

Geneva Township Meeting  
Wednesday, August 9, 2023

Chairman Mills called the meeting to order at 9:02 AM.

The pledge of Alliance was recited.

Those present were Mr. Mills, Mrs. Miller, Asst Fire Chief Parks and Ron Cerjan. Citizens present were Lisa Larbig, Herb Krihwan, James Wood, Bill Douglas, and David McGrath. Mr. Brown and Ms. Caya were absent.

Mrs. Miller made the motion and a second by Mr. Mills to approve minutes from the July 12, 2023 Meeting. All trustees present voted yes.

Mrs. Miller made the motion and a second by Mr. Mills. All trustees present voted yes to approve bills for \$93,262.91 covered by E□payments E-144-2023 through 177-2023 and Warrants 22544 through 22661. Tiffany Miller asked what the \$15,233 payment to Ohio Township Association Risk Mngt was for. Tim Mills responded it was the Townships Insurance Policy through OTARMA. Tim Mills also explained that another “To the Estate Of” check was issued because they kept the check over 90- days which voided the check. Both trustees present voted in favor of the motion.

Public Comment:

Herb Krihwan – 4146 Wheeler Creek: read the zoning text on junk vehicles. He also talked about two pieces of junk on wheeler creek road that he has complained about previously. There is a barn falling down on Route 20 just west of Wheeler Creek Road. He commented there are some many run down places in the Township. He also commented there is a house on Maple that the grass is so high you can’t even see it. He expressed concerns on how the community is starting to look and that the zoning text has not been updated since 2005. Mrs. Miller said she started meeting with Ron Cerjan and they are starting to work on the zoning update, it is a huge undertaking. Mr. Mills stated the Township is considering hiring a consultant to help with the zoning. Ron Cerjan commented that the Prosecutor office represent the township and if they don’t want to prosecute a property maintenance issue it is tough to enforce it. Herb Krihwan said to force the prosecutor. Tim Mills responded that is easier said then done, you can’t force her if she doesn’t want to, especially with the current prosecutor. Tim Mills said maybe can get the Fire Dept to look at some of the buildings. Chief Parks said they can look at them and talk to the Building Dept but in the ends it still goes to the Prosecutor. There was a discussion n the house on Maple Ave. Tim Mills suggested that the Township Zoning and City Zoning meet and go after him at the same time so he can move the items from one place to the next. There was a discussion about the many properties that have pulled campers in on their property. Tim Mills stated that the Township has sent many letters on Health Department on properties and they are short staffed also.

James Wood – 6600 West Maple – Discussion about someone stopped at his property about a month ago on a SUV asking permission to scrap out the building next door. (6592 Maple –

South Side) Told him can't give permission because he doesn't own it. take down the property to him. Recently there were 5 kids he has never seen before riding down Maple. One rode bike down driveway and runs down the garage. Told them to leave or he is calling the Sheriff. He called the Sheriff and reported it. Yesterday some other guys rode up and down the road all morning. The guy stopped to ask him information about the property and asked if he was ok with him weed eating. Told him if he wants to do that he needs to buy the property. He expressed concerns about people squatting. He also commented that a month ago they sent a letter to the Health Department and did not get a response. The Fire Chief said last meeting that he was going to look at it. Asst. Chief Parks said he will follow up on it. Herb commented that the zoning text has language on dilapidated houses. Tim Mills responded that right now the Township has no legal representation so has to do it through letters to the Health Department. Township has even discussed hiring own legal counsel but that gets expensive.

Bill Douglas – 6785 Lake Road W: Discussion about short term rentals. He commented last month there was a discussion about 21 short term rentals operating in Geneva Township. He submitted a public records request for the following items:

- List of properties operating as short term rental
- Copy of any permits submitted – Understands they are not allowed
- Detail of bed tax received – Total amount Geneva Township received.

Tim Mills commented that the Township only receives about \$100 from one motel on Route 20 that submits it to the County. The County is collecting it.

Tiffany Miller discussed that the Township can get up to 3% for short term rental. She received the list of the current 21 rentals in the township from the County. She commented that we should be collecting money if their short-term rentals in the township. Bob Russel commented that the current zoning states that they can not have them so the township can not collect taxes on something that is not allowed. Tiffany Miller commented that the Ohio Revised Code says the Township might be able to do it and they suggest they investigate more. The Township needs to have their legal look into the issue. The Township already gave Kyle Smith a zoning book and he has been reviewing it, the process has started. The Township plans on working on the zoning over the winter.

Jessi Spurlock – GOTL – Lake County SID meetings have moved to quarterly now. Next meeting is September 5<sup>th</sup> or 12<sup>th</sup>. She will let the Township know so they can attend with her. Since GOTL is doing the Safe Routes to School with the City as well as the Appalachian Community Grant Program she brought studies with her. They show trails are improvements for property values.

Fire: Asst Chief Parks reported 16 incidents last month and most were car accidents. He was at a lot at Austin manor yesterday for a gas leak. It has taken over new ownership. They are working on cleaning it up and getting rid of dilapidated units. Tim Mills commented that he noticed they have been doing some sewer problems and water leaks.

Zoning Report: Mr. Cerjan reported he gave 3 permits and sent out a property maintenance letter. He is getting a lot of calls on Lake Road West about trying to develop it with tiny homes. It goes against zoning. He is also getting calls about Air B n B's. There a question asked about the required square footage. It is 1,100 square feet. Ron Cerjan stated the zoning does not allow for tiny homes. Some of the campsites want to put them in as well.

Fiscal Officer: Tammy Caya was not present. Nothing to report

New Business: Tiffany Miller reported that they received a Safe Route to School Grant. \$50,000 was awarded to do some planning. We are working with GOTL, City and the schools. Also working on the Appalachian Grant. Looking at trying to join the funds together and maximum the funds. Also go a non-infrastructure grant for bike helmets, safety for kids and to increase Safety Town. Talk about taking the trail past Maple. The grant can go up to 2 miles. The goal is to eventually get the trail to connect City, Township and Geneva on the Lake. This project should be very positive for the Community.

There has been some meeting between Tiffany Miller and Ron Cerjan to work on the zoning.

Road Department: Tim Mills reported that the Salt dome is still in the process. Tod Young report that the mower is getting finished and should be done tomorrow. The cold paving will be pushed back to the beginning of September. They have been cleaning up two trees from last storm, had to dig up storm line and repair due to roots and working on parking lot for expansion to make room for salt bin completed three pipe projects on New London. Tim Mills reported the culvert program that the township used some ARPA funds. Have been pretty popular. Will keep doing until pipe is gone. Move the salt bin forward 20 feet to give the access for the cell phone tower.

Tim Mills has an estimate from Double D's excavating and Lawn Service. There have been some drainage issues. Got estimate to replace the door and walkway and put drainage to get water away from building and 10-foot-wide walkway. Price was \$10,992. Tiffany Miller made a motion to approve the estimate using the NOPEC funds. Tim Mills seconded the motion. All in favor

Committee Reports: Went on historical visit to Trumbull. They had meeting down they're at Rotarian Building and it was neat to see different buildings in South County.

Bob Russel gave update eon Fire Contract negotiations with the City. The meeting went relatively well and are close to an agreement. They are waiting on scheduling another meeting. They were hoping that it would have been finalized at that meeting and felt it was fair agreement.

Public Comment:

Bill Douglas asked if they looked at an awning for the door. They will look into it.

Herb Krihwan asked how much is in the general fund. Tim Mills reported that there is about

\$30,000 in the general fund account. Herb stated that should be enough to tackle the zoning. The trustees commented that they have budgeted some money and have hired outside legal and are working on it. Tiffany Miller commented that the zoning is a project she wants to focus on. Bill Douglas asked what is budgeted for it. They will check with Tammy Caya who is not present.

Lisa Larbig – 4160 Wheeler Creek - There was a question about what the zoning states about campers? She understands that you can be seasonal but there is a camper on Route 534 that has been there forever and Wheeler Creek. Tim Mills said only allowed to stay there until October. They person on Route 534 has been turned in every Fall. They send them to the Health Department. She stated she calls the Health department every week and it shouldn't be her job. Tim Mills stated that the Township contacts the Health Department multiple times as well. The problem is it stops when it gets to the Prosecutor's office.

Bob Russell commented he went to Township Association meeting and heard that all the employees at the Prosecutor office are new.

Mrs. Miller made the motion and a second by Mr. Mills, there being no further business, the meeting adjourned at 9:50 AM. Both trustees voted yes.

Recorded by Tim Mills and Tiffany Miller  
Documented by Tammy Caya

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Fiscal Officer