

## RECORD OF PROCEEDINGS

Minutes of

Meeting

## SHARON TOWNSHIP TRUSTEES

BEAR GRAPHICS 800-325-8094 FORM NO. 10156

Held \_\_\_\_\_  
**REGULAR SESSION HELD AT**  
**95 E. Wilson Bridge Road** \_\_\_\_\_ 20\_\_\_\_\_  
**June 17, 2020**  
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The meeting began at 6:30 p.m.

\*Due to the coronavirus pandemic and pursuant to the orders of Governor DeWine and Dr. Acton, the Director of Public Health, the meeting was held in person and via telephone conference call, which was also available to residents in order to participate in the meeting.

<b>Roll Call:</b>	Laura Kunze, Chair	Present
	John Oberle, Vice Chair	Present
	Lindsay Duffey, Trustee	Present via Telephone
	Tony Palmer, Fiscal Officer	Present

**Pledge of Allegiance**

**Guest Speakers:** None

**Attendance:** Chief Donald Schwind, Exterior Property Maintenance Code Enforcement Director Mark Higdon (via telephone)

**Residents:** Bill Ash, Don Dale

**Approval of Agenda**

Lindsay Duffey moved to approve the agenda as amended. John Oberle seconded. The motion carried.

**RESIDENT COMMENTS**

Don Dale, on behalf of the Three Streets Block Watch, thanked Chief Schwind and the Police Department for helping to reduce crime in the neighborhood.

**TRUSTEES**

**Hearing on the Joint Economic Development District Agreement**

John Oberle opened the hearing, which was held under section 715.712 of the Ohio Revised Code. The purpose of the hearing is to take comments on the joint economic development district agreement from residents. The joint economic development district was put together as a result of the development at the Olentangy Valley Center and in consideration of future incentives for the increased value from the development. The Township hired legal counsel to advise the Township on the suitability of the joint economic development district and future incentives.

The Township published notice on May 16, 2020. Worthington posted notice of the hearing more than 30 days before. Worthington held a hearing on June 15. Chief Schwind posted the agreement on the website. Both Worthington and the Township must adopt a resolution in order to approve the joint economic development district. The agreement would last through December 31, 2052.

The Township has received petitions from two of the three tenants on the property. There are three parcels in the joint economic development district currently. The Township and the City will still provide services. Worthington will provide fire and EMS services. The Township will continue to provide police protection.



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Under the agreement, the Township will receive 80 percent of net income; Worthington will receive 20 percent. There will be also be an oversight board for the joint economic development district.

John Oberle and Tony Palmer had a call with developer to confirm the projections that were provided to Township. The projections show that the payroll will be over \$3 million. The number could grow, particularly if there are additional tenants and employees.

John Oberle commended Worthington as being a good partner in this process. Worthington has indicated that it wants to reevaluate the contract with the Township for fire services.

The Trustees opened the floor for comments from residents. Bill Ash asked whether the joint economic development district could be extended to add other properties. John Oberle indicated that the Township is continuing to try to get additional property owners to join.

John Oberle ended by expressing that the joint economic development district is part of the strategic plan. The Township is trying to get revenue through means other than tax increases, and the district agreement provides such an opportunity. The hearing concluded.

**Old Business****Coronavirus Preparedness and Response – Update**

Chair Kunze continues to participate in the regular calls with MORPC and the Franklin County Township Association. Lindsay Duffey has been working with Beth Beatty, Perry Township Administrator, on identifying other options for the Township's virtual meetings. Perry Township will continue virtual meetings for the foreseeable future. Perry Township is meeting via Zoom and is posting the video of the meeting on a Youtube channel. There may be options to use funding from CARES Act to get the licensing and technology in order to use such an option for the Township's virtual meetings.

**Water District - Update**

Engineers are completing their planning on the new water system. The Water District Board will also be getting with counsel on the assessment process.

There was also another break in the system on Edgecliff. Residents are looking at options to repair.

**Strategic Plan – Update**

No update.

**Olentangy Valley Center – Update**

John Oberle sent a full summary to the developer on the projections and representations on property values. The Township is trying to protect itself before making any decisions. There is a slight discrepancy on the base value of the property. John will be working with the County Auditor over the next few weeks to resolve the issue.

**Facilities Options – Update**

No update.



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**Consortium II Recycling Processing Services Invitation to Bid**

There was one addendum issued to the invitation to bid. The Township will likely know in July the provider that is selected.

**Recent Flooding – Update**

Franklin County Emergency Management Agency completed its analysis of the affected properties and submitted a report. The minimum threshold was not met, but the agency is trying to clear the threshold by adding other affected properties.

**New Business****OVC / Sheetz Variance Applications**

Hearing resident concerns about variance request from Sheetz for a potential gas station at the Olentangy Valley Center. According to a Franklin County official, the variance applications have not yet been scheduled to go before the Franklin County Technical Review Committee. Laura Kunze is meeting with Perry Township officials to coordinate.

Laura Kunze expressed that the Township is hearing from residents about concerns about environmental impact, size, traffic impact, and increased wear on roads. There is also a concern about the proximity of the gas station to the new water system. The business caters to large trucks, which gives rise to concerns about traffic congestion.

The variance application is for relief from setback restrictions. There will be three levels of review for the variance applications: the Franklin County Technical Review Committee, the Franklin County Board of Zoning Appeals, and the Franklin County Board of Commissioners. The Township intends to provide input at each stage of the review. John Oberle and Tony Palmer expressed to the developer the concerns that the Township is hearing from residents about the potential gas station.

**Composting**

A local resident has a food scrap business for composting. He has a stand at the Worthington Farmers Market and expressed an interest in having a free trial period for Township residents. The owner wants to start in early August and asked if the Township would inform residents of the opportunity. The Trustees indicated that the owner could place a paid advertisement in the Township newsletter.

**FISCAL OFFICER****Old Business****Budget Committee Schedule – Tax Budget**

Tony Palmer provided an overview of the estimated revenues for each fund, which were based on the estimates provided by the Department heads. The general fund will be close to cost neutral next year but the fund will not yet be self-sustaining. In order to fully implement the strategic plan by having a sustainable general fund, the Board of Trustees may need to make adjustments to expenditures in the general fund.

There will be a public hearing on the 2021 Tax Budget on June 30 at 6:30 p.m. The hearing will be a hybrid meeting with an option for residents to participate in the hearing via telephone. Notice for the hearing is scheduled to be published in the *Columbus Dispatch* on June 19.



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**New Business****Financial Report for May 2020**

Tony Palmer provided the Trustees with a copy of the following reports for May 2020: fund summary, revenue summary, appropriation summary, payment summary, and bank reconciliation. The general fund ended the month with less money and is seeing a dip in revenues. Appropriations for the general fund are holding steady with anticipated expenditures.

**Franklin County Dept. of Housing & Urban Development Program Agreement**

The Township's agreement with the Franklin County Department of Housing and Urban Development ends at the end of 2020, but will automatically renew unless the Township provides notice that it no longer wants to participate. The County asked the Township whether it intends to opt out of the automatic renewal. The Trustees indicated that they did not see a downside to continuing with the agreement.

**CARES Act Funds**

House Bill 481 was passed by both houses of the state legislature and is awaiting signature by the Governor. When enacted, the Township will be able to apply for the CARES Act funds by adopting a resolution. The resolution will be considered by the Board during the special meeting on June 30.

**POLICE DEPARTMENT****New Business****Use of Force Policy**

Chief Schwind provided a brief overview about the Police Department's policy on use of force, which is certified through the Ohio Collaborative. The President and the Governor issued executive orders, and the Police Department will be reviewing the orders and ensure that policies are compliant. Chokeholds are not permitted under Police Department policy as a weapon when a subject is resisting arrest. John Oberle commended the Chief and the Police Department for their professionalism.

**EXTERIOR PROPERTY MAINTENANCE CODE**

Code Enforcement Director Mark Higdon has taken the last couple weeks off due to medical concerns. He is researching other ways of doing business as things continue to open up.

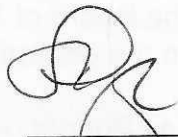
**Approval of Meeting Minutes**

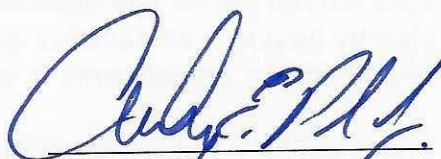
John Oberle moved to approve the June 3, 2020 meeting minutes. Lindsay Duffey seconded the motion. The motion carried.

With no further business to bring before the Board, John Oberle moved to adjourn the regular meeting, Laura Kunze seconded. The motion carried. The meeting adjourned at 7:31 p.m.

7/15/2020

Date


  
 \_\_\_\_\_  
 Chair


  
 \_\_\_\_\_  
 Fiscal Officer