Butler Township Government Center

AGENDA

Monday, August 22, 2016
7:00 PM

1. **Call to Order**

2. **Approval of the Minutes**
   a. **Regular Meeting Minutes July 26, 2016**
   b. **Special Meeting Minutes August 1, 2016**
   c. **Special Meeting Minutes August 5, 2016**
   d. **Special Meeting Minutes August 9, 2016**
   e. **Special Meeting Minutes August 12, 2016**

3. **Public Hearing: Zoning Commission Case No. 16-02 – Amendments to Article 16 – Office & Industrial Sales & Service District & Article 2 – Definitions**

4. **Hearing of the Public**

5. **Administrator's Recommendations**
   a. **Resolution No. 16-44: A Resolution Amending The Butler Township Zoning Resolution, Article 16, Office & Industrial Sales/Service (OIS) District And Article 2, Definitions**
   b. **Resolution No. 16-45: A Resolution Approving the 2016 Street Lighting Assessments**
   c. **Resolution No. 16-46: A Resolution Directing The Township Fiscal Officer to File Liens For Aggregate Expenses for Nuisance Abatement and Exterior Property Maintenance Code Enforcement**
   d. **Resolution No. 16-47: A Resolution Authorizing the Township Administrator to Contract with All American Fire Equipment, Inc. for the Purchase of One (1) 2017 Rosenbauer Fire Engine**
   e. **Motion Declaring Fire Department Equipment Surplus and Authorizing those items of no value to be donated to Miami Valley CTC's Fire Training Program**
   f. **Motion Accepting the Resignation of Magdalen Pietro from the Board of Zoning Appeals and Authorizing the Administrator to Advertise to Fill the Unexpired Term**

6. **Informal Business**
   a. **Police Department**
   b. **Fire Department**
   c. **Fiscal Officer**
   d. **Trustees**
   e. **Administrator, Service Department, Planning & Zoning**

7. **Executive Session**
   a. **Conferring with Legal Counsel about Pending or Imminent Court Action**

8. **Adjournment**

Trustee's Meeting – Administrator's Report
August 22, 2016

Agenda Items

1. **Resolution No. 16-44: A Resolution Amending The Butler Township Zoning Resolution, Article 16, Office & Industrial Sales/Service (OIS) District And Article 2, Definitions**
   The JEDD Board initially discussed these proposed changes back in May and the Zoning Commission initiated the case on June 20, 2016. The County Planning Commission recommended approval of the proposed amendments on July 14 and the Zoning Commission recommended approval on July 18.

   The OIS district is mainly located in the northwest part of the township and also around the northeast portion of N. Dixie Drive in the Township. The proposed changes were developed to provide consistency and clarity among the permitted and conditional uses in the district. Also, there was a desire to provide consistency with neighboring zoning and land uses to provide a consistent pattern of development. Manufacturing and Assembly along with Printing and Publishing Facilities were also added for consistency. The County recommended increasing the buffer zone to 50', adjacent to residential and the Zoning Commission concurred with this recommendation.

2. **Resolution No. 16-45: A Resolution Approving the 2016 Street Lighting Assessments**
   This resolution authorizes the township to levy special assessments to pay for street lighting, per the townships contract with Miami Valley Lighting for service, in the following areas; Cricket Woods, Meeker Creek subdivision, North Dixie Drive, Reinwood, Singing Ridge, Stillwater Woods, York Commons, Yorkshire and Yorkshire Reserve. The street lighting assessments for 2016 are being finalized and the final report will be provided to the Board prior to Monday's meeting for review.

3. **Resolution No. 16-46: A Resolution Directing the Township Fiscal Officer to File Liens for Aggregate Expenses for Nuisance Abatement and Exterior Property Maintenance Code Enforcement**
   This resolution authorized the township to assess outstanding balances for weed abatements with the County Auditor. There are 5 properties being assessed at an aggregate total of $7,964.04.

4. **Resolution No. 16-47: A Resolution Authorizing the Township Administrator to Contract with All American Fire Equipment, Inc. for the Purchase of One (1) 2017 Rosenbauer Fire Engine**
   The purchase of this Fire Engine was budgeted to be paid for in 2016 and 2017, based on the Capital Purchase Plan. $250,000 will be paid upfront and the remaining balance will be paid for in 2017 from the Fire Fund. It takes approximately 1 year to be manufactured and 2-3 months to be placed in service. The total cost will not exceed $494,977 and will be purchased from All American Fire Equipment, Inc. off of the state bid.

5. **Motion Declaring Fire Department Equipment Surplus and authorizing those items of no value to be donated to Miami Valley CTC's Fire Training Program**
   This includes fire protective clothing that no longer has any value to the fire department. The Chief would like to declare it surplus and donate it to MVCTC for their fire program.

6. **Motion Accepting the Resignation of Magdalen Pietro from the Board of Zoning Appeals and Authorizing the Administrator to Advertise to Fill the Unexpired Term**

Other Items

Code Enforcement Officer

Heather Wendel was hired as our new Code Enforcement Officer for the Township. She will be responsible for enforcing the Property Maintenance Code and Zoning Resolution through inspections. Heather's background is in environmental inspections and she is getting acclimated with our codes and the Township roads. Heather's first day was Monday, August 15. She will be working 20 hours per week, typically from 8 a.m. until 12 p.m.

Chief of Police

The Trustee's approved the appointment of John M. Porter as the new Butler Township Chief of Police. Mr. Porter comes to us from the City of Trotwood where he is the Deputy Chief. Mr. Porter will start on September 9, 2016 and will be sworn in at the Trustee's meeting on September 12, 2016.

Budget

We have been working to prepare the 2017 Budget and will begin holding workshops in September to begin reviewing the budget with the Trustee's for their approval.

The Budget Commission has been meeting frequently to wrap up their 2017 Budget Recommendations. The Commission held an all day workshop on August 5. We also met on August 10 and August 17. The next regular meeting is August 24 at 6:00 p.m. The Budget Commission hopes to wrap up their recommendations for 2017, very soon, in preparation for the Trustee's budget review and the upcoming levy.

The Commission is also working on information/facts to provide to the Levy Committee for informational material and recommendation to make to the trustee's for cuts, in the event the Police Levy is unsuccessful on November 8.

Cruise-In to Butler Township

The Cruise-In to Butler Township was held on August 13, 2016 on Commerce Center Drive in the York Commons Business District. The threat of rain kept some cars away, but the event was successful and there were a lot of people that came out for the event. A $1,000 grant was given to the K-9 Fund to support Zorro approximately $400 was raised from the event that will also be given to the K-9 Fund. We would like to thank the Chamber of Commerce and all of the Volunteers who worked the event, along with all of the community members who came out to support it.

Minutes on Website

The Draft Minutes of the Trustee's Meetings have been posted to the website for review. All of the Budget Commission meeting minutes have also been posted.

Police Levy Resolutions

The Resolutions pertaining to the 3.5 Mil Police Levy have been appropriately filed with the Montgomery County Board of Elections. The stamped resolutions can be found on the website and contain the specific levy language for the ballot, indicating that the levy funds will be used for the "Butler Township Police Department" and permanent "Butler Township" Police Personnel.

Board of Zoning Appeals

The following cases were approved on August 15, 2016:

BZA 6-16 – Sign Variance at 3299 Benchwood Road – Section 3408 (H), Heights of Signs & to allow a Multi-Tenant "Cluster Sign"

BZA 7-16 – Conditional Use at 6469 Brantford Road – Livestock on a 3.3 Acre residential property – request for

BZA 8-16 – Rear Yard Setback Variance on Lot #22 – New 2-Family Residence on McSmith Ct. – Parcel ID #A01 26 020 0010