

7:48 P.M.

June 21

2022

The seconded meeting of the month was held in the Town Hall meeting room with John Kline (John K.), Frank Ruehr, Jr. (Frank R.), and Ronald Kotkowski (Ron K.). The Trustees from here on out will be addressed as the BOT (Board of Trustees), and Fiscal Officer, Jill Corbett present. Chairman John Kline called the meeting to order.

Others present –Dean Engelhart, Lloyd Harper, Jr., Brian Crock, Maude Bias, Todd Peetz, Christopher Martin, James Pipes, Lauren Zimcoski, and Kimberly Valenti.

Maude Bias, Secretary for the Shalersville Township Zoning Commission, and Shalersville Township Zoning Board of Appeals, and Todd Peetz, Director of the Portage County Regional Planning spoke on The Shalersville Townships Land Use Plan, and the need to have it updated. The last update was done in 2011, using the 2000 Census information on population and other facts. With the development of the Turnpike Commerce Center on St. Rt. 44 the township can see a build out from this over the next ten years. There will likely be growth in housing, gas stations, and restaurants as well. Todd talked about the new Land Use Plan Program the Portage County Regional Planning Department did for Brimfield Township. John K. pulled it up for all to see on his laptop. It was very interactive. You could see the different areas, and by clicking on them they would give detail and facts about that area or building and give you updated information. Todd explained how this would be a benefit for Shalersville with the growth they will be seeing in their future. It would also cut down on calls to the Township Zoning Inspector as well. It would take the Portage County Regional Planning approximately 12-18 months to put this together for the township at the estimated cost of \$42,000.00. It would include Natural Resources & Physical Features, Agriculture, Community Facilities & Land Use, Transportation, Population, Housing and Economic Characteristics, Economy, and Development Trends. They would send out postcards to the residence of Shalersville to participate in a survey and also will hold public meetings in the creations of the Updated Land Use Plan and program. The BOT discussed that with the newly updated website; shalersvilletwp.com, and the need to have the township Land Use Plan updated. that having the PCRPP putting together this program was necessary. Ronald Kotkowski made a motion to accept the Portage County Regional Planning Dept. proposal and move forward with updating the Shalersville Township Land Use Plan and Program. Frank Ruehr, Jr. seconded the motion. The roll call was follows: Frank Ruehr, Jr., Yes, John Kline, Yes, and Ronald Kotkowski, Yes.

Todd Peetz also updated the BOT on Portage County Airport. He has been involved with some meetings over the airport. They are looking into future growth as well. They are in talks about extending the runway to go over Infirmiry Rd. This is still just beginning stages of talks as of now. He would like to see one of the BOT to be part of any future meetings.

Maude updated the BOT on what the Shalersville Township Zoning Boards are working on. They are going to be looking at the Zoning Resolutions on Planned Residential Development and Planned Unit Developments. Chairman, Nathan Goodell had asked Maude to inquire from the BOT their thoughts on putting a Moratorium on any future developments until they have a chance to look at these. The BOT agreed that since they haven't received any inquiries as yet now is the time to have the Zoning Board look into this. Ronald Kotkowski made a motion to impose a 90-day Moratorium on Planned Unit Development and Planned Residential Moratorium in the township. Frank Ruehr, Jr. seconded the motion. The roll call was follows: Frank Ruehr, Jr., Yes, John Kline, Yes, and Ronald Kotkowski, Yes.

Maude also informed the BOT that the Zoning Commission is looking into adding to the ARR Resolution for accessory buildings setback and size for townships mining and farming use. These currently follow ODNR rules.

Visitor: Christopher Martin, resident of Shalersville inquired about the Geis Project on St. Rt. 44. He had the following inquiries and concerns: He is concerned over the amount of trucks that will be coming and going a day and the impact it will have on St. Rt. 44 and Streeter Rd. He has a background working in different plants and warehouses that had a lot of truck traffic and had knowledge on such. He also inquired on what was going in this 1 million square foot building. He wanted to know if the BOT had any knowledge as to what was going to be developed on the East side of St. Rt, 44 North of Streeter Rd. and what could be developed on the South side as well. Chris's last inquiry over the distillery. The BOT tried to answer his concerns the best they could with the following explanations.

1. As of now the proposed 1 million square foot building is a spec. building and the Geis Co. has not stated if they have any tenets as yet. This is Zoned Light Industrial, so it could be manufacturing or possible warehousing. The BOT explained this was zoned Industrial in 1959 and at that time it could have been a steel mill or rubber plant. They changed it years ago to Light Industrial to protect Shalersville from this. There has been a lot of concern over anything going into this property, but being zoned as such, and as long as the owners follow the townships zoning rules, they can build what they want. The BOT explained that we also have a Design Guideline Board with rules and suggestions that looks at height, landscaping and lighting. The Geis Co. met with the Design Guideline Board and is following all of the rules set in. The mounds along St. Rt. 44 will be a certain height with trees planted on top help with the look of the property. They are working with ODOT over egresses onto St. Rt. 44 and Beck Rd. The Portage County Engineering Department is working to supply all the water, sewer and stormwater runoff regulations. Frank R. spoke with the county and they are working with ODOT over possible traffic lights and turning lanes. Nothing has been decided on at this time. The BOT acknowledges that we all will be impacted with the increase of traffic on our township roads especially St. Rt. 44.

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Visitor; Kimberly Valentin, resident of Mantua commented on not wanting all this truck traffic going north through Mantua. Ron K. replied that this was also a concern brought up at our Special Public Meeting held on June 16th. by Mantua, Councilwoman, Tammy Meyer. Her suggestion was to have a right turn only coming out of the Commerce Park and to route the trucks west through Streetsboro then north to reach St. Rt. 422. The amount of fuel and added emissions pollution given off by adding possible 50 miles to their trip would not be cost efficient or environmentally sound for this. The BOT again stated that this is an ODOT issue and the BOT has no say on traffic on a state highway. Kimberly was also concerned that the BOT didn't know what the building was being used for. The BOT again stated that it was zoned LI, and as long as the property owners followed the Township Zoning Rules, they were able to build and have tenants that they wanted.

2. The BOT addressed Christopher inquire concerning the east side of St. Rt. 44. Ron K. stated that he spoke with Richard Bonner who owns the property north of Streeter Rd. He has not decided if he will develop this piece of property or sell it. Portage County will be supplying water and sewer on the east side of St. Rt. 44. The developer will have to have a pumping station. Ron K. mentioned this is why the BOT took the steps to place a moratorium on Planned Unit and Residential Development for 90 days for the Zoning Board a chance to look at any restrictions they may want to put on these type developments.
3. Chris inquired about the distillery on Frost Rd. Ron K. said that the Distillery had been approved by the State, and by Zoning in District B. They are getting signatures for a petition to have counter sales placed on the fall ballot. As it stands right now all of Shalersville is dry for spirits.

Visitor: Kimberly Valentin was in attendance to discuss the property located at 9341 Peck Rd. She had brought this to the BOT attention at the May 17th. BOT meeting. Frank R. went out to the property and looked at the culvert and ditching as a curtesy since this is a Portage County road. He spoke also with Mike Collins Project Manager with the Portage County Engineers Department over it. Frank's opinion was that the culvert and ditching was how he would have had his road crew do it. He did take pictures as well for Kimberly to look at and stated he would give Mr. Cales a call and explain his finding. If they had more concerns, they would have to bring them up to the county.

Visitor: Lauren was in attendance and asked if it was possible to have shade sails put up at the Shalersville Park. The BOT said they are looking into different upgrades to the park and haven't decided on anything as yet but thanked her for her suggestion.

Visitor: James Pipes, President of the Crestwood Baseball and Softball League. James was in attendance to talk about upgrading the baseball fields. As far as shade sails go, James uses easy up-shade covers for the bleachers and players. James met with Butch Schultz owner of Victory Athletics about putting together a proposal to add new concrete dugouts and backstops on their 5 main fields. The sixed one is for tee ball and James didn't feel they needed dugouts or a new backstop. Butch's proposal was approximately \$30,000.00 per field. James said the league would also be looking at getting donations to help offset the cost. Discussion followed on the drainage issues at the park. The BOT will look into the drainage problems and will also look into the proposal. The township has received a donation from the Estate of Robert Corbett that they want to use in the park and will be looking into all options.

John K. spoke on the new playground equipment that is being installed at the park. He thanked the road crew on getting the area prepped. The moved 530 tons of gravel out of the exiting playground area so it could be replaced with rubber mulch. The BOT thanked Ron K., and Lakeside Sand and Gravel for donating 100 ton of bank run and trucking to finish preparing the area.

Dean Engelhart, Road Supervisor reported on the following:

1. Dean requested funds to purchase fuel. He needed 300 gallons of gasoline at \$4.26 a gallon, and 350 gallons of diesel fuel at \$5.46 a gallon. Frank R. made a motion to spend up to \$4,000.00 for the needed fuel. Ron K. seconded the motion. The roll call was follows: Frank Ruehr, Jr., Yes, John Kline, Yes, and Ronald Kotkowski, Yes.
2. Dean spoke on the issues they were having with the mowers. They did maintenance on the Toro mower and it is still miss firing. Dean has Mantua Lawn and Garden scheduled to look at it and let them know what they fined and cost to repair. The Hustler mower is leaking oil from the final drive and the cost to repair is too high for the value of the mower. Frank R. has been searching for replacing the Hustler and possibly the Toro if the repairs are too costly. He received quotes from Marshall Power Equipment commercial grade mower for \$7,568.90 and they do have one in stock. Kubota quote was for \$9,520.72 with no stock as present, and Baker Vehicle Systems with a Hustler X-One for \$9,083.00 with no stock as yet. Frank R. made a motion to purchase the Marshall EXQRAS and to spend up to \$7,600.00. John K. seconded the motion. The roll call was follows: Frank Ruehr, Jr., Yes, John Kline, Yes, and Ronald Kotkowski, Yes

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Jill Corbett, Fiscal Officer reported on the following:

1. Jill presented to the BOT the Recap of 2022 Spring Cleanup. It is as follows:

TOTAL DUMPSTERS	
14	
REPUBLIC SERVICES	\$ 9,156.96
DEAN ENGELHART	\$ 701.25
LLOYD HARPER	\$ 615.20
SAM EISELE	\$ 367.50
TOTAL EXPENSES	\$10,840.91
C&B Recycling	\$1,995.00
Scrap Batteries	\$ 126.00
Total Income	\$2,121.00
Net Expense of Spring Clean-Up	\$8,719.91

2. Jill had a letter from the Board of Elections, Portage County, Ohio that the Primary Election will be held Tuesday, August 2, 2022.
3. The Township received a copy of Resolution 22-0291 from the Portage County Commissioners that Lakeside Sand & Gravel produced all necessary documentation to alter a portion of Diagonal Rd. Lakeside Sand and Gravel propose to have a conveyor to transport materials under Diagonal Rd.

Frank Ruehr, Jr., Trustee reported on the following:

1. Frank received the bid books for chip and sealing Halstead Rd., Nicodemus Rd. and Catherine Court Subdivision from Mike Collins, Project Manager with the Portage County Engineers Department. Bids will be open on Tuesday, July 5th. Frank noted that the Bid Books state Thursday, July 5th. this is incorrect, the correct day is Tuesday, not Thursday.

Ronald Kotkowski, Trustee reported on the following:

1. Ron spoke with Chris Meduri over the request the BOT received from Teresa Roberts at the June 7 BOT Meeting to waive the rental fee for the event being hosted by the Portage County Republican Party Womens Club. Chris reply was the BOT could do this, but it would have to be their policy to let any political party be waived their rental fees. The BOT agreed to not waive the fee for this event or any future request from any political parties.
2. Ron brought up the Celebrate Portage Dinner. Townships can nominate a Community Hero. The Community Hero Award recognizes an individual in Portage County whose courage, strength, and self-sacrifice in the service for neighborhood/community, benefits people who may never know them by name, but who will reap the rewards of their work. Ron suggested 3 people who are deserving of this award. Husband and wife, JoAnn and Ken Hartwig, residents of Shalersville. They live next to the Shalersville Park and are always willing to be of service to anything the community needs at the park, most noticeably allowing the community to park on their lawn when parking is limited. They are very gracious neighbors. The other person Ron suggested was Raymond Markward, he is a resident in the Red Fox Development. Raymond walks the cemetery every day to pick up everything from trash to sticks. He helps the cemetery crew with burials, parking cars, etc. He always helps at every Memorial Service with whatever is needed by the road crew to the Trustees. The Board will take these nominations under advisement and decide on whom they would want to nominate.

John Kline, Trustee reported on the following:

John informed the BOT that he received a quote from Aqua Science for water treatment of the boilers at the school. The quote was for \$507.02. They will have service visits in October and March. Frank R. made a motion to accept Aqua Science proposal and have them service the school. Ron K. seconded the motion. The roll call was follows: Frank Ruehr, Jr., Yes, John Kine, Yes, and Ronald Kotkowski, Yes.

Frank R. made a motion to pay bills. Ron K. seconded the motion. The roll call was follows: Frank Ruehr, Jr., Yes, John Kine, Yes, and Ronald Kotkowski, Yes.

SHALERSVILLE TOWNSHIP TRUSTEES

Regular

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	Sam Eisele	\$ 585.67
	Dean Engelhart	\$ 1,735.74
	Lloyd Harper Jr.	\$ 1,497.04
	Harold Horner	\$ 344.84
	Basic NEO	\$ 50.00
	Morgan White Administrators	\$ 441.75
	SDC	\$ 300.22
	SDC	\$ 300.22
	Colonial Life	\$ 124.08
	VSP	\$ 82.04
	COSE	\$ 8,230.17
24879	Cintas	\$ 370.93
24880	De Lage Landen Financial Services	\$ 92.92
24881	Visa	\$ 779.10
24882	Loyal American	\$ 119.20
24883	Copeco	\$ 24.94
24884	Centerra Co-op	\$ 309.95
24885	Portage County Treasurer	\$ 1,615.38
24886	OTARMA	\$ 22,061.00
24887	Kids World Playsystems	\$ 28,626.00
24888	Oscar Brugmann Sand & Gravel	\$ 188.34
24889	Emily Finney	\$ 100.00
24890	Lana Crossland	\$ 100.00
24891	Beckie Falkenberg	\$ 100.00
24892	Jay Schmitt	\$ 100.00
24893	JoAnn Fisher	\$ 100.00
		\$ 68,379.53

No further business, Chairperson, John Kline directed the meeting to be adjourn at 10:08 p.m.

John Kline, Chairman

Jill Corbett, Fiscal Officer