

Westfield Board of Trustees

Regular Meeting

March 2, 2020

Trustee Schmidt called the meeting to order at 7:10 PM with the Pledge of Allegiance.

Roll call: Patterson-aye, Schmidt-aye, Horner-absent.

Judge McIlvane

- Annual Report reviewed by the judge.
(See Attached)
- Trustee Schmidt asked about the Solid Waste District (on Lake Road) and the amount of trash along the road. The area would not be a good location for community service due to the amount of traffic in that area.
- Local villages can take advantage of the community service offered through the Wadsworth court system. Contact Jenny at Wadsworth municipal office.

Road Report

- Roads Supervisor (RS) Lee Evans in attendance.
- Easements were received from the county for Ryan Road. Pipe needs put in. An easement is needed at least 30 feet at Eastlake intersection.
- Mow and stone bids were opened and reviewed by RS Evans and Trustees Schmidt and Patterson.
- Mowing Bids (see Attached). Necessary documentation was not received from every mowing company. Final decision will be tabled.
- Stone Bids (see Attached). Final decision will be tabled to allow Trustee Horner to review bids.
- According to Simmons Brothers, the retention basin should retain a small amount of water.

Cemetery

- N/A

Comments From Floor

- Erika Graffeio- Medina Cty Auditor's Office in attendance. To have your tax bill reduced, evidence needs to be submitted to the county auditor for appeals. **March 31st is the deadline for submission of appeals.** Can complete online or by mail.
- Kathleen Lamar- Westfield Township resident. She is requesting updates on cell tower applications for the Bower's property on Friendsville Road. Sims, ZI, has not received an

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application for the tower. A variance is required for the cell tower company to be able to move forward. A request to be notified was submitted by Ms. Lamar. This was denied previously due to the request being too broad or general in nature. Ms. Lamar's request was also denied because she was asking for future information to be sent to her. According to the Prosecutor's Office, residents can request current information, but not future information. A legal review will be done on Ms. Lamar's request.

Executive Session

Trustee Schmidt makes a motion to commence executive session at 8:01pm; seconded by Patterson. Roll call: Patterson-aye, Schmidt-aye, Horner-absent. Discussion of 'disputes involving the public body that are the subject of pending or imminent court action.' FO, ZI, Board of Trustees and Jim Matthews (legal rep from OTARMA) are in the executive session.

Trustee Schmidt makes a motion to exit executive session at 10:10pm; seconded by Patterson. No action taken. Roll call: Patterson-aye, Schmidt-aye, Horner-absent.

Fiscal Officer's Report

- Zoning Revenue year to date (see Attached). 11 new home certificates were issued.
- Payment Listing (see Attached). Payments in the amount of \$21,679.67.
- Trustee Schmidt questioned which payments are for the new building/levy account. 3 payments were paid from this account.
- Trustee Schmidt questioned the Enzos line item. It was noted that this payment was for the cleaning solutions for the wash bay at the new station. The township will purchase them the first time and the WFRD will cover the next purchase. This payment was taken out of the Road and Bridge fund.
- Trustee Schmidt questioned if the Time Warner payment was for the township. It was noted that it was for township.

Schmidt makes a motion to pay the bills in the amount of \$21,679.67 as submitted; seconded by Patterson. Roll call: Patterson-aye, Schmidt-aye, Horner-absent. Motion passes.

Appropriations Status

- Trustee Schmidt questioned the funds that were supposed to be donated from the Fire Association in the amount of \$13,500.00. It was noted that the donated funds were not to be managed by the township. The WFRD could use the funds for whatever they felt appropriate. Chief Fletcher is meeting with the Fire Association to discuss reimbursing the township for the Enzos Cleaning

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Solutions in the amount of \$6,500.00. This discussion was tabled until more information is received.

- Trustee Schmidt and FO Kurtz discussed where the interest on the levied monies was utilized. It was noted that the interest was used to repay the loan payment. 2 loan repayments have been made so far.

(See Attached)

Revenue Status

(See Attached)

Receipt Listing

- 5 tax disbursements were received from the Medina County Auditor's office in the month of February.

(See Attached)

Fund Status

- \$104,204.96 Pooled Investments
- \$342.80 Secondary Checking
- \$795,778.75 Primary Checking -\$900,326.51 All Total Funds
- Trustee Patterson questioned if we are receiving real estate taxes from the levy. The bond money coming in from the taxes should cover the cost of the levy payment. FO Kurtz stated that money from taxes and interest from savings goes into the 4101 account (Bond for Safety Service Building). \$23,320.00 has been received this year and was placed into the 4101 account. The first levy payment is \$125,014.00 and is due June 1st. FO confirms that none of the real estate tax monies have been spent. The auditor directs where the money should be credited.
- Secondary checking will remain open if no fees are associated with the low balance. FO would like to close this account.

(See Attached)

Cash Summary by Fund

(See Attached)

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Correspondence

- OTARMA review was received.
- Hall Rental Saturday, March 21st from 9am-3pm.

Zoning

- 11 total certificates issued in February 2020. 10 of those are for new homes.
- Deer Pass is still in violation. Was tabled for the upcoming ZC meeting in order to discuss the Kratzer project.
- 7552 Seville Road property- Medina Cty PO determined the property is not in violation of previous court order. ZI and Trustee Patterson will continue to work with the property owner to create rear yard storage for certain items.
- Friendsville Road property- still unable to contact/communicate with the owner of the property. There is a truck on blocks in the front yard. Was reviewed with the Assistant Prosecutor. A letter will be issued to the owner to contact the ZI.
- Kratzer parcel project was discussed in detail. Jason Dawson, attorney for the proposed industrial development, has requested a pre-application conference for March 5th, 2020. Atty Dawson would like the application to ZC at their next regular meeting on March 18th. OTARMA legal rep, Jim Matthews, has informed the board that the pre-application conference is not required and therefore we will forego the pre-application conference. ZI will contact Atty Dawson to discuss.
- The MC Economic Development is requesting ZI and Trustee Chairman to attend an upcoming meeting. The developer would like to extend Westfield Center's sewer to the Kratzer parcel.
- Trustees held a special meeting on February 27th, 2020 to discuss the following: Sewer proposal, the known conflict of interest with the Prosecutor Forrest Thompson and the Kratzer project. Jim Matthews will contact an attorney from Lorain to see if he can represent on our behalf. Also discussed at the special meeting was the water quality management plan as it relates to the possibility of extending the sewer to the Kratzer project.
- IHOP will be moving forward with their proposed location within the TA. The blueprint was reviewed. They will be compliant with zoning if they do not build an outside entrance and if the facade is maintained. ZI still waiting for a blueprint on their proposed signage.
- ZC regular meeting will be held March 18th. They will discuss the Kratzer project under the 308 overlay.
- Friendsville Rd cell tower- a variance would be needed. Kathleen Lamar is requesting the information be sent to her regarding tower updates. Each resident requesting information will need to submit their request in writing.
- Zoning books are being updated and compiled by Carol Rumburg. Township maps were purchased for the amount of \$120.00.
- Training workshop will be held March 5th at 6:30pm.

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- Park lot split email was sent to the board. Legal was contacted to review.
- 7491 Kennard draft submittal concept was denied for a lot split. Mike Lyons reviewed the submission.

(See Attached)

Old Business

- N/A

New Business

- N/A

Patterson makes a motion to adjourn at 11:05 PM; seconded by Schmidt. All said aye. Meeting adjourned.

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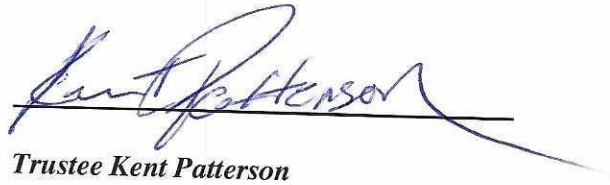
Respectfully submitted by:

Amy M. Banfield

Date approved: 4-22-20



Trustee Michael Schmidt, Chair



Trustee Kent Patterson

Trustee Craig Horner