

RECORD OF PROCEEDINGS  
Jerome Township Board of Trustees

Minutes of

Meeting

Held

July 11, 2018

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The Jerome Township Board of Trustees met in special session on July 11, 2018 at 8:00 a.m. for the purpose of discussing zoning fees, limited home rule and to go into executive session per ORC 121.22(G)(8). Board Chairman Ronald Rhodes called the meeting to order and read the public notice. Ronald Rhodes, Joe Craft and C.J. Lovejoy answered the roll call. Also in attendance were Debbie Bollinger (Administrative Assistant), Doug Stewart (Fire Chief), Peter Griggs (Brosius, Johnson & Griggs), Thayne Gray (Union County Prosecutor's office), Steve Stolte (Union County Commissioner) and members of the public.

The Prosecutor's office provided a handout that had been presented to the Ohio Township Association providing information on limited home rule. Items highlighted in the handout included the following:

- Population threshold of 3,500 or greater
- Estimated resources of \$3.5 million
- Electors may petition for approval

It was indicated the issue could be placed on the fall ballot to become effective January 1, and therefore would need to be submitted to the Board of Elections by the first week in August.

Peter Griggs provided the Board with a pros and cons sheet. In addition they indicated that limited home rule was becoming more popular, identifying some townships that have gone limited home rule.

Items of discussion included the following:

- Size of population
- Cost
- Police protection (provided by PSO program)
- Law Director (can continue to use Union County Prosecutor)
- May pick and choose when to use limited home rule powers
- Township must find specific authority to act, limited home rule is the opposite
- Used for economic development
- No change in the way the Township operates
- Township administrator
- Filing deadline is ninety days before the general election which would be August 8

Thayne Gray express some concern of whether the Public Safety Officer contract involving Millcreek Township met the requirement for police protection services. He also state that he did not agree that you can pick and choose how and when to operate under limited home rule. He indicated that procedural rules would need to change to follow ORC 505 requiring more formalized resolutions. He added that this would be the County's first experience with limited home rule.

Mr. Craft indicated he was hesitant to make any decision at this time and suggested tabling the matter. It was moved by Joe Craft and seconded by Ron Rhodes that the Jerome Township Board of Trustees adopt the following motion:

**The Jerome Township Board of Trustees table the discussion of limited home rule until a later date.**

The vote resulted as follows:

- Ronald Rhodes, yes
- Lonnie (Joe) Craft, yes
- Charles (C.J.) Lovejoy, yes

**The motion carried.**

The Board then addressed the discussion of zoning fees. They indicated that the previously change the fee to \$500 plus \$15 per 100 square feet. A question has now been raised with the approval of a 500,000 square foot building with an estimated fee of \$79,000 is this considered a reasonable fee or is it considered excessive when compared to the actual costs involved. Fees are designed to recoup costs and must be justified. The Board discussed the fees of neighboring areas indicating that the City of Dublin did not mention a cap. Mr. Craft indicated that the fees were set and not designed to hurt anyone, but were to provide for the Zoning Fund to eliminate the need to transfer monies from the General Fund. Mr. Lovejoy stated that the fees are reviewed in January and could be addressed at that time. Mr. Rhodes argued that this fee was too

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BEAR GRAPHICS 800-325-8094 FORM NO. 10148

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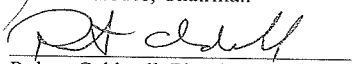
high. Mr. Craft stated that the fees were compared to other areas and there was no discussion of a cap.

The Board reviewed an analysis the Fiscal Officer, Robert Caldwell had provided showing a history of Zoning department revenue and expenditures going back to 2010. There was some agreement that the fees may be justified based upon the analysis. It was also discussed that there were additional needs that were not being met because of the lack of revenue.

Mr. Craft and Mr. Lovejoy were in agreement that the fees should not be changed at this time, that there should not be a cap and the fees will be addressed next January. Mr. Rhodes suggested possibly negotiating the square foot fee.

The Board determined that there was no longer a need to go into executive session.

At 8:58 p.m. it was moved by C.J. Lovejoy and seconded by Joe Craft that the Jerome Township Board of Trustees adjourn. The motion carried.

  
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Ronald Rhodes, Chairman  
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Robert Caldwell, Fiscal Officer