



January 25, 2021
REGULAR BUSINESS MEETING, 7:00 P.M.

CALL TO ORDER

PLEDGE OF ALLEGIANCE

APPROVAL OF THE MINUTES

A motion to approve the minutes for the January 11, 2022 Regular Meeting, was moved by Trustee vanHaaren and seconded by Trustee Black.

Vote: **Trustee vanHaaren YES**
 Trustee Reese YES

STAFF REPORTS

SHERIFF

Nothing to report.

FIRE

Bethel Township Fire Department

Tipp City, OH

This report was generated on 2/8/2022 10:05:06 AM



Incident Type Count per Station for Date Range

Start Date: 01/08/2022 | End Date: 01/21/2022

INCIDENT TYPE	# INCIDENTS
Station: 1 - BETHEL TWP FIRE DEPT.	
111 - Building fire	2
112 - Fires in structure other than in a building	1
130 - Mobile property (vehicle) fire, other	1
321 - EMS call, excluding vehicle accident with injury	23
322 - Motor vehicle accident with injuries	3
500 - Service Call, other	2
531 - Smoke or odor removal	1
553 - Public service	1
554 - Assist invalid	1
611 - Dispatched & cancelled en route	1
622 - No incident found on arrival at dispatch address	1
# Incidents for 1 - Bethel Twp Fire Dept.:	37

Bethel Township Fire Department

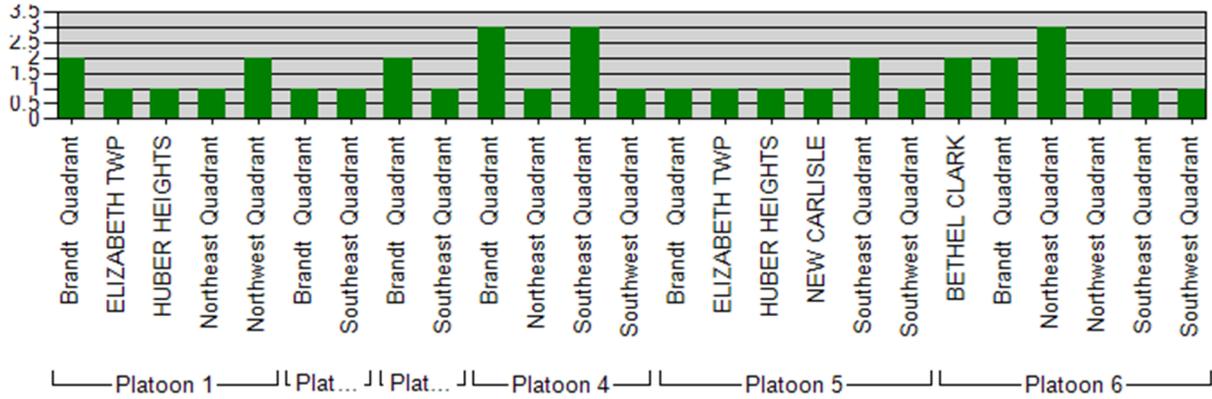
Tipp City, OH

This report was generated on 2/8/2022 10:06:34 AM



Incidents per Zone per Shift for Date Range

Start Date: 01/08/2022 | End Date: 01/21/2022



SHIFT	ZONE	# INCIDENTS
Platoon 1	Brandt Quadrant	2
	ELIZABETH TWP	1
	HUBER HEIGHTS	1
	Northeast Quadrant	1
	Northwest Quadrant	2
Platoon 2	Brandt Quadrant	1
	Southeast Quadrant	1
Platoon 3	Brandt Quadrant	2
	Southeast Quadrant	1
Platoon 4	Brandt Quadrant	3
	Northeast Quadrant	1
	Southeast Quadrant	3
	Southwest Quadrant	1
Platoon 5	Brandt Quadrant	1
	ELIZABETH TWP	1
	HUBER HEIGHTS	1
	NEW CARLISLE	1
	Southeast Quadrant	2
	Southwest Quadrant	1
Platoon 6	BETHEL CLARK	2
	Brandt Quadrant	2
	Northeast Quadrant	3
	Northwest Quadrant	1
	Southeast Quadrant	1
	Southwest Quadrant	1

TOTAL: 37

ZONING

Since the last Trustee meeting, the following zoning certificate applications have been received

ZC-02-22	7598 NEW CARLISLE RD	NEW CONSTRUCTION (HOME)
ZC-03-22	7120 SR 201	NEW CONSTRUCTION (SCHOOL)
ZC-04-22	8320 FLICK	POOL
ZC-05-22	8390 US RT 40	NEW CONSTRUCTION (HOME)
ZC-06-22	5255 EASTLAND DR	GARAGE

Since the last Board of Zoning Appeals (BZA) meeting, the following application is in process

V-01-22	7598 NEW CARLISLE RD	BARN LOCATED IN FRONT OF RESIDENCE
V-02-22	6622 SR 571	POLE BARN 2,200SF BIGGER THAN ALOUD (TOTALING 4,800 SF)
V-03-22	5495 SR 201	3 RD ACCESSORY STRUCTURE (3,200SF TOTAL OF ALL 3)

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

None

YEAR TO DATE (2022):

Certificates issued in 2022: 06

Declarations received in 2022: 0

Variances requested in 2022: 0

Variances approved in 2022: 0

Conditional Use requested in 2022: 0

Conditional Use approved in 2022: 0

Zoning Amendments requested in 2022: 0

Zoning Amendments approved in 2022: 0

BOARDS & COMMISSIONS

MIAMI COUNTY PLANNING COMMISSION:

February 15th, 2022, at 7:00PM

BETHEL TOWNSHIP BOARD OF ZONING APPEALS (BZA):

The BZA will meet at the Township Building February 24th, 2022 at 630PM.

BETHEL TOWNSHIP ZONING COMMISSION (ZC)

The Zoning Commission will meet at the Township Building on February 24th,2022 at 700PM if needed

2022 ZONING ENFORCEMENT (YTD):

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

Total: 0

Total Cleared: 0

ADMINISTRATORS REPORT

There are four Resolutions on the agenda this evening.

The first 3 are for new appointments to the Board of Zoning Appeals and Zoning Commission. Zach Staudter and Pete Mannheim have both expressed interest in the BZA and Ron Corbett has expressed interest in the Zoning Commission.

Lastly there is a Resolution to approve the Township's liability policy through OTAEMA. This year's premium was an increase of \$1,964 from \$20,097 in 2021 to \$22,061 in 2022

- The Trustees and Staff will be attending the Winter Ohio Township Conference from Jan. 26 thru the 28.

PUBLIC COMMENTS FOR ITEMS ON THE AGNEDA

Resident Michelle Phrogner asked if she had missed the BZA meeting this past week. Zoning Administrator Mike Arnold said yes, that the meeting had been moved due to the OTA conference.

TRUSTEE DISCUSSION

Trustee Julie Reese reported that she talked to Randy Mott at Elizabeth Township about a Farmland Preservation Program. That maybe the Township could take a look at.

Trustee vanHaaren stated that the Trustees were aware of such program, but they have not done a program since 2015. The Ohio Department of Agriculture did not fund the program in 2021.

Trustee Don Black stated that Elizabeth Township received their money from the Berry Estate and they have a lot of money to fund programs like this.

Trustee Julie Reese stated she is working with Bethel Local Schools to set up a joint meeting.

Trustee Julie Reese reported that at the Huber Heights meeting there was no mention of Anneations. They did talk about revitalization. They discussed possible Commercial area, green space, Premier Medical Center and 55 and older apartments. They invited developers to come. Maybe we should do the same.

Trustee Reese stated she is looking forward to the upcoming OTA Conference.

Trustee Don Black reported on the Property on 5th Street and Walnut he continues to monitor the property. It has been labeled condemned by Miami County Health District.

Trustee Black wanted to thank the Road Department stating they do a great job taking care of the Roads.

ACTION ITEMS

RESOLUTION #22-01-014

A RESOLUTION APPOINTING ZACH STAUDTER TO THE BETHEL TOWNSHIP BOARD OF ZONING APPEALS.

WHEREAS, THE BETHEL TOWNSHIP BOARD OF ZONING APPEALS HAS AN OPENING, AND

WHEREAS, MR. STAUDTER HAS EXPRESSED INTEREST IN THE POSITION FOR THE BETHEL TOWNSHIP BOARD OF ZONING APPEALS AND HAS BEEN RECOMMENDED BY THE PLANNING AND ZONING DIRECTOR, AND

THEREFORE, BE IT RESOLVED BY THE BOARD OF TRUSTEES OF BETHEL TOWNSHIP, MIAMI COUNTY THAT ZACH STAUDTER BE APPOINTED TO FILL THE TERM OF MEMBER TO THE BETHEL TOWNSHIP BOARD OF ZONING APPEALS ON EXPIRING DECEMBER 31, 2026.

The motion was moved by Trustee: **Beth vanHaaren**
And seconded by Trustee: **Julie Reese**

VOTE:

Trustee Beth vanHaaren	YES
Trustee Reese	YES
Trustee Don Black	YES

CERTIFICATE OF RECORDING OFFICER

I, DEBORAH A. WATSON, HEREBY CERTIFY THAT THE FORGOING IS A TRUE AND CORRECT COPY OF RESOLUTION #22-01-014ADOPTED BY THE BOARD OF TRUSTEES OF BETHEL TOWNSHIP, MIAMI COUNTY HELD ON THE 25TH DAY OF JANUARY 2022, AND THAT I AM DULY AUTHORIZED TO EXECUTE THIS CERTIFICATE

DEBORAH A. WATSON
FISCAL OFFICER
BETHEL TOWNSHIP, MIAMI COUNTY

RESOLUTION #22-01-015

A RESOLUTION APPOINTING PETE MANNHEIM TO THE BETHEL TOWNSHIP BOARD OF ZONING APPEALS.

WHEREAS, THE BETHEL TOWNSHIP BOARD OF ZONING APPEALS HAS AN OPENING FOR AN ALTERNATE, AND

WHEREAS, MR. MANNHEIM HAS EXPRESSED INTEREST IN THE POSITION FOR THE BETHEL TOWNSHIP BOARD OF ZONING APPEALS AND HAS BEEN RECOMMENDED BY THE PLANNING AND ZONING DIRECTOR, AND

The motion was moved by Trustee: **Julie Reese**
And seconded by Trustee: **Beth vanHaaren**

VOTE:

Trustee Julie Reese	YES
Trustee Beth vanHaaren	YES
Don Black	YES

CERTIFICATE OF RECORDING OFFICER

I, DEBORAH A. WATSON, HEREBY CERTIFY THAT THE FORGOING IS A TRUE AND CORRECT COPY OF RESOLUTION #22-01-015 ADOPTED BY THE BOARD OF TRUSTEES OF BETHEL TOWNSHIP, MIAMI COUNTY HELD ON THE 25TH DAY OF JANUARY 2022, AND THAT I AM DULY AUTHORIZED TO EXECUTE THIS CERTIFICATE

DEBORAH A. WATSON
FISCAL OFFICER
BETHEL TOWNSHIP, MIAMI COUNTY

RESOLUTION #22-01-016

A RESOLUTION APPOINTING RON CORBETT TO THE BETHEL TOWNSHIP ZONING COMMISSION.

WHEREAS, THE BETHEL TOWNSHIP ZONING COMMISSION HAS AN OPENING, AND

WHEREAS, MR. CORBETT HAS EXPRESSED INTEREST IN THE POSITION FOR THE BETHEL TOWNSHIP ZONING COMMISSION AND HAS BEEN RECOMMENDED BY THE PLANNING AND ZONING DIRECTOR, AND

THEREFORE, BE IT RESOLVED BY THE BOARD OF TRUSTEES OF BETHEL TOWNSHIP, MIAMI COUNTY THAT RON CORBETT BE APPOINTED TO FILL THE TERM OF MEMBER TO THE BETHEL TOWNSHIP ZONING COMMISSION EXPIRING DECEMBER 31, 2026.

The motion was moved by Trustee: **Beth vanHaaren**
And seconded by Trustee: **Julie Reese**

VOTE:

Trustee Beth vanHaaren	YES
Trustee Julie Reese	YES
Trustee Don Black	YES

CERTIFICATE OF RECORDING OFFICER

I, DEBORAH A. WATSON, HEREBY CERTIFY THAT THE FORGOING IS A TRUE AND CORRECT COPY OF RESOLUTION #22-01-016 ADOPTED BY THE BOARD OF TRUSTEES OF BETHEL TOWNSHIP, MIAMI COUNTY HELD ON THE 25TH DAY OF JANUARY, 2022, AND THAT I AM DULY AUTHORIZED TO EXECUTE THIS CERTIFICATE

DEBORAH A. WATSON
FISCAL OFFICER
BETHEL TOWNSHIP, MIAMI COUNTY

RESOLUTION #22-01-017

A RESOLUTION SELECTING THE INSURANCE CARRIER AND PLAN FOR THE TOWNSHIPS LIABILITY, AUTOMOBILE LIABILITY, WRONGFUL ACTS COVERAGE, AUTOMOBILE PHYSICAL AND PROPERTY COVERAGE FOR 2021, AS WELL AS AUTHORIZING THE EXPENDITURE OF TOWNSHIP FUNDS FOR SAID PLAN AND AUTHORIZING THE ADMINISTRATOR TO EXECUTE ALL DOCUMENTS ASSOCIATED WITH THE PLAN ON BEHALF OF THE BOARD OF TRUSTEES

WHEREAS, THE BOARD OF TRUSTEES OF BETHEL TOWNSHIP, MIAMI COUNTY, OHIO, DEEMS IT NECESSARY AND ADVISABLE TO OBTAIN AND MAINTAIN LEGAL AND AUTOMOBILE LIABILITY INSURANCE;

WHEREAS, BETHEL TOWNSHIP HAS HISTORICALLY OBTAINED LEGAL LIABILITY, AUTOMOBILE LIABILITY, WRONGFUL ACTS COVERAGE, AUTOMOBILE PHYSICAL AND PROPERTY COVERAGE THROUGH THE OHIO TOWNSHIP ASSOCIATION RISK MANAGEMENT AUTHORITY;

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF TRUSTEES OF BETHEL TOWNSHIP, MIAMI COUNTY, OHIO THAT:

SECTION 1. THE BOARD OF TRUSTEES OF BETHEL TOWNSHIP AUTHORIZES AN EXPENDITURE IN THE AMOUNT NOT TO EXCEED \$22,061 TO THE OHIO TOWNSHIP ASSOCIATION RISK MANAGEMENT AUTHORITY FOR LEGAL LIABILITY, AUTOMOBILE LIABILITY, WRONGFUL ACTS COVERAGE, AUTOMOBILE PHYSICAL AND PROPERTY COVERAGE.

SECTION 2. THE TOWNSHIP ADMINISTRATOR IS AUTHORIZED TO EXECUTE THE AGREEMENT ON BEHALF OF THE BOARD OF TRUSTEES OF BETHEL TOWNSHIP.

The motion was moved by Trustee: **Julie Reese**
And seconded by Trustee: **Beth vanHaaren**

VOTE:
Trustee Julie Reese YES

Trustee Beth vanHaaren YES
Don Black YES

CERTIFICATE OF RECORDING OFFICER

I, DEBORAH A. WATSON, HEREBY CERTIFY THAT THE FORGOING IS A TRUE AND CORRECT COPY OF RESOLUTION #22-01-017 ADOPTED BY THE BOARD OF TRUSTEES OF BETHEL TOWNSHIP, MIAMI COUNTY HELD ON THE 25TH DAY OF JANUARY, 2022, AND THAT I AM DULY AUTHORIZED TO EXECUTE THIS CERTIFICATE

DEBORAH A. WATSON
FISCAL OFFICER
BETHEL TOWNSHIP, MIAMI COUNTY

ANNOUNCEMENTS

January 26-28 Winter Ohio Township Association Conference - Columbus
February 1 Trustee Workshop Meeting, Township Meeting Room, 8:00AM*
February 8 Regular Board of Trustee Meeting, Township Meeting Room, 7:00PM
February 15 Trustee Workshop Meeting, Township Meeting Room, 8:00AM*
February 21 Township Offices CLOSED due the Presidents Day Holiday
February 22 Regular Board of Trustee Meeting, Township Meeting Room, 7:00PM
February 24 BZA Meeting 6:30/Zoning Commission 7:30

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

PUBLIC COMMENTS ON ANY TOPIC

None

RESOLUTION 22-01-018

**A RESOLUTION TO RECORD ELECTRONIC PAYMENTS 01-71 AND THE WARRANTS
53201-53210**

BE IT RESOLVED, BY THE BOARD OF TRUSTEES OF BETHEL TOWNSHIP, MIAMI COUNTY THAT THE PAYMENT OF THE ELECTRONIC PAYMENTS FROM NO.01-71 AND THE WARRANTS 53201-53210 BE RECORDED THROUGH THE REQUEST OF THE FISCAL OFFICER.

The motion was moved by Trustee: **Beth vanHaaren**
And seconded by Trustee: **Don Black**

VOTE:

Trustee Beth vanHaaren YES
Trustee Don Black YES
Trustee Julie Reese YES

PAYMENTS

Number	Transaction Date	Payee	Total Warrant Amount
1-2022	1/2/22	DONALD R BLACK	\$940.62
2-2022	1/2/22	JULIE REESE	\$1,307.58
3-2022	1/2/22	HELEN E VANHAAREN	\$1,256.55
4-2022	1/2/22	DEBORAH A WATSON	\$1,430.02
6-2022	1/3/22	TYLER D ALLISS	\$872.48
7-2022	1/3/22	MICHAEL ARNOLD JR	\$304.50
8-2022	1/3/22	JAIMIE BAGWELL	\$418.13
9-2022	1/3/22	CYRUS N BROYLES	\$821.39
10-2022	1/3/22	BENJAMIN M CAHILL	\$645.23
11-2022	1/3/22	CASSANDRA CHANNELL	\$393.56
12-2022	1/3/22	JACOB DANIEL CLINE	\$1,346.59
13-2022	1/3/22	ALLAN DAVIS	\$365.41
14-2022	1/3/22	JAMES ANDREW EHRHART	\$658.86
15-2022	1/3/22	AUSTIN HOFFMAN	\$308.37
16-2022	1/3/22	JASON JASPER	\$888.32
17-2022	1/3/22	TRENTON A JOLLAY	\$319.82
18-2022	1/3/22	WILLIAM P MANNHEIM	\$991.65
19-2022	1/3/22	BRIAN D MCKELLAR	\$878.92
20-2022	1/3/22	STACEY L MCKENZIE	\$356.68
21-2022	1/3/22	MARCUS A ROLL	\$251.82
22-2022	1/3/22	AMIER SALAH	\$155.33
23-2022	1/3/22	JOSHUA SCHIEBREL	\$1,052.89
24-2022	1/3/22	CHRISTOPHER M SCOTT	\$1,177.06
25-2022	1/3/22	JAMES R SEBASTIAN	\$257.52
26-2022	1/3/22	ALEXANDER SEGRETTO	\$1,090.64
27-2022	1/3/22	CODY TYLER TEEGARDEN	\$763.83
28-2022	1/3/22	DEBORAH A WATSON	\$200.44
29-2022	1/3/22	TERRENCE W. WELDON JR.	\$890.30
30-2022	1/3/22	CONNOR WHELAN	\$1,419.19
31-2022	1/3/22	ROBERT JAY YOCUM	\$1,043.83
32-2022	1/3/22	JAY T. ZIMMERMAN	\$165.82
34-2022	1/3/22	MICHAEL ARNOLD JR	\$1,345.80
35-2022	1/3/22	JAMES ANDREW EHRHART	\$1,734.96
37-2022	1/18/22	TYLER D ALLISS	\$1,473.38
38-2022	1/18/22	MICHAEL ARNOLD JR	\$1,091.04
39-2022	1/18/22	JAIMIE BAGWELL	\$320.07
40-2022	1/18/22	CYRUS N BROYLES	\$916.73
41-2022	1/18/22	BENJAMIN M CAHILL	\$917.67
42-2022	1/18/22	CASSANDRA CHANNELL	\$147.49
43-2022	1/18/22	JACOB DANIEL CLINE	\$1,262.22
44-2022	1/18/22	ALLAN DAVIS	\$862.97

45-2022	1/18/22	JAMES ANDREW EHRHART	\$531.09
46-2022	1/18/22	AUSTIN HOFFMAN	\$591.37
47-2022	1/18/22	JASON JASPER	\$481.40
48-2022	1/18/22	WILLIAM P MANNHEIM	\$993.75
49-2022	1/18/22	BRIAN D MCKELLAR	\$881.02
50-2022	1/18/22	STACEY L MCKENZIE	\$501.31
51-2022	1/18/22	JOHN MEYER	\$0.00
52-2022	1/18/22	JAROD M REILLY	\$379.00
53-2022	1/18/22	MARCUS A ROLL	\$698.32
54-2022	1/18/22	AMIER SALAH	\$631.39
55-2022	1/18/22	JOSHUA SCHIEBREL	\$413.93
56-2022	1/18/22	CHRISTOPHER M SCOTT	\$1,143.60
57-2022	1/18/22	JAMES R SEBASTIAN	\$216.19
58-2022	1/18/22	ALEXANDER SEGRETTO	\$994.49
59-2022	1/18/22	CODY TYLER TEEGARDEN	\$1,123.13
60-2022	1/18/22	DEBORAH A WATSON	\$201.98
61-2022	1/18/22	TERRENCE W. WELDON JR.	\$429.47
62-2022	1/18/22	CONNOR WHELAN	\$581.60
63-2022	1/18/22	ROBERT JAY YOCUM	\$1,084.80
64-2022	1/18/22	JAY T. ZIMMERMAN	\$236.90
66-2022	1/19/22	MICHAEL ARNOLD JR	\$1,354.25
67-2022	1/19/22	JAMES ANDREW EHRHART	\$1,743.40
68-2022	1/19/22	WILLIAM P MANNHEIM	\$993.75
69-2022	1/19/22	ROBERT JAY YOCUM	\$1,084.80
71-2022	1/23/22	UNITY NATIONAL BANK/CARD MEMBER SERVICES	\$2,052.55
53201	1/23/22	SAMS CLUB	\$157.82
53202	1/23/22	MIAMI COUNTY ENGINEER	\$615.21
53203	1/23/22	AES Ohio	\$603.33
53204	1/23/22	MIAMI COUNTY SANITARY ENGINEERING DEPT.	\$250.75
53205	1/23/22	US BANK	\$205.33
53206	1/23/22	DUNCAN OIL CO	\$215.95
53207	1/23/22	CHARTER COMMUNICATIONS	\$171.10
53208	1/23/22	WESTENDORF PRINTING	\$441.00
53209	1/23/22	LOWES BUSINESS ACCOUNT	\$271.34
53210	1/23/22	STAPLES ADVANTAGE	\$824.94

RECEIPTS

Transaction Date	Receipt Number	Source	Purpose	Total Receipt
1/4/22	1-2022	BRUNSEN	ZONING PERMIT	\$100.00
1/4/22	2-2022	NEWCOMER	OPEN AND CLOSE /ROGERS	\$550.00
2/8/22	3-2022	RESPONSE FIRE PROTECTION	ZONING FEE	\$300.00
2/8/22	4-2022	RESPONSE FIRE PROTECTION INC	ZONING FEES	\$200.00
2/8/22	5-2022	CONROY FUNERAL HOME	OPEN AND CLOSE OF GRAVE	\$550.00
2/8/22	6-2022	D.A. BOWMAN CONSTRUCTION	ZONING FEES	\$200.00
2/8/22	7-2022	MIAMI COUNTY MUNICIPAL COURT	TRAFFIC FINES	\$260.00
2/8/22	8-2022	ROBERT SPRAGUE	REIMBURSEMENT OF DEFFEREED COMP/STACEY MCKENZIE	\$25.00
2/8/22	9-2022	BUREAU OF WORKERS COMPENSATION	REFUND	\$229.80
2/8/22	10-2022	KNOOPS	ZONING FEES	\$300.00
2/8/22	11-2022	BURKS	ZONING FEES	\$100.00
2/8/22	12-2022	BRUN	ZONING FEES	\$300.00
2/8/22	13-2022	GARMAN/MILLER	ZONING FEES	\$400.00
2/8/22	14-2022	MIAMI COUNTY AUDITOR	AUTO REG TWP	\$775.58
2/8/22	15-2022	MIAMI COUNTY AUDITOR	AUTO REG TWP PERM ORC	\$1,007.25
2/8/22	16-2022	MIAMI COUNTY AUDITOR	CENTS PER GALLON	\$1,855.89
2/8/22	17-2022	MIAMI COUNTY AUDITOR	AUTO REG TWP LEVY PERM TX	\$4,368.87
2/8/22	18-2022	MIAMI COUNTY AUDITOR	GASOLINE EXCISE TAX	\$9,032.03
2/8/22	19-2022	MIAMI COUNTY AUDITOR	LOCAL GOV	\$3,087.92
2/8/22	20-2022	MIAMI COUNTY AUDITOR	LOCAL GOVT SUPPLEMENT	\$570.09
2/8/22	21-2022	COX	ZONING FEE	\$100.00
2/8/22	22-2022	SEALE	ZONING FEE	\$100.00

Meeting Adjourned 8:30

Don Black, Chair

Julie Reese, Trustee

Beth Vanhaaren, Trustee

Deborah Watson, Fiscal Officer