

BOARD OF TRUSTEES OF HARRISON TOWNSHIP
LICKING COUNTY, OHIO
MINUTES OF REGULAR MEETING APRIL 2, 2018

The Harrison Township Trustees met in regular session on April 2, 2018 at the Township Hall. The meeting was called to order at 6:00 p.m. by the Chairman, Eric Smith and he led those present in the Pledge of Allegiance. The Fiscal Officer called the roll, and the following members and guests were present.

Trustee	Eric Smith
Trustee	Mark Van Buren
Trustee	Ray Foor
Fiscal Officer	Carolyn Elder
Zoning Inspector	Tom Frederick
Road Superintendent	Ben Patterson
Guest	Jim Hannahs
Guest	Tony Sharp
Guest	Rick Boniker
Guest	Brad Williams
Guest	John Strawn
Guest	Vickie Noble
Guest	Connie Klema
Guest	Ryan Badger, ADR & Associates
Guest	Mark Ebner and Zack Ebner, 3455 E. Broad Street

From the floor – John Strawn

John Strawn presented a potential Eagle Scout Project that he would like to complete at the Harrison Township Park. John would like to build a horse shoe pit with an estimated cost of \$150.64. The work could be completed in one to three days and would include a horseshoe pit, sidewalk and two benches. He would like to complete the project by July. The trustees are in favor and will meet with the road superintendent and John to locate the spot for the project.

Zoning Report – Tom Frederick, Zoning Inspector

The March permit and fee total was \$4,693.80.

Tom reviewed the 2018 list of Planned Unit Development Time Extension Requests. The following two conditions were part of the 2016 PUD time extensions:

1. All new dwellings shall have a minimum livable area of 1800 sq. ft.
2. All current taxes are paid up on the properties.

From the floor – Connie Klema, Attorney for Buckhorn Place

Connie Klema presented updated information and a request for a PUD extension. Trustee Van Buren inquired as to the size of the lots. Ryan Badger responded 70' or 75' x 150' with 40' frontage and 30' in back. There will be 95 lots in 2 phases. There is 18 acres of green space.

-Mark Van Buren moved to grant a One (1) Year Extension of the PUD zoning for the Buckhorn Place Subdivision. The motion further states that all new dwellings shall have a minimum livable area of 1800 sq. ft. and 40 foot setbacks. Ray Foor seconded the motion. Roll call: Smith YES, Van Buren YES and Foor YES. The motion passed.

From the floor – Connie Klema, Attorney for Ellington Village
Applicant: Westport Homes, Inc.

Connie Klema stated that Ellington Village has purchased the remainder of the property and plan to proceed. This would be the last PUD extension that would be needed. Tom Frederick stated that there are school boundary issues and soil issues that Ellington Village Subdivision needs the extension, to move forward with Phase 4 (approved and ready to build). Tom suggested that they obtain the PUD extension and then make changes if needed and come back before the Board. Lot size is 70' x 150' with 30' setbacks.

-Mark Van Buren moved to approve a One (1) Year Extension of the PUD zoning for the Ellington Village Subdivision. The motion further states that all future homes beyond Phase 4 shall have a minimum livable area of 1800 sq. ft. and 40' setbacks. Ray Foor seconded the motion. Roll call: Smith YES, Van Buren YES and Foor YES. The motion passed.

From the floor – Mark Ebner, Ellington Village Condominiums

Mr. Ebner requested a time extension for the PUD zoning. He stated that 28 units are already built on the six acres. There are 46 units in 8 buildings left to construct. They will be working on two new buildings soon. A two bedroom condominium is 1068 square feet and a three bedroom condominium is 1864 square feet. Trustee Van Buren inquired as to how many units are rentals. Mr. Ebner responded that the number of rentals is covered under the Home Owners Association rules and he did not know. He insisted that it was a small number in order to keep property values in order. Trustee Smith would like to see the covenants. There is a concern that a 2 bedroom unit does not meet the 1800 square foot requirement.

Comment from the floor – Tony Sharp

Mr. Sharp stated that a condo is a home and should be required to meet the minimum of 1800 square feet.

Mr. Ebner commented that it would be extra burdensome to have the 1800 square feet requirement for a condo. The trustees would like to know how many two and three bedroom units will be built.

The trustees will further review this request for a time extension to the PUD zoning at the May 7, 2018 meeting.

York Farm Subdivision submitted paperwork for an extension of time for PUD zoning. The lot sizes are 100' x 236' with 40' front setbacks. There are 71 lots in this subdivision. This subdivision has been on the books since 2003.

-Ray Foor moved to approve a One (1) Year Extension of the PUD zoning for York Farm Subdivision. All homes must have a minimum livable area of 1800 sq. ft. Eric Smith seconded the motion. Roll call: Smith YES, Van Buren YES and Foor YES. The motion passed.

Scotland Ridge Subdivision submitted paperwork for an extension of time for PUD zoning. No representation was in attendance so Mr. Ryan Badger answered questions for the trustees.

-Mark Van Buren moved to approve a Two (2) Year Extension of the PUD zoning for Scotland Ridge Subdivision. All homes must have a minimum livable area of 1800 sq. ft. Ray Foor seconded the motion. Roll call: Smith YES, Van Buren YES and Foor YES. The motion passed.

Mark Van Buren moved to approve the following:

- 1. Minutes of the March 5, 2018 regular meeting**
- 2. Payment advice 25-2018 – 28-2018**
- 3. Payroll and bills, warrants 16187 through 16234**
- 4. March Bank Reconciliation**

Ray Foor seconded the motion. Roll call: Smith YES, Van Buren YES and Foor YES. The motion passed.

Zoning Report continued – Tom Frederick, Zoning Inspector

Tom reported that the Harrison Township Zoning Commission requested a non-binding recommendation on a proposed zoning text amendment to the Harrison Township Zoning Resolution. The Licking County Planning Commission issued a non-binding recommendation of approval.

Tom reported that Denise Brooks with the Licking County Soil & Water Conservation District is applying for the opportunity to secure \$40,000/year for 3 years for a watershed coordinator to serve the South Fork Licking River Watershed through a grant. She would like for townships to send letters of support.

-Mark Van Buren moved to send a letter to the Licking County Soil & Water Conservation District showing the Board of Trustees support for the District to apply for the opportunity to secure \$40,000/year for 3 years for a watershed coordinator to serve the South Fork Licking River Watershed through a grant. Eric Smith seconded the motion. Roll call: Smith YES, Van Buren YES and Foor YES. The motion passed.

Road Report – Ben Patterson, Road Superintendent

Ben presented the Licking County Engineer estimate to crack seal 17.04 miles of township roads with an estimate of \$124,991.10.

Ben presented a quote from Strawser Construction Inc. to use ODOT Type 3 Crack Seal to complete this work at a cost of \$77,590.80. The township would use ODOT Contract #101G-19 and would not have to bid the project.

-Ray Foor moved to adopt Resolution 2018 04 02 01 which states: IN THE MATTER OF CONSTRUCTING, RECONSTRUCTING, RESURFACING, OR IMPROVING, Proceed with the Harrison Township 2018 Crack Seal Project. Mark Van Buren seconded the motion. Roll call: Smith YES, Van Buren YES and Foor YES. The resolution was adopted.

-Ray Foor moved to approve a purchase order to Strawser Construction Inc. for \$90,000.00 for the 2018 Crack Seal Project. Eric Smith seconded the motion. Roll call: Smith YES, Van Buren YES and Foor YES. The motion passed.

-Mark Van Buren moved to adopt Resolution 2018 04 02 02 which states: RESOLUTION AUTHORIZING PARTICIPATION IN ODOT COOPERATIVE PURCHASING PROGRAM. The township will seek permission to use ODOT State Contract #101G-19. Ray Foor seconded the motion. Discussion: While reviewing the contract with Strawser Construction Inc. the trustees questioned the statement that roads need to be swept before the job. The Road Superintendent called Zach Helm and he stated that Strawser will blow out the cracks before the seal is applied. Roll call: Smith YES, Van Buren YES and Foor YES. The resolution was adopted.

Ben reviewed the Licking County Engineer estimates for the 2018 resurfacing project.

-Mark Van Buren moved to adopt Resolution 2018 04 02 03 which states: IN THE MATTER OF CONSTRUCTING, RECONSTRUCTING, RESURFACING, OR IMPROVING, Proceed with the Harrison Township 2018 Resurfacing Project. The motion further states that the pre-bid meeting will be held on April 24, 2018 at 10:00 a.m. at the Harrison Township Hall. Sealed proposals for "Harrison Township Resurfacing Project" will be received by the Harrison Township Board of Trustees, c/o Carolyn Elder, Fiscal Officer, at 3886 Outville Rd., Granville, OH 43023, until the 7th day of May, 2018 at 4:00 P.M. On the 7th day of May, 2018, at 7:00 P.M., bids will be opened at the office of the Harrison Township Trustees, 6750 Outville Rd., Pataskala, OH. Ray Foor seconded the motion. Roll call: Smith YES, Van Buren YES and Foor YES. The resolution was adopted.

Ben reviewed the Engineer estimate for the Palmer Road Culvert Replacement. A bid packet will be requested and reviewed at the next meeting.

Ben reported that the culvert replacement on Smoke Road was large enough that the County will replace it next year.

Ben reported an issue with the culvert at Beecher Road and Jefferson; he will work with the Engineer for a solution.

Ben reviewed a list of dead trees that need cut from the road right of way. Tree King Tree Services Inc. submitted an estimate for \$3,215.00.

-Mark Van Buren moved to approve a purchase order to Tree King Tree Services Inc. for \$3,500.00 to cut dead trees from the road right of way. Ray Foor seconded the motion. Roll call: Smith YES, Van Buren YES and Foor YES. The motion passed.

Ben reviewed electrical work that needs completed at the Road Department Garage. He presented estimates as follows:

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|------------------------------|------------|
| 1. Atlas Industrial Electric | \$1,421.00 |
| 2. Gutridge Electric, Inc. | \$2,305.00 |

-Mark Van Buren moved to approve a purchase order to Atlas Industrial Electric for \$2,000.00 to complete the wiring and breaker installation at the Road Department Garage. Eric Smith seconded the motion. Roll call: Smith YES, Van Buren YES and Foor YES. The motion passed.

Ben stated that the roof of the old Administration Building is leaking. He presented estimates as follows:

- | | |
|-----------------------|------------|
| 1. Mickey's Roofing | \$4,814.60 |
| 2. Keener Roofing LLC | \$3,300.00 |

-Mark Van Buren moved to approve a purchase order to Keener Roofing LLC for the amount of \$4,000.00 to replace the roof on the old Administration Building. Ray Foor seconded the motion. Roll call: Smith YES, Van Buren YES and Foor YES. The motion passed.

Ben reviewed the Engineers estimate for the Beecher Road Ditch Improvement Project. The project was from State Route 16 to approximately 650' west of State Route 16. Scope of project was a proposed storm sewer for ditch improvement. The estimated cost was \$165,133.00. The trustees felt this was over budget at the current time.

The fiscal officer received a letter from Ohio BWC reminding the township of their training requirement under the One Claim Program. Ben Patterson will attend training.

-Mark Van Buren moved to approve a purchase order to the Licking County Health Department for Mosquito Control in the amount of \$15,000.00. Ray Foor seconded the motion. Roll call: Smith YES, Van Buren YES and Foor YES. The motion passed.

Trustee Van Buren reported on the drainage issue on Ashcraft Drive. The ditch that needs to be cleaned is a ditch for pass-through drainage and is not a road ditch. The Township should not clean the ditch. The property owner is required to clean the ditch so that he is not wrongfully diverting water onto the Township road.

Trustee Smith reviewed a proposal from Waste Management. The township's contract will expire in September. Kirkersville is included in the Township contract currently. Waste Management would agree to the following rates October 1, 2018 – September 30, 2021:

	Renewal	Current Rates
Standard Service	\$12.42	\$11.29
Senior Discount	\$11.17	\$10.15
Recycle	\$2.48	\$2.25

Senior Recycle	\$2.20	\$2.00
Cart rental	\$3.03	\$2.75

No fuel charge unless fuel goes above \$3.50 per gallon according to D.O.E. fuel table Midwest #2 at which point a surcharge according to the schedule would be implemented. The current recycle processing cost is \$50.00 per ton; Waste Management will cover the gap to \$60.00 per ton. If the processing charge were to go above \$60.00 due to the volatility and uncertainty of the markets a recovery fee would need to be implemented for the recycling services at \$.02 cents for each additional cost per ton above \$60.00. No action was taken.

The township needs to renew its Certification Applications with the PUCO for Harrison Township's Electric and Natural Gas Aggregation Programs. The current certification expires on June 3, 2018. Trustee Smith signed the applications for renewal and they were notarized.

The fiscal officer presented a request from Sylvia Brown to add health awareness links on the township website. The trustees were not interested.

The need for a fireproof file cabinet was discussed.

The fiscal officer presented information concerning a wellness program sponsored by BWC for employees. The trustees were not interested.

The fiscal officer presented a letter from the Ohio EPA about Class B Biosolids Beneficial Use Site Transfers happening in the township.

The Fiscal Officer read various pieces of correspondence and passed out Financial Reports for the trustees to review. The trustees reviewed and signed the March 2018 bank statements.

Being no further business, Chairman Eric Smith adjourned the meeting at 9:08 p.m. Minutes are unofficial until approved by the trustees.

Respectively Submitted,

Carolyn I. Elder
Harrison Township Fiscal Officer

The following resolutions are a part of the April 2, 2018 minutes:

Resolution 2018 04 02 01

Resolution 2018 04 02 02

Resolution 2018 04 02 03