

RECORD OF PROCEEDINGS

Minutes of the Regular Meeting of the Trustees of Sycamore Township Sycamore Township, Hamilton County, Ohio

October 4, 2022

The regular meeting was called to order at 7:00 pm. by Chairman Weidman.

Present for the meeting were Chairman Weidman, Vice Chairman Schwegmann, Trustee James, Law Director Barbieri, Fiscal Officer Porter, Fire Chief Penny, Planning & Zoning Administrator Miller, Assistant Superintendent Reutelshofer, and Sgt. Sovern from the Hamilton County Sheriff's Office.

The invocation was read by Chief Penny.

Pledge to the Flag.

Approval of the September 20, 2022 Public Hearings and Trustees Meeting Minutes

The minutes from the September 20, 2022 Public Hearings and Trustees Meeting were presented for approval. Mr. James made a motion, seconded by Ms. Schwegmann, to accept them. Mr. Porter called roll. Vote: Mr. James: Aye; Ms. Schwegmann: Aye; Mr. Weidman: Aye

Public Comments

Susan Weeks, of 7970 Merrymaker Lane, addressed the Board. Ms. Weeks commented on Zoning Case 2022-11MA for Landmark Recovery heard at a public hearing prior to the meeting. She expressed concerns about quality of care including staffing and salaries.

Planning & Zoning Report

Mr. Miller reported zoning staff has prepared multiple resolutions depending on the outcome of the Board's discussion of Case 2022-11MA for Landmark Recovery. He stated staff is prepared to move forward with a resolution either approving or denying the case tonight if the Board chooses to do so.

"A Resolution Denying Case 2022-11MA for a Major Adjustment to a PUD for Landmark Recovery of Louisville, LLC. In Sycamore Township and Dispensing with a Second Reading" was presented by Mr. Miller. Mr. James made a motion to approve the resolution, seconded by Ms. Schwegmann, dispensing with a second reading.

Mr. James stated a public hearing for the case was held earlier that evening at 6:00 p.m. He reported the Board heard input from residents some of which they can consider and some of which they cannot consider when making a zoning decision. He said it is always useful to hear what the community thinks. Mr. James noted Mr. Barbieri clarified during the hearing what factors the Board may consider when deciding on the case and this matter does not meet the requirements of the Zoning Resolution for the type of facility proposed. He said it is a wonderful

thing to provide such rehabilitation services, but it is not something that fits within the Township's Zoning Code as proposed. He said he does not think the Board can approve it and that is why he moved to approve the resolution denying the request.

Ms. Schwegmann added while she appreciates the need for recovery services and the work being done by Landmark, what is in front of the Board is a Zoning Case and the things that the Board has to factor are the Land Use Plan, the Zoning Resolution, the recommendation of the Zoning Commission and the advice of the Law Director about what the Board may consider. For those reasons, her vote is also no.

Mr. Weidman stated everyone knows the problem in Kenwood with the limited amount of parking that is available and how this could easily cause parking to flow over onto the roads. He said when the Board allows a variance of this nature, it sets a precedent therefore the Board does not have the ability to allow for large percentage reductions in the parking requirements in Kenwood. Mr. Weidman said the mission of Landmark is great, but this may not be the correct place for Landmark to land.

Mr. Barbieri said he wants to make sure we have a clear motion and vote because Mr. James made a motion to approve the resolution denying the application and Ms. Schwegmann stated her intent to vote no. He suggested Mr. James make a motion to adopt the resolution denying the application.

Mr. James withdrew his previous motion and made a motion to adopt the resolution as presented by Mr. Miller which is a resolution denying Case 2022-11MA. Ms. Schwegmann seconded the motion.

Mr. Porter called roll. Vote: All Aye.
Resolution 2022-099 passed this 4th day of October, 2022

Mr. Miller reported 6330 Kugler Mill road is a repeat nuisance property with an unresponsive owner. He showed photos of the property.

The resolution "Providing for and Authorizing Removal of Vegetation, Garbage, Refuse and Other Debris and Declaring a Nuisance for the Property Located at 6330 Kugler Mill Road, Sycamore Township, OH 45236" was presented by Mr. Miller. Mr. James made a motion to approve the resolution, seconded by Ms. Schwegmann, dispensing with a second reading. Mr. Porter called roll. Vote: All Aye.
Resolution 2022-100 passed this 4th day of October, 2022

Mr. Miller reported on an inoperable vehicle in the front yard at 7572 Montgomery Road. He said the vehicle has been there for quite some time and has plates that expired in 2019.

The resolution "Providing for the Removal of Junk Vehicles in Sycamore Township, Hamilton County and the Proper Disposal, Storage or Impoundment of Motor Vehicles by Implementing the Procedures Set Forth in Sycamore Township Resolution 2012-14, and Sections §§ 505.173, 505.85, and 505.871 of the Ohio Revised Code" was presented by Mr. Miller. Mr. James made a

motion to approve the resolution, seconded by Ms. Schwegmann, dispensing with a second reading.

Mr. Weidman requested Mr. Miller show the photos of the vehicle.

Mr. James asked if the vehicle owner is also the property owner.

Mr. Miller answered he does not believe the vehicle owner is the property owner. He said the vehicle has at least three flat tires and meets the requirements of State statutes.

Mr. Porter called roll. Vote: All Aye.

Resolution 2022-101 passed this 4th day of October, 2022

Sheriff Patrol Report

Sgt. Sovern had no report.

EMS/Fire Report

Chief Penny asked if the Board would like the Township to purchase Halloween candy for the Fire Department and Sheriff's Officers to distribute to children on Halloween. The Board gave permission to do so.

Chief Penny reported Ohio Task Force 1 has been mobilized to assist with the aftermath of Hurricane Ian. He said Captain Jeff Newman and Firefighter Bill Fitzpatrick are part of that team and Ohio Task Force 1 is one of 14 Task Force Teams deployed to help in the recovery efforts. Chief Penny reported on the canine teams involved, the Task Force's work and the conditions in their location near Ft. Myers and Cape Coral. He said they usually do a 14-day deployment so they may return next Monday. Chief Penny said the Task Force Team Leader called and thanked the Trustees for their support.

Roads, Maintenance & Recreation Report

Mr. Reutelshofer reported the Special Events Committee had a meeting on September 27th in which they reviewed summer events in the parks. He said the committee discussed the low attendance at the Movies in the Park and attendance at the Music in the Park which was much better demonstrating a public interest in music events. Mr. Reutelshofer reported the committee discussed possible 2023 events including Music in the Park, a festival, a pollinator event, and a Halloween event. The committee made three motions of recommendations to the Trustees for 2023: to discontinue Movies in the Park; to reinstitute the Festival in Sycamore; and to continue Music in the Park.

Mr. Weidman stated he agrees with discontinuing the movies as the low attendance of 10-12 people does not justify the cost of \$1,200.00. He said he is in support of reinstituting the Festival as it is a great family event which he thinks can be done economically through sponsorships. He noted Jason Patty has told him a member of the committee, Lisa Hodge, has indicated willingness to help with sponsors. Mr. Weidman said he would like to look into reinstituting the Festival, but it must be done quickly because bands get booked early and we would have to have someone to be in charge. Mr. Weidman recommended we speak to Mike

McKeown to see if he would be interested in helping as a 1099 employee and also to speak to Lisa Hodge to make sure she is on board.

Ms. Schwegmann said we need to look at what the costs would be for bands as well as other event costs and that sponsorship is key to reduce costs. She said she appreciates all the work the parks members have done for this years' events.

Mr. James agreed attendance for the movies has dwindled. He said that was initially an experiment during the pandemic. He said the Music in the Park has been very successful, so he is glad the committee is interested in continuing with Music in the Park. Mr. James noted the cost to the Township for the Festival was \$180,000.00 and said he is not opposed to a festival if we had sponsorships and suggested contracting with local bands like there were at the Food Truck event. He said he cannot stomach paying \$60-70 thousand for a band name that does not have original members. Mr. James requested the committee look into local bands as well and said if Mr. McKeown is willing to help that is great. He said sponsorship and keeping costs under control is key.

Mr. Weidman stated the average cost for the festival over the last ten years was about \$70,000.00 noting there was a blip in the end due to casinos driving up band costs. He said it is a great family event and noted he had spoken to Jason Petty about possibly having food trucks. He said we need to look into the cost and engage Lisa Hodge in hopes of securing sponsors. Mr. Weidman requested a report for the next meeting.

Mr. Reutelshofer reported the Kenwood Meadows curb and resurfacing project saying paving is scheduled to begin this week and be complete by Monday.

Mr. Reutelshofer reported the paving for the base course on Larchview Drive will begin Monday, October 10th. He said after that restoration of concrete driveway aprons and sidewalks will begin. He said the project is scheduled to be complete by the end of November and will include the resurfacing and restriping of Plainfield Road.

Mr. Reutelshofer reported the Township applied for a SORTA infrastructure grant for Euclid Avenue sidewalks from Michael Drive down to Hosbrook Road. He said he was notified by SORTA that the project did rate high enough and they will be taking a recommendation for funding to the integrating committee and if they approve it, the Township will get about \$700,000.00 in grant funds for the project. He said the project was estimated at \$996,000.00 so it is a 70/30 split.

Mr. Reutelshofer reported the Donegal Drive Headwall Project is set to begin with a few weeks.

Mr. Weidman asked about Gideon Lane.

Mr. Reutelshofer said Mr. Weidman had worked with residents on Gideon about some of the their concerns and those have been addressed by the consulting engineer. He said the engineering firm is finalizing the plan and hopefully it will go out to bid before the end of the year with construction early 2023.

Mr. Reutelshofer reported the consultant is finishing the plans for the Montgomery Road Sidewalk Project from Stewart Road to Ken Arbre and the project will go out to bid in December with construction in early 2023.

Mr. Reutelshofer reported there are three fiber projects in the Kenwood area: Montgomery Road heading north toward Galbraith; Galbraith Road heading east toward Montgomery; and Duke Energy has a fiber job starting in Oakley and going through Sycamore Township from Stewart Road down Montgomery to Kenwood, north on Kenwood to Cornell, Cornell to Grooms and north on Grooms to East Kemper.

Law Director Report

Mr. Barbieri stated he had nothing to report.

Administrator Report

Metro Bus Rapid Transit Study

Mr. Miller reported the Township has been notified by SORTA they are proposing a study for bus rapid transit and are currently holding open houses. He said they are proposing two routes in Sycamore Township at this time and maybe adding more later. He said one route is on Reading Road and one on Montgomery and Kenwood Roads making a loop around the Kenwood Towne Centre. Mr. Miller said he will attend some of the open houses to provide input from the Board.

Mr. James reported he is on the committee providing input and noted the proposed Reading Road route does not quite make it into the Township.

Mr. Miller stated he sees a lot of benefits to the Reading Road route to provide transportation for workforce as we try to reinvigorate that corridor with industrial development.

Mr. Weidman noted it may help the Township to develop the 30 acres we own there. He said he is strongly in support of the Reading Road route and would choose that over the Montgomery Road route.

Ms. Schwegmann agreed saying it fits with the strategic vision for the Reading Road Corridor laid out by that committee.

Mr. Miller said he will reach out to the Reading Road Corridor Committee for input. He then asked Mr. James for his insight on the priority.

Mr. James answered they are not yet at that stage; they are currently formulating ideas and can easily add or subtract from it.

Ms. Schwegmann pointed out the information states there is a dedicated bus lane.

Mr. Miller said he would be more concerned about that infrastructure along Montgomery Road and said he is not sure that would work in Kenwood as it may increase congestion.

Mr. James said he can share a presentation made to the committee which had examples from other cities.

Ms. Schwegmann said it is important to get input from businesses and residents. She made comments about the traffic congestion and the existing bus service saying she is not sure a change in that service is necessary.

Mr. James said they were discussing buses doing express service with limited stops; they are not necessarily taking over a lane of traffic.

Mr. Weidman said if they run every 15 minutes, he thinks it will be like the streetcar with no one riding it.

Mr. Reutelshofer will attend the Reading Road Metro Bus Rapid Transit open house due to Mr. Miller's conflict with Zoning Commission.

Purchase Orders Over \$5,000.00

Mr. Kellums presented the following purchase orders over \$5,000.00 for approval:

22-109-7	Blanket Vendor	Contract Services – Fire	\$7,990.45
22-165-13	World Fuel Services	Fuel – Police	\$20,000.00

Mr. James made a motion to approve the purchase orders as presented. Ms. Schwegmann seconded. Mr. Porter called roll. Vote: All Aye.

Fiscal Officer Report

Mr. Porter announced his retirement from his role as Fiscal Officer as of February 1, 2023 or thereabouts. He said it has been an honor and a privilege to serve the Township for the last 32 years. He said after discussions with his family he feels it is time to allow someone else the opportunity to serve. He then thanked the citizens for giving him this opportunity for 32 years. He said he is announcing tonight to give the Trustees plenty of time to advertise for a replacement. Mr. Porter pledged to work closely with his successor to ensure a smooth transition. He again thanked the citizens for electing him and thanked the Board for their support.

Mr. James thanked Mr. Porter for all he has done for Sycamore Township.

Mr. Weidman said he appreciates Mr. Porter's 32 years of dedicated service and 32 years of clean audits. Mr. Weidman discussed the timeline needed for the Board to appoint someone to fulfill Mr. Porter's term stating he would like to set up interviews in December so that a decision may be made in January.

Pay Bills and Read Receipts

The receipts in the amount of \$378,978.38 and disbursements in the amount of \$1,146,735.92 for October 4, 2022 were read by Mr. Porter and are hereby made a part of these minutes.

I hereby certify that the money for payment of these bills is in the fund provided and duly and properly appropriated.



Signed: _____
Robert C. Porter III, Fiscal Officer

A motion to approve was made by Mr. James, seconded by Ms. Schwegmann.
Mr. Porter called roll. Vote: Mr. James: Aye; Ms. Schwegmann: Aye; Mr. Weidman: Aye

Trustee Comments

Mr. James offered good wishes to Jewish residents on Yom Kippur, the holiest day in Judaism. He also reported the community Lighthouse Church of God, 4305 Sycamore Road, is distributing free meals in October and November and a free Thanksgiving meal to those in need. Mr. James reported a playset was installed in Highpoint Park and stated residents are hoping for new playground equipment in Bob Meyer Park.

Announcement Changes

Mr. Weidman reported Township offices will be closed on October 10th in honor of Columbus Day and curbside leaf collection begins October 17th for Township residents. He then referred people to the website calendar for details on all meetings and events.

Executive Session

Mr. Weidman made a motion to adjourn into executive session as permitted by Ohio Revised Code Section 121.22(G)(1) to consider the employment, dismissal, discipline, or compensation of a public employee with the Township Law Director.

Mr. James seconded the motion.

Mr. Porter called roll. Vote: Mr. James: Aye; Ms. Schwegmann: Aye; Mr. Weidman: Aye

Mr. Weidman invited Mr. Kellums, Mr. Miller, and Mr. Porter into the executive session with the Trustees and Law Director.

End Regular Session:	8:00 p.m.
Begin Executive Session:	8:02 p.m.
End Executive Session:	8:08 p.m.
Back in Regular Session:	8:10 p.m.

Mr. Weidman noted all three Trustees were present.

The resolution "Authorizing a Contract for the Township Administrator, Dispensing with a Second Reading and Declaring an Emergency" was presented by Mr. James. Mr. James made a motion to approve the resolution, seconded by Ms. Schwegmann, dispensing with a second reading.

Mr. James stated this resolution approves a contract with Tracy Kellums for Township Administrator. He spoke about some of the terms of the contract and noted Mr. Kellums will be compensated at the same rate of pay he earned previously.

Mr. James added that the job description the Board approved before starting its Administrator search required candidates to be members of ICMA (the International City/County Management Association). He noted that Mr. Kellums is not an ICMA member but he and Mr. Kellums had discussed its Code of Ethics in a very productive meeting the two of them recently had. He said Mr. Kellums assured him that he would remain mindful of those Ethics provisions upon becoming Administrator. Mr. James indicated Item 7 of the Code was particularly important, in that it says local government administrators should "Refrain from all political activities which undermine public confidence in professional administrators. Refrain from participation in the election of the members of the employing legislative body." Mr. James said that he is looking forward to working with Mr. Kellums in his new role as Township Administrator, that he appreciates Mr. Kellums' commitment to the Township and its residents, and that he is confident Mr. Kellums will do a great job in that position.

Mr. Porter called roll. Vote: All Aye.
Resolution 2022-102 passed this 4th day of October, 2022


A motion was made by Mr. James, seconded by Ms. Schwegmann, to adjourn the meeting.
Mr. Porter called roll. Vote: All Aye.

The meeting adjourned at 8:12 p.m.



Thomas J. Weidman, Chairman

Tracy Schwegmann, Vice Chairman

Thomas C. James, Jr., Trustee

Robert C. Porter III, Fiscal Officer

10/04/2022