

**GUILFORD TOWNSHIP TRUSTEES  
REGULAR MEETING MINUTES  
March 1, 2022**

The Board of Guilford Township Trustees, Medina County, Ohio, met for a regular Trustees meeting on March 1, 2022 at 8:00 P.M. at the Guilford Township Hall. The following Trustees were present: Bob Rohrer, Gene Morris, Jerry Winkler, and Fiscal Officer, Ray Ruprecht.

Also present were Michael Colonna, Jim Krahl, Keith Beetler, Ron Scuderi, Carol Carter, Curt Lauer, Brad Winter, Andy Liston, Isaac Kaufman, Brad Winter, and Shannon Colonna

**Approval of Minutes**

Bob Rohrer **moved** to approve the regular meeting minutes of February 15, 2022. Jerry Winkler seconded the motion. Roll call: Morris – yes, Rohrer – yes, Winkler – yes.

**Department Reports**

**Fire-EMS Department** (Chief Brad Winter)

<b>February 2022 Monthly Report</b>		
<b>INCIDENT TYPE</b>	<b>FEBRUARY # INCIDENTS</b>	<b>2022 INCIDENT COUNT TO DATE</b>
EMS	42	52
FIRE	20	10
<b>TOTAL</b>	<b>62</b>	<b>124</b>

	<b>February #</b>	<b>2022 COUNT TO DATE</b>
<b>FIRE INSPECTIONS</b>	4	6

Fire inspections were completed for Caliber Collision, Sparkey’s Pizza, Great Lakes Petroleum, and Seville Vet.

**Building/Grounds/Maintenance**

- The geothermal system has been working well. Scott Malarky from Hometown Dental stated that the loop in the pond floated through the water surface last winter also. Yoder Drilling and Geothermal will inspect and service the pond loops in the spring. Lake Refrigeration has a good grasp on our system and will continue to do preventative maintenance and repairs.

**Apparatus/Equipment**

- The fire department dedicated 171-1 by having a push-in ceremony on 2-24-22. They will have the new engine on display prior to a Trustee meeting in April when the weather gets nicer for taxpayers to look at.

**Operations**

- SGFD responded mutual aid to two residential structure fires on 2/23/22. One call to Lafayette and one to the City of Medina.
- Flint Development from Prairie Village, KS has expressed an extreme interest in developing the Easton Property. They are proposing 1,000,000 square feet of warehouse/mixed use space in addition to retail and dining establishments.
- Ryan Homes is moving forward with phase II of IV in Bates Crossing.
- Chief Winter met with Commissioner Hutson regarding 5222 Greenwich Rd. Commissioner Hutson is committed to helping us resolve the issues we are having as far as abandoned, unsecured and unsafe structures located on the property. He suggested putting together a packet with pictures of the property and letters that detail what the violations are.
- Chief Winter provided the Board of Trustees a concept sketch and estimate to review should they decide to allocate ARPA funds to renovate the fire station. The sketches were provided pro bono. Chief Winter met with Krista from the Health Department, and she highly recommended individual offices and smaller dorm rooms. This is just an estimate if they want to consider using the funds for this project.
- 80% of the Township policy manual has been converted to Lexipol

**Training**

- Fire- Ongoing Driver/Operator training (new engine), Radio/pyramid repeater training
- EMS- Patient Assessment

**Announcements**

- Congratulations to Lt. Brittany Rufener for successfully completing the State of Ohio fire inspector course and passing a very difficult state test.
- The fire association is having a bourbon raffle. Tickets are \$30.00 each. Drawing is April 2nd

**Funding Requests**

- None

**Road Supervisor** (Andy Liston)

- The Road Department continued to plow and salt as needed.
- Trying to keep pipes open during the melting snow and rain
- Andy attended the storm water meeting.

- Dug one grave
- Andy received some quotes on lawn mowers. Kiefer Equipment quoted \$6,800 for a Hustler zero-turn, which includes a discount. They said the order would take a few months. There is also a quote for \$8,200 for a John Deere zero-turn. Ray said that they should see how it lines up with the state bid price in case they can get a better price. Jerry suggested approving a purchase up to \$6,800 tonight so they can place the order as soon as possible. They can revisit this if the state bid price is lower.
- Andy said they have noticed that some of the shrubs around the Township Hall are overgrown and wondered if they wanted to remove some and plant something different. Bob responded that they could do whatever they think will be best.
- Bob reported that he received a call about a cement truck that tipped over on Blake Road east of River Styx. They came back later with an excavator and fixed the area where the truck had gone off the road. The truck was taking Blake to avoid the weigh station.

**Approval to Purchase Lawn Mower – Hustler 48 inch Zero-turn**

Jerry Winkler **moved** to approve the purchase of a new Hustler 48-inch, zero-turn lawn mower for a purchase price of \$6,800.00. Gene Morris seconded the motion. Roll call: Morris – yes, Rohrer – yes, Winkler – yes.

**Zoning Secretary** (Shannon Colonna)

- The next Zoning Commission will be next Thursday, March 10. This will also be the advertised public hearing for the solar text changes. The county will be reviewing the changes at their April 6 meeting, so the hearing will need to be continued. This is expected due to the time requirements to hold the public hearing and submit changes for review. They are also planning to discuss the comments that were submitted with the survey at this meeting.
- Shannon will be leaving the day after that hearing for vacation and will not be at the next meeting. Someone has volunteered to take minutes, but it may be a good idea to have someone else from the Zoning Commission at the County meeting in case there are any questions and to communicate the results back to the Zoning Commission. Shannon would like to ask for a volunteer to attend the meeting and asked if this could be paid. Bob responded that this can be counted as a paid meeting (\$30.00) for a member of the zoning commission.

**Zoning Inspector** (Curt Lauer)

- Curt spoke with the person on Yoder with the semi. He was not aware that he was not allowed to park the truck there and is in the process of selling it.
- Curt dropped a letter off at the house on Seville with all of the cars and explained zoning regulations for unlicensed cars.
- Gene contacted Curt about a fence that was being installed. They had not applied for a permit or submitted a site plan for this, so Curt will try to contact them to let them know that is required.

- Bob asked if Curt has an update on the trucks parked at the property around 57 and Reimer. Curt said he drove by, and only saw one truck.
- The Township received a letter from a property owner on Rohrer Road about some water problems he is having with a neighbor. Bob said he doesn't think it is the Township's problem, and Curt said he has told him this as well. This needs to be submitted to the Department of Soil and Water. The letter was also shared with the county prosecutor for advice.
- Curt received a letter from the county requesting updated zoning and contact information.

#### **River Styx Cemetery/Mound Hill Cemetery**

- There was some discussion about looking for an assistant/replacement sexton. There are a couple people that might be interested. Ray suggested that they may want to consider someone that would be able to help with some of the cemetery maintenance.

### **Trustees Reports**

#### **Bob Rohrer**

- Bob met with Chief Winter.
- There was a call from someone on River Styx that fell, and they were very impressed with the response time from the Fire Department.
- Bob called Curt about the house on S.R. 57.
- Bob received a call from the County Township Association, and they would like to have their October 20, 2022 at the Guilford Township Hall.

#### **Gene Morris**

- Gene spoke with Kevin Bittinger with the BOPA about what it would take to add a sewer line for a restroom at the Chapel at Mound Hill. It sounded like the rough numbers could be in excess of \$50,000 dollars
- Gene drove out to Rohrer Road and tried to look at the water issue with the two neighbors. Nothing could be seen from the road.
- Gene contacted Curt about the property on Seville Road, and he followed up on that.

#### **Jerry Winkler**

- Jerry observed the property on Seville Road that has all of the cars.
- Jerry attended a meeting with dispatch. They are trying to set three-year contracts for pricing, and they are also trying to get staffing levels back up. Call volumes and work loads are going up across the board, and they are running short. They have been paying about \$24,000 and it would increase to about \$28,000. This is based on the average cost over the past three years,

and then they added 10%. The Sheriff and Dispatch Supervisor would like to attend a meeting to explain this. They have also received the invoice for last year. Ray noted that there is a new Dispatching Service Fee. This traditionally comes out of the Fire and EMS funds.

**Approval to Pay Fire & EMS Dispatch Fees for 2021**

Bob Rohrer **moved** to approve to pay dispatch fees for Fire & EMS dispatching services for 2021 for a total of \$28,962.00. Jerry Winkler seconded the motion. Roll call: Morris – yes, Rohrer – yes, Winkler – yes.

**Comments from the Public**

- Mayor Carter noted that they put something on the website asking residents to keep the fire hydrants clear.
- Mayor Carter asked if there has been any progress at the trailer park. Curt responded that the person who won the bid backed out, and he heard that it is going to the second highest bidder. Curt is not sure who is went to. She responded that if it is going to Steve Kensington, who was one of the people interested, she is confident that he will clean it up.
- Bob asked about the Fire Department’s mutual aid to Westfield that was reported at the last meeting. Chief Winter responded that this is becoming a problem again, so he is going to be reporting this.

**Old Business**

- Chief Winter has reported that he is about 80% done with the employee handbook
- Reminder to continue thinking about possibilities for American Rescue Plan funding. Ray suggested that they may want to have a special meeting to discuss ideas. Bob asked about a quote for updating the Fire Station. Chief Winter can reach out for bids if the Board wants to get a better idea of what the project will cost. Jerry thinks this is worth looking at. He is also aware of some parts of the Township that have no internet access, and that might be another consideration for the funds. Ray suggested holding off getting estimates until they have a meeting to discuss ideas.
- Reminder about the Ohio Department of Development - Building Demolition and Site Revitalization Program. Jerry will call Denise Testa to get more information about this.

**New Business**

- The 1.25 mill renewal of the fire levy would generate \$252,300 per year and a:
  - .25 additional mills would generate an increase of \$57,800 more per year which would cost property owners an additional \$8.75 per \$100,000.00 of value based.
  - .50 additional mills would generate an increase \$115,200 more per year would cost property owners an additional \$17.50 per \$100,000.00 of value based.
  - .75 additional mills would generate an increase \$172,900 more per year would cost property owners an additional \$26.25 per \$100,000.00 value based.

- With a renewal with an increase of the 1.25 mill levy, the Township would still receive State roll-back tax funds in the amount of \$21,225. The increase of the additional portion would not be eligible for any State Roll-back tax revenue
- Replacement of the 1.25 mill levy (instead of a renewal) would generate \$288,100 per year. A replacement levy collects on new values and there would be no State Roll-back funds received at all.
- Ray can start working on the paperwork for this if they know what they would like to do. Jerry and Bob do not like the replacement option. If a renewal with an increase is not approved, it is completely gone. Bob said they have not raised it in at least 18 years, and they have added new equipment and full-time employees. He thinks that for the service they have, raising an additional .50 or .75 is not asking too much. Jerry noted that everything is going up in cost, and he thinks it is important to show how the money is being used and how the service has improved. Bob added that there were a number of good comments about the Fire Department submitted on the Township survey. There are some suggestions to go with the additional .50. Bob said that his biggest concern is keeping employees. Michael Colonna suggested publishing information about the costs, impacts of inflation, etc. to help people be more informed. Chief Winter noted that the Fire Department has a lot of standards that they have to comply with and have to replace some of the equipment frequently. Ray noted that SGFD is very well staffed compared to some of the surrounding areas.

**RESOLUTION NO. 2022-02**

**A RESOLUTION DECLARING IT NECESSARY TO PROCEED WITH THE SUBMISSION OF A RENEWAL AND INCREASE OF THE TOWNSHIP’S FIRE LEVY.**

Bob Rohrer moved the adoption of the following Resolution:

WHEREAS, this Board finds that the amount of taxes which may be raised within the ten-mill limitation by levies on the current tax duplicate will be insufficient to provide an adequate amount for the necessary requirements of Guilford Township.

NOW, THEREFORE, BE IT RESOLVED by the Board of Trustees of Guilford Township, Medina County, Ohio, that:

Section 1. The amount of taxes which may be raised within the ten-mill limitation by levies on the current tax duplicate will be insufficient to provide an adequate amount for the necessary requirements of Guilford Township and that it is necessary to levy a tax in excess of the ten-mill limitation, and:

- a. The purpose of said tax levy is for providing and maintaining fire apparatus, appliances, buildings, or sites therefor, or sources of water supply and materials therefor, for the establishment and maintenance of lines of fire alarm communications, for the payment of firefighting companies or permanent, part-time, or volunteer firefighting, emergency medical service, administrative, or communications personnel to operate the same, including the

payment of any employer contribution required for such personnel under section 145.48 or 742.34 of the revised code, for the purchase of ambulance equipment, for the provision of ambulance, paramedic, or other emergency medical services operated by a fire department or firefighting company, or for the payment of other related costs.

- b. The tax shall be a renewal of an existing levy at a rate of one and two and one-half tenths (1.25) mills for each one-dollar of valuation which amounts to twelve and on-half cents (\$0.125) for each one hundred dollars of valuation, and an increase of one-half (0.50) mill for each one-dollar of valuation which amounts to five cents (\$0.05) for each one dollar of valuation, for a total of one and seven and one-half-tenths (1.75) mils for each one-dollar of valuation which amounts to seventeen and one-half cents (\$0.175) for each one hundred dollars of valuation for a period of five (5) years.
- c. The submission of the question of said renewal with an increase levy is authorized by Sections 5705.03, 5705.19(I), 5705.191, 5705.192, and/or 5705.25 of the Revised Code.
- d. The term of the tax shall be for five (5) years (see Section 5705.19(I)).
- e. The territory where the tax is to be levied shall be the entire territory of Guilford Township, Medina County, Ohio.
- f. The date of the election at which the question of the tax shall appear on the ballot is November 8, 2022.
- g. The territory where the ballot measure is to be submitted is the entire territory of Guilford Township, Medina County, Ohio.
- h. The tax year in which the tax will first be levied is 2022 and the calendar year in which the tax will first be collected is 2023.
- i. The Township has territory in Medina County and in no other county.

Section 2. This Board requests, in accordance with Section and 5705.03(B) of the Revised Code, that the Medina County Auditor certify to this Board the following:

- a. The total current tax valuation of the Township, and
- b. The dollar amount of revenue that would be generated by the renewal and increase of the levy specified in Section 1.

Section 3. Pursuant to Section 5705.03(B)(1) the Township Fiscal Officer is authorized and directed to deliver promptly to the Medina County Auditor a certified copy of this Resolution.

Section 4. It is hereby found and determined that all formal actions of this Board and of any of its committees concerning and relating to the adoption of this Resolution were adopted in an open meeting of this Board or committees, and that all deliberations of this Board and of any of its

committees that resulted in such formal actions were in meetings open to the public, in compliance with the law.

Section 5. This Resolution shall be in full force and effect from and immediately after its adoption.

Jerry Winkler seconded the motion.

Upon roll call on the adoption of the Resolution, the vote was as follows:

Rohrer – yes

Morris - yes

Winkler - yes

- Chief Winter asked about having a community shred day this fall. They might be able to have an open house at the same time. He suggested October 8, 2022. October 1 or 15 would also work. Ray will contact them to get a firm date.
- Seville Chamber of Commerce Easter basket raffle-asking for donation for candy and baskets

**Approval to Donate to Easter Basket Raffle**

Bob Rohrer **moved** to approve the donation of \$100.00 to the Seville Chamber of Commerce for the Easter basket raffle. Gene Morris seconded the motion. Roll call: Morris – yes, Rohrer – yes, Winkler – yes.

**Signing of the Warrants**

Gene Morris **moved** to pay the warrants, payroll/accounting EFTs of \$57,917.82. Jerry Winkler seconded the motion. Roll call: Morris – yes, Rohrer – yes, Winkler – yes.

**Adjournment**

Bob Rohrer **moved** to adjourn the meeting. Gene Morris seconded the motion. Roll call: Morris – yes, Rohrer – yes, Winkler – yes. The meeting adjourned at 9:27 P.M.

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Bob Rohrer

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Gene Morris

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Jerry Winkler

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Ray Ruprecht