

May 2, 2016 – REGULAR SESSION

RECORD OF PROCEEDINGS

Minutes of BOARD OF TRUSTEES – BATAVIA TOWNSHIP –

The Board of Trustees of Batavia Township met in regular session at 6:00 p.m. Monday May 2, 2016, at the Batavia Township Community Center.

CALL TO ORDER

After the Pledge of Allegiance, Rex Parsons gave the roll call for the Board of Trustees. Present were: Mr. Dowdney, Mr. Sauls, and Mr. Perry. Absent was Fiscal Officer, Jennifer Haley. Also present were Rex Parsons, Township Administrator, Denise Kelley, Zoning Administrator, Ken Embry, Service Department Director, and Clermont County Deputy Sean Schubert.

APPOINTMENT OF TEMPORARY FISCAL OFFICER

Mr. Sauls motioned the Batavia Township Board of Trustees appoint Rex Parsons as temporary Fiscal Officer for the May 2nd meeting. Mr. Perry seconded the motion. On the roll being called:

Mr. Dowdney	yes	
Mr. Perry	yes	
Mr. Sauls	yes	Motion carried

APPROVAL OF AGENDA AND MINUTES

Mr. Sauls motioned the Batavia Township Board of Trustees approve the May 2, 2016 agenda as presented. Mr. Perry seconded the motion. On the roll being called:

Mr. Sauls	yes	
Mr. Perry	yes	
Mr. Dowdney	yes	Motion carried

Mr. Perry motioned the Batavia Township Board of Trustees approve the minutes of the April 4, 2016 regular meeting as presented. Mr. Sauls seconded the motion. On the roll being called:

Mr. Perry	yes	
Mr. Sauls	yes	
Mr. Dowdney	yes	Motion carried

FINANCIAL REPORTS

Mr. Parsons gave the report for April.

Mr. Sauls motioned the Batavia Township Board of Trustees approve the April 2016 financial reports as presented. Mr. Perry seconded the motion. On the roll being called:

Mr. Dowdney	yes	
Mr. Perry	yes	
Mr. Sauls	yes	Motion carried

CEMETERY DEED

Mr. Parsons presented a cemetery deed to the Trustees for signature.

DEPUTY REPORT

Deputy Sean Schubert gave the report for April 2016. Between the four Township Deputies there were 342 calls answered for service, 57 offense reports and 91 incident reports. Other departments were assisted 30 times. Drug related reports dropped by 8 but theft reports were up.

Deputy Schubert explained how the Christmas Shop with a Sheriff selects the students. Each school is asked for a list of children/families in need at Christmas. All money raised is applied to clothing and toys for these children and families. All tax deductible monetary donations can be sent to the Clermont County Sheriff Department Neediest Family Fund.

REPORTS OF THE ZONING ADMINISTRATOR

Mrs. Kelley gave the April report including the Zoning Commission update. There were 6 single family home permits issued. The estimated cost of homes has increased. There were two hearings for the Zoning Appeals.

REPORTS OF THE SERVICE DIRECTOR

Mr. Embry gave an update on the 2016 Paving Project. The annual Spring Clean Up Days will be June 2nd and 3rd. The one day shredding event will be from 9 am – 12 pm on Saturday June 4th.

The Graveyard Groomer will return this year, May 12th, to refurbish old headstones at the Olive Branch Cemetery.

A guardrail needs repair on Apple Road.

Guardrail Replacement

Mr. Sauls motioned the Batavia Township Board of Trustees authorize replacing the guardrail at Apple Road with Security Fence Group at a price of \$5,415.00. Mr. Perry seconded the motion. On the roll being called:

Mr. Dowdney	yes	
Mr. Sauls	yes	
Mr. Perry	yes	Motion carried

Truck Repair

Mr. Perry motioned the Batavia Township Board of Trustees authorize JCM Equipment to repair the 2005 Ford F550 at a cost estimated at \$5,563.00. Mr. Sauls seconded the motion. On the roll being called:

Mr. Sauls	yes
Mr. Dowdney	yes

the improvements and thinks there should be HOA Board control. He has spoken with the Batavia Village Administrator about annexing the parcel into the Village.

Paul Carlson, 1280 Secretary Court, spoke about traffic concerns.

Ellen Morrison, 4565 Winners Circle, lives in the condo section, and is worried about the traffic, additional development, and lifestyle change.

Shaun House, 1282 Buglers Sound Circle, wants Board control of the connection to Ross Road. There are density concerns.

Cheryl Santoro, 4734 Keeneland Run asks that this be voted down. Less congestion is the reason for moving here. She has traffic concerns for the holding companies on Ross Road to access Route 32 through this community.

Ken O'Brian, 4788 Horseshoe Bend, has green space concerns and wants restricted tree loss to limit drainage issues.

Carol Ryan, 4782 Horseshoe Bend, noted the original guidelines for the estate homes was 100 feet. She questions where the walking trails are to be built, the difference in lot width and the children's' playground.

Ed Chorey, 1274 Blacksmith Circle. His lot backs up against Ross Road and questioned the road width for emergency vehicles, drainage, lot width, and SAF changes.

Al Fangman, 4589 Citation Court, said everyone likes the community now.

Mario Mendez, 1284 Bugler Sound, said the lifestyle should not be changed; the road should not connect through Lexington Run. Green space will be decreased; as tax payers and members of the community, we will be suffering for the profit of Fischer Homes.

Lucky Johnson, 4784 Horseshoe Bend, built his dream home here in the planned development. Please stay true to the plan.

Larry Cranfield, 4625 Citation Court, has concerns about road alignment.

Sherri Dreeson, 4780 Horseshoe Bend, has concerns about the traffic and the school bus pickup.

Mike Mencsik, 4612 Steeple Chase, has concerns about traffic.

John Shipley, 1261 Man-O-War Way, has concerns about the road connection.

Becky Gifford, 4792 Horseshow Bend has concerns about drainage issues behind the homes.

Vance Coppenhaver, 4761 Horseshoe Bend has concerns this is a sales job and for the safety of the kids.

Jason from Fischer Homes addressed some of the issues. He said they are committed to putting in the 40 foot buffer strip, saving the trees. The home styles will be the same. He talked about the walking trails being connected through the sidewalk system. HOA management is something they are versed in.

Mr. Parsons gave a power-point presentation of the Lexington Run development. He explained that Lexington Run community was a TIF district imposed by Clermont County and the tax monies, including Batavia Township's funds were being redirected to the Clermont County TID. He explained homes built on the new parcel would not be in the TIF district and their funds would not be redirected and would be distributed the normal way.

Mr. Perry had questions about the types of homes, lot sizes, and stages of the community.

Mr. Sauls had questions about the playground, walking trails created in pavement, not mulch, and SAF.

Mr. Dowdney spoke and wants land between the lots to be wider, wider green spaces. He had questions about bus pickup and turn around.

Mr. Perry asked about item #23 on the adopted master development map. It states that the Township and developer shall work towards connecting other parcels of land to Lexington Run using stub streets. A stub street is shown on the map connecting to the proposed parcel. Mrs. Kelley stated that particular map was never approved.

Mr. Perry motioned the Batavia Township Board of Trustees approve **Zoning Case B-03-PD-MM-Derby Place** with modifications to include the following: 1) That the proposed 40-foot open space buffer be increased to a 50 foot buffer (open space). 2) Coordinate with the school district to create a plan for school bus turn around or backup plan. 3) The street access to Ross Road should be a minimum of 24 feet wide in case there is a reconfiguration/replacement or widening of Ross Road. 4) An SAF will be created to make improvements or reconfigure/expand Ross Road. 5) Increase the playground and have additional equipment. The applicant will provide a plan showing these revisions within 30 days. The SAF will be a clear condition addressed when the final development plan is reached. Mr. Sauls seconded the motion. On the roll being called:

Mr. Perry	yes	
Mr. Dowdney	no	
Mr. Sauls	yes	Motion carried

ADJOURNMENT

With no further business to come before the Board, Mr. Perry motioned to adjourn the meeting. Mr. Sauls seconded the motion. Meeting adjourned at 9:19 p.m.

Bill Dowdney,
Chairman

Jennifer Haley,
Fiscal Officer