

CONCORD TOWNSHIP BOARD OF TRUSTEES
LAKE COUNTY, OHIO
PUBLIC HEARING and REGULAR MEETING

Held via Webex Teleconference
and YouTube Live Streaming

April 15, 2020
7:30 p.m.

TRANSCRIPT OF PROCEEDINGS

Present on behalf of the Board of Trustees:

Carl Dondorfer, Chairman
Morgan McIntosh, Vice Chairman
Amy Lucci, Trustee
Amy Dawson, Fiscal Officer

Also Present:

Andy Rose, Administrator
Michael Lucas, Esq., Legal Counsel

Melton Reporting
11668 Girdled Road
Concord, Ohio 44077
(440) 946-1350

1 7:31 p.m.

2 CHAIRMAN DONDORFER: Good evening, Concord Township,
3 and welcome to the Concord Township Board of Trustee meeting
4 for April 15, 2020, which I am going to call to order. For
5 those of you that are joining us tonight, we are coming to you
6 live on YouTube. If you'd like to join us, you can go to
7 ConcordTwp.com and if you would look at the upper left-hand
8 corner of the website and there you should be able to click on
9 the YouTube button and join us in tonight's meeting.

10 With that, during the audience portion tonight if
11 you are interested in joining us -- Rick, if you'd like to
12 zoom in on the phone number below -- you can call in during
13 the audience portion. And I am going to give you the number,
14 it's (408) 418-9388, and the access code will be 294 118 271.
15 We are going to get that -- We are going to have some
16 challenges here tonight, folks, so bear with us but we are
17 going to get that number for you. I think we've got it on
18 live now on the screen. Again, it's (408) 418-9388 and the
19 access code will be 294 118 271, if you'd like to call in
20 during the audience portion of the meeting tonight with any
21 questions for the Trustees.

22 So thanks for joining us. We are going to start
23 tonight with the Pledge of Allegiance.

24 (Whereupon, the Pledge of Allegiance was recited.)

25 CHAIRMAN DONDORFER: Mrs. Dawson, roll call, please.

26 MS. DAWSON: Mrs. Lucci?

27 MS. LUCCI: Present.

28 MS. DAWSON: Mr. Dondorfer?

29 CHAIRMAN DONDORFER: Present.

30 MS. DAWSON: Mr. McIntosh?

1 MR. McINTOSH: Present.

2 CHAIRMAN DONDORFER: Thank you. Next we're going to
3 move to approve the minutes of the April 1, 2020, public
4 hearing.

5 MR. McINTOSH: Mr. Chairman, I move to accept the
6 minutes of the April 1st public hearing.

7 MS. LUCCI: I second that.

8 CHAIRMAN DONDORFER: All in favor?

9 (Three aye votes, no nay votes.)

10 CHAIRMAN DONDORFER: Next is the approval of the
11 April 1, 2020, regular trustee meeting.

12 MS. LUCCI: Mr. Chairman, I move that we approve the
13 trustee meeting minutes from April 1, 2020.

14 CHAIRMAN DONDORFER: Is there a second?

15 MR. McINTOSH: Second. I'm sorry.

16 CHAIRMAN DONDORFER: All in favor?

17 (Three aye votes, no nay votes.)

18 CHAIRMAN DONDORFER: On to our elected officials
19 reports and with our Fiscal Officer, Amy Dawson.

20 MS. DAWSON: Thank you, Mr. Dondorfer. I do have a
21 very brief report tonight. I was supposed to be down in
22 Columbus this week attending my CPIM training but that's been
23 pushed back to later on in the year.

24 I did want to mention one of the, actually, it's two
25 different purchase orders on your agenda tonight. That is for
26 a snowplow truck. The original budget the Service Department
27 was given for that truck was \$200,000. They came in \$40,000
28 under budget for that particular purchase. And it is
29 replacing a 2004 truck. So I just wanted you to be aware of
30 that information before we went forward. And that's all I

1 have.

2 CHAIRMAN DONDORFER: Thank you, Mrs. Dawson.

3 On to the Trustees' report, Mrs. Lucci.

4 MS. LUCCI: Thank you, Mr. Chairman. I just wanted
5 to extend my support to our Concord community during this very
6 awkward and challenging time. We are all in this together. I
7 have concern about our health and our safety but also about
8 the economic impact of all of this, but I do -- I am confident
9 that we are moving forward with intention to become stronger
10 than ever.

11 You know the old saying, "Necessity is the mother of
12 invention." I think it is very pertinent at this time. I
13 have seen our community be very creative in different,
14 different ways, such as making masks, such as supporting our
15 first responders with donations, helping our community seniors
16 or people that need help with groceries, going to their
17 doctors appointments. I think it's more important now than
18 ever for our community to be collaborative, to be engaged, and
19 to work with each other through all of this, and I thank
20 everybody for all of your efforts.

21 CHAIRMAN DONDORFER: Thank you, Mrs. Lucci.

22 Mr. McIntosh.

23 MR. McINTOSH: Yes. I've -- Obviously, challenging
24 times for us here in Concord but across the world as we deal
25 with this pandemic. And I had an opportunity to talk with a
26 few residents in Concord and I know that this is stressful on
27 all of us. You know, we're all stuck at home. Some of us
28 aren't working, some of us are working under compromised
29 conditions and yet some of our essential workers are going out
30 into the workforce and, of course, our EMS and fire personnel

1 are frontline. And I know this is a challenging time and
2 there is a lot of -- I think the longer this goes on, I think
3 the more pent-up, I think, the community is getting and people
4 are. I just urge us to recognize that we're all in this
5 together and we need to be thinking in a community sense.

6 And I think Ms. Lucci's comment about the mother of
7 invention is true. I think we're going to see a lot of good
8 things come out of this and our lives are probably going to
9 change, and I urge us to stick together as the community. I
10 urge us to maintain a positive attitude and have some faith
11 just sort of -- This thing is going to unwind itself and we
12 need to just stick it out --

13 CHAIRMAN DONDORFER: Right.

14 MR. McINTOSH: -- and keep moving forward. So I
15 encourage everyone to just keep thinking in terms of our
16 community.

17 CHAIRMAN DONDORFER: I agree. You know, difficult,
18 challenging times for our community but I want you to know
19 that the Board of Trustees and Concord Township office here
20 are working collectively to keep the business of Concord
21 Township moving forward. We are definitely concerned about
22 everybody's safety and well-being and we're, you know, working
23 to keep everybody positive and moving forward. I know that,
24 you know, you think about being stuck at home. I look at it
25 as not stuck at home but safe at home.

26 So, you know, we all are in this together and we'll
27 get through it together. And, you know, we're here for you if
28 anybody needs anything. So thank you very much.

29 With department reports tonight, Mr. Rose,
30 Administration, please.

1 MR. ROSE: Thank you, Mr. Dondorfer, members of the
2 Board, Mrs. Dawson, good evening, members of the audience. I
3 was just looking at our YouTube feed and it looks like we've
4 got five -- seven, we're up to seven watching. So it looks
5 like people are still coming in, so that's good.

6 There are a few items on tonight's agenda I'd like
7 to cover briefly. The first is Item A, I'm requesting that
8 that be removed from the agenda. After discussion with our
9 law director, this vote is not required.

10 CHAIRMAN DONDORFER: Okay. I will remove it.

11 MR. ROSE: So we're going to take that off, Item A.
12 Item C and D relate to a new truck for the Service
13 Department. This truck has been in the works for about a year
14 and it was budgeted for. It's a 2020 two-and-a-half-ton
15 truck. It's replacing an older 2004 truck that has reached
16 the end of its service life. And that covers my couple of
17 highlights for the agenda.

18 With regard to COVID-19, things remain the same for
19 Concord Township and how we're doing business. All the
20 township-controlled buildings continue to be closed to the
21 public. We are conducting our business via phone, fax, email,
22 regular email. We also have the drop box which has been used
23 quite a bit by folks getting zoning permits and/or picking up
24 zoning permits. So that's been -- that's worked well. We
25 have somebody here that comes in daily checking mail and we're
26 all checking our messages remotely when we're not in the
27 building.

28 Anybody who's got questions, particularly in respect
29 to Lake County, we're directing everyone to the Lake County
30 General Health District. They obviously have the lead on

1 this. There is a link on our web page that will take you
2 directly to the Health District's COVID-19 page for all kinds
3 of information, and you can also get specific questions or
4 concerns addressed through that website.

5 A couple of other items of note, I did accept the
6 resignation of part-time firefighter Brian Horvath on
7 April 13, 2020. Brian has been with us for just over, I
8 think, 22 years. We thank him for his dedicated service to
9 our community and we wish him well in his future endeavors,
10 and he will be missed.

11 Yard waste can be dropped off by our residents at
12 the Service Department. We've already emptied the large
13 container and then brought another one back in and it's
14 already, I think, half full. So it's getting very good use.
15 Just a reminder, the hours of dropoff are 7:30 a.m. to
16 2:30 p.m. The yard waste dumpster is back in the Service
17 Department and residents are responsible to deposit their own
18 yard waste into the container.

19 Road work has started on Lancaster. They've begun
20 saw cutting already and we should start seeing tear-out by the
21 end of the week. This is the full concrete replacement and
22 it's expected to be completed by mid-July. Some other road
23 projects coming up for Concord Township, Cali Woods area and
24 Alexander/Bridlewood will be resurfaced probably next month.
25 This is part of the joint resurfacing program we have with
26 Painesville Township and with Perry Village. They started in
27 Perry Village and they're working their way to us, so we will
28 probably not see them until early next month and that will go.

29 We did get information from the Lake County
30 Engineer's Office regarding their resurfacing projects taking

1 place in Concord Township. These projects are all scheduled
2 to begin on April 27th and they will last until the end of
3 July. They will be resurfacing Concord-Hambden from Ravenna
4 to Auburn Road; Morley, they're going to complete that from
5 Hoose to the State 44 ramp; they're going to do Pinecrest,
6 Morley Road to Hermitage Road; and then they're going to do
7 the Old Johnnycake Ridge Extension from State Route 84 to west
8 of the intersection. So they will maintain two-way traffic.
9 There will be some minor delays but, in the end, it will all
10 be worth it and we're getting some greatly improved roads. So
11 we do thank the County Engineer's Office for their attention
12 to these roads.

13 CHAIRMAN DONDORFER: Great.

14 MR. ROSE: I continue to stay in regular contact, as
15 well as the Trustees, with the Lake County mayors and managers
16 and we're all coordinating and we're talking so that we're all
17 on the same page. We have regularly scheduled conference
18 calls on Tuesdays and Thursdays.

19 I would like to make special mention of the Fire and
20 Service Departments. I mean, there is no working from home
21 for those guys and folks. You know, they've done a terrific
22 job of managing the personnel. They're meeting the needs of
23 the community during these very unusual times. So thank you
24 very much goes out to -- At the risk of calling out individual
25 departments, you know, those two departments don't have the
26 ability to work from home.

27 Finally, there are local restaurants that do -- that
28 are open for carry-out service. We encourage all of our
29 residents to shop local and try to patronize our Concord
30 Township restaurants when you're considering your food

1 choices.

2 And that concludes my report. Thank you, sir.
3 Concord tough.

4 CHAIRMAN DONDORFER: Thank you, Mr. Rose.

5 Okay. We are on to our audience portion of the
6 meeting. To help facilitate this portion of the meeting so we
7 can have one person speaking at a time, I would ask that, at
8 this point in time, anyone who has a last name beginning with
9 A through I, at this time, you can speak. Please state your
10 name and address for the record.

11 MR. ROSE: There is a 20-second delay before they
12 hear you, so --

13 CHAIRMAN DONDORFER: Okay. Is there anybody on the
14 line with the last name between -- beginning with A to I?
15 Okay. Hearing none, we are going to move on. If you have a
16 last name beginning with the letter J through R?

17 MS. PESEC: Hi.

18 CHAIRMAN DONDORFER: Hi.

19 MS. PESEC: This is Vanessa Pesec, 11705 Cali Court.

20 CHAIRMAN DONDORFER: Hi, Vanessa.

21 MS. PESEC: Hello, hi. And I have two questions.
22 One was, I know that there was a geological study that was
23 done for the soccer field across from the fire station and it
24 seems that the site is buildable with certain stipulations. I
25 was wondering if it was given to the architect, and where we
26 are with the next step with the architect.

27 And then broadening out a little bit, you stated in
28 previous meetings and in discussions that there would be two
29 collaborative stakeholder meetings with the community, one
30 prior to any plans for the fire stations being developed and

1 then once the initial plans were developed. And we know that
2 this was part of the \$300,000 architectural contract, included
3 these meetings. But given the current stay-at-home orders,
4 everything, obviously, has changed a lot. So how are you
5 going to follow through on your commitment to have these
6 robust collaborative meetings?

7 CHAIRMAN DONDORFER: Okay. Well, I am going to have
8 Morgan answer on that.

9 MR. McINTOSH: Good evening, Vanessa. I wanted to
10 -- The architect has the geo?

11 MR. ROSE: Yes.

12 MR. McINTOSH: The architect was provided the geo
13 study almost two weeks ago. The township participated in the
14 conference call with our architect and discussed cost-cutting
15 measures and certain things that had been on our mind since
16 the start of the year. Obviously, the situation with COVID-19
17 is changing strategies as far as the stakeholder meetings. We
18 have provided the architect with a bunch of information, had
19 conversations about cost-cutting, and we're in a wait and hold
20 on their end. They're doing some work for us to evaluate.

21 And this is our first meeting that we're doing live
22 and in this format, so we're going to see how this goes and
23 just see how the information goes forward. And, obviously,
24 COVID-19 is going to affect our timetable with respect to the
25 project as far as moving it along. Stakeholder meetings as we
26 originally intended aren't necessarily going to be possible in
27 that way, so we're going to have to rethink how we do that.
28 And, obviously, we have to -- additional pressure with regard
29 to the financial aspect of the project.

30 So we're still working on it. We still recognize

1 the importance of it. Obviously, these other factors are
2 weighing in and we're dealing with them, you know, in a fluid
3 situation. So I don't have a specific answer about when we'll
4 have meetings, Vanessa, but it's still our intention to engage
5 the public as much as we can through whatever medium we find
6 works the best.

7 MS. PESEC: Great. Yeah, just know that there are
8 members of the community that wanted to make sure that we had
9 a chance to participate, you know, early on in the process as
10 opposed to after plans had been developed and so forth. So we
11 look forward to hearing, you know, ways that we can get
12 involved early. So thank you.

13 MR. McINTOSH: Thank you.

14 CHAIRMAN DONDORFER: Thank you, Vanessa. Is that
15 the only question, those two questions you have, Vanessa?

16 MS. PESEC: Yes, thanks.

17 CHAIRMAN DONDORFER: Okay. Anybody else?

18 MR. SANDERSON: Bob Sanderson, 7796 Rockdove Lane.

19 CHAIRMAN DONDORFER: Good evening, Bob.

20 MR. SANDERSON: I had a question.

21 CHAIRMAN DONDORFER: Go ahead.

22 MR. SANDERSON: As a businessman, I am concerned
23 with the economic ramifications of this pandemic and naturally
24 anticipating for you folks to reduce revenue for this year.
25 Number one, you're in a -- between a rock and a hard spot, I
26 realize, building two new fire stations with reduced income
27 and how the ramifications of this affects you.

28 But my concern is, how do you financially factor in
29 the two new fire stations? And with that, how do you plan to
30 cover the operating costs and maintenance for these structures

1 and any new structures you build, in addition to funding the
2 new stations? That's my question. And I don't know if Amy
3 Dawson would be better to answer that or --

4 MS. DAWSON: Bob, thank you. This is Amy Dawson.
5 What I can tell you is I don't know how -- I think it's too
6 early to tell, from my perspective, how what's going on
7 economically is going to affect us. So I think that the
8 Trustees are proceeding with caution at this point. They
9 haven't committed to building both fire stations without
10 significant information.

11 We're lucky, in that, we have already received half
12 of our operating revenue for the year and we're well above
13 budget at this point. To say that we're not going to be
14 affected is not possible. I mean, we will be. I'm just not
15 sure how we will be. I will have a better indication of that
16 probably in the third quarter, fourth quarter of this year.
17 So I think until we have that information, they're not going
18 to go forward on a large scale basis. They're going to
19 continue to collect information and try and make the best
20 choices with the information that we have, at least,
21 financially.

22 We're all hearing that the gas tax is dropping and
23 it's dropping, but we actually received an additional month's
24 worth of gas tax that we didn't account for this year because
25 we didn't get it last year. So, you know, hotel tax is
26 dropping but I can't say, until I know how long hotels are
27 being closed, how that will affect us.

28 I am sure that is not the answer you're looking for
29 but, fortunately, we don't rely heavily on income tax or sales
30 tax. So in that aspect, it's good. And the only thing I can

1 do is compare it to, you know, 2008 and 2009. We saw a drop
2 in revenue but it came later. So --

3 CHAIRMAN DONDORFER: Yeah. Bob, all I can tell you
4 is we're going to proceed very deliberately and cautiously
5 through this time in regards to, you know, our obligations not
6 only to the community but to move any projects that we were
7 looking to move forward. So we're going to be very cautious
8 and deliberate in the way we move these things along.

9 MS. DAWSON: Yeah. So, Mr. Dondorfer, if I could
10 just use an example that, originally, last year we were
11 talking about doing two snowplow trucks. Well, because of
12 what's going on, we have to replace the 2004 truck. It's
13 just, we have to. So, you know, instead of the two, we're
14 backing it down to one. Early on we had discussed maybe doing
15 an ambulance but the Fire Chief decided he could hold off on
16 an ambulance. And I think that's the strategy.

17 I've been a fairly conservative fiscal officer and
18 that's done the community well and I am going to keep doing
19 that. So --

20 MR. SANDERSON: Thank you. But my concern is still
21 even if you only build one station, the cost of maintaining
22 that is still going to be a burden. And there is so much
23 unknown with this pandemic that we don't know when or if, you
24 know, what the future holds.

25 MS. DAWSON: Well, Mr. Sanderson, we're replacing an
26 existing station. We're still going to maintain two stations.
27 We can't drop it to one station. We would never be able to
28 serve the members of the community properly.

29 MR. SANDERSON: I understand. Thank you.

30 MS. DAWSON: You're welcome.

1 MR. McINTOSH: Bob Sanderson, Morgan McIntosh. I
2 would like to just add a little. You and I both have a
3 business background and I am obviously monitoring the economy
4 every day with respect to business on both sides, my business
5 and as far as the township. I think one thing is fair to
6 discuss is we don't really know how this thing is going to
7 unwind. I mean, I'm talking to economists every day and
8 you're getting different theories.

9 So I am going to tell you, as a trustee, I think
10 we're not committed to one thing or the other. We're
11 continuing along as we started, with diligence on this
12 project. And I think that we're committed to a certain track
13 is presumptuous because we're not. I mean, there are multiple
14 options. When I think about business and strategy and how I
15 am trying to approach this, there is three or four different
16 options on the table. You could do it one way. You could do
17 this one first and that one second and fund it this -- There
18 is multitude of things. And, obviously, this comes along and
19 changes it.

20 So we don't know what the effect of it is yet and we
21 don't see how this COVID unwinds. We don't know what's going
22 to happen to the economy in three to four months. It could be
23 two different things and we're going to have to just wait and
24 see that out. I am not going to tell you that this year we're
25 doing certain things with the fire station or we're not doing
26 certain things. We are continuing to do due diligence and
27 we're continuing to understand the project and the scope of
28 it.

29 We talked in office hours about some of the things
30 that we've researched and we, as a group, are committed to

1 holding the stakeholder meetings, as I said --

2 CHAIRMAN DONDORFER: Right.

3 MR. McINTOSH: -- where we'll get down to the point
4 of things where, hey, here is what we're looking at, and we'll
5 be seeking input from the community. We'll be dialoging with
6 people. We'll be talking about the finance options and how
7 this thing shakes out. We're here to listen. It's still
8 early in the process for us to be getting into discussions
9 with that intelligently because we just don't have any
10 reworked ideas or concepts to talk to anyone about right now.

11 MR. SANDERSON: Right, I understand. Thank you.
12 Thank you, Morgan.

13 CHAIRMAN DONDORFER: Thanks, Bob. Anyone else on
14 the line with the last name beginning in S through Z? Hearing
15 none, we will close the audience portion of our meeting and
16 thanks for participating for those that were there.

17 We will move on to Old Business. Seeing that we
18 have none, we will move on to New Business for the evening.
19 We removed Item A, right, Mr. Rose?

20 MR. ROSE: Yes, sir.

21 CHAIRMAN DONDORFER: Okay.

22 MR. McINTOSH: Mr. Chairman, I vote -- or move to
23 approve the Service Department P.O. to D.J.L. Material and
24 Supply Equipment for the amount of \$10,000 for the rental of
25 crack sealer and related materials.

26 CHAIRMAN DONDORFER: Is there a second?

27 MS. LUCCI: I second.

28 CHAIRMAN DONDORFER: All in favor?

29 (Three aye votes, no nay votes.)

30 MS. LUCCI: Mr. Chairman, I move to vote on the

1 Service Department purchase order to Cerni Motor Sales in the
2 amount of \$91,738.28 for a 2020 International snowplow truck.

3 MR. McINTOSH: Second.

4 CHAIRMAN DONDORFER: All in favor?

5 (Three aye votes, no nay votes.)

6 MR. McINTOSH: Mr. Chairman, I move to approve a
7 P.O. to Henderson Products for \$71,392 for the snowplow
8 package for the previously approved snowplow truck.

9 MS. LUCCI: Second.

10 CHAIRMAN DONDORFER: All in favor?

11 (Three aye votes, no nay votes.)

12 MS. LUCCI: Mr. Chairman, I move that we vote on
13 Fire Department to approve Hyle Squire to firefighter 1
14 effective April 1, 2020.

15 MR. McINTOSH: And I second.

16 CHAIRMAN DONDORFER: All in favor?

17 (Three aye votes, no nay votes.)

18 MR. McINTOSH: Mr. Chairman, I move to approve Korey
19 Baker to firefighter 1 effective April 1, 2020.

20 MS. LUCCI: I second.

21 CHAIRMAN DONDORFER: All in favor?

22 (Three aye votes, no nay votes.)

23 CHAIRMAN DONDORFER: Okay. On to future meetings
24 and announcements, Mrs. Dawson.

25 MS. DAWSON: Thank you, Mr. Dondorfer.

26 On Friday, April 17th, the JEDD meeting that was
27 supposed to previously be held has been canceled.

28 On Friday, May 1, at 9:00 a.m., staff meeting at the
29 Town Hall via Webex, and we will have that information posted
30 at a later time.

1 MR. ROSE: That will be posted online for -- It's a
2 public meeting.

3 MS. DAWSON: Correct. On Tuesday, May 5th, at
4 7:00 p.m., there will be a Zoning Commission meeting, to be
5 determined where or how it will be. We will get back to you.

6 Wednesday, May 6th, 6:30 p.m., Trustee office hours
7 via Webex; and 7:30 p.m., Trustee meeting. We're either live-
8 streaming Concord Township YouTube channel or listen through
9 Webex. Audience portion call-in during the meeting with
10 questions, comments via Webex.

11 That's all I have, Mr. Dondorfer.

12 CHAIRMAN DONDORFER: Thank you, Mrs. Dawson.

13 In closing tonight, I would just, one other item, I
14 just want to let you know the three of us, the Trustees,
15 completed last week our first talk of the township which
16 should be up on the website here shortly. That has some more
17 information on what's going on in Concord Township and some
18 additional comments from all three of us.

19 We hope everybody stays safe and we wish you all the
20 best. If anybody needs anything, please don't hesitate to
21 reach out to one of us.

22 Now we're going to close the meeting.

23 (Whereupon, the meeting was adjourned at 7:58 p.m.)
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STATE OF OHIO)
COUNTY OF CUYAHOGA)

CERTIFICATE

I, Melinda A. Melton, Registered Professional Reporter, a notary public within and for the State of Ohio, duly commissioned and qualified, do hereby certify that, to the best of my ability, the foregoing proceeding extension reduced by me to stenotype shorthand, subsequently transcribed into typewritten manuscript; and that the foregoing is a true and accurate transcript of said proceedings so taken as aforesaid.

I do further certify that this proceeding took place at the time and place as specified in the foregoing caption and extension completed without adjournment.

I do further certify that I am not a friend, relative, or counsel for any party or otherwise interested in the outcome of these proceedings.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal of office this 17th day of April 2020.

Melinda A. Melton

Melinda A. Melton
Registered Professional Reporter

Notary Public within and for the State of Ohio

My Commission Expires:
February 4, 2023

