

RECORD OF PROCEEDINGS

Minutes of

Meeting

Etna Township Trustees Special Meeting

GOVERNMENT FORMS & SUPPLIES 844-224-3338 FORM NO. 10148

Held _____ September 14, _____ 20 _____ 2021

The Etna Township Board of Trustees met on September 14, 2021, in the Etna Township Administration Building for the purpose of conducting a special meeting. The meeting was called to order at 5:00 p.m. by President Carlisle. Jeff Johnson led the invocation and John Carlisle led The Pledge of Allegiance. Roll call showed Trustees Jeff Johnson, Randy Foor, John Carlisle, and Fiscal Officer Walter Rogers present.

Trustee Johnson moved to adopt the agenda as presented. The motion was seconded by Trustee Foor and passed by unanimous affirmative vote.

Public Comments –

Mark Evans of 91 Olde North Church Road discussed the township paying the trash bill for the residents and requested the township invest the money in the parking lot across the street or for the new park. He does not feel paying for the resident's trash is a good use with that money. The township needs additional deputies and suggested they use the money to minimize the impact of the commercial and higher density that is being approved.

Craig Zacher of 79 Trail East thanked the Trustees for all they do, for paying the trash more than once, and for purchasing the land for the much needed park. The tax revenue that the Trustees have generated will buy the land to develop and maintain the park. The additional revenue will also pay for additional deputies.

Mike Snyder of 74 Trail East thanked the Board for taking care of the trash the last quarter and for the next quarter if they approve it. He feels this is a great way to give back to the residents in the township.

John Kennard of 10785 Palmer Road thanked the Trustees for paying for the trash and inquired on what was being done on Tollgate Road. Trustee Carlisle explained that the developer is reconstructing Tollgate Road as part of the zoning approval. It will go from two lanes to three lanes with curb and gutter and new storm sewer. The road is scheduled to be down until mid December and the developer is hoping to have it open mid to late November, weather permitting. The Developer has purchased all but three homes on the west side. The traffic pattern for the detour was discussed which Licking County determines.

Trustee Carlisle stated he received a request from David Hodge for some time on the agenda this evening for a presentation which Trustee Carlisle said he would give him under public comments.

David Hodge of Underhill & Hodge presented a letter along with a concept plan showing alternative options for the property owned by Charles Hagy. Mr. Hagy asked for an alternate plan if the referendum is successful for what else can be done with his real estate. This plan is for one hundred and seventy-two multi-family units which meets the township Comprehensive Plan and the PRCD Zoning Classification. The agricultural exemption that exists under Ohio Revised Code 519 would permit Mr. Hagy agriculture uses. The development was placed on the eastern side of the property to meet their obligation to connect to the roads in the adjacent developments. This type of development would be attractive to a developer that could qualify for low-income housing tax credit (LIHTC) financing. This type of housing would populate the school district. Trustee Carlisle discussed the one hundred and seventy-two units and what the impact of the school would be. David Hodge stated the standard for a multi-family residential development is .8 kids per unit which would be 138 kids from this development. The tax base on this development would depend on the end user, some of these users would be tax exempt which zero taxes would be paid. Private property owners have rights to sell their property. Mr. Hodge's understanding is that the PRCD creates the obligation to connect into the adjacent stubs on the adjacent subdivisions. The plan only shows one emergency access only connection onto Palmer Road. Under the PRCD regulations they are required to have fifty percent open space. This concept plan is higher density, on the portion of the property being developed, than what is currently approved. This is submitted as preliminary and not a formal submittal.

Tom Hart was there on behalf of Pulte Homes and stated that Pulte remains under contract to develop the Hagy Property with single family housing pursuant to the plan that the Trustees approved. If Pulte is unable to develop the approved zoning they will support Mr. Hagy and his rights in developing his property. The Pulte development would impact the schools with 141 kids.

Charles Hagy of 14097 Palmer Road stated he has a good relationship with Pulte and a good contract and assured the Trustees that this property will be developed. Mr. Hagy is in negotiations with a commercial growing company and he will grow hogs on his property which will produce under state permit a million gallon worth of hog manure a year with close to 5,000 head of hog on the property. This would be on the remainder of the seventy-eight acres. If he loses on November 2nd this development will be shovel ready on November 3rd. There will be apartments, he guarantees that.

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New Business

Certify Rates with Licking County Auditor

The Trustees discussed the road levy and whether the township needs the revenue generated from it. After discussions with Fiscal Officer Rogers, Licking County Auditor, and the Licking County Prosecutor's Office the township can suspend collection of the one and a half mill levy for fiscal year 2022. This can be done annually. This generates approximately a half a million dollars. If the resolution is passed it will direct the Licking County Auditor not to collect the tax on the residents and the businesses in the township. The money currently generated from the JEDD and JEDZ have helped the township's budget. To permanently suspend the road levy would not be fiscally responsible but to suspend this annually would help every resident in the township. The Trustees discussed if the residents in the Reynoldsburg portion of the township pay this tax. F/O Rogers confirmed the impact on the township carryover. The new township park expenses and maintaining 56 miles of roads was discussed. This would be for the 2021 taxes because the collection is always a year behind. This would only suspend the tax for one year and this would have to be voted on next year to do this again. These funds are in the Road and Bridge Fund and have to be used on roads. The township applies for OPWC Funds to help with paving roads and have been awarded in the past.

Resolution 21-09-14-01: Trustee Carlisle moved the Board of Trustees, Etna Township, Licking County, met this evening September the 14th, to ask the Licking County Auditor not to collect the 2021 property tax in Fiscal Year 2022 as presented. The motion was seconded by Trustee Johnson and passed by unanimous affirmative vote.

Waste Away Trash Bill

The Trustees discussed paying the trash bill for another quarter. Last year the Trustees paid for two quarters. The Trustees have received a lot of feed back regarding the township paying this trash bill and how it has helped the residents.

Trustee Carlisle moved to pay the fourth quarter of the Waste Away trash bill not to exceed \$150,000 dollars. The motion was seconded by Trustee Johnson and passed by unanimous affirmative vote.

Old Business - None

Announcements and Trustee Comments

Trustee Johnson discussed a proposed development on the west side of Summit Road, North of US40 in the City of Reynoldsburg. It is a high-density development with thirty to forty foot front yard widths and five foot side yards. These homes would impact Southwest Licking Schools. The meeting regarding this development is this Thursday in Reynoldsburg.

Trustee Foor stated the meeting audios are now available on the website and will be posted for thirty days. If the meeting has been removed contact the township and it can be provided.

Trustee Foor stated if a resident does not want the trash bill paid to call Waste Away and the resident can be removed and pay their own trash bill.

Trustee Carlisle addressed the request to close down a road in New England Acres and because of the statue the township has denied the request. The township only has the authority to keep roads open, the Trustees do not have the authority to close a road unless it is an emergency.

Trustee Johnson moved to pay the bills as presented. The motion was seconded by Trustee Foor and passed by unanimous affirmative vote.

Trustee Johnson moved to adjourn at 5:37 p.m. The motion was seconded by Trustee Foor and passed by unanimous affirmative vote.


John Carlisle, President


Walter Rogers, Fiscal Officer

All the resolutions as presented are on file with the Fiscal Officer.