

Spencer Township Trustee Meeting

May 3, 2018

Chairperson of the Board, Shawn P. Valentine called the meeting to order.

Roll Call

Shawn P. Valentine	present
Teresa M. Bettinger	present
Michael B. Hood	present

Pledge to the Flag

Trustee Hood gave prayer in recognizing the National Day of Prayer in the United States of America

Minutes

Trustee Hood made a motion to accept the minutes as read, Trustee Bettinger seconded. Roll call vote: Trustee Hood: yes, Trustee Bettinger: yes, Trustee Valentine: yes.

Financials

Receipts	\$17,447.48
Payments	\$27,452.02

Fund Balances

General Fund	\$1,235,661.95
Motor Vehicle License	\$17,714.11
Gas Tax	\$81,788.94
Fire	\$247,768.85
Permissive Motor Vehicle	\$85,305.37
Misc. Special Revenue	<u>\$483.60</u>
	\$1,668,722.82

Pay the Bills

Trustee Bettinger made a motion to pay the bills for the month, Trustee Hood seconded. Roll call vote: Trustee Hood: yes, Trustee Bettinger: yes, Trustee Valentine: yes.

Zoning Report

Jacob Barnes, Zoning Consultant, gave the report.

Zoning Change requests from Maumee Valley Habitat for Humanity was submitted from RA to R3. This has already gone through the Lucas County Planning Commission.

Jeff Davis requested a continuance from the Lucas County Planning Commission.

There was some enforcement at 240 S. Meilke Road, Mike Varanese. This matter went through the BZA and it was denied. A notice was sent informing him the structure was not permitted. No motions needed at this time.

The Joshua Treatment Center matter is in mediation. A violation of notice will be mailed. They are violating the special use permit. They have 30 days to comply.

Mr. Barnes proposed to change section 19 of the Zoning Codes from special use to conditional to comply with the Ohio Revised Code. Trustee Bettinger made the motion, Trustee Hood seconded. Roll call vote: Trustee Hood: yes, Trustee Bettinger: yes, Trustee Valentine: yes.

Mr. Barnes informed the Board he will begin to update the Zoning Book, updating of the forms has already begun.

Mr. Barnes asked that the Zoning Office be allowed to become a member of the Ohio Township Association. Trustee Bettinger made the motion, Trustee Hood seconded. Roll call vote: Trustee Hood: yes, Trustee Bettinger: yes, Trustee Valentine: yes.

Trustee Hood asked for clarification on the order of operations for variances and appeals, they will now go to the BZA, not the Zoning Commission.

Eric Gay will not return as the Zoning Inspector Trustee Bettinger informed.

Trustee Hood stated the Township needs to attain our own Zoning Inspector because the Township needs enforcement.

Mr. Barnes said his office has addressed issues and notices have been sent.

Trustee Valentine stressed zoning matters will try to be handled discreetly.

BZA

No meeting

Road

Unlimited pickup starts May 21, 2018. Flyers were mailed.

Trustee Bettinger made a motion to decommission the tire changer and place it on Gov. deals.com, Trustee Hood seconded. Roll call vote: Trustee Hood: yes, Trustee Bettinger: yes, Trustee Valentine: yes.

The excavator will be placed on Gov. deals with a reserve of \$16,000; the fire engine will also be placed on Gov. deals (waiting on an estimated worth from Chief Cousino) and the tire changer.

Fire

No report

All remaining fire equipment was decommissioned and will be placed on Gov. deals. Trustee Bettinger made a motion, Trustee Hood seconded. Roll call vote: Trustee Hood: yes, Trustee Bettinger: yes, Trustee Valentine: yes.

The jeeps are not included in this decommission

JEDZ

No meeting

Old Business

The Taft parcel is available for sale and the Township is interested to expand the West Winds Industrial Park. The price is \$10,000 per acre. The total cost would be \$380,000.

There was discussion on the purchase and the opportunities for expansion.

Ms. McAdams, legal representative for the Township, drafted a purchase agreement for this property. They would have 6 months to vacate the property. There are no environmental concerns Trustee Valentine added. There is 1 acre of wetlands on the property.

Trustee Bettinger made a motion to accept the purchase agreement and to go into negotiations with the Taft family, Trustee Hood seconded. Roll call vote: Trustee Hood: yes, Trustee Bettinger: yes, Trustee Valentine: yes.

New Business

No new business

Open to the Public

Kath Roth, resident, asked who is doing the work on Drennen Ditch. The Toledo Lucas County Mosquito Water District Trustee Valentine explained is completing it. She asked is there going to be a barrier so inquisitive people do not make a footpath or bike path of the area being cleared. Trustee Valentine will put up no trespassing signs.

James Morgan, resident, asked about the cars across the street from King Road Auto Parts. Mr. Barnes explained the zoning department is looking into this matter.

Ray Pawlaczyk, resident, asked about a zoning violation on a property at Schwamberger and Bancroft. This is being looked into as well Trustee Valentine explained.

Jack Gulvas, resident, said the bike path is being stoned the park is constructing.

Trustee Hood made a motion to adjourn, Trustee Bettinger seconded. Roll call vote: Trustee Hood: yes, Trustee Bettinger: yes, Trustee Valentine: yes.