

PERKINS TOWNSHIP TRUSTEES

REGULAR SESSION

April 11, 2023

The Perkins Township Trustees met Tuesday, April 11, 2023, in the Township Services Facility located at 2610 Columbus Avenue. Trustees present were Timothy Coleman and James Lang. Chairman Ferrell was excused. Vice Chair Coleman opened the meeting with the Pledge of Allegiance at 6:00 p.m.

AGENDA

Mr. Coleman moved to adopt the agenda as presented. Mr. Lang seconded the motion. All were in favor.

MINUTES

Mr. Coleman moved to approve the minutes of the Special Meetings of February 28 and March 1. Mr. Lang seconded the motion. All were in favor.

FINANCIAL REPORTS

Mr. Coleman moved to approve the financial statement for the month ending March 31 and the period ending April 11, 2023. Mr. Lang seconded the motion. All were in favor.

PUBLIC HEARING

The Board received an application to amend the Zoning Map from “C-2”/ General Commercial District to “PUD”/ Planned Unit Development District submitted by Drew Schaeffer, on behalf of BL & CS Company LLC, for property located at 6511 Milan Road (PPN 32-68022.000). The proposed amendment has been requested to provide for the use of this property as a dormitory.

Mr. Coleman moved to open the hearing. Mr. Lang seconded the motion. Roll call: Mr. Lang, aye; Mr. Coleman, aye. Motion adopted.

Director Byington reviewed the specifics of the application along with the recommendations of the various Township departments and the Zoning Commission. There is no increase in the footprint of the building at this time.

Drew Schaeffer reviewed the five motels that they own in both Perkins and Milan Township. Most of the other motels in the area have their own living quarters for their staff. They currently do not. This project will provide a safe living environment for the students they employ. Mr. Schaeffer said the ultimate goal was to expand the building. However, currently they will convert the interior in two phases. There will be a “live in” manager who will oversee the student activities and provide transportation to their work sites and shopping sites.

Mr. Coleman thought the concept was awesome. Mr. Coleman asked if each phase had to have approval under the PUD. Director Byington said that the first two internal phases could be approved together. If there was an increase in the size of the building, then there would need to be additional approval.

Mr. Coleman moved to close the hearing. Mr. Lang seconded the motion. Roll call: Mr. Lang, aye; Mr. Coleman, aye.

Resolution 2023-064 Amend Zoning Map to PUD/Planned Unit Development District For 6511 Milan Road

Mr. Coleman moved to amend the Zoning Map from “C-2”/ General Commercial District to the “PUD”/ Planned Unit Development District for property located at 6511 Milan Road (PPN 32-68022.000). Mr. Lang seconded the motion. Roll call: Mr. Lang, aye; Mr. Coleman, aye. Resolution adopted, effective in thirty days.

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PUBLIC HEARING

The Board received a proposal from the Zoning Commission to amend Article 25.12 of the Zoning Resolution to include regulations related to temporary uses and to include portable toilets as such a use.

Mr. Coleman moved to open the public hearing. Mr. Lang seconded the motion. Roll call: Mr. Lang, aye; Mr. Coleman, aye. Motion adopted.

Director Byington said that this was introduced to control portable toilets being installed more than seven days before the start of construction and not being removed in a timely manner at the end of construction. This would not affect portable toilets short term items such as graduation parties, etc. Long term usage is not permitted except for construction purposes.

Mr. Coleman moved to close the public hearing. Mr. Lang seconded the motion. Roll call: Mr. Lang, aye; Mr. Coleman, aye. Motion adopted.

Resolution 2023-065

Amend Zoning Code Article 25.12 Temporary Uses

Mr. Coleman moved to amend the Zoning Code Article 25.12 Temporary Uses to include additional language related to such uses and to include portable toilets as a temporary use. Mr. Lang seconded the motion. Roll call: Mr. Lang, aye; Mr. Coleman, aye. Resolution adopted, effective in 30 days.

PRESENTATION

Dave Reichelt of Communications Engineering Management Inc. gave a slide show presentation of the new CCTV system installed at the cemetery tower site. The fiber optics from Buckeye Broadband eliminated the need for the telephone lines and is more dependable eliminating some non-compliance issues. The new camera system provides clearer video and covers a larger area than previously. There are four stationary cameras and one robotic camera that can be set up for continuous coverage.

The Board thanked Mr. Reichelt for his assistance with the security camera improvements.

NEW BUSINESS

Resolution 2023-066

Supplemental Appropriations/Reallocations

Mr. Coleman moved to approve Supplemental Appropriations:

1000-690-370-0280{STS} \$15,000.00

Source: Unappropriated funds in the General Fund

Purpose: CY 2023 contribution to the City of Sandusky for operation of its transit system Center

2913-760-740-0211 Machinery, Equipment & Furniture{Strickfaden} - \$27,000.00

Purpose: Equipment for Strickfaden Park

Source: Reallocation from Improvement of Sites.

Mr. Lang seconded the motion. Mr. Boyle explained that they had received a request from the City for contributions to support the transportation of area residents. The transit system helps support our local businesses. The contribution could be reviewed annually. Roll call: Mr. Lang, aye; Mr. Coleman, aye. Resolution adopted.

Resolution 2023-067

Hire Melanie Murray – Part-time Planner in Community Development Department

Mr. Coleman moved to hire Melanie Murray as a part-time Planner in the Community Development Department at a rate of \$20.00 per hour, effective May 1, 2023. Mr. Lang seconded the motion. Director Byington said this would permit us to update the zoning map internally and control the changes. Roll call: Mr. Lang, aye; Mr. Coleman, aye. Resolution adopted.

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Resolution 2023-068

Authorize Grant Application to the Mylander Foundation

Mr. Coleman moved to authorize the submittal of a grant application to the Mylander Foundation in the amount of \$5,000.00 for community events and accept the grant if so awarded. Mr. Lang seconded the motion. Public Service Coordinator Henley said that these events are getting larger each year. Roll call: Mr. Lang, aye; Mr. Coleman, aye. Resolution adopted.

Resolution 2023-069

Accept Resignation of Tina Gyde

Mr. Coleman moved to accept the resignation of Tina Gyde effective April 21, 2023. Mr. Lang seconded the motion. Mr. Boyle said that Ms. Gyde had submitted her resignation yesterday. With the short notice, we are scrambling internally to cover the work she has been doing. We will be searching for a suitable employee. Mr. Coleman said we cannot fault an employee for seeking an opportunity they feel is better. Roll call: Mr. Lang, aye; Mr. Coleman, aye. Resolution adopted.

Department Reports

- Community Development – Director Byington said there was nothing further.
- Police Department – Sgt. Curran had nothing to report.
- Public Works Department – Mr. Coleman asked that we follow up with Mr. Reichert regarding CCTV services to Strickfaden Park.
- Administrator – Mr. Boyle said they believe they have a good candidate for the Police Records Clerk and will probably be bringing that to the Board at the next meeting. The Township Cleanup Day will be April 29th. He thanked everyone who worked on the Easter Egg Hunt. Finally, he submitted a formal resolution that was requested by the County regarding large wind farms or large solar facilities. One of the major concerns is how they might affect the proposed runway at NASA.

Resolution 2023-070

Designation of Perkins Township as a Restricted Area for Wind Farm and Large Solar Facilities

Mr. Coleman moved to request the Board of Erie County Commissioners designate all unincorporated areas of Perkins Township as an area restricted for the construction of the utility facilities defined in Senate Bill 52, adopted October 11, 2022. Mr. Lang seconded the motion. Mr. Coleman noted that the resolution does not address the height. Mr. Boyle said that the number of megawatts generated would dictate the height of the towers. Roll call: Mr. Lang, aye; Mr. Coleman, aye. Resolution adopted.

Notices/Correspondence

- Next Regular Meeting – April 25 @ 8:30 AM

Fiscal Officer Comments

- Payments for the period March 29-April 11 totaled \$356,076.63 and included payments to: Erie Conservation District for Phase 2; Warren Fire for Squad coats; Daniel Frederick Architects for storage building designs; Pelz Lettering for baseball uniforms.
- While on vacation Ms. Ohlemacher will assist with the payroll functions and Ms. Henley will pick up some of the Accounts Payable & Accounts Receivable functions. Ms. Schaefer appreciates their willingness to step up to cover these functions on such short notice.

Trustees' Discussion - None

Public Forum - None

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Adjournment

There being no further business to come before the Board at this time, Mr. Coleman moved to adjourn the meeting at 7:00 p.m. Mr. Lang seconded. Roll call vote: Mr. Lang, aye; Mr. Coleman, aye. Meeting adjourned.

Timothy Coleman, Vice Chairman

Diane Schaefer, Fiscal Officer