

**BOSTON TOWNSHIP TRUSTEES
MINUTES OF THE REGULAR MEETING**

August 14, 2019

Present at this regular meeting of the Boston Township Trustees were Trustees Amy Anderson, Randy Bergdorf, and Bill Clifton; Fiscal Officer, Catherine Anson; Legal Counsel Ed Pullekens.

Trustee Anderson called the regular meeting to order at 6:00 PM.

Police Report. The police report was distributed earlier. Chief Varga did not attend the meeting due to a traffic situation in Peninsula.

Correspondence:

- Anson provided to the board the annual grant agreement for PILT funds from Summit County. MOTION by Bergdorf, seconded by Clifton, to accept the grant agreement. Voting: All Yes. **[20190814-01]**

Approval of Minutes.

- MOTION by Bergdorf, seconded by Clifton, to approve the minutes of the special meeting held on July 22, 2019. Voting: All Yes. **[20190814-02]**
- MOTION by Bergdorf, seconded by Clifton, to approve the minutes of the regular meeting held on July 24, 2019. Voting: All Yes. **[20190814-03]**
- MOTION by Bergdorf, seconded by Clifton, to approve the minutes of the special meeting held on August 6, 2019. Voting: All Yes. **[20190814-04]**

JEDD Reports. Clifton reported that the intergovernmental agreement between Boston Township and Cuyahoga Falls is currently being reviewed by legal counsel Pullekens. Nothing to report on the Peninsula JEDD.

Valley Fire District. Anderson reported that the two committees for vehicle purchases have looked at vehicles from local fire departments in order to facilitate recommendations for the purchase of a new fire engine and tanker. Committee members who serve on other departments have provided valuable input to the process.

Contracts. The board is currently reviewing agreements with Peninsula for the continuation of the police contract and a possible road services contract. Pullekens provided information to the board on the upcoming garbage contract bid. The bid is expected to be placed in local papers in September with a month's deadline to respond.

Road Department. Krusinski distributed a report of activity. Items of note:

- Repair of equipment continues with work on the backhoe, the old tractor, and the big truck. The F550 now has a box in the bed to contain chipping so it doesn't spill onto the roads.
- Mowing season continues along with brush pickup and ditch work.

Zoning. Schneider distributed a report of recent activity. Items of note:

- He responded to a few calls regarding complaints and to requests for information on properties. He also issued a number of permits.
- There is an issue with short term rentals and running a campground on one of the properties.
- The issue of late fees for unpaid invoices was discussed; the board agreed that payment of the initial invoices was sufficient and that payment plans can be arranged.
- Bridle still hasn't paid his fine. Anderson requested a plan of action from Schneider and Pullekens by the next meeting including possible court action.
- In response to a question from the audience, ODOT does not want to get involved in any zoning problems.

Bergdorf reported that the amendments to the zoning resolution have been approved for Chapter 7 and definitions. A Public Hearing will be advertised for the Board of Trustees to review and approve the amendments on September 11 at 6:00 PM.

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Purchase Orders. Purchase orders of \$2500 and more must be signed by the board. MOTION by Bergdorf, seconded by Clifton to approve the purchase order.

Voting: All Yes

[20190814-05]

SB #	ACCOUNT	ACCOUNT NAME	\$AMOUNT
48 2019	2031-330-430-0000	Road & Bridge: Small Tools	500.00

Bank Reconciliation. MOTION by Bergdorf, seconded by Clifton to approve the bank reconciliation. Voting: All Yes

[20190814-06]

Approval of Payroll. MOTION by Bergdorf, seconded by Clifton to approve the payroll. Voting: All Yes

[20190814-07]

Approval of Bills. MOTION by Bergdorf, seconded by Clifton to approve the bills as presented. Voting: All Yes.

[20190814-08]

Personnel. Anderson stated that we have reached the end of the six-month probation period for Dan Schneider Jr in his position as Road Department Assistant. MOTION by Anderson, seconded by Bergdorf to officially end the probationary period and keep Schneider on as a regular employee. Voting: All Yes

[20190814-09]

Anderson suggested that Schneider be given a raise at \$1.00 per hour. MOTION by Clifton, seconded by Bergdorf to set the regular pay for Schneider at \$19.00 per hour and overtime at \$28.50. Voting: All Yes

[20190814-10]

Executive Session. MOTION by Anderson, seconded by Bergdorf, to enter executive session to discuss contracts with Krusinski present. The Fiscal Officer called roll:

Bergdorf: Yes

Clifton: Yes

Anderson: Yes

MOTION passed. The trustees entered executive session at 6:44 PM. **[20190814-11]**

MOTION by Anderson, seconded by Bergdorf, to enter regular session. The Fiscal Officer called roll:

Bergdorf: Yes

Clifton: Yes

Anderson: Yes

MOTION passed. The trustees reconvened at 7:15 PM with no action taken during the session.

[20190814-12]

Fakolt Property and Lease.

Whereas, The Township of Boston is the owner of the property generally consisting of two parcels generally referred to as 179 Geoppert Road, Peninsula, Ohio 44264. A dwelling is on the premises which consists to two lots and approximately 10 acres of land. Prior to her death, Jeanette J. Fakholt, the owner of said property, prepared a Transfer on Death Designation executed and filed with the Summit County Fiscal Office on March 10, 2017. Ms. Fakholt died on September 30, 2018 and the Township became owner of the property.

Upon review, the Board of Township Trustees for Boston Township, has determined that as of this time the property is not needed for any current public use. Upon discussion, the Trustees decided that it would be in the best interest of the township to lease the property for residential purposes for a term not of unreasonable length with a clause reserving to the township the power to revoke the lease should the public interest so require.

Given the condition of the house and surrounding property and the fair market value of the site, the lease agreement will allow for credit on two month's rent in return for manual labor in cleaning up the property. Additional items to be included are:

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- \$800 in rent per month
- Responsible for utilities, including electric, fuel oil, trash removal. Where possible list the township as an "also notified" in case of unpaid balance.
- Mow grass around house as needed and mow fields once per month during mowing season
- Responsible for snow plowing
- Keep property in compliance with zoning
- Proof of renter's insurance
- One year lease with the provision to vacate per the ORC language

MOTION by Bergdorf, seconded by Clifton to approve a lease agreement for the Fakolt property. Voting: All Yes. **[20190814-13]**

Pullekins will draft the agreement as noted. Krusinski was requested to look into the state of the septic system and water; purchase paint; and replace the locks. Bergdorf mentioned that we will need to file with the county for rental use.

Peninsula Police Contract.

The board reviewed the proposed police contract and were concerned with the 5% increase for the first year. The price for the last contract was figured based on higher salaries for experienced personnel and the high cost of gasoline. Those figures proved to be too high given the turnover and replacement with less-experienced personnel and the lower cost of gas. The board would have accepted the contract at a flat 3% increase per year. MOTION by Bergdorf, seconded by Clifton to counter the offer to a flat 3% increase per year. Voting: All Yes. **[20190814-14]**

Road Services Agreement with Peninsula.

The board discussed the merger with the Peninsula road department. A possible contract will be reviewed with the experienced lawyer who handles these types of agreements.

MOTION by Bergdorf to adjourn. Meeting duly adjourned at 7:27 PM.

CHAIR

CLERK