

The October 13, 2021 regular meeting of the Delhi Township Board of Trustees was called to order at 6:00 p.m. by Chair Rosanne K. Stertz in the Board Room of the Township Administration Building, 934 Neeb Road. Trustee Cheryl A. Sieve, Trustee Michael D. Davis, Fiscal Officer James J. Luebbe, Administrator Jack Cameron, and Law Director Bryan E. Pacheco were also present.

#### OPEN THE MEETING:

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- 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 for the safety and wellbeing of our first responders who put their lives on the line every day.
- Trustee Stertz confirmed that they are wearing the Fire Department's T-shirts in support of Breast Cancer Awareness Month.

#### APPROVAL OF MINUTES: (Special Meeting 9/29 and Regular Meeting on 9/29/2021)

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Motion to approve the minutes from the Board of Trustees Special Meeting and Regular Meeting both held on September 29, 2021, was moved by Trustee Sieve and seconded by Trustee Davis. Trustees Sieve, Davis and Stertz voted YES. Motion carried.

#### APPROVAL OF OVERTIME: (Pay Period ending 10/5/21)

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Motion to approve payment of overtime for pay period ending October 5, 2021, was moved by Trustee Sieve and seconded by Trustee Davis. Trustees Sieve, Davis and Stertz voted YES. Motion carried.

#### APPROVAL OF BILLS:

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

#### REPORT FROM THE FISCAL OFFICER: James J. Luebbe

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##### 1. **Resolution 2021-173**

Trustee Sieve introduced and moved the adoption of a resolution amending appropriations for expenses, declaring an emergency, and dispensing with the second reading. Trustee Davis seconded.

Administrator Cameron reported that the resolution moves our share of funds for engineering and survey work related to the SORTA grant award for sidewalk installations at three locations: Neeb Road, between Foley and Delhi Pike; Mt. Alverno, between Paul Road and Delhi Pike; and Greenwell, between Mt. Alverno and Delhi Pike.

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

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

##### 2. **Resolution 2021-174**

Trustee Sieve 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 Davis seconded.

Mr. Cameron reported that the expenditures include: surveying and engineering related to the sidewalk projects, preconstruction costs for Turner Construction related to the Delhi Pike mixed-use redevelopment project, turnout gear for the Fire Department, and various items related to the maintenance of ballfields, fencing and benches for the Parks Department.

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

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

**Significant Transactions: Disbursements:** \$50,000 for a chiller replacement at the Neeb Road Fire Station; \$72,000 for the Playground Project installation at Delhi Park; Payroll expenses in the amount of \$323,000.

#### TRUSTEES' CORRESPONDENCE:

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- Trustee Davis received correspondence from a resident asking the Board if they would consider remembering the history of the property on Delhi Pike at the site of the mixed-use redevelopment project; specifically, the Hunnenfeld family who owned the property for many years.
- Trustee Davis commented that he received correspondence from a longtime resident of Greenwell who was thrilled to hear about the sidewalks that will be added on Greenwell.
- Trustee Stertz commented that she was contacted by a teacher from Oak Hills whose students are doing a project on how they could make positive changes on Delhi Pike. Because Delhi is a county road, she referred her to the Hamilton County Engineer's office. She suggested that they could assist them with a project if it would be on a Township street.
- Trustee Stertz announced that Delhi Towne Square received the most votes from residents in a recent poll to help us name the mixed-use project on Delhi Pike.

#### FIRE DEPARTMENT: Fire Chief Campbell

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##### 1. **Resolution 2021-175**

Trustee Sieve introduced and moved the adoption of a resolution authorizing Delhi Township, Hamilton County, Ohio to enter into Equipment and Payment Schedule no. 002 to a Master Lease-Purchase agreement by and between Huntington Public Capital Corporation and Delhi Township, Hamilton County, Ohio to finance the purchase of fire equipment for Delhi Township, Hamilton County, Ohio and authorizing other documents in connection therewith, declaring an emergency and dispensing with the second reading. Trustee Davis seconded.

Chief Campbell reported on the history of maintenance issues with their current ariel truck and their recommended replacement option is the E1 Ariel Device. He confirmed that the purchase is from the same company that built the engine for the Greenwell Station, the resolution approves the financing for the equipment, and the delivery date that was supposed to happen in March of 2022 has been pushed back.

Fiscal Officer Luebbe communicated his satisfaction with the interest rate of 1.99 and financing over five years for the \$1.17 million purchase.

The Trustees expressed their support of the equipment replacement and the financing, and the need to have an ariel truck due to the properties that have the greater setbacks.

Chief Campbell state that the piece of equipment referred to as the Quint can handle the responsibilities of five different apparatuses.

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

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

PARKS & RECREATION: No Agenda Items.

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POLICE DEPARTMENT: No Agenda Items.

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PUBLIC WORKS DEPARTMENT: Director Ron Ripperger

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**1. Schedule Public Hearing**

A Motion Directing notice to abutting property owners by mail and publication of the hearing on sidewalk assessments to be held on November 16, 2021, was moved by Trustee Sieve and seconded by Trustee Davis. Trustees Sieve, Davis and Stertz voted YES. Motion carried.

Mr. Ripperger reported that the public hearing is the final step in the 2021 road rehabilitation project, required to provide an opportunity for public comment on the sidewalk work performed before mailing the final invoices.

ADMINISTRATION: Administrator Jack Cameron

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**1. Delhi Towne Square Project**

- Groundbreaking is scheduled on October 27<sup>th</sup> at 4:00 p.m. The public is invited.
- Preparing to enter into Lease Agreement with the apartment operator.
- Finalizing costs with Turner Construction who is currently getting pricing from their subcontractors.
- Should see the start of construction in November.

COMMUNITY DEVELOPMENT DEPARTMENT: Director Greg DeLong

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**1. Resolution 2021-176**

Trustee Sieve introduced and moved the adoption of a resolution declaring nuisance for excessive vegetation at 328 Bob Drive, declaring an emergency and dispensing with the second reading. Trustee Davis seconded.

Mr. DeLong reported that resolutions 176 – 179 were found to be in the same condition during follow up inspections this morning.

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

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

**2. Resolution 2021-177**

Trustee Sieve introduced and moved the adoption of a resolution declaring nuisance for excessive vegetation at 801 Woodyhill Drive, declaring an emergency and dispensing with the second reading. Trustee Davis seconded.

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

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

**3. Resolution 2021-178**

Trustee Sieve introduced and moved the adoption of a resolution declaring nuisance for accumulated debris at 1025 Fashion Avenue, declaring an emergency and dispensing with the second reading. Trustee Davis seconded.

Mr. DeLong confirmed the accumulated debris consists of a pile of wood.

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

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

#### **4. Resolution 2021-179**

Trustee Sieve introduced and moved the adoption of a resolution declaring nuisance for accumulated debris at 5378 Palisades Drive, declaring an emergency and dispensing with the second reading. Trustee Davis seconded.

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

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

**PUBLIC COMMENTS: N/A**

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#### **ANNOUNCEMENT OF COMMUNITY EVENTS:**

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1. Delhi Skirt Game Committee will meet on Thursday, October 14<sup>th</sup> at the Delhi Park Lodge at 7:00 p.m.
2. Delhi Parks presents "Harvest Hootenanny" fall festival on Saturday, October 16<sup>th</sup> at Storywoods Park.
3. Delhi Branch Library Homeschool Book Club will be on Wednesday, October 20<sup>th</sup> at 1:00 p.m.
4. MadCap Puppets will present "Sleepy Hollow" on Wednesday, October 20<sup>th</sup> at Delhi Park.
5. St. Dominic School PTO will host a Trunk or Treat on Thursday, October 21<sup>st</sup> from 6:30 p.m. – 8:00 p.m.
6. Hamilton County R3Source: Household Hazardous Products Drop-off event will be on Saturday, October 23<sup>rd</sup>.
7. Delhi Branch Library Adult Book Club will be on Monday, October 25<sup>th</sup> at 7:00 p.m.
8. Delhi Parks will host a Halloween Craft Night at the Delhi Park Lodge on Friday, October 29<sup>th</sup>.
9. Hamilton County Board of Elections General Election will be on Tuesday, November 2<sup>nd</sup>.
10. Halloween will be celebrated in the Township on Sunday, October 31<sup>st</sup> from 6:00 p.m. – 8:00 p.m.
11. Delhi Township Parks presents "Delhi Sip & Shop Vendor Fair" on Friday, November 12<sup>th</sup> at the Delhi Senior Community Center from 6:30 p.m. – 9:30 p.m.
12. Delhi Business Association will host their annual Christmas Parade on Saturday, December 4<sup>th</sup> at 9:30 a.m.
13. Delhi Township Parks will host "Delhi's Holiday Market" on Saturday, December 11<sup>th</sup> at the Senior/Community Center on Neeb Road.

Trustee Sieve added that C.O. Harrison School will be hosting Trunk or Treat on October 21<sup>st</sup> at 6:00 p.m.

#### **EXECUTIVE SESSION:**

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A Motion to Retire to Executive Session to consider the confidential information related to the marketing plans, specific business strategy, trade secrets, or personal financial statements of an applicant for economic development assistance, was moved by Trustee Sieve and seconded by Trustee Davis. Trustees Sieve, Davis and Stertz voted YES. Motion carried.

#### **CONCLUDE EXECUTIVE SESSION AND RETURN TO PUBLIC MEETING:**

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

#### **ADJOURN MEETING:**

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

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James J. Luebbe, Fiscal Officer