

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

June 18th, 2012

The regular meeting of the Richfield Township Trustees was called to order by Donald Eisel 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: Donald Eisel – present
Vice Chairman: Arthur Nevers – present
John Hassen- present

ADMINISTRATIVE REPORTS:

The Fiscal Officer provided copies of the minutes from the June 4th meeting, current Cash Summary Report, May Bank Reconciliation and Pending Warrants Report.

READING AND APPROVAL OF MINUTES:

Arthur Nevers made a motion to approve the June 4th, 2012 minutes as presented. John Hassen seconded the motion. Roll call: Hassen –yes, Eisel-yes, Nevers-yes. Motion approved.

PRESENTATION OF THE BILLS:

The attached listings of warrants (7479-7518) were presented for approval:

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

PUBLIC COMMENTS:

Discussion was held on noise ordinances. John Borell (Assistant Prosecutor) stated if a noise ordinance is in place, the Sheriff's department is responsible for the enforcement of the noise ordinance. He further stated generally they give a warning unless it is a repeated offender, in the case of a repeated offender a ticket may be issued.

Further discussion was held on setting a decibel limit on sound and using a decibel meter to enforce when there is a complaint. Mr. Borell stated the sheriff would have to read the decibel meter provided by the township.

Time limits can be set to enforce the noise ordinance as well as distance.

Discussion was held on “Disturbing the Peace” laws, Mr. Borell stated this generally refers to disorderly conduct and the Trustees would need to hold a public hearing for each occurrence.

Mrs. Rosinski stated there are some residents concerned over noise that may come from the new church on Central Avenue as well as new businesses that may start up on Central Avenue.

A resident at 2935 Raab Road was present and voiced complaints over the noise level coming from the Road House.

Mr. Borell recommended the parties involve meet privately to reconcile their differences regarding the noise.

Discussion was held on the variance application submitted by the owner of the Road House. Mr. Borell stated this is an appeal/variance and the Board of Zoning Appeals can grant the variance with conditions or deny the variance. The appeal is for an expansion of a prior non-conforming use. He reinforced the Board of Trustees and the Zoning Board has nothing to do with the variance application, it is strictly up to the Board of Zoning Appeals.

Mr. Kadri stated he thought a variance was only needed for expansion of the structure not for a patio.

Ms. Rosinski questioned if all the zoning violations would be addressed at the BZA public hearing, specifically the patio being too close to the property line. Mr. Borell stated the Board of Zoning Appeals would determine if the property was expanded improperly.

The Public Hearing for the Appeal/Variance will be held on July 11th, 2012 at 8:00 pm at the Maintenance Building, 3951 Washburn Rd., Berkey, Ohio.

FIRE:

No Fire Report.

ZONING:

The June zoning minutes were read.

Mr. Smith reported the owner of 5521 Kilburn Road has not complied fully with the removal of clippings. The owner was given 30 days to clean up the property; Mr. Smith will contact Mr. Ronau to clean up the property and the cost will be placed on the property owners taxes.

Mr. Smith gave an updated report on noxious weeds in the township. The Trustees were in agreement to have township employee's mow the weeds if the property owner fails to mow the weeds after a certified letter is sent.

The owner of 3424 Kilburn Road wants to put in a pond. The proposed location of the pond may fall within the flood plain. Brian Miller, Lucas County Engineer, stated the flood plain begins 700 feet east of Kilburn Road.

Mr. Smith spoke to Sylvania Courts regarding the court case for junk vehicles on 10909 W. Central Avenue and was told this case has reached the statute of limitation. Mr. Smith reported violation letters were sent in 2012, he will contact the courts for further information.

NEW BUSINESS:

Trustee Eisel attended the Solid Waste Meeting; they will notify the township of dates for free tire pickups. The Environmental Protection Agency has a scrap tire removal application in the event tires are dumped alongside the road. Although there is a minimum requirement of 100 tires.

Mr. Crooks reported the town hall has flooded four times this year on the first level and the water is causing the tiles to break up. The Trustees will look into further.

OLD BUSINESS:

Trustee Hassen stated he was not in favor putting a noise ordinance in place.

Trustee Nevers stated he was in favor of a noise ordinance especially with future business on Central Avenue.

John Hassen made a motion to decline putting a noise ordinance in place. Trustee Eisel seconded the motion. Roll call: Eisel-yes, Hassen-yes, Nevers-no. Motion approved.

Further discussion was held on paving around the maintenance building.

Trustee Eisel made a motion to proceed with the repavement of the maintenance building. Arthur Nevers seconded the motion. Roll call: Eisel-yes, Nevers-yes, Hassen-yes. Motion approved.

PUBLIC NOTICE:

The following information can be viewed on the Richfield Township website at:
www.richfieldtownshiplucascounty.com.

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 Donald Eisel made a motion to adjourn at 8:10 p.m., which was seconded by John Hassen. Roll call: Hassen-yes, Eisel-yes, Nevers-yes. Motion approved.

Richfield Township Fiscal Officer

