

The May 31, 2023 regular meeting of the Delhi Township Board of Trustees was called to order at 6:00 p.m. by Chair Michael D. Davis at the Township Administration Building, 934 Neeb Road, Cincinnati, OH 45233. Trustee Rose K. Stertz, Trustee Cheryl A. Sieve, Fiscal Officer James J. Luebbe, Administrator Skylor Miller and Law Director Bryan E. Pacheco were also present.

OPEN THE MEETING:

- The Board received certification that the rules adopted pursuant to Section 121.22 of the Ohio Revised Code were complied with for the meeting.
- The meeting began with the Pledge of Allegiance followed by a moment of silence in observance of the Memorial Day holiday to remember the heroes who served our county and paid the ultimate sacrifice, and for those currently serving to keep them safe.

APPROVAL OF MINUTES: (Regular Meeting on 5/10/2023 & Special Meeting on 5/18/2023)

- A Motion to approve the minutes from the Board of Trustees regular meeting on May 10, 2023 & special meeting on May 18, 2023, was moved by Trustee Stertz and seconded by Trustee Sieve. Trustees Stertz, Sieve and Davis voted YES. Motion carried.

APPROVAL OF PAYMENT OF OVERTIME: (Pay Period ending 5/16/2023)

- A Motion to approve payment of overtime for pay period ending May 16, 2023, was moved by Trustee Stertz and seconded by Trustee Sieve. Trustees Stertz, Sieve and Davis voted YES. Motion carried.

APPROVAL OF BILLS:

- A Motion to approve bills for payment was moved by Trustee Stertz and seconded by Trustee Sieve. Trustees Stertz, Sieve and Davis voted YES. Motion carried.

REPORT FROM THE FISCAL OFFICER: James J. Luebbe

Significant Transactions: Receipts: May 18: \$892,000 from the Hamilton County Auditor for semi-annual settlement; May 31: \$45,000 for Cable Franchise fees.

Disbursements: May 16: \$1,600,000 payment to Turner Construction for Delhi Towne Square; \$197,000 payment to Adleta for our road project; May 25: \$323,000 for Payroll.

TRUSTEES' CORRESPONDENCE:

- Trustee Sieve acknowledged and thanked the Delhi Township Veterans Association for hosting the Memorial Day Ceremony in recognition of our residents who were killed in action.
- Trustee Sieve thanked the Kids, Cops and Firefighters for donating their time to host the grill out following the Memorial Day Ceremony.
- Trustee Davis thanked the Police Department for the increased patrols on Delhi Pike to address red light violations.

FIRE DEPARTMENT: Chief Doug Campbell

1. Announcement of Retirement

- Motion to Accept the retirement of Fire Lieutenant Kevin G. Braun effective June 6, 2023, was moved by Trustee Stertz and seconded by Trustee Sieve. Trustees Stertz, Sieve and Davis voted YES. Motion carried.
- Chief Campbell commented on Kevin's 33-year career recalling that he was fortunate to work with him in the 90's when Kevin was his Lieutenant.
- The Trustees expressed their appreciation for Kevin and his service to the community and wished him the very best in his retirement.

2. Voluntary Resignations

- Motion to Accept the voluntary resignation of Part-Time Firefighter/EMT Jacob P. Kelly effective May 29, 2023, was moved by Trustee Stertz and seconded by Trustee Sieve. Trustees Stertz, Sieve and Davis voted YES. Motion carried.
- Motion to Accept the voluntary resignation of Part-Time Firefighter/EMT Nicholas S. Stenger effective June 5, 2023, was moved by Trustee Stertz and seconded by Trustee Sieve. Trustees Stertz, Sieve and Davis voted YES. Motion carried.
- Chief Campbell reported that both Jacob and Nick are moving on to full time positions with the City of Cincinnati Fire Department.

3. Hiring Recommendations

- Motion to Approve the hiring of Alexander M. Inderhees as Part-Time Firefighter/EMT in the Fire Department at the rate per the collective bargaining agreement with the Delhi Firefighters Association upon successful completion of the pre-employment physical and drug testing effective on May 31, 2023, was moved by Trustee Stertz and seconded by Trustee Sieve. Trustees Stertz, Sieve and Davis voted YES. Motion carried.
- Motion to Approve the hiring of Anthony W. Addison as Part-Time Firefighter/EMT in the Fire Department at the rate per the collective bargaining agreement with the Delhi Firefighters Association upon successful completion of the voice stress analyzer test, pre-employment physical, and drug testing effective on May 31, 2023, was moved by Trustee Stertz and seconded by Trustee Sieve. Trustees Stertz, Sieve and Davis voted YES. Motion carried.
- Chief Campbell confirmed that they have hired one Full-Time Firefighter in preparation of starting the process of backfilling positions with the anticipated retirement of Lt. Braun, and that they will be moving forward with the promotional process very soon.

PARKS & RECREATION: Parks & Recreation Director Randy Supe

1. Resolution 2023-064

Trustee Stertz introduced and moved the adoption of a resolution entering into an agreement with the Delhi Community Benefit Skirt Softball Committee for use of Delhi Park for its 2023 annual charity event, authorizing the Administrator to execute the agreement, declaring an emergency and dispensing with the second reading. Trustee Sieve seconded.

- Mr. Supe reported that their request and agreement is identical to last year.

Trustee Stertz moved and Trustee Sieve seconded to dispense with the second reading of the resolution. Trustees Stertz, Sieve and Davis voted YES.

Trustees Stertz, Sieve and Davis voted YES during roll call to adopt the resolution. Resolution adopted.

2. Grant Waiver from Park Rules

Motion to Grant waiver from Park rules regarding hours of use, overnight camping and open flames to Our Lady of Victory / Boy Scout Pack 909 from 8:00am, Saturday, June 3rd, 2023 through 5:00 pm, Sunday, June 4th, 2023, for their annual parent/son overnight campout and flag retirement ceremony in Delhi Park, Floral Paradise Gardens, 5125 Foley Road, was moved by Trustee Stertz and seconded by Trustee Sieve. Trustees Stertz, Sieve and Davis voted YES. Motion carried.

3. Pickleball Courts – the courts are now open for play while they continue to work on some finish work.

POLICE DEPARTMENT: Police Chief Jim Howarth

1. No Agenda Items

PUBLIC WORKS DEPARTMENT: Director Ron Ripperger

1. Neeb Road Sidewalk Project – Mr. Ripperger confirmed that the project should be completed on Friday.

ADMINISTRATION: Administrator Skylor Miller

1. **Resolution 2023-065**

Trustee Stertz introduced and moved the adoption of a resolution authorizing the Township Administrator to spend greater than \$10,000 on behalf of the Township, declaring an emergency, and dispensing with the second reading. Trustee Sieve seconded.

- Mr. Miller informed the Board that this is the final payment to Queen City Blacktop for work performed at the pickleball courts.

Trustee Stertz moved and Trustee Sieve seconded to dispense with the second reading of the resolution. Trustees Stertz, Sieve and Davis voted YES.

Trustees Stertz, Sieve and Davis voted YES during roll call to adopt the resolution. Resolution adopted.

2. **Resolution 2023-066**

Trustee Stertz introduced and moved the adoption of a resolution restating lease agreement with Mount St. Joseph University for the use of 21 designated parking spaces at the Senior Center/Community Center in connection with its nursing program, authorizing the Township Administrator to executive the lease agreement and dispensing with the second reading. Trustee Sieve seconded.

- Mr. Miller reported that this is a renewal is a longstanding agreement between Delhi and Mount St. Joseph University for the use of parking spaces at the Senior Center for their nursing program, of which classes are conducted in the office building across the street.
- A discussion took place regarding the need to add a crosswalk to allow students to safely cross the street. Mr. Ripperger stated that he would send another request to the Hamilton County Engineer's Office.

Trustee Stertz moved and Trustee Sieve seconded to dispense with the second reading of the resolution. Trustees Stertz, Sieve and Davis voted YES.

Trustees Stertz, Sieve and Davis voted YES during roll call to adopt the resolution. Resolution adopted.

3. **Resolution 2023-067**

Trustee Stertz introduced and moved the adoption of a resolution amending a lease agreement with Delhi TS Apartments LLC for ground lease at 5025 Delhi Pike, aka Delhi Towne Square, declaring an emergency and dispensing with the second reading. Trustee Sieve seconded.

- Mr. Miller reported that this is a modification to the existing agreement with Delhi TS Apartments, of which will allow them to move forward with developing their project.

Trustee Stertz moved and Trustee Sieve seconded to dispense with the second reading of the resolution. Trustees Stertz, Sieve and Davis voted YES.

Trustees Stertz, Sieve and Davis voted YES during roll call to adopt the resolution. Resolution adopted.

4. Administrator's Update – Delhi Towne Square

- Preparations for masonry work to start at the public building.
- PLK begins working on apartment building #3.
- Work continues on buildings 1 & 2 with the third floor being added to building #1.
- The swimming pool is getting sealed this week.
- Upcoming work includes developing the lawn and the canopy.

COMMUNITY DEVELOPMENT: ADOPTION OF NUISANCE RESOLUTIONS

A. **Zoning Administrator's Report**

- Mr. Roach presented the nuisance resolutions to the Board and confirmed that the violations were found to still exist during follow up inspections this afternoon.

B. **Reading of the Resolutions**

- Fiscal Officer Luebbe performed the reading of Resolutions 2023-068 through 2023-081:
 1. **Resolution 2023-068.** Declaring nuisance for excessive vegetation at 528 Neeb Road, declaring an emergency and dispensing with the second reading.
 2. **Resolution 2023-069.** Declaring nuisance for excessive vegetation at 5196 Delhi Pike, declaring an emergency and dispensing with the second reading.
 3. **Resolution 2023-070.** Declaring nuisance for excessive vegetation at 5376 Romance Lane, declaring an emergency and dispensing with the second reading.
 4. **Resolution 2023-071.** Declaring nuisance for excessive vegetation at 1021 Neeb Road, declaring an emergency and dispensing with the second reading.
 5. **Resolution 2023-072.** Declaring nuisance for excessive vegetation at 5321 Plumridge Drive, declaring an emergency and dispensing with the second reading.
 6. **Resolution 2023-073.** Declaring nuisance for excessive vegetation at 465 Burhen Drive, declaring an emergency and dispensing with the second reading.
 7. **Resolution 2023-074.** Declaring nuisance for excessive vegetation and accumulated debris at 306 Anderson Ferry Road, declaring an emergency and dispensing with the second reading.
 8. **Resolution 2023-075.** Declaring nuisance for excessive vegetation at 4705 Mayhew Avenue, declaring an emergency and dispensing with the second reading.
 9. **Resolution 2023-076.** Declaring nuisance for excessive vegetation at 5161 Cleves Warsaw Pike, declaring an emergency and dispensing with the second reading.
 10. **Resolution 2023-077.** Declaring nuisance for excessive vegetation at 5370 Pembina Drive, declaring an emergency and dispensing with the second reading.
 11. **Resolution 2023-078.** Declaring nuisance for accumulated debris at 4605 Foley Road, declaring an emergency and dispensing with the second reading.
 12. **Resolution 2023-079.** Providing for the removal of junk motor vehicle at 6434 Mapleton Avenue, declaring an emergency and dispensing with the second reading.
 13. **Resolution 2023-080.** Declaring nuisance for accumulated debris at 263 Kinsman Court, declaring an emergency and dispensing with the second reading.
 14. **Resolution 2023-081.** Declaring nuisance for accumulated debris at 471 Anderson Ferry Road, declaring an emergency and dispensing with the second reading.

C. **Board Action to Adopt Nuisance Resolutions**

- Trustee Stertz introduced and moved the adoption of resolutions (2023-068 through 2023-081) and Trustee Sieve seconded.

D. **Discussion**

- Terance Gleason, 306 Anderson Ferry Road, addressed the excessive vegetation and accumulated debris violations concerning his property. He asked the Board for an extension on

the excessive vegetation violation stating that he needed one more day to cut the lawn, and if they would consider letting him keep the coach on the front porch if it had been identified as an accumulated debris item.

- Mr. Roach encouraged Mr. Gleason to schedule a meeting with the Zoning Inspector to identify the debris items that should be removed from the front porch. He confirmed that an informal order would be issued tomorrow and that he would have the right to appeal the informal order that his request would have to be received by the office within 7 days from the date of the informal order letter.
- Trustee Davis thanked Mr. Gleason for coming to the meeting to address the nuisance violations.
- Administrator Miller commented on the Township's process and desire to work with residents on voluntary compliance rather than taking it through the nuisance abatement process.
- Law Director Pacheco complimented the Township's process of which gives residents adequate time and the ability to address the issues and bring them into compliance within an agreed upon timeframe.

Trustee Stertz moved and Trustee Sieve seconded to dispense with the second reading of the aforementioned resolutions. Trustees Stertz, Sieve and Davis voted YES. Motion carried.

Trustees Stertz, Sieve and Davis voted YES during roll call to adopt the resolution. Resolution adopted.

PUBLIC COMMENT: N/A

ANNOUNCEMENT OF COMMUNITY EVENTS:

1. Free Fishing at Clearview Lake open to residents for catch and release fishing in designated areas on Friday through September, from 7am til' dusk.
2. Delhi Branch Library event: Remembering Delhi Conversation Series on Monday, June 5, 2023 from 10:30am until 11:30am.
3. Delhi Farmers' Market will be back at Clearview Lake on Saturday, June 10th from 9am until noon.
4. Delhi Historical Society will present "Cincinnati Beer" on Monday, June 12th from 7pm until 8pm.
5. Delhi Parks & Recreation Dept. in Cooperation with: Delhi Skyline Chili, St. Dominic Athletic Association, Seton High School, Duebber's Carryout, Delhi Hills Kiwanis Club, James J. Luebbe CPA, Delhi Liquor, Krugler Law, Lori O'Brien / Sibcy Cline, Chandler's Burger Bistro will present: The Danny Frazier Band on Thursday, June 15th starting at 7pm.

EXECUTIVE SESSION:

A Motion to Retire to Executive Session to consider the appointment, employment, dismissal, discipline, promotion, demotion and/or compensation of a public employee of the Township, and to consider confidential information related to the marketing plans, specific business strategy, trade secrets, or personal financial statements of an applicant for economic development assistance and imminent litigation, was moved by Trustee Stertz and seconded by Trustee Sieve. Trustees Stertz, Sieve and Davis voted YES. Motion carried.

Announcement of next meeting:

Trustee Davis confirmed that the Board's next meeting would be on Wednesday, June 14th at 6:00 p.m.

RETURN TO PUBLIC MEETING:

A Motion to Conclude Executive Session and Return to the public meeting was moved by Trustee Stertz and seconded by Trustee Sieve. Trustees Stertz, Sieve and Davis voted YES. Motion carried.

ADJOURN MEETING:

With no further business to come before the Board, a Motion to adjourn was moved by Trustee Stertz and seconded by Trustee Sieve. Trustees Stertz, Sieve and Davis voted YES. Motion carried.

Approved: _____, Fiscal Officer
_____, Chair
_____, Trustee
_____, Trustee

I hereby certify that the amounts needed to meet the above obligations have been lawfully appropriated and are in the treasury or the process of collection free from any and all obligations.

James J. Luebbe, Fiscal Officer