



**DECEMBER 8, 2020
PUBLIC HEARING, 6:30 P.M.**

Case: ZA-11-20: A request from Star City Concrete LLC, 4490 E US 40, Tipp City OH 45371, to rezone two parcels with the intent to join said parcels and rezoned as B-1. Parcel 1 (4490 E US 40) is .21 acres zoned B-3 Neighborhood Business and is Miami County Parcel ID A01-086229. Parcel 2 (Adjacent east of 4490 E US 40) is .979 acres zoned A-1 Domestic Agriculture and is Miami County Parcel ID A01-009820.

REGULAR BUSINESS MEETING 7:00PM

CALL TO ORDER

APPROVAL OF THE MINUTES

The minutes for the November 24 Regular Meeting and the December 1, Workshop Meeting will be ready next regular meeting due to our server being down.

STAFF REPORTS

ADMINISTRATOR

There are three resolutions on the agenda this evening.

1: The first is for the zoning case heard at public hearing this evening.

2: The second Resolution is to appoint Deborah Watson to the position of Administrative Assistant to the Fire Chief. This position does not include a set hourly salary or weekly scheduled hours but is as needed (such as grant reporting, budgeting, medical billing, etc).

3: The last Resolution is for an annual one-time bonus to Township Staff and Fire Officer Staff for 2020.

4: The flooring project is complete, and we hope to have the painting project finished by the end of the week. The networking project should be completed tomorrow. Offices should be back to normal by the end of the week.

SHERIFF

Nothing to report.

FIRE

Bethel Township Fire Department

Tipp City, OH

This report was generated on 12/8/2020 11:38:22 AM



Incident Type Count per Station for Date Range

Start Date: 11/21/2020 | End Date: 12/04/2020

INCIDENT TYPE	# INCIDENTS
Station: 1 - BETHEL TWP FIRE DEPT.	
114 - Chimney or flue fire, confined to chimney or flue	1
321 - EMS call, excluding vehicle accident with injury	16
322 - Motor vehicle accident with injuries	1
500 - Service Call, other	1
611 - Dispatched & cancelled en route	2
622 - No incident found on arrival at dispatch address	1

Incidents for 1 - Bethel Twp Fire Dept.: 22

Bethel Township Fire Department

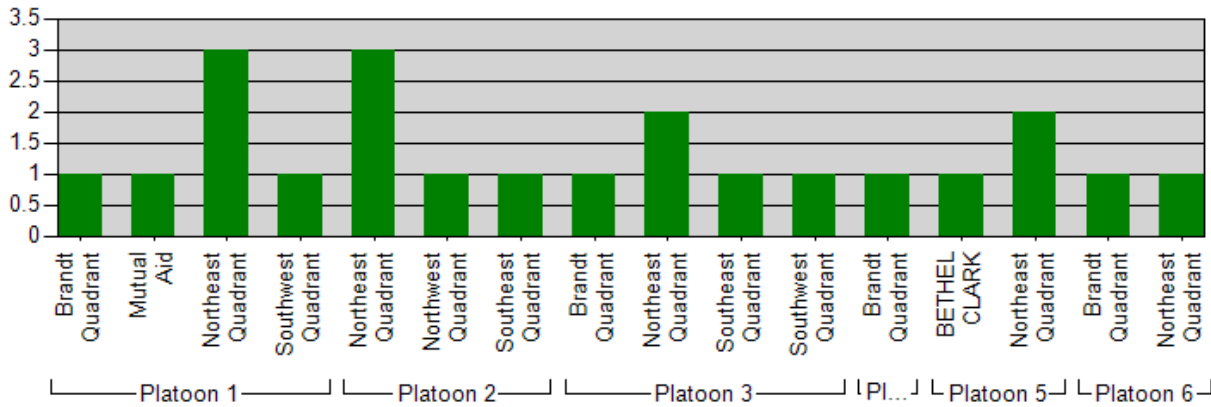
Tipp City, OH

This report was generated on 12/8/2020 11:36:47 AM



Incidents per Zone per Shift for Date Range

Start Date: 11/21/2020 | End Date: 12/05/2020



SHIFT	ZONE	# INCIDENTS
Platoon 1	Brandt Quadrant	1
	Mutual Aid	1
	Northeast Quadrant	3
	Southwest Quadrant	1
Platoon 2	Northeast Quadrant	3
	Northwest Quadrant	1
	Southeast Quadrant	1
Platoon 3	Brandt Quadrant	1
	Northeast Quadrant	2
	Southeast Quadrant	1
	Southwest Quadrant	1
Platoon 4	Brandt Quadrant	1
Platoon 5	BETHEL CLARK	1
	Northeast Quadrant	2
Platoon 6	Brandt Quadrant	1
	Northeast Quadrant	1

TOTAL: 22

ZONING

Since the last Trustee meeting, the following zoning certificate applications have been received
ZA-11-20

Since the last Board of Zoning Appeals (BZA) meeting, the following application is in process
NO NEW APPLICATIONS AT THIS TIME

Since the last Zoning Commission (ZC) meeting, following zoning amendment applications are in process
N/A

YEAR TO DATE (2020):

Certificates issued in 2020: 50

Declarations received in 2020: 3

Variances requested in 2020: 14

Variances approved in 2020: 12 (One from 2019)

Conditional Use requested in 2020: 2

Conditional Use approved in 2020: 2 (From 2019)

Zoning Amendments requested in 2020: 13

Zoning Amendments approved in 2020: 10 (Two from 2019)

Zoning Text Amendments 2020: 0

BOARDS & COMMISSIONS

MIAMI COUNTY PLANNING COMMISSION:

The next scheduled meeting is December 15, 2020, at 7:00 p.m. The Township has no cases.

BETHEL TOWNSHIP BOARD OF ZONING APPEALS (BZA):

The BZA will not meet December 19, 2020, at 6:30 p.m.

BETHEL TOWNSHIP ZONING COMMISSION (ZC):

The ZC will not meet December 19, 2020, at 7:30 p.m.

2020 ZONING ENFORCEMENT (YTD):

	Junk Cars	High Grass	Construction Related	Health Referrals	Other	Cleared
Month	0	0	0	0	1	0
YTD	2	3	1	1	6	12

Total: 12

Total Cleared: 12

PUBLIC COMMENTS FOR ITEMS ON AGENDA

None

ACTION ITEMS

RESOLUTION #20-12-092

Case ZA-11-20: A request from Star City Concrete LLC, 4490 E US 40, Tipp City OH 45371, to rezone two parcels with the intent to join said parcels and rezoned as B-1. Parcel 1 (4490 E US 40) is .21 acres zoned B-3 Neighborhood Business and is Miami County Parcel ID A01-086229. Parcel 2 (Adjacent east of 4490 E US 40)

Whereas, Case ZA-11-20 was submitted to the Miami County Planning Commission, who recommended approval, and

Whereas, Case ZA-11-20 was heard at the November Bethel Township Zoning Commission meeting and was recommended for approval,

Therefore; be it resolved that Case ZA-11-20 be approved with the following conditions:

- 1. Trustees would like to see more landscaping.

CERTIFICATE OF RECORDING OFFICER

I, DEBORAH WATSON, HEREBY CERTIFY THAT THE FORGOING IS A TRUE AND CORRECT COPY OF RESOLUTION # 20-12-092 ADOPTED BY THE BOARD OF TRUSTEES OF BETHEL TOWNSHIP MIAMI COUNTY HELD ON THE 8TH DAY OF DECEMBER , 2020, AND THAT I AM DULY AUTHORIZED TO EXECUTE THIS CERTIFICATE.

Deborah Watson, Fiscal Officer

THE ABOVE MOTION WAS MOVED BY MRS. WRIGHT AND SECONDED BY MR. BLACK AND THE VOTE BEING TAKEN AS:

MRS. WRIGHT	YES
MR. BLACK	YES
MRS. VANHAAREN	YES

RESOLUTION #20-12-093

A RESOLUTION APPOINTING DEBORAH WATSON ADMINISTRATIVE ASSISTANT TO THE FIRE CHIEF

WHEREAS, DUTIES SUCH AS PAYROLL, GRANT REPORTING, BUDGETING, MEDICAL BILLING AND ORDERING REQUIRE ADDITIONAL TIME, AND

WHEREAS, THE BETHEL TOWNSHIP TRUSTEES HAVE DEEMED IT NECESSARY TO ASSIGN RESOURCES TO ASSIST WITH THESE FUNCTIONS, THEREFORE;

BE IT RESOLVED THAT DEBORAH WATSON BE APPOINTED TO THE POSITION OF ADMINISTRATIVE ASSISTANT TO THE FIRE CHIEF.

CERTIFICATE OF RECORDING OFFICER

I, DEBORAH WATSON, HEREBY CERTIFY THAT THE FORGOING IS A TRUE AND CORRECT COPY OF RESOLUTION # 20-12-093 ADOPTED BY THE BOARD OF TRUSTEES OF BETHEL TOWNSHIP MIAMI COUNTY HELD ON THE 8TH DAY OF DECEMBER , 2020, AND THAT I AM DULY AUTHORIZED TO EXECUTE THIS CERTIFICATE.

Deborah Watson, Fiscal Officer

THE ABOVE MOTION WAS MOVED BY MR. BLACK AND SECONDED BY MRS. WRIGHT AND THE VOTE BEING TAKEN AS:

MR. BLACK YES
MRS. WRIGTH YES
MRS. VANHAAREN YES

RESOLUTION #20-12-094

A RESOLUTION AUTHORIZING A ONE TIME PAY SUPPLEMENT TO BETHEL TOWNSHIP CURRENT FULL TIME AND PART TIME NON-FIRE DEPARTMENT EMPLOYEES

WHEREAS, PERIODICALLY BETHEL TOWNSHIP EVALUATES THE PAY RATE OF EMPLOYEES TO MAINTAIN A COMPETITIVE WAGE AND BENEFIT PACKAGE, AND

WHEREAS, AT THIS TIME AN ANNUAL RAISE IS NOT BUDGETED FOR FULL AND PART TIME (NON-FIRE) EMPLOYEES, HOWEVER THE TRUSTEES AND FISCAL OFFICER HAVE DETERMINED THAT IT IS WARRANTED AND WELL DESERVED TO ISSUE AN ANNUAL ONE TIME BONUS TO THE AFOREMENTIONED EMPLOYEES, THEREFORE;

BE IT RESOLVED THAT AN ANNUAL ONE-TIME BONUS BE PAID TO THE AFOREMENTIONED EMPLOYEES IN THE AMOUNTS PRESCRIBED BY THE BETHEL TOWNSHIP TRUSTEES.

CERTIFICATE OF RECORDING OFFICER

I, DEBORAH WATSON, HEREBY CERTIFY THAT THE FORGOING IS A TRUE AND CORRECT COPY OF RESOLUTION # 20-12-093 ADOPTED BY THE BOARD OF TRUSTEES OF BETHEL TOWNSHIP MIAMI COUNTY HELD ON THE 8TH DAY OF DECEMBER , 2020, AND THAT I AM DULY AUTHORIZED TO EXECUTE THIS CERTIFICATE.

Deborah Watson, Fiscal Officer

THE ABOVE MOTION WAS MOVED BY MRS. WRIGHT AND SECONDED BY MR. BLACK AND THE VOTE BEING TAKEN AS:

MRS. WRIGHT YES
MR. BLACK YES
MRS. VANHAAREN YES

ANNOUNCEMENTS

December 19 BZA Meeting @ 6:30pm/ Zoning Commission Meeting @ 7:30pm*
December 22 Regular Board of Trustee Meeting, Township Meeting Room, 7:00PM
December 25 Township Offices Closed in observance of the Christmas Holiday
December 29 Trustee Workshop, Township Meeting Room, 8:00AM*

An * indicates a meeting will be held only if needed.

PUBLIC COMMENTS ON ANY TOPIC

Resident Natalie Donahue asked the trustees if the owner of the property at the corner of Palmer and 40 was going to reapply. The Trustees said that the owner said that he would reapply with a different plan.

Resident Michele Phrogner told the trustee that the residents understand there needs to be development and hopes the Trustees were listening.

MOTION TO RECORD PAYMENT OF WARRANTS AND ELECTRONIC PAYMENTS

**RESOLUTION 20-11-095
A RESOLUTION TO RECORD PAYMENTS 52483-52558
AND ELECTRONIC PAYMENTS 973-1026**

BE IT RESOLVED, BY THE BOARD OF TRUSTEES OF BETHEL TOWNSHIP, MIAMI COUNTY THAT THE PAYMENT OF THE WARRANT 52483-52558 ELECTRONIC PAYMENTS FROM NO.973-1026 BE RECORDED THROUGH THE REQUEST OF THE FISCAL OFFICER.

THE ABOVE MOTION WAS MOVED BY MRS. WRIGHT AND SECONDED BY MR. BLACK AND THE VOTE BEING TAKEN AS:

**MRS. WRIGHT YES
MR. BLACK YES
MRS. VANHAAREN YES**

PAYMENTS

Number	Transaction Date	Payee	Total Warrant Amount
252-2020	12/4/20	UNITY NATIONAL BANK/CARD MEMBER SERVICES	\$0.00
940-2020	11/23/20	BEN ALLEN	\$489.31
941-2020	11/23/20	MICHAEL ARNOLD JR	\$418.80
942-2020	11/23/20	CYRUS N BROYLES	\$971.20
943-2020	11/23/20	BENJAMIN M CAHILL	\$589.93
944-2020	11/23/20	BRANDEN L CARPENTER	\$117.09
945-2020	11/23/20	NICHOLAS R CARPENTER	\$302.87
946-2020	11/23/20	JACOB DANIEL CLINE	\$671.84
947-2020	11/23/20	ALLAN DAVIS	\$943.08

948-2020	11/23/20	JAMES ANDREW EHRHART	\$1,870.80
949-2020	11/23/20	NICHOLAS M HALTER	\$474.77
950-2020	11/23/20	VICTORIA BARBARA LAVEY	\$352.64
951-2020	11/23/20	ANNA R LUDWICK	\$33.21
952-2020	11/23/20	WILLIAM P MANNHEIM	\$661.73
953-2020	11/23/20	ZACHARY SCOTT MCCARROLL	\$893.76
954-2020	11/23/20	BRIAN DD MCKELLAR	\$641.90
955-2020	11/23/20	JOHN MEYER	\$33.26
956-2020	11/23/20	JAROD M REILLY	\$283.36
957-2020	11/23/20	MARCUS A ROLL	\$1,155.25
958-2020	11/23/20	JOSHUA SCHIEBREL	\$463.46
959-2020	11/23/20	CHRISTOPHER M SCOTT	\$629.12
960-2020	11/23/20	JAMES R SEBASTIAN	\$282.30
961-2020	11/23/20	ALEXANDER SEGRETTO	\$511.57
962-2020	11/23/20	ROBERT STEVENSON	\$281.43
963-2020	11/23/20	TIFFANY ROSE STINSON	\$691.06
964-2020	11/23/20	CODY TYLER TEEGARDEN	\$377.03
965-2020	11/23/20	LARRY RAY TRUSTY	\$1,134.02
966-2020	11/23/20	DEBORAH A WATSON	\$536.76
967-2020	11/23/20	TERRENCE W. WELDON JR.	\$677.08
968-2020	11/23/20	CONNOR WHELAN	\$1,387.46
969-2020	11/23/20	MARK A WYSONG	\$550.69
970-2020	11/23/20	ROBERT JAY YOCUM	\$960.32
971-2020	11/23/20	JAY T. ZIMMERMAN	\$783.17
973-2020	11/24/20	BEN ALLEN	\$489.31
974-2020	11/24/20	MICHAEL ARNOLD JR	\$540.74
975-2020	11/24/20	CYRUS N BROYLES	\$971.20
976-2020	11/24/20	BENJAMIN M CAHILL	\$589.93
977-2020	11/24/20	BRANDEN L CARPENTER	\$117.09
978-2020	11/24/20	NICHOLAS R CARPENTER	\$302.87
979-2020	11/24/20	JACOB DANIEL CLINE	\$671.84
980-2020	11/24/20	ALLAN DAVIS	\$943.08
981-2020	11/24/20	JAMES ANDREW EHRHART	\$1,870.80
982-2020	11/24/20	NICHOLAS M HALTER	\$474.77
983-2020	11/24/20	VICTORIA BARBARA LAVEY	\$352.64
984-2020	11/24/20	ANNA R LUDWICK	\$33.21
985-2020	11/24/20	WILLIAM P MANNHEIM	\$661.73
986-2020	11/24/20	ZACHARY SCOTT MCCARROLL	\$893.76
987-2020	11/24/20	BRIAN DD MCKELLAR	\$641.90
988-2020	11/24/20	JOHN MEYER	\$33.26
989-2020	11/24/20	JAROD M REILLY	\$283.36
990-2020	11/24/20	MARCUS A ROLL	\$1,163.00
991-2020	11/24/20	JOSHUA SCHIEBREL	\$463.46
992-2020	11/24/20	CHRISTOPHER M SCOTT	\$629.12
993-2020	11/24/20	JAMES R SEBASTIAN	\$282.30
994-2020	11/24/20	ALEXANDER SEGRETTO	\$511.57
995-2020	11/24/20	ROBERT STEVENSON	\$281.43

996-2020	11/24/20	TIFFANY ROSE STINSON	\$691.06
997-2020	11/24/20	CODY TYLER TEEGARDEN	\$377.03
998-2020	11/24/20	LARRY RAY TRUSTY	\$1,134.02
999-2020	11/24/20	DEBORAH A WATSON	\$536.76
1000-2020	11/24/20	TERRENCE W. WELDON JR.	\$677.08
1001-2020	11/24/20	CONNOR WHELAN	\$1,387.46
1002-2020	11/24/20	MARK A WYSONG	\$550.69
1003-2020	11/24/20	ROBERT JAY YOCUM	\$960.32
1003-2020	11/24/20	ROBERT JAY YOCUM	\$960.32
1004-2020	11/24/20	JAY T. ZIMMERMAN	\$783.17
1006-2020	11/24/20	MICHAEL ARNOLD JR	\$1,038.96
1008-2020	11/25/20	DONALD R BLACK	\$798.87
1009-2020	11/25/20	HELEN E VANHAAREN	\$1,101.67
1010-2020	11/25/20	DEBORAH A WATSON	\$1,675.76
1011-2020	11/25/20	CAROLYN WRIGHT	\$1,046.98
1017-2020	12/1/20	UNITY NATIONAL BANK	\$5,663.89
1018-2020	12/1/20	TREASURER OF STATE OF OHIO	\$1,932.41
1019-2020	12/1/20	OHIO CHILD SUPPORT PAYMENT CENTER	\$731.99
1020-2020	12/1/20	PUBLIC EMPLOYEES RETIREMENT SYSTEM	\$5,123.78
1021-2020	12/1/20	OHIO PUBLIC EMPLOYEES DEFERRED COMPENSAT	\$55.00
1022-2020	12/1/20	OHIO PUBLIC EMPLOYEES DEFERRED COMPENSAT	\$55.00
1023-2020	12/1/20	OHIO PUBLIC EMPLOYEES DEFERRED COMPENSAT	\$50.00
1024-2020	12/2/20	VISION SERVICE PLAN	\$81.18
1025-2020	12/2/20	VISION SERVICE PLAN	\$9.58
1026-2020	12/2/20	VISION SERVICE PLAN	\$28.99
52126	12/4/20	UNITY NATIONAL BANK/CARD MEMBER SERVICES	\$0.00
52467	12/8/20	HIDDEN VALLEY STORAGE BARN	\$3,287.50
52483	11/25/20	DAYTON POWER & LIGHT CO	\$412.95
52484	11/25/20	AT&T	\$66.67
52485	11/25/20	FIRST NET	\$340.29
52486	11/25/20	UNITED HEALTH CARE-INSURANCE COMPANY	\$209.15
52487	11/25/20	ACCENT BUSINESS COMMUNICATIONS	\$442.43
52488	11/25/20	UNIQUE PAVING MATERIALS	\$427.50
52489	11/25/20	DUNCAN OIL CO	\$1,482.45
52490	11/25/20	MIAMI COUNTY-SHERIFFS DEPT	\$27,534.47
52491	11/25/20	MIAMI COUNTY ENGINEER	\$245,624.25
52492	11/25/20	App ARCHITECTURE	\$8,500.00
52493	11/25/20	STAPLES ADVANTAGE	\$253.81
52494	11/25/20	STRYKER SALES CORPORATION	\$4,084.00
52495	11/25/20	BOUND TREE MEDICAL	\$845.57
52495	11/25/20	BOUND TREE MEDICAL	\$845.57
52496	11/25/20	A.E. DAVID COMPANY	\$919.38
52543	12/1/20	AFLAC	\$251.46
52543	12/1/20	AFLAC	\$251.46
52543	12/1/20	AFLAC	\$251.46
52543	12/1/20	AFLAC	\$251.46
52544	12/3/20	CORE AND MAIN	\$679.00

52545	12/3/20	MIAMI COUNTY SANITARY ENGINEERING DEPT.	\$277.01
52545	12/3/20	MIAMI COUNTY SANITARY ENGINEERING DEPT.	\$277.01
52545	12/3/20	MIAMI COUNTY SANITARY ENGINEERING DEPT.	\$277.01
52546	12/3/20	WASTE MANAGEMENT OF OHIO INC	\$540.51
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52547	12/3/20	BETHEL TOWNSHIP FIREFIGHTERS ASSOCIATION	\$157.17
52548	12/3/20	OHIO DEPARMENT OF JOB AND FAMILY SERVICE	\$181.48
52549	12/3/20	CITY OF HUBER HEIGHTS	\$229.03
52550	12/3/20	STAPLES ADVANTAGE	\$168.73
52550	12/3/20	STAPLES ADVANTAGE	\$168.73
52550	12/3/20	STAPLES ADVANTAGE	\$168.73
52551	12/3/20	DUNCAN OIL CO	\$564.12
52551	12/3/20	DUNCAN OIL CO	\$564.12
52551	12/3/20	DUNCAN OIL CO	\$564.12
52552	12/3/20	DAYTON POWER & LIGHT CO	\$125.76
52552	12/3/20	DAYTON POWER & LIGHT CO	\$125.76
52553	12/3/20	MEDICOUNT MANAGEMENT, INC	\$714.72
52556	12/7/20	Skipped Warrants 52554 to 52556 Series 1	\$0.00
52557	12/7/20	UNITED STATES POSTAL SERVICE	\$500.00
52558	12/8/20	HIDDEN VALLEY STORAGE BARNS	\$3,287.50

Meeting Adjourned 7:35pm

Beth Vanhaaren, Chair

Donald Black, Trustee

Carolyn Wright, Trustee

Deborah Watson, Fiscal Officer