

**RICHFIELD TOWNSHIP  
LUCAS COUNTY, OHIO  
BOARD OF RICHFIELD TOWNSHIP TRUSTEES  
REGULAR MEETING MINUTES**

July 1<sup>st</sup> 2013

The regular meeting of the Richfield Township Trustees was called to order by Arthur Nevers at 7:00 p.m. at the Maintenance Building, 3951 Washburn Rd., Berkey, Ohio. All present were asked to rise for the Pledge of Allegiance.

**ROLL CALL:** Trustee  
Chairman: Arthur Nevers – present  
Vice Chairman: John Hassen – present  
Donald Eisel- present

**ADMINISTRATIVE REPORTS:**

The clerk provided copies of the minutes from the June 17<sup>th</sup>, 2013 meeting, current Cash Summary Report, and Pending Warrants Report.

**READING AND APPROVAL OF MINUTES:**

Donald Eisel made a motion to approve the June 17<sup>th</sup>, 2013 minutes as corrected. Arthur Nevers seconded the motion. Roll call: Hassen –yes, Eisel-yes, Nevers-yes. Motion approved.

**PRESENTATION OF THE BILLS:**

The attached listings of warrants (8235-8265) were presented for approval:

John Hassen made a motion to approve payment of the attached listing of invoices and the corresponding pending warrants. Donald Eisel seconded the motion. Roll call: Hassen-yes, Eisel-yes, Nevers-yes. Motion approved.

**PUBLIC COMMENTS:**

A resident questioned why the fire department was called out to the Road House last week. Chief Tate read a report filed by the fire department personnel on the call. A neighboring resident to the Road House called Trustee Nevers with a complaint that a large crowd was gathered at the Road House and he believed it to be in violation of the occupancy rating in accordance with the Ohio Fire Code. Mr. Nevers stated the resident was unable to get a hold of the Chief. Trustee Nevers did a drive by and noted the parking lot was packed with cars parked in the grassy area as well. Mr. Nevers contacted Chief Tate to request an occupancy inspection of the business.

Chief Tate advised Trustee Nevers to call the Sheriff to see if it was a problem in their opinion. The Sheriff advised Mr. Nevers the occupancy rating is a fire department issue, since Chief Tate was on vacation he contacted Assistant Chief Shane Garlick to notify him of the situation and contacted the Dispatcher with a request for a Sheriff to escort the crew. The Sheriff was diverted to another call and was unable to respond.

On inspection of the premises there were 12 people in the inside dining area which has an occupancy rating of 68. The outside patio area had approximately 81 people, the occupancy rating is 70. Therefore they were extremely under in the dining area and barely over the maximum amount of people on the patio. The Chief reported they were near compliance for maximum occupancy rating of the Ohio Fire Code in the outdoor patio area based on the old seating capacity rating. Trustee Nevers stated since he was 11 over on the patio he was out of compliance. The owner was made aware and they advised him not to exceed the occupancy rating.

The Chief and the fire department personnel on the call questioned the current outdoor occupancy rating which was done several years ago. There have been several changes in the layout of the outdoor area and Mr. Kadri would like the fire department to recalculate the occupancy rating based on today's use. The report of the findings is pending based on the recalculation of the area. Mr. Tate further reported they found nothing that was grossly out of order and the department did not see anything that was close to what was described to him on the call. They had no concerns of any safety issues.

The Chief explained it is his duty to act to make sure everyone is abiding by the fire code; further stating the occupancy rating can be checked at anytime without an appointment. Mr. Tate spoke with Assistant Prosecutor John Borell and he stated it was at his discretion to act based on the fire code not at the request of the Trustee's.

Mr. Kadri questioned if there was protocol for inspecting commercial businesses on an annual basis. The Chief informed him there was not, an inspection for fire code enforcement can be done anytime without notifying the owner. Mr. Kadri stated he spoke with Assistant Prosecutor John Borell and was told generally the concerns over the Road House are coming from 1 or 2 people. Mr. Kadri questioned why action is continually taken because of these one or two people. He further stated one Trustee is continually calling and feels the Road House is being targeted and this is harassment. Trustee Nevers informed Mr. Kadri he is doing his job as a Trustee and when a resident calls with a complaint he has to act.

Mr. Kadri stated he has attended meetings in the past and Assistant Prosecutor John Borell made it clear that zoning is not an issue for the Trustees; zoning issues should go to the Zoning Board. Trustee Nevers explained if a resident calls with a zoning complaint he then contacts the Zoning Inspector to handle the situation.

## **FIRE:**

Chief Tate attended the Lucas County Fire Chiefs meeting on June 26<sup>th</sup> in Monclova.

Fuel usage for June was turned in.

Scott Smith turned in a resignation letter to the volunteer fire department.

Arthur Nevers made a motion to accept the resignation of Scott Smith from the volunteer fire department. Donald Eisel seconded the motion. Roll call: Nevers-yes, Eisel-yes, Hassen-yes. Motion approved.

The Ohio EMS grant for \$2500.00 was received for training and equipment.

Chief Tate presented information on Lucas County Alerts. The system will send emergency alerts via text message, voice call, email, and or/pagers. The cost of the system for Richfield Township would be \$1000.00 per year.

Chip Ford, Ed Fitzpatrick, Shane Garlick, John Lumbrezer and Chris Hassen completed and passed the 1<sup>st</sup> responder class.

The old mini pumper will be put out for bid on the ohio.gov site. Discussion was held on the minimum bid price.

## **ZONING:**

Mr. Smith reported a resident contacted him regarding dividing property on Kilburn Rd., they were referred to the Lucas County Planning Commission.

Mr. Smith reported he contacted all residents with noxious weeds and they have agreed to remove the weeds. Trustee Nevers questioned the over grown grass at 3507 Washburn Rd., discussion was held on whether this was a noxious weed issue or just over grown grass. A letter will be sent to the owner.

Mr. Smith and Zoning Board member Doug Ronau reviewed the zoning resolution book and could not find any violations with the current sign at the Road House.

The property owner at 4242 N. Lathrop Rd., questioned building a home in the future, the property has split frontage and will need to go the BZA for approval.

Mr. Smith received a call regarding building a home at 10510 Bancroft Rd., the property is located in a flood zone. Mr. Smith referred them to the Lucas County Planning Commission.

## **NEW BUSINESS:**

George Cox contacted the township to purchase 2 graves at Wolfinger Cemetery; Mr. Cox served many years on the fire department and presently lives outside the township. The Trustees were in agreement to sell the 2 graves at resident rates to Mr. Cox.

The truck bed is rusted and needs to be painted; estimates will be obtained.

Trustee Eisel reported the DNR has grant money available for roads.

Trustee Nevers attended the Ohio Township Association meeting on June 26<sup>th</sup> in Columbus. Sessions attended were on indigent burials, health care reform and new hires.

## **OLD BUSINESS:**

Trustee Eisel reported the County Engineer and ODOT are unable to help with the removal of the church on the corner of Sylvania Avenue and State Route 295.

A resident questioned the status of natural gas lines in the township. Trustee Hassen reported Nancy Webb from Ohio Gas would like to meet with residents in September to determine the interest of residents.

Waiting on estimates for the fire department sign.

Trustee Nevers questioned the owner of the Road House on the status of the Health Department and his patio area. Mr. Kadri would not discuss stating it was not a Trustee issue. Mr. Nevers replied it is a township issue.

## **PUBLIC NOTICE:**

The following information can be viewed on the Richfield Township website at: [www.richfieldtownshiplucascounty.com](http://www.richfieldtownshiplucascounty.com).

**Residents may call Tina Tipping at 419-973-2706 to rent the town hall.**

1. Trustee minutes
2. Zoning minutes
3. Zoning including: fees, applications, complaint forms, and the zoning book.
4. Meeting dates and times
5. Contact information for Trustees, Zoning Board and Board of Zoning Appeals.
6. Wolfinger Cemetery information including cemetery fees and rules & regulations.
7. Fire and Rescue
8. Town hall rental rules and fees

- 9. Roads and Maintenance
- 10. Rubbish Contractor information for garbage pickup
- 11. Community Links.

There being no further business Arthur Nevers made a motion to adjourn at 7:55 p.m., which was seconded by Donald Eisel. Roll call: Hassen-yes, Eisel-yes, Nevers-yes. Motion approved.

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Richfield Township Fiscal Officer

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