

**FINDLAY TOWNSHIP BOARD OF SUPERVISORS
WORKSHOP MEETING - FEBRUARY 28, 2019**

The meeting was called to order at 7:00 p.m. In attendance were Supervisors Janet Craig, Raymond Chappell, and Thomas Gallant, Manager Christopher Caruso, and Assistant Manager Thomas Garrett. Recording the minutes was Secretary Cheryl Rinehart.

Ms. Craig announced that an Executive Session was held prior to the meeting regarding personnel issues.

* Ron Wolf of Maronda Homes presented conceptual plans for the now Youthtowne property that will be submitted to the Township within the next 90 days. The first concept had 1,000+ homes with two open areas that could contain a Town center complex, daycare or assisted living facility. The second consisted of various sized lots with a clubhouse and pool around the lake, a dog park and trails. He indicated that the plan would have three access roads (Moody Road, Washington Road, Youthtowne Drive). A traffic study is now being done. He then gave his ideas for the Marada Golf Course property that he would like to have rezoned to Mixed Used (it is currently LDR/AG/MXU/V) and would be completed in phases. He also added that Maronda is going to completely tear out and rebuild Moody Road to which Mr. Caruso indicated that the Township is proposing this year or next to repair Moody Road from Twin Lakes to Route 30.

* Representatives from Lennon, Smith & Souleret presented their study on a Stormwater Utility User Fee that indicated the basis of the fee assessment is based on 2,654 properties with 17,123 Equivalent Resident Units (ERU's). The anticipated annual expenses for Administration, Annual O&M, Capital Improvements, and MS4 Permit Compliance is anticipated to be \$461,500. Fee credits would be issued based on certain criteria with a ERU Fee to be \$3.60/ERU/month.

It was determined that the next step would be to hold a public meeting at the Activity Center, then put in Ordinance form and advertise.

Mr. Caruso indicated that the Township could start enacting the fee on January 1, 2020.

* **TWIN LAKE DEVELOPER'S AGREEMENT**

Mr. Chappell moved to approve the Developer's Agreement with Maronda Homes for the Twin Lakes development. Mr. Gallant seconded. 3 Ayes. Motion carried.

* **VOLUNTEER SERVICE CREDIT APPLICATIONS**

A notarized certification has been received from the Imperial Volunteer Fire Department for those that qualify for the Volunteer Service Credit.

Mr. Chappell moved to approve the applications from members (Robert W. Bradburn Jr., Robert W. Bradburn Sr., Robert Lambert, Matthew Kramer and Jessica Lamb) of the Imperial Volunteer Fire Department, as certified by Chief Robert Bradburn, for the Volunteer Service Credit in accordance with Township Ordinance No. 417 and Resolution No. 2018-04 for the year 2018. Mr. Gallant seconded. 3 Ayes. Motion carried.

* **REQUEST TO ADVERTISE CONTRACT FOR MAINTENANCE OF TRAFFIC CONTROL SIGNAL SYSTEMS**

Mr. Chappell moved to approve a Request for Proposals for Professional Services for the Maintenance of Traffic Control Systems in the Township. Mr. Gallant seconded. 3 Ayes. Motion carried.

* **JERRY HORN CONSTRUCTION PAY APPLICATION #10**

Mr. Chappell moved to approve the payment of Pay Application #10 from Jerry Horn Construction in the amount of \$171,589.00. Mr. Gallant seconded. 3 Ayes. Motion carried.

* EAST WEST MANUFACTURING & SUPPLY PAY APPLICATION #5

Mr. Chappell moved to approve the payment of Pay Application #5 from East West Manufacturing & Supply in the amount of \$45,137.70. Mr. Gallant seconded. 3 Ayes. Motion carried.

* JERRY HORN CONSTRUCTION CHANGE ORDER #21

Mr. Chappell moved to approve Change Order #21 from Jerry Horn Construction in the amount of \$1,733.27 for angle clips on the partition wall. Mr. Gallant seconded. 3 Ayes. Motion carried.

* JERRY HORN CONSTRUCTION CHANGE ORDER #22

Mr. Chappell moved to approve Change Order #22 from Jerry Horn Construction in the amount of \$379.00 for an additional structural header. Mr. Gallant seconded. 3 Ayes. Motion carried.

All further business having been discussed, Mr. Chappell moved to adjourn the meeting at 7:55 p.m. Mr. Gallant seconded. 3 Ayes. Motion carried.

Respectfully submitted by Cheryl L. Rinehart