



The Board of Trustees of Bath Township met on Tuesday, **June 15, 2021**, in the Township Boardroom, 2880 Ada Road, Lima, Ohio.

**Members Present:** Brad Baxter  
Robert Sielschott  
**Member Not Present** William Degen

Chairman Brad Baxter called the meeting to order at 7:00 p.m.

The minutes of the regular meeting of June 1, 2021, were approved as presented. Motion made, seconded, and passed by unanimous roll call vote.

### **FISCAL OFFICER'S BUSINESS**

**RESOLUTION 6-15-21-1:** accepting the quote from Lima Asphalt and Paving to seal, crack fill, and stripe the fire station parking lot in the amount of \$5,470.00. Discussion: Mr. Degen reviewed the vendors and quotes. Motion made by Mr. Sielschott, seconded by Mr. Baxter, and passed by unanimous roll call vote.

**RESOLUTION 6-15-21-2:** Authorizing the hiring of Bryan C. Cox as a full-time Firefighter/Paramedic at the rate of \$16.98 per hour, per the current IAFF 4539 contract, effective 7/1/21. Further, requiring successful completion of the Firefighter Mile or CPAT physical agility testing within 120 days of hire. Discussion: Bryan was in attendance; he was recruited out of Central Ohio and is very qualified with credentials. A third party will administer the agility testing. The Trustees welcomed Bryan to Bath Township. Motion made by Mr. Baxter, seconded by Mr. Sielschott, and passed by unanimous roll call vote.

### **FINANCIAL REPORT**

The fiscal officer reported as of May 31, 2021, the checking account balance First National Bank \$2,527,367.22; Star Ohio balance \$99,367.73 and 5/3 balance \$11,199.43 for a total amount of all funds at \$2,637,934.38.

### **BILLS FOR PAYMENT**

Breakdown of bills as follows:

Payroll Total:	\$ 31,176.31
Expenditures/Bills	\$ 87,659.60
Total	\$118,835.91

Mr. Sielschott moved, and Mr. Baxter seconded the motion to pay the **June 16, 2021**, bills in the amount of \$118,835.91. Motion passed by a unanimous roll call vote.

**Reports Provided to Trustees: Payment Listing 6/16/21, Fund Status as of 6/16/21, Revenue Status 6/16/21.**



## **DISCUSSION ITEMS**

2022 Township Budget-Budget will be finalized per any changes discussed at the public hearing that was held prior to this regular meeting.

## **CORRESPONDENCE**

Ohio EPA MS4 Operator Paperwork-Fiscal Officer met with Casey Heilman from ASWD and completed the online account per the request we had received from them.

Ohio Division of Liquor Control-received the paperwork inquiring if we request a hearing on the transfer of liquor license to Hawthorne Hills Event Center. Tammy can fax or email in our response.

## **TRUSTEE BUSINESS**

**Mr. Degen** was not in attendance.

**Mr. Baxter** received and read to the public information from Lost Creek Neighborhood on spray and neutering program they have established within their neighborhood.

**Mr. Sielschott** received an email from Griggs LLC regarding a zoning issue. Mandate ends for virtual meetings; we could continue providing online coverage and options available. Mr. Sielschott discussed the incremental police program and stated it was publicized via the news stations, hopefully this will help. Jim Krummel, editor of the Lima News, accepted an invitation to come to my office on June 8, and we took a couple hours to tour all the amazing things happening in our township. We visited the closed golf course site at Hawthorne Hills, met with Randy Jones, and looked at that beautiful project. The new event center and amphitheater are approaching completion. The project has replaced two abandoned business buildings with new facilities. In addition, the residential development in the pipeline will create an additional 22 home sites with more to follow. Great work by our trustees seeking out and assisting this totally private capital project with no abatements, plus very helpful assistance from Chief Kitchen and Ken Meyer on zoning and safety access issues, helped make this great part of our Bath Township renaissance possible. We visited the closed golf course and closed restaurant site at Lost Creek. Jim and I discussed our relationship with Tony Collins, and his project that will keep Lost Creek in Bath Township. This totally private capital project is replacing the old pool, and four abandoned buildings, and the overgrown abandoned golf course. The replacement facilities include a completely rehabbed restaurant and club house, and a new pro shop, along with a rehabbed nine-hole executive par 36 golf course. In addition, twelve new single family home sites, and a 62-unit single family development are now engineered and submitted. This project did not include any abatements or annexations into the city of Lima. It is a great win for the Lost Creek subdivision, and another key part of our Bath Township renaissance. We visited the old nursing home site owned by Allen County. We reviewed our efforts, led by Bill Degen and Commissioner Beth Seibert, to add additional land to this project site and find private capital investment that would remove this old building and replace it with additional residential inventory. We visited Autumn Ridge, across the street from our beautiful new school.



I noted the history of the push to expand this subdivision, and that after two years of meetings with Thom Mazur at RPC, the first new sub-division plan in 9 years has been engineered and submitted. As I pressed Thom to move on this project, and Bill Degen literally walked the site with the developer to make sure the Township could assist in getting these 40 plus new home sites for new Bath families in our residential growth site inventory.

We visited the old "Magnum" site at I-75 and Bluelick Road. With the closing of those businesses, three more vacant business buildings were created. Thanks to great work by Dave Stratton @ AED, and helpful guidance by Ken Meyer and our zoning variance people for signage, three new businesses led by Peterbilt now occupy and have further improved the site and are placing jobs in Bath Township. While at my office, we looked at the abandoned gas station and abandoned sign at I-75 and 309 that had generated the rather harsh comments in his "Roses & Thorns" column. Ironically, I literally sit under that sign every day at my office. I explained the history of the dispute between the former operator and ODOT that led to this site being vacant. I also explained that, in open meetings, we discussed this sign over two years ago. We decided as a board that it was our goal to get this, and other abandoned business sites re-occupied with functional businesses and employees. Also, given that our signage zoning was so outdated, there was no guarantee that the high-rise sign, once torn down, could ever be put back up.

### **DEPARTMENT REPORTS**

**Road Foreman Denny Wilkins** was not in attendance.

**Chief Kitchen** reported 722 calls for service year to date. Chief reported their calls are back to where they were before pre-covid. Last Saturday there were 14 calls within 24 hours, so it was a super busy day. Chief reported on the structure located at 1022 N. McCullough that is ruled suspicious at this time and Crime Stoppers has been contacted. The new part time rates go into effect on July 1, 2021, and the new ambulance build is 12-18 months out. Chief spent time with Ken Meyer in the mobile home parks.

**Zoning Inspector/Fire Inspector Ken Meyer** contacted the US postal service about a certified letter that was mailed May 28<sup>th</sup>, 2021, to 3445 Hadsell Road, it has not been delivered he will have an update on it by June 18, 2021. If the letter is not located; the process will have to start over with a second letter. Representative for Anthony Collins picked up the packet to re-zone and create 15 lots on part of the old Lost Creek Golf course to R-1. TSC and Common Tire have had questions about sign variances. I received a letter back from owners of 204 Plaza way. Property has high grass and structural issues, a letter was sent to them and returned "not deliverable and unable to forward". Property at 254 S. Leonard Avenue is abandoned and has grass and weed issues, letter was returned "not deliverable and unable to forward". Property at 3415 Early Avenue is abandoned and has grass issues, letter was returned "vacant and unable to forward". I have received reports from the Health Department on the inspections of the MHP's. Once the time frame for corrections has expired, will re-visit sites to determine if further action is needed by the Township. Contractor has obtained a zoning certificate for a service station at 1201 Neubrecht Road.



Mr. Baxter and Ken met with the Allen County Health Department at the property located at 3387 Shearin Avenue on June 9<sup>th</sup> to review progress. The Allen County Health Department rescinded the uninhabitable order. Mr. Baxter remarked the property owner has made multiple excuses for not completing the work, those are not acceptable, and the township does not take this lightly. Baxter stated since the ACHD rescinded their order it makes it more difficult for us to complete our portion. Mr. Baxter made a motion and Mr. Sielschott seconded the motion to rescind the demolition resolution.

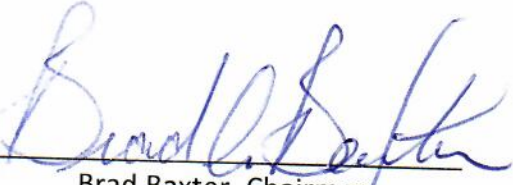
**Social Hall Manager Tammy Jay** had nothing further to report.

### **HEARING OF THE PUBLIC**

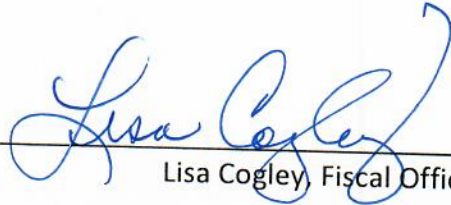
There were (15) fifteen people from the public in attendance. Michelle Kramer 3415 Shearin Avenue has lived here five years and Mr. Kindle has not lived in his home during this time. She is very discouraged having a property that is in that condition in the neighborhood. Rick Johnson 1125 Grant Street discussed the refinery bringing in non-union workers this fall. Taft Mangus 625 N. West Street grew up in Bath and is supported by union parents. The ripple effect of not having skilled jobs in our area has lasting effects. He is asking for the township's support on keeping these jobs local. Mr. Baxter commented that he attended a local meeting of the townships, and they are sending a letter to the refinery in support of our local union workers. William Cartegena commented on the financial impact of the refinery and appreciates the township support. Chad Kramer 3415 Shearin Avenue discussed the eyesore at 3387 Shearin Avenue and how Mr. Kindle feeds feral cats and stray animals and the impact it has on our property values. Liz Ebbing 1382 Fetter Road inquired to see when paving will be done. Trustees could not provide details because the Road Supervisor was not in attendance. Mary Cavanaugh 3398 Shearin Avenue has lived on Shearin for over 30 years and Jack Kindle has not lived in the home across from her. She questioned that there was not water or sewer in the home. Mr. Baxter told her it was not a requirement to have water or sewer. Clarence Roller 1320 E. Bluelick Road asked if economically it would not be more economical to repair rather than replace. Tammy Jay 3407 Shearin Avenue thanked the Trustees for their hard work on this case.

The next regularly scheduled meeting of the Board of Trustees of Bath Township will be held **July 6, 2021, p.m.** in the Township Boardroom.

Being of no further business, Mr. Baxter moved, and Mr. Sielschott seconded the motion. to adjourn the meeting at 8:18 p.m. Motion passed by a unanimous roll call vote.



Brad Baxter, Chairman



Lisa Cogley, Fiscal Officer



Robert Sielschott, Vice Chairman