, per ton	“ “ “	78.00

No price was provided for delivered asphalt.

Bob Rundle will take the bid to the Lorain County Engineer and Lorain County Prosecutor for review.

**Motion Cunningham to leave the bid opening and return to the regular order of business. Seconded Heidecker. Vote unanimous.**

Mandie Andrews took roll call attendance and Cunningham, Heidecker and Manning were present.

**NEW BUSINESS:**

**Approve New Cemetery Fees –**

**Motion Heidecker to increase the cemetery fees as presented. Seconded Manning noting fees are effective July 1, 2022.**

Heidecker commented that the Township is responsible for the cemeteries for ever and ever. Cunningham added that the Trustees raised the residents' fees very little compared to those for non-residents.

**Vote unanimous.**

**6-6-2022-71**

**Approve Expenditure of \$7,391.43 for Pump Testing, Pump Trouble Shooting and Repairs to Fire Truck 212 –**

**Motion Heidecker to approve the expenditure of \$7,391.43 for Fire Truck 212 for repairs and annual pump and ladder testing. Seconded Manning. Vote unanimous.**

**6-6-2022-72**

**Put Emmons Road Resurfacing Project Out for Bid on June 10, 2022 with Bid Opening on July 5, 2022 at 7:15 p.m. –**

**Motion Cunningham to put the Emmons Road Resurfacing Project out for bid on June 10, 2022 with the bid opening on July 5, 2022 at 7:15 p.m. Seconded Heidecker. Vote unanimous. 6-6-2022-73**

**Put Nichols Road Resurfacing Project out for Bid on June 10, 2022 with Bid Opening on July 5, 2022 at 7:15 p.m. –**

**Motion Heidecker to put the Nichols Road Resurfacing Project out for bid on June 10, 2022 with the bid opening on July 5, 2022 at 7:15 p.m. Seconded Cunningham. Vote unanimous. 6-6-2022-74**

**Noise Resolution** – Chairman Cunningham explained the only reason the Noise Resolution is on the agenda is because of a call he received from a resident who lives in one of the developments. The caller is having a problem with a neighbor's noise. The noisy neighbor threatened the other neighbor if she calls the Sheriff about him.

Cunningham reached out to Captain Bosely. They suspect the person making the noise has a scanner. She will text Bosely the next time the neighbor is making loud noise.

**Cost of Living Increase for Done Rite Lawn Care Due to Increased Expenses** – Bob Rundle reported the Township has been paying Dave Pirro of Done Rite Lawn Care the same price for five years. He has been doing the entire Royalton Road Cemetery for \$136 per mow. There are a now a lot more monuments to work around in that cemetery. Also, the price of gasoline has increased considerably.

Chairman Cunningham commented that he does a nice job in the cemeteries, and in the past other companies hired by the Township damaged headstones.

**Motion Cunningham to increase payment to Done Rite Lawn Care by 15 percent for mowing the Royalton Road and West River Road Cemeteries. Seconded Manning. Vote unanimous. 6-6-2022-75**

**Resolution for Moratorium on Single-Family Homes** – Trustee Manning presented the resolution for the moratorium on single-family homes and read the entire resolution. The temporary moratorium is for a period not-to-exceed 24 months.

Manning explained the moratorium will not apply to plats of parcels that have received final approval. It will not apply to anything existing.

**Motion Manning to approve the resolution that for a period not to exceed 24 months no housing permits for single-family residential units shall be issued by Columbia Township, except as otherwise provided in this resolution. Seconded Cunningham for discussion.**

Cunningham clarified that the moratorium does not apply to those developments already started or those under consent decree. He said if there is a consent decree, they can move forward such as Emerald Woods which has 7 phases.

Heidecker commented that the land at 252 and Redfern Road has an approved consent decree as does the Hickory Nut Golf Course.

Manning agreed that whatever is in the consent decree is exempt from the moratorium.

Resident Wayne Brassell questioned that any development that has been currently approved by the County is not impacted. Brassell also inquired about the status of Hickory Nut.

Regarding Hickory Nut, Manning said if they want to change their consent decree they have to go back to court.

Brassell commented that during the April TIF meeting they were told it will be five to seven years before the 3<sup>rd</sup> phase of the sewers gets built. Brassell asked what is the point? He said it is not uncommon to have a moratorium, but you have to have a plan.

Manning explained that is why we are putting on a moratorium today. Plans are to put together a steering committee of about 12 people and send a out a survey. They will sit down with a consultant to try to put together a Comprehensive Plan. Manning said it will be a lot of work.

Manning said we will try to start the committee by September. A survey will be sent out to the residents. Both the application for the committee and the survey will be available on the Township's website.

Wayne Brassell said looking at the northeast quadrant it is what it is. From East River Road to Marks Road, he sees retail use such as gas stations and retail. During the development of the Comprehensive Plan, he hopes it will not be planned for pole barn businesses. Brassell thinks it is good to be looking at a long-term Comprehensive Plan.



Brassell said he is a little concerned about a potential for a lawsuit from someone that wants to build 10 homes on 10 acres because you have no idea what that family situation is.

Manning mentioned if they can show hardship their request could be approved.

Zoning Commission member John Kelly stated that the three county commissioners are controlling the growth in Columbia Township. He said that is the only way they can make money.

Mr. Kelly also commented that the ORC will not give the developer the township's zoning. He said the courts are controlling our zoning. Kelly said the courts and Lorain County have taken rights away from us.

Jim O'Connor said he is a little disturbed by some of the language. He found a 5-acre lot on Crocker Road and believes tonight says he can't build on it.

Manning will talk to the Lorain County Prosecutor about such situations.

Chairman Cunningham wants to give Trustee Manning a chance. Cunningham commented on the previous Comprehensive Plans; there were two formal plans and one done with Lorain County. The last plan was rescinded. Regarding Mr. O'Connor's concerns, Cunningham thinks the Trustees have to talk to the Lorain County Prosecutor. He thinks the Board will have to go on a case-by-case basis.

John Kelly said the Lorain County Prosecutor is working for the three commissioners.

Cunningham explained that the Township insurance company provides outside attorneys to fight lawsuits. The maximum coverage is \$50,000 per lawsuit. He commented that the Lorain County Prosecutor is backup.

Heidecker agreed that the Lorain County Prosecutor covers the commissioners. Heidecker said he does not have a problem with somebody like Mr. O'Connor building on a parcel.

Manning said he does not want to stop growth.

Wayne Brassell absolutely believes there are hardships for the township departments. He cited the recent Road Levy when the Township could not get 1.5 mills. He said the current 1 mill Road Levy is 40 years old. Forty years ago, the Township was paying \$21 per ton for asphalt. Today, they are getting one-third of what you could get 40 years ago.

Brassell said he is not being negative, but he thinks the Township's biggest liability will be individuals like Mr. O'Connor who are going to have the burden.

With discussion and public input concluded, the vote was taken.

**Vote unanimous.**

**6-6-2022-76**

**Memorandum of Understanding with Lorain County Solid Waste Management District for the Community Recycling Grant –**

Chairman Cunningham explained this \$6,927.66 grant will be used to purchase more picnic tables for the park. The picnic tables are made from recycled materials.

**Motion Cunningham to approve the MOU with the Lorain County Solid Waste Management District for the \$6,027.66 grant. Seconded Heidecker. Vote unanimous.**

**6-6-2022-77**

**COMMITTEE REPORTS:**

**Cunningham** reported the Lorain County Township Association will meet on June 16<sup>th</sup> in LaGrange Township. The Rocky River Watershed Council had a cleanup last Saturday, June 4<sup>th</sup>.

The Rural Lorain County Water Authority Board will meet Wednesday, June 8<sup>th</sup>.

**Heidecker** asked for volunteers for the steering committee for the Comprehensive Plan.

Heidecker had nothing new to report concerning NEORSD.

**Manning** will attend a SWGH Board meeting on June 29<sup>th</sup>.

**FISCAL OFFICER'S FINANCIAL REQUESTS:**

Mandie Andrews did not have any financial requests.