

**RECORD OF PROCEEDINGS
REGULAR TRUSTEE MEETING HELD OCTOBER 13, 2021**

The Fairfield Township Trustees held a Regular Trustee Meeting Wednesday, October 13, 2021, at the Administration Building, 6032 Morris Road, Fairfield Township, OH 45011, for conducting Township business. Meeting was called to order by Mrs. Berding, Trustee Chairperson, at 7:04 PM.

ROLL CALL

Mrs. Berding	Present
Mrs. Hartkemeyer	Present
Mr. McAbee	Present

INVOCATION: Pastor Harville Duncan, Walden Ponds Community Church

PLEDGE OF ALLEGIANCE

PRESENTATIONS

- Veterans Memorial – Fred Valerius

OLD BUSINESS/ITEMS FOR BOARD DISCUSSION

COMMUNICATION

Michael Berding, 4161 Millikin Road – I wanted to thank the entire Fairfield Township team. All 3 trustees participated in the Fairfield Community Recognition Night at the football game. I appreciate that you took the time to participate. Thank you for supporting the schools.

FISCAL OFFICER’S RECOMMENDATIONS AND REPORTS

Ms. Schultz – Nothing to report.

Motion made by Mrs. Berding, second by Mrs. Hartkemeyer to suspend the reading of the minutes of the Trustee Regular Meeting August 25, 2021.

YES – Mrs. Hartkemeyer, Mr. McAbee, Mrs. Berding

Motion made by Mrs. Berding, second by Mrs. Hartkemeyer to approve the minutes of the Regular Trustee Meeting August 25, 2021.

YES – Mrs. Hartkemeyer, Mr. McAbee, Mrs. Berding

Motion made by Mr. McAbee, second by Mrs. Hartkemeyer to approve payment of the bills by the Fiscal Officer.

YES – Mrs. Hartkemeyer, Mr. McAbee, Mrs. Berding

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RESOLUTION TO APPROVE OPEN PURCHASE ORDER BALANCES #21-138

Resolution to approve open purchase order balances.

Mr. McAbee - Why did we open a purchase order on the Seward Road TIF.

Ms. Schultz – I will get back to you on this.

Motion, made by Mrs. Hartkemeyer second by Mrs. Berding to adopt Resolution #21-138.

YES – Mrs. Berding, Mr. McAbee, Mrs. Hartkemeyer

RESOLUTION AUTHORIZING THE ADMINISTRATOR TO APPLY FOR THE CDBG GRANT FOR THE PATER AVENUE STORM SEWER PROJECT #21-139

Resolution authorizing the administrator to apply for the CDBG grant for the Pater Avenue Storm Sewer Project.

Mrs. Vonderhaar – This was submitted this year. We did not receive it. We spoke with the County, and they firmed up the numbers. We're asking to resubmit for next year.

Mrs. Hartkemeyer – How does this impact our overall plans over there?

Mrs. Vonderhaar – This is the 4th or 5th sewer phase to go up in the Belmont area. It has substantially reduced flooding. Fairfax is about to start and that has been a very problematic road. It also cleans up the appearance. The phases have been well done and run by the County. It's been a nice partnership and a nice thing for that entire area.

Motion, made by Mrs. Hartkemeyer second by Mrs. Berding to adopt Resolution #21-139.

YES – Mrs. Berding, Mr. McAbee, Mrs. Hartkemeyer

RESOLUTION IMPOSING A MORATORIUM OF ONE YEAR ON THE ISSUANCE AND PROCESSING OF ANY PERMITS ALLOWING RETAIL DISPENSARIES, CULTIVATORS, OR PROCESSORS OF MEDICAL MARIJUANA WITHIN FAIRFIELD TOWNSHIP, OHIO #21-140

Resolution imposing a moratorium of one year on the issuance and processing of any permits allowing retail dispensaries, cultivators, or processors of medical marijuana within Fairfield Township, Ohio.

Mrs. Vonderhaar - We've been receiving questions asking if zoning will allow dispensaries within the Township. I thought it was important to give the Board time to consider the zoning and let the staff look at zoning more carefully.

Mr. Barbieri, Law Director – I think some of the thought when I got this to review was when you're having some of these focus groups now there is going to be some thought to amending the zoning resolutions that will probably be an issue addressed at that time. So, this moratorium gives you an opportunity to address the issue and the changes to the zoning resolutions and in the meantime, there won't be anything happening.

Motion, made by Mrs. Berding second by Mrs. Hartkemeyer to adopt Resolution #21-140.

YES – Mrs. Berding, Mr. McAbee, Mrs. Hartkemeyer

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RESOLUTION AUTHORIZING THE APPOINTMENT OF PART-TIME
FIREFIGHTER/EMT STEVEN MONEY TO THE FAIRFIELD TOWNSHIP FIRE
DEPARTMENT, AT AN HOURLY RATE OF \$16.80 PER HOUR, WITH A 12-
MONTH PROBATIONARY PERIOD #21-141

Resolution authorizing the appointment of part-time Firefighter/EMT Steven Money to the Fairfield Township Fire Department, at an hourly rate of \$16.80 per hour, with a 12-month probationary period.

Motion, made by Mr. McAbee second by Mrs. Berding to adopt Resolution #21-141.
YES – Mrs. Berding, Mr. McAbee, Mrs. Hartkemeyer

RESOLUTION DECLARING NUISANCE AND ORDERING ABATEMENT ON
THE PROPERTIES LISTED BELOW AND FURTHER AUTHORIZING THE
ZONING ADMINISTRATOR TO INITIATE COMPLAINT #21-142

Resolution declaring nuisance and ordering abatement on the properties listed below and further authorizing the zoning administrator to initiate complaint.

Motion, made by Mrs. Hartkemeyer second by Mrs. Berding to adopt Resolution #21-142.

YES – Mrs. Berding, Mr. McAbee, Mrs. Hartkemeyer

ANNOUNCEMENTS

Fairfield Township Board of Trustees Meeting – Wednesday, October 27th at 7 PM

BOARD MEMBER COMMENTS

Mr. McAbee - The Butler County TID meet this week. Both major projects are moving along; North Hamilton Crossing and Millikin Road Interchange. They have received financing for next year. The number of people giving feedback online has been tremendous.

Mrs. Hartkemeyer - Today we held our 3rd out of 4 zoning focus groups. As the Board knows we've scheduled a total of 4 at different times and days of the week. Our 4th session will be next month and that will be an evening session. The reason why we did that was if people had different work schedules, they would have the opportunity to come in and be a part of the focus group. After that we will be giving the information to our zoning department. I've had questions put to me about the potential of rental properties going in front of the Meadows of Indian Springs. Just to let you know 4 years ago there was an interest in putting in rental apartments there. The Board was united, and we said no. Then after that there was some talk about putting in some patio rental homes. There was talk of putting in some storage facilities. Then, finally, we were given a development opportunity where the houses would start at \$300,000 and be owner occupied. I believe the minutes from that meeting reflect that. To give people solace it's the intent of the builder to build owner/occupied homes.

Mr. McAbee - There is nothing in the resolution that passed that restricts any type of rentals in that project. The project looks great. Let's put in the documents zero rentals.

Mrs. Berding – What we asked was for a commitment and under oath the gentlemen

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that works for NVR said yes you have my commitment that I will tell the developer no rental properties and that will be part of the HOA agreement.

Mr. McAbee - I want to see that in writing. I didn't hear a commitment from the builder.

Mrs. Berding – It's in the minutes.

Mrs. Berding - Mrs. Hartkemeyer pushed them on that and he said yes, no rentals.

Mr. McAbee - I'd like for the Fiscal Office to show me that on the tape.

Ms. Schultz – Yes, I will.

EXECUTIVE SESSION

Motion made by Mrs. Berding, second by Mr. McAbee to enter Executive Session, in accordance with: ORC 121.22 G (8) To consider confidential information related to negotiations with other political subdivisions respecting request for economic development assistance.

YES – Mrs. Berding, Mr. McAbee, Mrs. Hartkemeyer

President convenes executive session at 7:52 PM.

President resumes regular meeting at 8:32 PM.

ROLL CALL

Mrs. Hartkemeyer	Present
Mr. McAbee	Present
Mrs. Berding	Present

No action will be taken this evening as a result of Executive Session.

Motion made by Mr. McAbee, second by Mrs. Berding to adjourn at 8:32 P.M.

YES – Mrs. Berding, Mr. McAbee, Mrs. Hartkemeyer

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Minutes submitted by:

Shelly Schultz, Fiscal Officer

Susan Berding, Trustee Chairperson

Shannon Hartkemeyer, Trustee Vice Chairperson

Joe McAbee, Trustee

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