

CONCORD TOWNSHIP BOARD OF TRUSTEES

MINUTES

JUNE 10, 2025

The Concord Township Board of Trustees met in Regular Session on Tuesday, June 10, 2025. Don Pence called the meeting to order at 10:00 and led the Pledge of Allegiance. Trustees Tom Mercer, Neil Rhoades, and Don Pence were present. Fiscal Officer Pat Quillen Road and Superintendent Brandt Miller were also present.

Public Hearing on 2026 Tax Budget: Don Pence noted that the Public Hearing had been properly advertised and opened the floor for comments and questions. There were none and the Hearing was closed.

Minutes: Tom Mercer made a motion to approve the Minutes of May 13, 2025 as distributed and was seconded by Neil Rhoades. All three Trustees signed the Minutes in acceptance.

Guests:

- Troy Fire Department Chief Matt Simmons clarified some items on the May Fire Department Report. He noted a frequent caller from Home Acres and is checking into services that may be available so that he can make a referral. Chief Simmons also noted that the current HB 274 which is moving through the Ohio Legislature would require that Townships provide Fire and EMS services, possibly as soon as January 2026. He suggested the Trustees contact their legal counsel regarding current contract obligations. Don Pence commented on the prohibition of replacement levies and the possibility that a group is working to do away with real estate taxes altogether.

Fiscal Officer's Report: Pat Quillen

- Distributed copies of the May Receipt and Payment Registers and the May 31, 2025 Fund Status Report
- Circulated the reconciled Bank Statement of May 31, 2025 for Trustee signatures
- Presented the May 2025 Payment Register (Warrants 25137 – 25139 and Charges 187- through 238-2025) for approval by the Trustees. Neil Rhoades made a motion to accept the list and was seconded by Tom Mercer. All three Trustees signed in support.
- Provided the June Payment Register and the June 9, 2025 Fund Status Report

Communications: The Troy Fire Department Report for May 2025 will be filed; the emails from a resident regarding fireworks and the thank-you email from National Pavement Analysis will be filed under Correspondence 2025; the email from Records Retrieval Solutions will be filed with the 2025 Public Records Requests. None of the other items listed on the agenda will be retained.

Road Superintendent's Report: Brandt Miller

- Reported that the new John Deere Tractor/Mower has been delivered. OTARMA was notified and it was added to the Inventory List. Company representatives will come tomorrow to offer orientation and operating instruction
- Is working to get the new tractor set up with a trash bin, pick-up stick, etc.

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- Needs a new rear rim for the old John Deere because a crack developed in the metal. He is working to find a supplier
- Has Dura-Patching underway
- Noted that the ditch along Addison Landing on Eldean Road has sustained a lot of digging, and is littered with brush, rocks, and other debris. He contacted the excavation contractor, but it did not lead to a resolution. Dan Baker, P.E., P.S. from the Miami County Engineer's Office sent an email to all parties and stated that who ever received the ditch permit is ultimately responsible for its restoration
- Reported that Round 2 of ditch mowing is underway
- Completed the May Brush Pick-Up with 23 loads
- Had Allied Services come to service the air conditioner and they found a broken wire between the unit and the thermostat
- Reported that another tree fell across Spruce Street. Brandt Miller stated that the resident came out and saw a large silver maple branch fallen across the road.
- Continues to work on replacing the license plates with ones designated "Township"

Neil Rhoades reported that he and Brandt Miller went out to the Sheetz station on North County Road 25-A with representatives from the Miami County Engineer's Office to view the base layer of asphalt, which appeared to be in good condition.

Tom Mercer requested and Emergency Call List from the Miami County Sanitary Engineer for water and sewer problems. He will forward it to Brandt Miller.

Old Business:

- A. Concord Debris Management and Disaster Recovery Plan: No Report
- B. Swailes Road Speed Study: Tom Mercer followed up with the Miami County Engineer's Office to ask to be alerted when the speed study begins. There has been no date set as of this time. Tom Mercer requested a copy of the results when it is done. Tom Mercer will follow up with the complainant.
- C. **Resolution 2025-06** To Levy Special Assessments to Pay for Street Lighting in the Fenner Farms Lighting District: Don Pence moved to approve the Resolution and was supported by Neil Rhoades. All three trustees voted in favor and the Resolution and assessment cards will be conveyed to the Miami County Auditor's Office.
- D. Emerson Crossing Final Construction Release December 3, 2025: Tom Mercer reported that he had gone through Section One again. Walden Court was repaved, but nothing has been done with the manhole covers
- E. Internet Service: Pat Quillen met with Tim Winchester from Spectrum last week and it appears that the project is now underway. The quote for two phone lines and internet is \$105.00 per month, quite a bit less than the current bill from Frontier of \$288.00 per month. Tim Winchester did advise that it may be necessary for the Township to hire a professional telecommunications company to transfer the telephone lines and features.

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- F. AED Update: Pat Quillen sent a follow-up email to the manufacturer's representative on June 5 and received a reply suggesting that the order had been overlooked. He promised a quick response.

New Business:

- A. City of Troy Fireworks: Troy City Service and Safety Director Patrick Titterington sent a letter to request that Concord Township participate in the 2025 Fireworks Show. Tom Mercer made a motion to support the show by paying \$3,000.00 to the vendor. Neil Rhoades seconded the motion and the roll was called: Neil Rhoades – Aye; Don Pence – Aye; Tom Mercer – Aye. Pat Quillen will contact the City.
- B. **Resolution 2025-07** To Approve the sale of the 1997 Case Tractor/Mower by Sealed Bid: Don Pence moved to adopt the Resolution and was supported by Tom Mercer. All three Trustees signed the Resolution in favor of its adoption. A legal ad will be inserted once in the Miami Valley Sunday and Tom Mercer will have it posted to the website and social media sites. A notice will also be put on the front door. The notice will state that the bids will be opened at the meeting on July 8, 2025
- C. Miami County Engineer's Office Paving Estimate 2025: Don Pence reported that his projected expense for 1.18 miles would be \$280,000. The Engineer's bid was for \$300,225. Neil Rhoades stated that manholes and water valves probably should not be included, and that approximately \$54,000 should be taken off the Engineer's bid. Don Pence will contact Miami County Prosecutor's Chief Civil Assistant Chris Englert for guidance on the executing the contract. Brandt Miller will contact Sandy Curtis at the Engineer's Office to let her know we will be going forward with the project. Tom Mercer suggested posting the road names and costs to our website and social media outlets after the contract is signed.
- D. Election: Tom Mercer and Don Pence both announced that they will be seeking re-election this November to another four-year term to continue serving as Trustees of Concord Township.

Referrals:

- 665 North County Road 25-A: Brandt Miller reported that the Sheriff's Office had been out, but there was no one on this abandoned property. Miami County Public Health stated that they cannot help with this problem, but the Building Inspector went out on June 9. The owners now have 30 days to remedy the problems before it is turned over to the Prosecutor. In the meantime, the Trustees asked Brandt Miller to trim back some of the overgrown brush so that the complainant can have access to her driveway.
- 2533 Peebles Road: A complaint was received about tall grass and a certified letter was sent. The owners mowed the yard, but the Building Inspector will send them a letter about the decayed condition of this vacant house.
- 2273 Monroe-Concord Road: Don Pence asked the status of this property and Tom Mercer replied that Jackson Bennett from Planning & Zoning is working on it.

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Sign Warrants: On a motion and second by Don Pence and Neil Rhoades, respectively, the Trustees approved the payment of Warrants 25137 through 25141 and signed them.

Newsletter/Social Media: No report.

Adjournment: The meeting adjourned at 11:06 a.m. on a motion and second by Don Pence and Neil Rhoades. The next meeting will be held on Tuesday, July 8, 2025 at 10:00 a.m. in the Township Building.

Donald D. Pence

Neil E. Rhoades

Thomas N. Mercer

Patricia M. Quillen, Fiscal Officer

All formal actions of the Board of Trustees of Concord Township concerning and relating to the adoption or resolutions and/or motions passed at this meeting were adopted in a meeting open to the public, in compliance with the law, including Section 121.22 of the Ohio Revised Code.