

HAMILTON TOWNSHIP TRUSTEES
September 16, 2015

Mr. Kurt Weber called the meeting to order at 6:00 pm with himself and Mr. David Wallace in attendance. Mr. Gene Duvelius would arrive at 6:04 pm due to traffic delays. Mr. Weber requested asked all in attendance to stand for the pledge of allegiance.

Mr. Weber made a motion to adopt the agenda for September 16, 2015. Mr. Wallace seconded the motion.

Roll call as follows:

Kurt Weber	Yes
David Wallace	Yes

Mr. Weber made a motion to approve the meeting minutes from September 2nd, 2015 and dispense with the reading of them. Mr. Wallace seconded the motion to approve said minutes and to dispense with the reading of them.

Roll call as follows:

Kurt Weber	Yes
David Wallace	Yes

Mr. Weber mentioned the bills to the board and whether there were any questions or comments on them.

Mr. Wallace said there were no questions or comments.

Mr. Weber made a motion to approve the following withholding check number for pay cycle August 16, 2015 for check numbers 74144 through 75153, and to approve the direct deposit vouchers for pay cycle August 30th 2015 to September 12, 2015 with voucher numbers 1479 through 1558.

Mr. Wallace seconded the motion to approve the withholding check numbers, and the deposit vouchers as stated above.

Roll call as follows:

Kurt Weber	Yes
David Wallace	Yes

Mr. Weber made a motion to approve the September 8th through 11th check invoice numbers 75154 through 75156, and to approve the September 14th through the 18th billing invoice number for 75157 through 75200.

Mr. Wallace seconded the motion to approve the check invoice numbers and the billing invoice numbers as stated above.

Roll call as follows:

Kurt Weber	Yes
David Wallace	Yes

Ms. Melissa Brock, Human Resources, mentioned she had three small items for the Board. Ms. Brock requested a motion for the approval of a Federal Medical Leave of Absence for Mr. David Brown. The qualifying event would begin approximately late October 21st 2015 and not exceed 12 consecutive weeks.

Mr. Weber made a motion to approve Mr. David Brown's FMLA and Mr. Wallace seconded the motion for approval.

Roll call as follows:

Kurt Weber	Yes
David Wallace	Yes
Gene Duvelius	Abstain – Arrived Late

Ms. Brock mentioned that Mr. Brown had completed his Associates of applied Fire Science degree, and as part of the IFF 115 Union Contract, for each degree earned a 1% pay increase would be added to the member's annual salary. Hamilton Township would divide that 1% out and give it to Mr. Brown at an hourly salary of \$19.12 dollars an hour as his original pay was \$18.93 dollars an hour.

Ms. Brock asked the Board for a motion to approve the 1% wage increase for Mr. Brown which would be effective September 23rd 2015.

Mr. Duvelius made a motion to approve the 1% increase in pay for Mr. Brown and Mr. Wallace seconded the motion to approve the 1% pay increase.

Roll call as follows:

Gene Duvelius	Yes
David Wallace	Yes
Kurt Weber	Yes

Ms. Brock mentioned the last item she had for the Board was a cemetery deed purchase request within the Murdoch New Cemetery for lot number 131 graves 3 and 4 for Mr. Robert W and Ms. Betty Reed. The documents were reviewed and the location was probed with no indication of any abnormalities to hinder us to prepare the lot. Ms. Brock asked the Board for a motion to approve the purchase of the cemetery lot within the Murdoch New section at the Hamilton Township resident cost of \$600.00 dollars for each grave for a total of \$1,200.00 dollars for deed number 2015-07.

Mr. Duvelius made a motion to approve the cemetery lot number 131 grave sites 3 and 4, and Mr. Wallace seconded the motion for approval as stated above.

Roll call as follows:

Gene Duvelius	Yes
David Wallace	Yes
Kurt Weber	Yes

Mr. Gary Boeres, Township Administrator, asked the Board whether or not if they had copies of the site plans for Rivers Bend Commercial development. Mr. Boeres mentioned that the Township was happy to have the new commercial development out on State Route 48 in the Towne Center Boulevard. Mr. Boeres mentioned that Mr. Josh Morris with Cincinnati Commercial Contracting was the applicant for Rivers Bend Dental.

Mr. Boeres gave an overview of the site for the Rivers Bend Dental Commercial Building and Landscaping project. Mr. Boeres mentioned that the landscaping would break up the back end of the building as recommended by the Zoning Code. There has been no approval to date but the signage should comply with the Township Zoning Code. The Lighting fixtures are similar to what is seen around the area. The Staff recommended three contingency to approval. The one is that the sign permit be issued to the site, and number two would be that the landscaping plan be smoothed out and three all advertisement be noted as Hamilton Township.

Mr. Wallace asked Mr. Morris when he anticipates starting the project.

Mr. Josh Morris, with Cincinnati Commercial Contracting located at 4779 red bank Expressway in Cincinnati. Mr. Morris stated that Cincinnati Commercial Contracting

plans on starting immediately. Mr. Morris explains that the Doctor for the Rivers Bend Dental is ready to break ground as his lease terminates in February 2016.

Mr. Weber made a motion to approve the, per conditions of staff the Resolution 15-0916. Resolution approved and the site plan reviewed by the Cincinnati Commercial Contracting on behalf of Rivers Bend Dental, 6270 Rivers Bend Drive, Hamilton Township, Warren County Ohio. River Bend Dental proposing the construction of a new dental office as permitted under the P2 PUD General Business Code.

Mr. Wallace seconded the motion to approve as stated above.

Roll call as follows:

Kurt Weber	Yes
David Wallace	Yes
Gene Duvelius	Yes

Mr. Boeres mentioned as a follow up to the last meeting where the Board had been informed about residents wanting to rent out the Testerman Park and Mar Park baseball fields. Mr. Kenny Hickey from the Maintenance Department took some time to come up with a recommendation as far as a POP. Mr. Hickey based his recommendation on the time it would take his crew to collect the trash and maintain the fields to come up with a \$25.00 dollar per day fee per field. This would only apply to the fields that were not already under lease agreement with an outside organization. This would not include an additional employee to manage the Parks.

Mr. Duvelius moved to amend the fee schedule for the \$25.00 dollar fee, per day, per field rental, at Mar and Testerman Park, to cover maintenance cost of clean-up. Mr. Weber seconded the motion as stated above.

Roll call as follows:

Gene Duvelius	Yes
Kurt Weber	Yes
David Wallace	Yes

Mr. Boeres mentioned that he has some large PO Requests. Mr. Boeres mentioned when resurfacing a road, the Road Department will put Reclimite to extend the life of the Road, and since we have available funds in the Super Blanket Certificate which is from the Roads Department; Mr. Boeres would like to apply Reclimite sealant to Nunner Road and Ireland Road. Mr. Boeres asked the board to approve the large PO request which would be in the amount of \$28,800.00 for the cost of Reclimite sealant for Nunner Road and Ireland Road.

Mr. Duvelius made a motion to approve the large PO Request for the Reclimite sealant to be used on Nunner Road and Ireland Road. Mr. Weber seconded the motion for approval for the above request.

Roll call as follows:

Gene Duvelius	Yes
Kurt Weber	Yes
David Wallace	Yes

Mr. Boeres asked the Board for approval of another large PO request in the amount of \$27,500 dollars to not exceed PO in order to equipped five vehicles for the Beet Heat program. The purchase would be used for the augers to help with ice on the roadways.

Mr. Duvelius approve the PO request for the Beet Heat purchase, and Mr. Wallace seconded the motion for approval.

Roll call as follows:

Gene Duvelius	Yes
David Wallace	Yes
Kurt Weber	Yes

Mr. Boeres requested approval for another PO request not to exceed \$17,500 dollars from the Fire Fund. The Fire Department at station 76 would like to get up to code by renovating the kitchen area. Some of the items would include appliances and cabinets to name a few. Once completed the Fire Station would like have an open house in four to six weeks.

Mr. Duvelius made a motion to approve the PO request for Fire Station 76 and Mr. Wallace seconded the motion to approve improvements to Fire Station 76 Kitchen.

Roll call as follows:

Gene Duvelius	Yes
David Wallace	Yes
Kurt Weber	Yes

Mr. Boeres mentioned that as of September 18th Rivers Bend Plaza will be opening a new store in the Grandin Shoppes. The New Liquor store will be open for business. Mr. Boeres mentions that the township has a resolution proclaiming September 8th, 2015 as Rivers Plaza Day. This is Resolution number 15-0916 A. Mr. Boeres asked if the Board would make that announcements and approve the Resolution.

Mr. Duvelius made a motion to approve Resolution 15-0916 A and Mr. Wallace seconded the motion for approval.

Roll call as follows:

Gene Duvelius	Yes
David Wallace	Yes
Kurt Weber	Yes

Mr. Boeres mentioned that Ms. April Davis, from the State Auditor's Office, submitted to the auditor a clean bill of health for getting out of the Fiscal Emergency. Mr. Boeres mentioned to the Board members that Ms. Davis would like to know if they wanted to extend an invitation to Mr. Yost to come down and do a live invitation for the public to announce the release from Fiscal Emergency.

Mr. Ray Warrick, Fiscal Officer, mentioned that he would contact the Auditor and set up a date and time to come out.

Mr. Weber mentioned that he took a ride with Mr. Joe Wood from the Road's department to inspect Cones Road. Mr. Weber agrees that the road is rough and that there were a couple of dips that were south of the bridge. Mr. Weber stopped by the County office to speak with Mr. Jamie Gross about the road issues, and ask Mr. Gross to set up a meeting with Jurgenson to discuss the road conditions.

Mr. Boeres mentioned that he sent a brief summery on the road resurfacing and where the township stands financially. A full report will be put together for the Trustees to review on road projects for this year.

Mr. Warrick goes over the monthly report for the month end of August for the Appropriation Fund Status. At the completion of August we are showing 60% through

the year and we've collected 67% of the revenue that we thought we would, and we have only spent 55% of the expenses. On the Revenue side we have the second half of the settlement which will show up in the September numbers. And we collected 3% more property taxes than we budgeted. In the second half we will be showing the second half settlement in September numbers this year's versus last years we'll have \$167,000 more dollars in that settlement.

Mr. Warrick mentioned that the August 2014 to August 2015 review were as followed. Gasoline tax is running lower than the years before. This is caused by people driving less. MR. Warrick does not think that there are any surprises. The TIFF amounts been showing for a few months now and that is because we've lost some TIFF revenue. On the Expense side on the month to month comparison we've spent \$70,000 dollars less in this August versus last year's August. The township is a little bit elevated year to date, but some of that has to do with taking the TIFF money and spending it on the roads. The questions from last month on the Gas Tax and why there was a negative of \$13,000. This was caused by booking two revenues in one month. This issue has worked it's self out.

Mr. Warrick mentioned the large dollar areas. Mr. Warrick explained the service agreement for the TIFF that was never enforced on Walmart which caused the township to have a short fall in the money that Walmart should have rightly paid. We have engaged in another lawyer that is an expert in this area out of Columbus Ohio and gave him a PO for a \$1,000 dollars. Even though the TIFF is closed, the lawyer will still do some checking into this issue. The lawyer thinks that it might be worth a demand letter to be drafted and sent to Walmart.

Mr. Warrick mentioned that should the Township do the Kroger TIFF that it will be a Project TIFF and a little bit more "buttoned up," and a little bit more in our favor.

Mr. Warrick mentioned the next big issues for the township and across the states would be the health insurance issue. Currently the townships in Ohio have been buying their health insurance through a consortium called OPEC. What the townships are finding out that the exact coverage and not change anything about the coverage we can buy it cheaper on the outside and it is pretty clear that over the years we've been over paying. Mr. Warrick believes that we need to move ahead and get a quote for 2016 time frame and look at that and get the status on whether or not we are going to cut a deal with OPEC or leave them and let them sue us.

Mr. Warrick mentioned that step one would be to try to spend less money for the coverage we have now.

Mr. Warrick mentioned that we have a "Cadillac plan." Under Obama Care, if we are in a Cadillac plan, based on our spending in 2016 the township will be liable for a 40% excised tax on top of certain amount that go over the Cadillac plan threshold for January 2017. This has to be carefully looked at.

Mr. Warren Richie stated that he has been trying to pierce the situation of Insurance through OPEC over the past six weeks. Mr. Richie mentioned that he has reached out to the representative for OPEC and wrote him a letter explaining that he needed the name of the Plan Administrator and that he needed to talk to him.

Mr. Warrick stated that his final item was for the increase for non-bargaining unit members who have not had a raise in over two years. Over the five year plan, by paying the 3% percent instead of the 2.5% it's \$8,085.00 more. Mr. Warrick encourages approving the 3% raises this evening.

Mr. Duvelius made a motion to approve the 3% raises and Mr. Wallace seconded the motion for approval as stated above.

Roll call as follows:

Gene Duvelius	Yes
David Wallace	Yes
Kurt Weber	Yes

Mr. Weber opened and then closed the floor to the public.

Mr. Weber mentioned that the Board would go into executive session and discuss the IAFF Grievance Hearing with Mr. Warren Richie, Mr. Gary Boeres, Fire Chief Brian Reese, and Ms. Melissa Brock. Mr. Weber made a motion to go into executive session at 6:52 pm. Mr. Duvelius seconded the motion.

Roll call as follows:

Kurt Weber	Yes
Gene Duvelius	Yes
David Wallace	Yes

Mr. Weber made a motion to come out of executive session at 7:40 pm. Mr. Wallace seconded the motion to come out of executive session.

Roll call as follows:

Kurt Weber	Yes
David Wallace	Yes
Gene Duvelius	Yes

Mr. Duvelius made a motion to approve a 3% pay raise, retro from January 2015, to the non-union administration employees including Ms. Mona Bailey, Ms. Carolyn Hunter, and Police Chief Jon Wheeler. Mr. Weber seconded the retro 3% pay raise for the above employees.

Roll call as follows:

Gene Duvelius	Yes
Kurt Weber	Yes
David Wallace	Yes

Mr. Duvelius made a motion to adjourn the meeting at 7:45, and Mr. Weber seconded the motion to adjourn.

Roll call as follows:

Gene Duvelius	Yes
Kurt Weber	Yes
David Wallace	Yes