

# HARPERSFIELD TOWNSHIP

## REGULAR SESSION

Held on June 12, 2023

The Board of Harpersfield Township convened in regular session from 7 PM to 10:10 PM in the Township Administration Building. Raymond Gruber Jr, Chairman, called the meeting to order with the following members and visitors present:

Raymond Gruber Jr

Edwin Spoor

James Pristov

Sharon Rohrbaugh

Employees: Cody Craine, Frank Henry, Marty Pitkin

Visitors: Tim and Marie Stocker; Renee and Rich Hanyok; Jonathan (Spire)

The minutes from the regular session held on May 22, 2023, were reviewed. Ed requested a correction in paragraph 9 "that he did not tell the residents to repair the lawn damage that they had made the repairs without Township asking" then he made a motion to approve the minutes; Jim seconded; the Board voted unanimously in favor.

Marty gave the Board a drawing that was submitted by Spire to build an apartment complex. They want to use the CRA work force program; Marty stated that this would be allowed in the RAD only if the apartments would be occupied by Spire employees and students; Jonathan clarified that his intentions were to make the apartments available to anyone; Marty did not repeat that this would not be allowed in the RAD district.

Jonathan continued to explain his plan for the apartment complex – it would be built in two phases to find out the communities needs. He described the complex layout per a previous agreement with the community that there will not be any buildings within the first 200 feet from Clay Street; then between 200 and 500 feet will be the two story buildings; 500 feet plus will be three story buildings.

Jonathan described the housing project that he plans for the "Welker" property; his proposal is to build 100 single family homes each on ¼ acre. The Township is not zoned for that lot size so not sure what the future of this project will be. Jonathan also wants to utilize the CRA at a 10 year 75% tax abatement. The Board will discuss this with the County Commissioners.

Jonathan informed the Board that he sold the building and a Starbucks will be opening in August. Sharon mentioned to Jonathan that the bike trail has been damaged by the construction of Starbucks and the construction trailer that was parked on the trail. She requested that Jonathan make sure that the bike trail is repaired to condition prior to construction and Jonathan agreed that it will be taken care of.

Cody informed the Board that Morton Salt will be our supplier for the salt for the 23-24 season at a cost of \$55.35 per ton.

Cody stated that there is a "trash" problem on Bishop Road on the Ferrante property; and that he contacted American Electric to bury the overhead wires on the pole in the Adm Building parking lot.

Cody informed the Board that the A/C went out on the mini excavator "again" and Southeastern brought a new circuit board and installed and it lasted less than 5 minutes; they really do not know what the issue is with the machine and it has been ongoing since we purchased the machine. Southeastern offered to trade in our mini for a new machine at a trade in balance of \$30,156. Jim made a motion to transfer \$30,000 from operating supplies to small tools (in the gas tax fund); Ed seconded; the Board voted unanimously in favor. Ed made a motion to trade in the mini excavator for a brand new machine for the balance of \$30,156; Jim seconded; the Board voted unanimously in favor.

Cody questioned the \$1.00 raise for Frank that was to take effect in June 2023; Sharon looked at the minutes of July 25, 2022 and that is what was voted on: "\$1.00 increase in June 2023". The Board informed Sharon to have the raise effective in the next payroll.

Ed made a motion to pay the following bills: #13596 through #13624; totaling \$20,798.19; Jim seconded; the Board voted unanimously in favor.

Sharon reported the following receipts: #90-2023 through #101-2023; totaling \$23,576.00.

Ray announced that he will be stepping down as Chairman of the JEDD Board and he would like to appoint Jim as Chairman; the Board unanimously agreed to this change.

Ray commented that the sculpture idea for the roundabout has been eliminated and that a floral arrangement will be created instead; not sure at this time on finances and maintenance.

Ray informed the Board that he contacted the County Engineer and filed the paperwork to reverse the non-maintained status for LaFevre Road and Bishop Road.

Ray stated that we will not receive grant funds for clean up day from the Solid Waste agency.

Ray received a letter from Attorney Lucas confirming that a notice of appeal was filed with the Bboard of Tax Appeals regarding the North Coast Driving School property. A hearing for the appeal will be held on January 15, 2024.

Ray informed the Board that he wrote a letter of support for the Spire traffic light to be installed at Spire Drive.

Tim and Marie Stocker attended the meeting to ask if there was anything that the Township could do with a problem they are having with people shooting into their yard from the neighboring gun range. The Board stated that we have nothing in our zoning that would help and suggested to build a fence or dirt mound.

Ray made a motion to enter into executive session to discuss a personnel matter; Ed seconded; the Board voted thusly: Spoor, yes; Pristov, yes; Gruber, yes  
Ray made a motion to adjourn the executive session; Ed seconded; the Board voted thusly: Spoor, yes; Pristov, yes; Gruber, yes

Ed made a motion to resume the regular session; Jim seconded; the Board voted unanimously in favor.

Ed made a motion that the Board unanimously agreed to terminate Martin Pitkin's employment as Zoning Administrator effective June 30, 2023; Jim seconded; the Board voted thusly: Spoor, yes; Pristov, yes; Gruber, yes

Ed will contact Larry Lister to ask if he would be willing to be the interim Zoning Administrator effective July 1, 2023.

The meeting was adjourned until July 17, 2023

Raymond Gruber Jr

Edwin Spoor

James Pristov

Sharon Rohrbaugh