FAIRFIELD TOWNSHIP
RESOLUTION NO. 21-110

RESOLUTION AUTHORIZING THE REMOVAL, REPAIR, OR SECURANCE OF UNSECURE AND/OR UNSAFE BUILDING AT 2025 MILTON STREET.

WHEREAS: Pursuant to Ohio Revised Code Section 505.86, a Board of Trustees may provide for the removal, repair, or securance of buildings or other structures in the Township that have been declared unsecure, unsafe, or structurally defective by the Fairfield Township Fire Department, or by the Butler County Building Department pursuant to authority granted under Chapter 3781 of the Revised Code for the enforcement of building regulations or the performance of building inspections in the township, and;

WHEREAS: The Fairfield Township Zoning Department and the Fairfield Township Fire Department have received complaints regarding, and have subsequently investigated the conditions present on, the following properties:

Address	**Auditor's Parcel ID # (PIN)**
2025 Milton St, Hamilton, OH 45015	A0300037000095, A0300037000096, A0300037000097, A0300037000098

and have determined that the structures situated thereon to be unsafe, unsecure, and structurally defective, to such an extent as to represent a direct and real threat to the public health and safety, thereby constituting a nuisance as documented in photographic evidence identified as Exhibit "A" as an attachment to this Resolution, and;

WHEREAS: The Fairfield Township Fire Department has determined that the structures and conditions present on the aforementioned property are unsafe and structurally defective, and a danger human life and the public welfare, as outlined in Exhibit "A", and;

WHEREAS: The owner(s) of record of the aforementioned properties have elected not to pursue removal of the unsafe and structurally defective structures;

NOW, THEREFORE, BE IT RESOLVED by the Board of Trustees of Fairfield Township, Butler County, Ohio, by authority of Section 505.86 of the Ohio Revised Code, as amended, as follows:

SECTION 1. The structures located at 2025 Milton Street, Hamilton, OH 45015 / PIN A0300037000095, A0300037000096, A0300037000097, A0300037000098 are hereby determined to be unsafe and structurally defective, thereby constituting a direct threat to the public health & safety and requiring removal pursuant to Section 505.86 of the Ohio Revised Code.

SECTION 2. The Fairfield Township Board of Trustees hereby declares its intention to make entry onto the property identified herein for the purposes of taking any and all actions necessary to secure the unsafe structures and remove the direct threat to the public health, safety and welfare situated therein, pursuant to Section 505.86 of the Ohio Revised Code.

SECTION 3. The Board of Trustees hereby gives notice to all "parties in interest" as further defined in ORC 505.86, that the securance of said structures will occur at least thirty (30) days after the date upon which the Board of Township Trustees gives notice by certified mail, return receipt requested, to each party in interest of its intention with respect to the removal, repair, or securance of an insecure, unsafe, or structurally defective or unfit building or other structure.

SECTION 4. The Board of Trustees hereby directs notice to any parties in interest also be published in the Journal News, a newspaper of general circulation within Fairfield Township.

SECTION 5. Pursuant to ORC 505.86(C)(1), any and all parties in interest are hereby notified that each party in interest is entitled to a hearing if the party in interest requests a hearing in writing within twenty days after the date of mailing of this notice. The written request for a hearing shall be made to the Township Fiscal Officer.

SECTION 6. Pursuant to ORC 505.86(C)(2), if a party in interest timely requests a hearing, the Board shall set the date, time, and place for the hearing and notify the party in interest by certified mail, return receipt requested. The date set for the hearing shall be within fifteen days, but not earlier than seven days, after the party in interest has requested a hearing, unless otherwise agreed to by both the board and the party in interest. The hearing shall be recorded by stenographic or electronic means.

SECTION 7. If a party in interest requests a hearing pursuant to ORC 505.86(C)(3), the Board of Trustees shall make an order deciding the matter not later than thirty days after said hearing. The order may dismiss the matter or direct the removal, repair, or securance of the building or other structure. At any time, a party in interest may consent to any such order.

SECTION 8. Pursuant to ORC 505.86(C)(4), a party in interest who requests and participates in a hearing, and who is adversely affected by the order of the board, may appeal the order under Section 2506.01 of the Ohio Revised Code.

SECTION 9. If no hearing is requested by a party in interest pursuant to ORC 505.86(C)(3), the Board of Trustees issues an order thirty (30) days from the date of mailing notice of the adoption of this Resolution. This order directs the removal, repair, or securance of the building or other structures. At any time, a party in interest may consent to this order.

SECTION 10. The cost of the securance of the structures and all associated site restoration work shall be assessed to the parcel or parcels of record and the county auditor shall place the costs upon the tax duplicate as certified by the Fairfield Township Fiscal Officer. The costs are a lien upon such lands from and after the date of entry. The costs shall be collected as other taxes and returned to the township general fund.

SECTION 11. The Township Administrator, or appointed representative, is hereby authorized by the Board of Trustees to execute any agreement between a party in interest and the Board of Trustees to perform the removal, repair, or securance of the insecure, unsafe, or structurally defective or unfit building or other structure as otherwise permitted pursuant to Section 505.86 of the Ohio Revised Code.

SECTION 12. That this Board hereby finds and determines that all formal actions relative to the passage of this Resolution were taken in an open meeting of this Board, and that all deliberations of this Board and of its committees, if any, which resulted in formal action, were taken in meetings open to the public, in full compliance with applicable legal requirements, including Section 121.22 of the Ohio Revised Code.

SECTION 13. This Resolution shall take effect immediately, or upon the earliest date as otherwise allowed by law.

Adopted: July 14, 2021

Board of Trustees		**Vote of Trustees**
Susan Berding:	Susan Berding	Yes
Shannon Hartkemeyer:	Shannon Hartkemeyer	Yes
Joe McAbee:	Joe McAbee	Yes

AUTHENTICATION

This is to certify that this is a resolution which was duly passed and filed with the Fairfield Township Fiscal Officer this 14th day of July, 2021.

ATTEST:

Shelly Schultz

Shelly Schultz, Fairfield Township Fiscal Officer

APPROVED AS TO FORM:

L. E. Barbiere

Lawrence E. Barbiere, Township Law Director

FAIRFIELD TOWNSHIP FIRE DEPARTMENT
6048 Morris Road
Hamilton, Ohio 45011
Chief Timothy Thomas
513-887-4402 Fax 513-887-2705
http://FairfieldTwp.org/Fire

Fairfield Township Board of Trustees
Chuck Goins, Zoning Administrator
6032 Morris Road
Fairfield Township, Ohio 45011

July 13, 2021

Reference: 2025 Milton St.

The above listed structure was inspected on July 13, 2021 by the Fairfield Township Fire Department at the request of the Zoning Administrator. The inspection was done pursuant to Ohio Revised Code 505.86.

The fire department find that the condition of the property requires immediate action in order to ensure the safety and well being of the general public and firefighters. The inspection revealed several conditions that include insecure, unsafe and structurally defective areas. The structure at the time of inspection had unsecure doors, windows and evidence of structure damage which allow unrestricted access as well as weather to penetrate the structure and cause continuing deterioration.

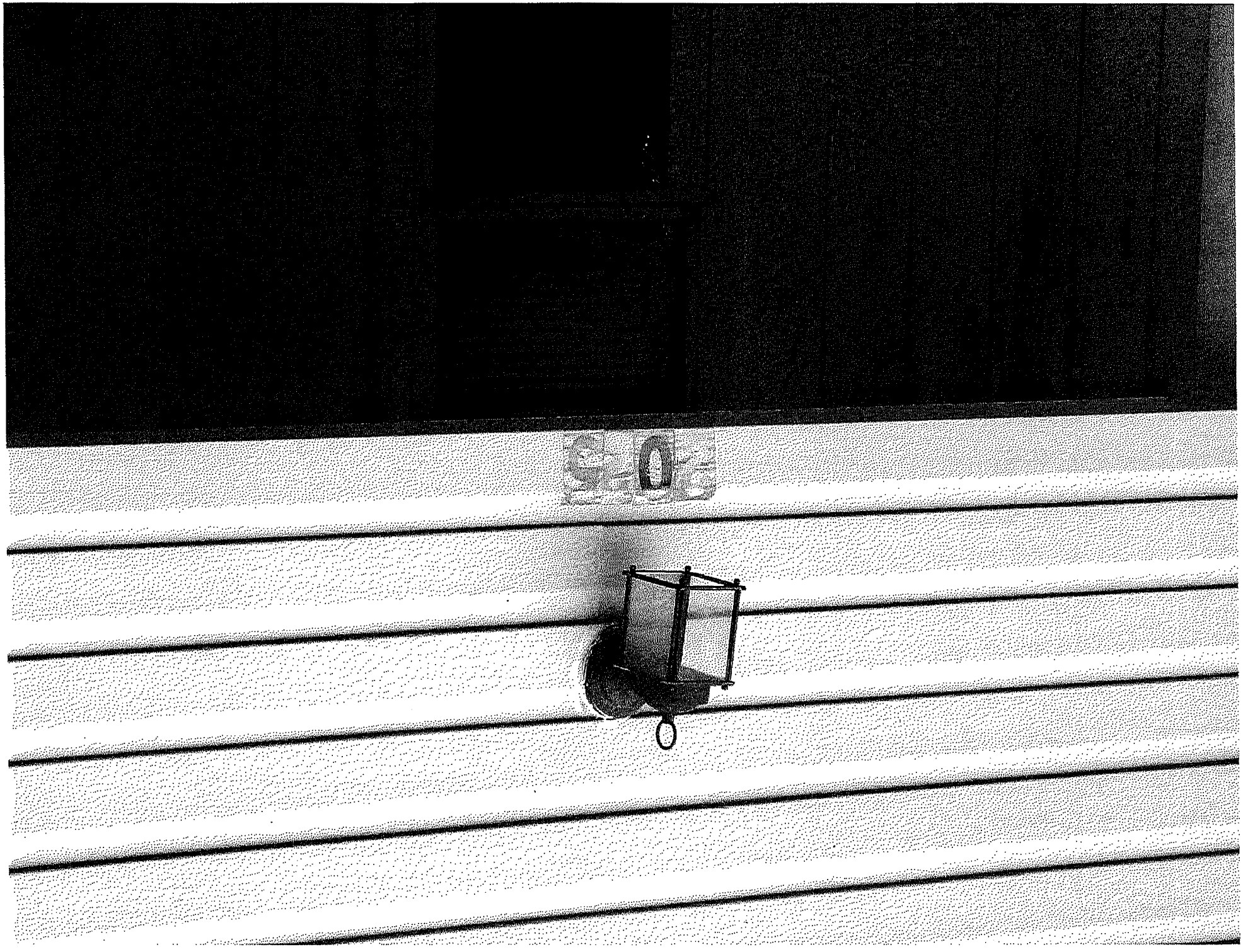
The Fairfield Township Fire Department hereby declares the above listed structure to be insecure, unsafe and structurally defective. The department recommends that the Board of Trustees follow the procedure listed in ORC 505.86 to remove or correct those conditions listed in the inspection report.

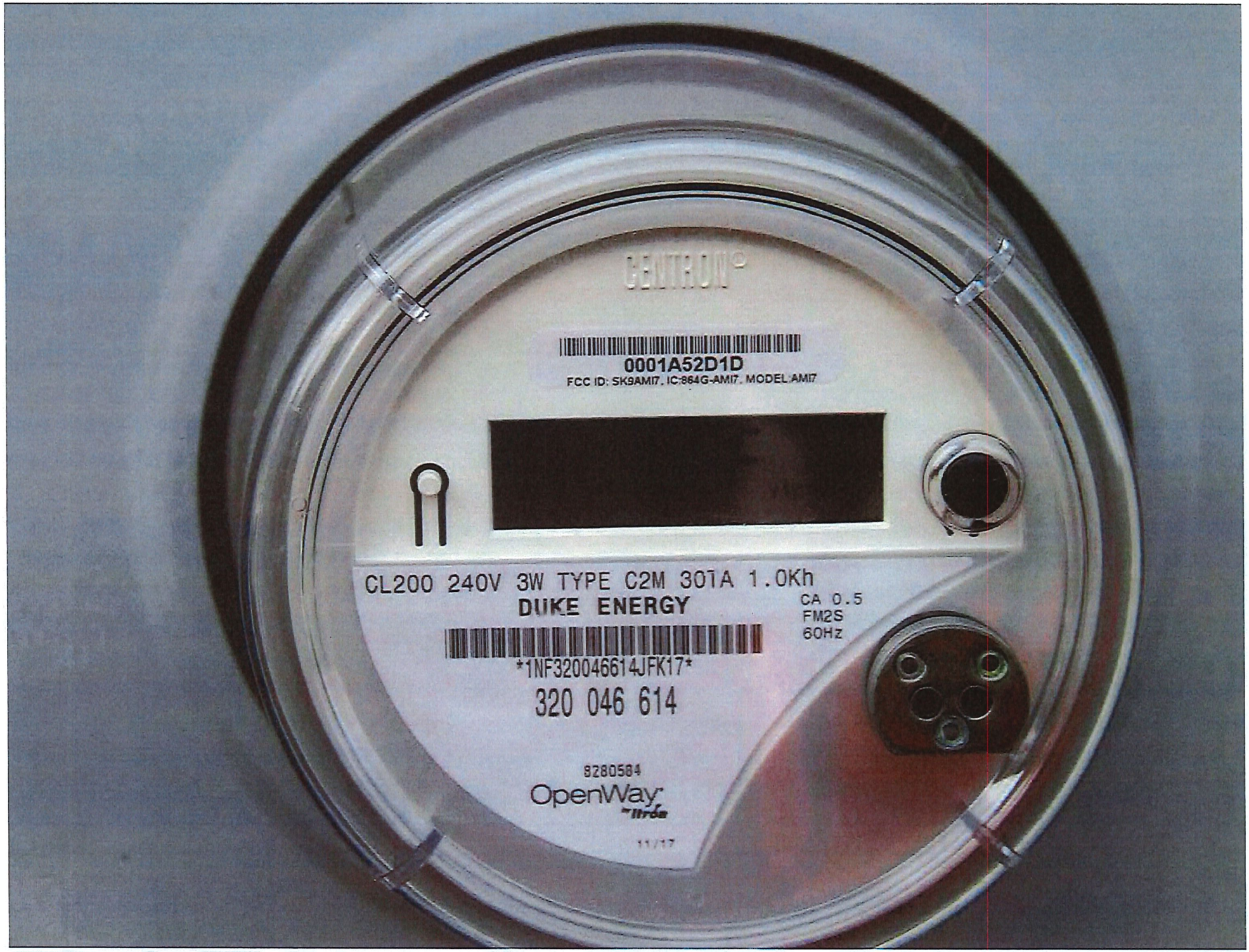
Respectfully,

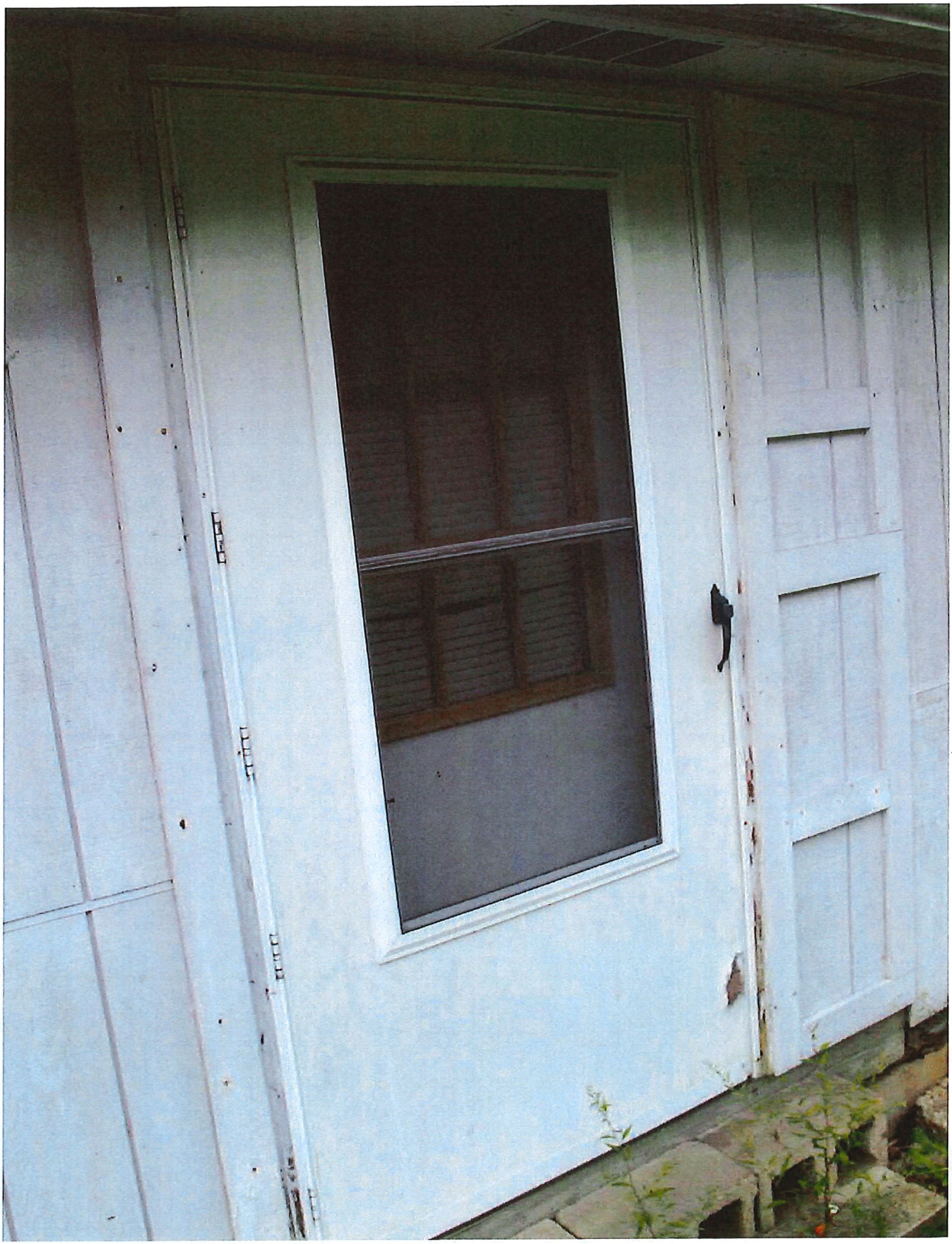
Matt Schumann
Assistant Fire Chief

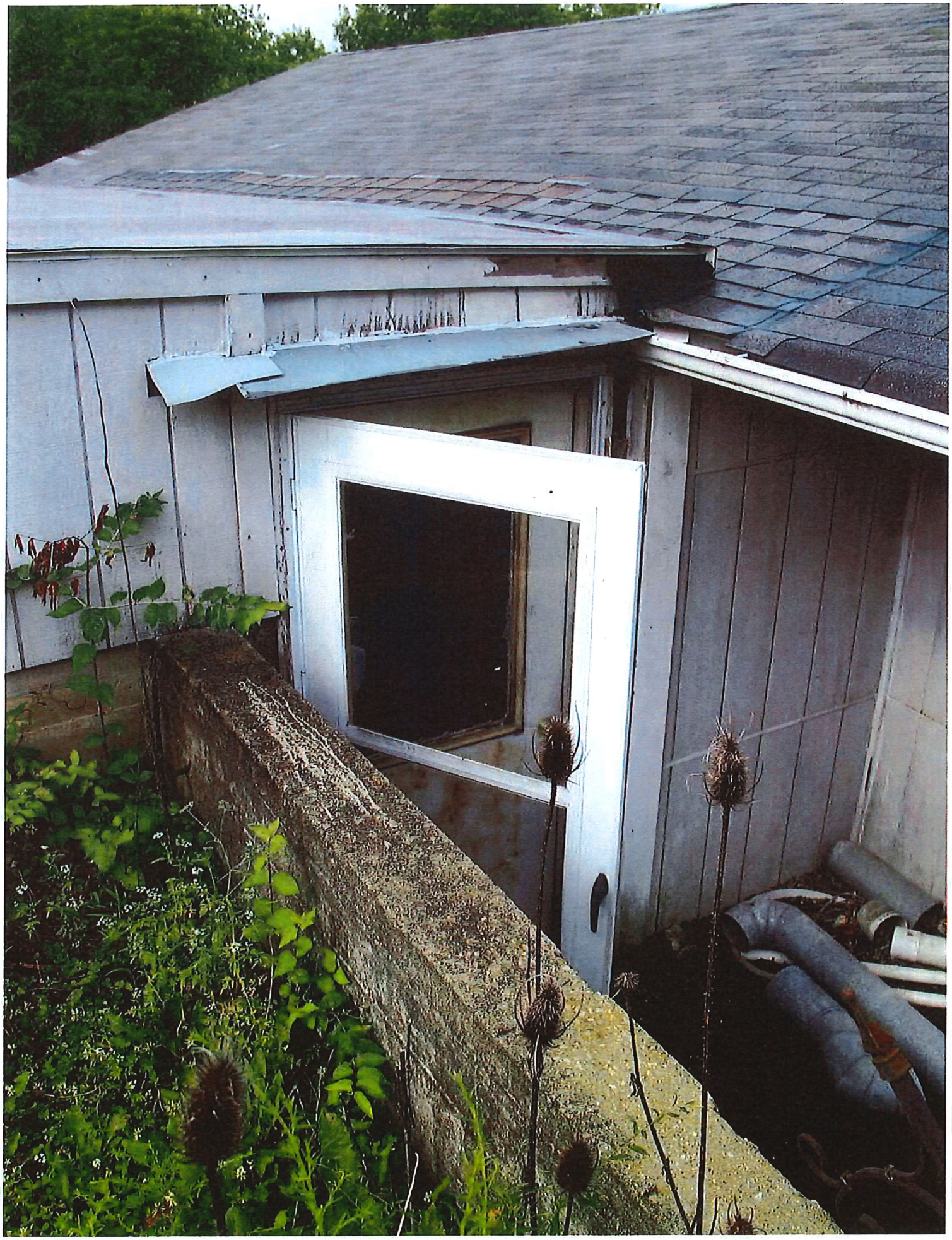
cc: Administrator Julie Vonderhaar

(Photos Attached)




CENTRON
0001A52D1D
FCC ID: SK9AMI7, IC:864G-AMI7, MODEL:AMI7
CL200 240V 3W TYPE C2M 30TA 1.0Kh
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CA 0.5
FM2S
60Hz
1NF320046614JFK17
320 046 614
8280584
OpenWay
11/17

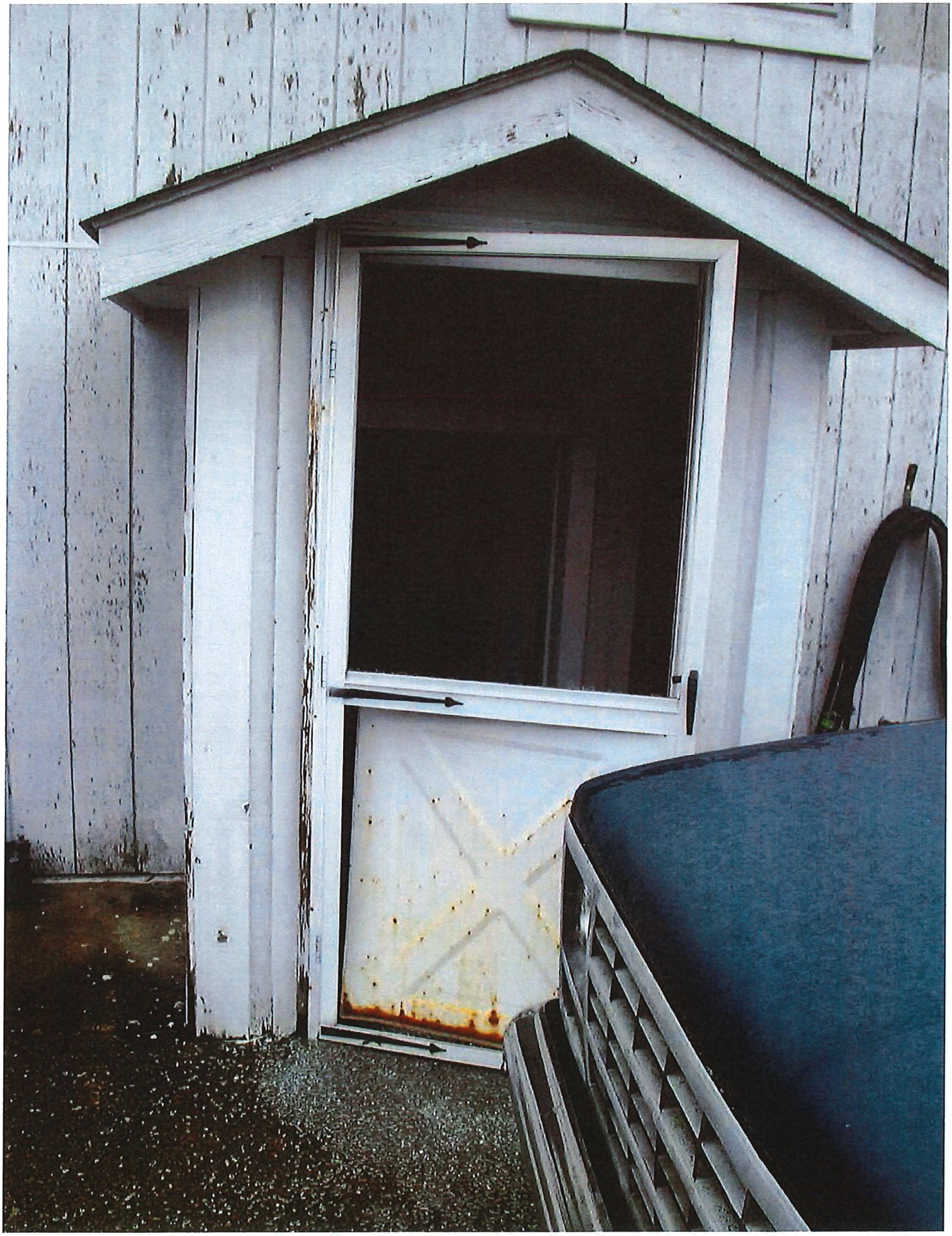





HAMILTON, OH
OH 9244

BIRTHPLACE OF AVIATION
AUH 9244
HAMILTON, OH

BUCKEYE TRUCK




BARBELL



CHEVROLET
GZ808

