RECORD OF PROCEEDINGS

Minutes of AUBURN TOWNSHIP BOARD OF TRUSTEES—REGULAR Meeting

GOVERNMENT FORMS & SUPPLIES 844-224-3338 FORM NO. 10148

Held _____ 20 _____

7:30 p.m. by Trustee Chairman Michael S. Troyan. All three Trustees were present.

The Pledge of Allegiance was led by the Secretary of the AVFD, resident Keith Blaser.

GUESTS:

Mr. Troyan explained that the Township was accepting letters of interest to serve on the 2025 Zoning Commission or the Board of Zoning Appeals. Two audience members, David Krueger and Christopher Chaney, both Auburn Township residents, introduced themselves and expressed interest in serving on the Zoning Boards.

MINUTE APPROVAL:

Motion by Eugene T. McCune Jr., seconded by Patrick J. Cavanagh, to approve the minutes of the Regular Trustees Meeting held on December 2, 2024. VOTE: McCune Jr., yes; Cavanagh, yes; Troyan, yes. The motion passed.

SCHEDULED REPORTS:

Chief John Phillips, AVFD, presented a Year-to-Date Statistics Report comparing 969 year-to-date calls in 2024 to 819 calls in 2023. The percentage of multiple calls was 22.12% for January-November 2024 compared to 26.98% in 2023.

Chief Phillips reported that the fuel tanks were ordered and have been delivered; not yet installed.

The drilling for the new well is scheduled to start on Wednesday, December 18, 2024.

The AVFD received a grant from the State Fire Marshall in the amount of $8,118.00. The grant money will be used to purchase 11 pagers. Chief Phillips thanked Mr. Blaser for putting the grant together. Fiscal Officer Dan Matsko clarified that the Township will pay for the pagers, and the State Fire Marshall will reimburse the Township.

Mr. Blaser then presented the updated fire department contract to the trustees for approval and signatures.

Motion by Michael S. Troyan seconded by Eugene T. McCune Jr. to approve the calendar year 2025 contract between the Auburn Township Board of Trustees and the Auburn Volunteer Fire Department, Inc. for fire protection and emergency medical service for Auburn Township in the amount of $1,111,497.62. VOTE: McCune Jr., yes; Cavanagh, yes; Troyan, yes. The motion passed.

Mr. Troyan thanked Mr. Blaser and Chief Phillips for everything they do for the community, and all their efforts are appreciated for running a class operation at the Fire Department. Mr. Blaser said they appreciated the support of the Trustees.

TRUSTEE & FISCAL OFFICER REPORTS:

Eugene T. McCune Jr. reported that he will attend the D.A.R.E (Drug Abuse Resistance Education) graduation for the 5th grade class at Kenston Intermediate School on Thursday, December 19, 2024.

Mr. McCune said that the assistant prosecuting attorney, Kristen Rine sent a contract template which she suggested the Trustees share with Hess and Associates Engineering, Inc. Mr. McCune noted that Chip Hess said the excavating for the septic system will take them months to complete at the cost of approximately $15,000.

Mr. Troyan felt, after going through the updated Hess contract, it addressed all the Trustee's issues. Mr. Cavanagh said he reviewed the template for future contracts from APA Kristen Rine and suggested utilizing it in the future. Mr. Troyan agreed. The Trustees agreed to sign the updated contract from Hess and Associates Engineering, Inc.

A Motion was made by Michael S. Troyan seconded by Eugene T. McCune Jr., to approve the revised contract with Hess and Associates Engineering, Inc., for the work at Auburn Community Park, based on the amount stated in the contract. VOTE: McCune Jr., yes; Cavanagh, yes; Troyan, yes. The motion passed.

Mr. McCune said he has given a lot of thought to the project Mr. Ron DiNardo is proposing at Auburn Corners. Mr. McCune showed the plans Mr. DiNardo presented at the Trustee Meetings on November 18 and December 2, 2024, to a very large commercial developer. Based on the plans presented, the developer felt Mr. DiNardo's project was a truck stop.

Mr. McCune said he visited and took pictures of a truck stop in London, OH – about halfway between Dayton and Columbus. He noted that off the exit to London, there is a truck stop that looks very much like the plans Mr. DiNardo presented to the township. Right next to the truck stop, is a repair station for commercial tractor trailers, and next to that is a cheap motel.

Mr. McCune said he doubted when the Zoning Commission rezoned that area, if they intended it to be a truck stop.

Mr. McCune felt the project as presented could potentially be a staging area for commercial tractor trailers that would benefit Great Lakes Cheese at the expense of Auburn Township. Mr. McCune emphasized they would not be voting in favor of a gas station but a truck stop.

A resident in the audience noted that this area was midpoint for human trafficking between Warren and Cleveland.

Mr. McCune said in talking to people in Chardon, he learned that the second, third and fourth biggest places for crime in Geauga County are at gas stations. Mr. McCune said what makes this worse is the quick access to the freeway.

Mr. Troyan reported that Mr. DiNardo called the Zoning Department and asked that he (Mr. Troyan) call Mr. DiNardo. He called Mr. DiNardo, and Mr. DiNardo wanted to negotiate the sale of the township owned property. At that point, Mr. Troyan told Mr. DiNardo that he did an evaluation of the plans he presented to the Trustees and concluded that the plans are for a truck stop and he would not allow a truck stop at that property. He asked Mr. DiNardo not to contact the Trustees anymore about selling the property, renting the property, or even looking at the property.

Mr. Cavanagh stated that Great Lakes Cheese has been looking for an off-site truck depot. He added that a proposal presented to the Troy Township Zoning Board of Appeals in 2020 for a truck stop right across the street from Great Lakes Parkway was defeated.

Patrick J. Cavanagh reported that two new employees were recently hired in the road department, and both are performing well. One employee has a CDL (Commercial Driver's License) and can use the snowplow. The other employee does not have a CDL.

Mr. Cavanagh said that he, along with Nancy Dolezal (Administrative Assistant) and Mike Fenstermaker (Highway Superintendent) have been exploring ways to provide the necessary training for the other new employee to obtain a CDL. It could potentially involve sharing the cost of training along with a commitment of employment for several years. The cost would be approximately $5000, plus expenses. Mr. Cavanagh said they will request help from the prosecutor while continuing to work on the details. Further evaluation would be necessary once the employee completes his probationary period.

Mr. Dan Matsko, Fiscal Officer, presented the payment listing for payments processed since December 2, 2024 - listing 20 electronic payments processed for $56,669.13, and 18 warrants processed for $16,138.39 totaling $72,807.52.

Mr. Matsko presented Resolution Number 2024-28, which provides the temporary appropriations for current expenses and other expenditures of the Board of Trustees during the first quarter of 2025.

Motion by Michael S. Troyan and seconded by Eugene T. McCune Jr., to adopt Resolution 2024-28 to provide for the current expenses and other expenditures of said Board of Trustees during the first quarter ending March 31, 2025. VOTE: McCune Jr., yes, Cavanagh, yes; Troyan, yes. The motion passed.

Mr. Matsko reported there is a Geauga County Board of Revision Special meeting to be held on December 30, 2024, at 9:00 am in the Appraisal Conference Room and noted the Trustees are invited as well.

Mr. Matsko reported that the remote deposit check scanner is scheduled to be installed on Thursday, December 19, 2024, at 10:00 a.m. Mr. Matsko has scheduled a representative from the Geauga County ADP Department of Information Technology, as well as a representative from Middlefield Bank to assist in the installation of the scanner.

Mr. Matsko brought up an agreement with J.F.D. Landscapes to repair low drainage spots and reseed the lawn in Auburn Community Park that was approved on November 18, 2024. Mr. Matsko said he called J.F.D. to see if the work had been completed so he could pay the invoice before the end of the year. They said no work had been done since they never received the signed agreement. Mr. Matsko verified with Administrative Assistant Nancy Dolezal that the signed agreement was emailed to them. Mr. Cavanagh said they probably won't reseed until April of 2025.

Mr. Matsko gave an account of a Cemetery Report from Cemetery Sexton Mike Ludwig.

Cemetery Report July – December 2024

Graves sold: JoAnn Edic (3) and Roy and Valerie Lundstrom (2).

Internments: Anthony Pisek, June Bond, Charles Franek, Wendy Hickey, John Munk Jr. and Suzanne and Hjalmar Hanson.

Stonehugger Cemetery Restoration repaired and cleaned 65 stones and installed 33 foundations this year for $25,840. The remaining balance from the donation from the Auburn Community Church is approximately $23,280 to be used at Mapleshade Cemetery in 2025. Currently in the last 2 years they have restored and repaired a total of 115 stones and installed 44 foundations.

Internments for 2024 was a total of 11. Graves sold this year was 10.

NEW BUSINESS:

Mr. Troyan reported that the Township received a notice from the Ohio Division of Liquor Control about the renewal for a liquor license for Auburn Patio LLC, DBA The Patio Bar and Grill. Mr. Troyan explained that historically, if there are no problems reported, the Township does not request a hearing.

A Motion was made by Michael S. Troyan seconded by Eugene T. McCune Jr to waive the request for a hearing from the Ohio Division of Liquor Control for Auburn Patio LLC, DBA The Patio Bar & Grill at 10584 Washington Street. VOTE: McCune Jr., yes; Cavanagh, yes; Troyan, yes. The motion passed.

Mr. Troyan said the Trustees are required to set public hearing dates for proposed zoning amendments: **ZC2024-02**, **ZC2024-03** and **ZC2024-04**. After some discussion, the Trustees decided to hold the public hearings in a special meeting on January 13, 2025, starting at 7:00 p.m.

A Motion was made by Michael S. Troyan seconded by Eugene T. McCune Jr., to schedule a public hearing for proposed zoning amendments on January 13, 2025 at 7:00 p.m. ZC2024-02 – starting at 7:00 p.m. ZC2024-03 – starting at 7:15 p.m. and ZC2024-04 – starting at 7:30 p.m.
VOTE: McCune Jr., yes; Cavanagh, yes; Troyan, yes. The motion passed.

PUBLIC COMMENT:

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Resident Diane Jones asked Mr. Matsko if the temporary appropriations budget would be on the Auburn Township website. Mr. Matsko said he would ask administrative assistant Nancy Dolezal to place them on the website.

Ms. Jones also asked if she could have a copy of the three proposed zoning amendments to be addressed at the public hearing on January 13, 2025. Mr. Troyan gave Ms. Jones a copy of the proposed zoning amendments.

ADJOURNMENT:

Motion by Michael S. Troyan, seconded by Eugene T. McCune Jr., to adjourn the meeting. VOTE: McCune Jr., yes; Cavanagh, yes; Troyan, yes. The motion passed. The meeting was adjourned at 8:19 p.m.

Daniel J. Matsko, Fiscal Officer

Michael S. Troyan, Chairman

Patrick J. Cavanagh, Vice-Chairman

Eugene T. McCune Jr., Trustee

1/6/25

Date