

CONCORD TOWNSHIP BOARD OF TRUSTEES
LAKE COUNTY, OHIO
REGULAR MEETING

Held via Facebook Live
and YouTube Live Streaming

Concord Town Hall
7229 Ravenna Road
Concord, Ohio 44077

July 7, 2021
7:30 p.m.

TRANSCRIPT OF PROCEEDINGS

Present on behalf of the Board of Trustees:

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

Also Present:

Andy Rose, Administrator
Michael Lucas, Esq., Legal Counsel
Matt Sabo, Fire Chief
Tim Brown, Service Director
Heather Freeman, Zoning Director
Debra Bechel-Esker, Recreation Director
Sergeant Jerrold Infalvi, Sheriff's Department

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

7:33 p.m.

CHAIRMAN McINTOSH: And with that, we will call to order the Concord Township Board of Trustee meeting for Wednesday, July 7, 2021. Would you please join me in the Pledge of Allegiance.

(Whereupon, the Pledge of Allegiance was recited.)

CHAIRMAN McINTOSH: Mrs. Dawson, would you please call the roll?

MS. DAWSON: Mrs. Lucci?

MS. LUCCI: Present.

MS. DAWSON: Mr. Dondorfer?

MR. DONDORFER: Present.

MS. DAWSON: Mr. McIntosh?

CHAIRMAN McINTOSH: Present.

Next order of business is the approval of the minutes, and we did have a special meeting and a public hearing and another special meeting, a regular trustee meeting. So --

MS. LUCCI: Mr. Chairman, I move to approve the June 16, 2021, special meeting with Chardon Township minutes.

MR. DONDORFER: I will second.

CHAIRMAN McINTOSH: All in favor?

(Three aye votes, no nay votes.)

MR. DONDORFER: Mr. Chairman, I make a motion to approve the June 16, 2021, public hearing.

MS. LUCCI: I second.

CHAIRMAN McINTOSH: All in favor?

(Three aye votes, no nay votes.)

MS. LUCCI: Mr. Chairman, I approve, I move to approve the minutes for the June 16, 2021, regular trustees

1 meeting.

2 MR. DONDORFER: I will second.

3 CHAIRMAN McINTOSH: All in favor?

4 (Three aye votes, no nay votes.)

5 MR. DONDORFER: And, Mr. Chairman, I make a motion
6 to approve the June 28, 2021, special meeting continuation of
7 a public hearing.

8 MS. LUCCI: I second.

9 CHAIRMAN McINTOSH: All in favor?

10 (Three aye votes, no nay votes.)

11 CHAIRMAN McINTOSH: Okay. Now moving on to Elected
12 Officials Reports, Fiscal Officer, Amy Dawson.

13 MS. DAWSON: Thank you, Mr. McIntosh. As of
14 June 30th, we were 50 percent of the way through the calendar
15 year. The treasury balance for the 19 active funds within the
16 township treasury is \$14.9 million. Treasury balance includes
17 approximately \$2 million in funds set aside for specific
18 projects.

19 Year-to-date expenditures as of June 30th are 26
20 percent of the amount appropriated for 2021. The revenue
21 received year to date is 72 percent. So we are well within
22 budget.

23 This evening I am requesting that the Trustees vote
24 in favor of revised permanent appropriations for 2021. An
25 Amendment Certificate of Estimated Resources was approved by
26 the Budget Commission on June 7, 2021. It reflects the bond
27 proceeds, plus the premium we received at the beginning of
28 June. We set aside a million dollars as a start to fund Fire
29 Station 2 and \$7 million of the bond proceeds for Fire
30 Station 1. We were also able to use the premium to pay for

1 all associated costs of this issuance. The permanent
2 appropriations need to reflect these changes from February.

3 Finally, we will have to do this all over again if
4 and when we receive American Recovery Plan Act funding.

5 If you have any additional financial questions,
6 please do not hesitate to call my office, 354-7516.

7 So, basically, the main amendment that we're making
8 to the revised appropriations is because we got more money in.

9 CHAIRMAN McINTOSH: Right.

10 MS. DAWSON: And we put it in different places. So
11 I can't spend \$8 million out of the Capital Projects Fund
12 because we needed to set aside, per legal advice, at least a
13 million dollars for Fire Station 2, so we went ahead and did
14 that. So all I am doing is reflecting the changes that we've
15 already talked about.

16 That's my report.

17 MR. DONDORFER: Thank you.

18 CHAIRMAN McINTOSH: All right. Thank you,
19 Mrs. Dawson.

20 Trustees, Amy Lucci.

21 MS. LUCCI: Thank you, Mr. Chairman. We've had some
22 fun concerts the last couple weeks, enjoyed the Summer Concert
23 Series at the Town Hall. Thank you to the Recreation
24 Department for putting that on. Lots of good food, lots of
25 good bands, and thank you very much to our sponsors. And we
26 look forward to the upcoming concerts as well.

27 I did have a few phone calls from residents the last
28 couple weeks. With the heavy storms we had last week, one of
29 my, one of my neighbor residents actually had some water
30 issues that we're kind of helping him navigate through.

1 I had some questions about some of the new road
2 construction, 608 and Crile Road, and helping some of the
3 residents there kind of understand what that's going to look
4 like in the next week or two.

5 A resident called with some issues regarding
6 speeding on Girdled, which Sergeant Infalvi helped me deal
7 with that. Thank you very much.

8 And I believe that's about it.

9 CHAIRMAN McINTOSH: Okay. Thank you.

10 Mr. Dondorfer.

11 MR. DONDORFER: Okay. Thank you, Mr. Chairman. I
12 hope everybody enjoyed their 4th of July holiday. With that,
13 a little update on Lucky's. There's been a lot of activity
14 going on over there. It's exciting to see such a great amount
15 of work being done over there in anticipation of the opening
16 at the end of the summer here.

17 They are also working on Crile Road, ground that
18 road down, and working on Route 608. So those road projects
19 are moving along.

20 I did take a call from a resident in Concord off of
21 Prouty Road regarding some trespassing issues she's had that
22 persisted on her property. She's got a pond and there's been
23 some activity of people coming in from a private access
24 driveway using it to fish. So I worked with Sergeant Infalvi
25 on some notifications and monitoring that activity over there
26 for her.

27 Great Summer Concert Series, as you said,
28 Mrs. Lucci. That is continuing tomorrow. So, hopefully, we
29 will be able to get that in, right, fingers crossed with the
30 weather but we all plan on being there. It's been great to

1 see everybody from Concord attending those and they're very
2 well received and it's great to see everybody back enjoying
3 that, those concerts here at Town Hall. So we hope to get
4 that one in tomorrow.

5 I'd like to thank our Service Department, the road
6 projects they've been working on. Cherry Hill, I went and
7 visited, as well as Fay Road. Both those projects look very
8 well. I spoke with some residents on Cherry Hill who were
9 extremely pleased with the results of the paving project
10 there. So thank you, Mr. Brown, and your staff for working on
11 that. Great job.

12 I think, with that, that's all I have.

13 CHAIRMAN McINTOSH: Thank you, Mr. Dondorfer.

14 Well, it's been great to be back in the summer
15 concerts. I have enjoyed being out and seeing the crowds.
16 We've had some great bands playing. I know this week we've
17 got one that's quite popular and is, I think, going to be a
18 pretty big draw, so that's exciting.

19 Road construction, of course, had the -- I've been
20 on Cherry Hill and Fay Road as well and it's so nice to see
21 those roads repaired. They were both in really desperate need
22 for it.

23 I did have some requests and did talk with Sergeant
24 Infalvi about some speeding on 608. I know that that's a big
25 thorough-through county wide as far as in the township and
26 there is a lot of traffic on there, so we've had some requests
27 for some speed patrol there.

28 I continue to get questions with the trash hauler
29 proposal, the idea that we're kicking around doing that. The
30 recycle bins and the yard waste, have had a couple calls about

1 that.

2 I did receive a phone call about fireworks on, was
3 it the eve of 4th of July, I guess. It wasn't actually on the
4 4th but I did have to talk to a resident about that.

5 And I've been spending a little bit of time with one
6 of the developers who's working on the next phase of Quail and
7 a couple of residents that have had some concerns there.
8 We're trying to work through some issues and I think that's
9 going fairly well, so did take a lot of time.

10 Of course, the Fire station Project, we had some
11 good conversation in our staff meeting. I know we're going to
12 hear from our owner's rep and the Chief today on that.

13 So it's been a very busy summer so far after the
14 year later. I'm almost wishing -- It wasn't that busy last
15 year.

16 So that concludes my report and so we will move into
17 the Department Reports for the evening and Administrator Rose.

18 MR. ROSE: Thank you, Mr. McIntosh. Members of the
19 Board, Mrs. Dawson, members of the audience, good evening.

20 On tonight's agenda there's a few things I'd like to
21 cover. Item B is a resolution that would authorize me to sign
22 the Memorandum of Understanding with the Lake County Land
23 Reutilization Corporation, otherwise known as the Lake County
24 Land Bank. We've had the MOU in place for many, many years
25 since the land bank started. The land bank is updating all
26 the MOUs with current elected officials throughout the county.
27 And we did have the MOU reviewed by legal counsel, so I
28 recommend passage of that.

29 Item C is a resolution which grants permission to
30 advertise for bids on the Fire Stations Project. You know,

1 for everybody listening or watching, this does not mean we're
2 going out for bid tomorrow. This simply gives us permission
3 to move forward when the Trustees are ready and we don't have
4 to wait for the next meeting once that decision is made to get
5 the procedural resolution drafted and then presented and it
6 will save some time.

7 A couple of other items. Everybody's covered Crile
8 Road but I just want to remind everybody all of our businesses
9 are open, all of our businesses are accessible. I stopped in
10 to visit several today and they report that things are going
11 well, and several mention that they're happy that they're
12 getting a turn lane and they think that that will really
13 improve the traffic conditions in front of their businesses.
14 So I just ask everyone to be patient and continue to support
15 our local businesses.

16 And now I want to shift to the township-wide trash
17 contract that we've been discussing for a good deal of time.
18 But the proposal for a township-wide trash contract, it's
19 drawn quite a few comments from our residents since our last
20 update and our last discussion about this. Surprisingly, many
21 of the calls that I have fielded are against the initiative.
22 And I have talked with some of you as you've stopped into Town
23 Hall and I understand that you've had similar results with
24 calls and comments that you have received.

25 While I do think this is a great way to increase
26 services for our residents, it reduces the number of trash
27 trucks on our roads and it likely saves some of, most of our
28 residents money, based on the feedback, I think we need to put
29 this idea on the shelf and then we can come back in a year or
30 two and reevaluate it. So that's my recommendation for now is

1 to, based on all the negative comments, I think we need to
2 shelve this. We can revisit it in a year, maybe two, and go
3 back out and see what the community thinks.

4 And I am going to end on a positive note. Finally,
5 I look forward and I will echo what everyone else has said. I
6 look forward to seeing everyone at the Thursday evening
7 concerts at the gazebo. I think they're -- It's terrific to
8 have them back. Rec does a great job. Our sponsors have been
9 wonderful and we thank them for the ability to put these on.

10 That concludes my report, so thank you, sir.

11 CHAIRMAN McINTOSH: Thank you, Mr. Rose.

12 Next, Fire Department report, Chief Sabo.

13 CHIEF SABO: Hello, everyone. For the month of June
14 we had a total of 245 incidents. We had 151 EMS events with
15 114 transports to local hospitals.

16 On the fire side, we had eight -- strike that. I
17 didn't update that, that's not correct. Inside of Concord we
18 had one structure fire, one vehicle fire and one grass fire,
19 and outside of Concord we had assisted Chardon Fire Department
20 on a structure fire in their jurisdiction. We gave mutual aid
21 23 times. We received mutual aid 13 times.

22 The month of June was very busy for the fire
23 prevention bureau. They completed 81 inspections, accounting
24 for approximately 121 hours. They also did eight plan
25 reviews, accounting for about 30 hours, and they used about 20
26 hours for training and continuing education. Our fire
27 prevention bureau is very aggressive in engaging with the duty
28 crew and getting out in the businesses and educating our
29 firefighters on fire prevention activities in the township, so
30 that's a good collaboration.

1 Public education: We had three residential
2 Knoxboxes returned.

3 Concord Fire Department would like to acknowledge
4 the outstanding performance of not only our firefighters but
5 also that of Deputy Rowland at the Lake County Sheriff's
6 Office while he was out on patrol in Concord Township early
7 this morning. I realize this is a June report and this is
8 July but it's relevant.

9 CHAIRMAN McINTOSH: Right.

10 CHIEF SABO: So deputies regularly perform
11 businesses checks in our community to make sure businesses are
12 locked up and there is no suspicious activity going on. This
13 morning around 3:15 Deputy Rowland was performing a business
14 check of Concord Plaza. During his patrol, he noticed an odor
15 of something burning in the area of the plaza. As it was
16 difficult for him to find the source on his own, he quickly
17 requested a response from Concord Township Fire Department.
18 And after our arrival and checking several of the businesses,
19 the fire fighters did find a small fire in the kitchen of
20 the -- and I am going to butcher this -- Ichiraku. It's the
21 Japanese noodle shop.

22 MR. DONDORFER: Right, the place on the corner.

23 CHIEF SABO: My apologies to the business. The
24 firefighters forced entry to the business and extinguished a
25 small fire and contained it to the appliance of origin.
26 Because Deputy Rowland quickly recognized a problem, the fire
27 was contained to one appliance with no damage to the business.
28 We commend Deputy Rowland and the Sheriff's Office for their
29 continued efforts to keep us safe. It was because of his
30 actions this morning that we had a very successful outcome,

1 not only for this business but also the many others that could
2 have been negatively affected had it gone unnoticed, and the
3 loss of jobs and economy in that area. So I think it's
4 important to recognize Deputy Rowland in those efforts. And
5 we do understand that the Japanese noodle shop remained -- or
6 opened back up today for business.

7 MR. DONDORFER: Great.

8 MR. ROSE: Excellent.

9 CHIEF SABO: So it was a good outcome.

10 As far as the Fire Station Project, you know, as we
11 move forward, we're getting closer to -- Construction
12 documents have been submitted to the Fire Department. They're
13 going out to the county and all the stakeholders, such as
14 ODOT, Lake County, First Energy, Dominion, Spectrum, the whole
15 gamut. So everybody is getting their little piece of the
16 puzzle here to review.

17 And as we get closer to having the opportunity to go
18 to bid, I think it's important to discuss station sequencing
19 in terms of which station would make the most sense to start.
20 I know we've talk at length about both stations going first
21 and the advantages and disadvantages. And I have lost sleep,
22 many nights of sleep over this trying to make sure that my
23 recommendation is in the best interest of this township and to
24 continue protecting the residents of this Station 2 district
25 when Station 2 is under construction. And, likewise, my focus
26 is in logistics and making sure that we have space to put two
27 additional firefighters, fire prevention, all their equipment,
28 and another ambulance.

29 You know, if the decision was made to start with
30 Station 2, we'd have additional expense of having to build a

1 second temporary facility for the ambulance because I just
2 don't have any more room to put it. And that ambulance would
3 be the primary response to Station 2 from Station 1.

4 As a reminder, Station 2 will be staffed. The
5 Station 2 district will be staffed 24/7/365, with two
6 firefighter paramedics and an ALS engine, an advanced life
7 support engine that can do everything an ambulance can do
8 except transport. So they can arrive, stabilize and then also
9 provides an opportunity, if they get that fire call, that they
10 have a quick response that way, too.

11 Tonight, we, if it's okay with the Board, we have
12 our owner's representative, Roger Riachi. Is this is an
13 appropriate time for him to --

14 CHAIRMAN McINTOSH: Sure.

15 MR. DONDORFER: Sure.

16 CHIEF SABO: Thank you.

17 MR. RIACHI: Thanks, Chief.

18 Good evening.

19 CHAIRMAN McINTOSH: Good evening.

20 MR. RIACHI: My name is Roger Riachi. I am with RFC
21 Contracting and we're the firm that you selected to be your
22 owner's rep on the Fire Station Projects. And this evening I
23 would like to share with you some of our recommendation on the
24 projects and how to move forward with them.

25 I've spent some time with the Chief and he took me
26 around. We looked at the different, both stations, both
27 locations. I've reviewed the documents that the architects
28 have set forth for us. I had some conversation with Andy
29 about some of the logistics. And based on all the information
30 that we have reviewed and we have analyzed and looked at from

1 a logistics perspective, as well as from a cost and safety
2 perspective, our recommendation is to move forward with
3 Station Number 1 first, get that built. That would free up
4 the existing building of where Station Number 1 is at now to
5 move some of the equipment and some of the staff from Station
6 Number 2 into that particular location that you already have
7 and also have a temporary location for Station Number 2 as
8 that's being built. So, you know, your fire prevention bureau
9 will be able to move into the, either the new location, you
10 know, new Fire Station 1 and/or the existing Fire Station
11 Number 1.

12 So from that logistical perspective and cost, as
13 well as safety, our recommendation would be to build Fire
14 Station Number 1, make the moves that we talked about, and
15 then take on, you know, tackle Fire Station Number 2. So
16 that's kind of from a timing perspective as to which one to do
17 first.

18 From a bidding perspective, our recommendation is to
19 go out to bid with both fire stations independently as well as
20 a combined bid, give the contractors an opportunity to do a
21 combined bid as well. That will give the township the
22 opportunity to select one, one of them independently, the
23 other one independently and/or both, depending on how the bids
24 come in. And we would formulate that into the bid documents
25 and make sure that it's clear for the bidders that they will
26 be bidding one or the other or a combined of both.

27 So that's kind of our recommendation at this
28 juncture based on the discussions we've had and reviewing the
29 documents and looking at the projects and the logistics of it.
30 And, with that, I will take any --

1 CHAIRMAN McINTOSH: Is there any questions from any
2 of the Trustees?

3 MR. RIACHI: Do you want to --

4 CHIEF SABO: The only thing I will add in terms of
5 temporary conditions for Station 2, we are evaluating an
6 alternative option for staffing -- or for location for
7 temporary condition at Station 2 that could potentially put us
8 off site, off the construction site, but we're still
9 evaluating that. It's still very early. But it's something
10 that we're looking at very closely because it does appear to
11 be appealing. So --

12 CHAIRMAN McINTOSH: Okay, okay.

13 MR. ROSE: I am sorry. Just to clarify, Chief, that
14 alternate site is still within the Station 2 area of
15 responsibility.

16 CHIEF SABO: Yes, it is.

17 MR. ROSE: Yeah, just to clarify.

18 CHIEF SABO: Thank you for that. Thank you. Yes,
19 it is in the Station 2 district.

20 MR. ROSE: Yeah, thank you.

21 CHIEF SABO: Yep, thanks.

22 CHAIRMAN McINTOSH: All right. We will move
23 through, unless the Board has a question for Mr. Riachi or the
24 Chief, all right, we will continue through the agenda. If
25 anything comes back up when we get later in voting, we will
26 bring it out.

27 So with that, we will have the Service Department,
28 Mr. Tim Brown, come with his report this evening.

29 MR. BROWN: Good evening, everyone. The Service
30 Department hopes everyone had a good Independence Day holiday.

1 The 2021 road resurfacing projects are coming along and will
2 be finishing up shortly. Cherry Hill received the surface
3 course at the end of last week. The contractor's working
4 through a punch list of items before they call it complete.

5 Fay Road resurfacing began. The chip and seal
6 and -- the chip and seal surface course began, actually,
7 today. The contractor will be making a few needed repairs to
8 the asphalt base before chip and seal is installed into the
9 other areas.

10 Other projects within the township: Crile Road
11 widening project, which began last week and the milling today.
12 I did travel that around the lunchtime hour and they moved
13 traffic very well through the area. So I think the businesses
14 aren't going to have that much of an impact during that
15 heavier construction phase. The other project -- I am sorry.
16 The project is a Lake County Engineer project, and any
17 residents with questions or concerns, we are urging them to
18 contact the Lake County Engineer's Office at (440) 350-2770.

19 The State of Ohio and Department of Transportation
20 is resurfacing Route 608 from the Geauga County line to
21 Ravenna Road. This project began on the 6th.

22 And the Service Department would like to also thank
23 all the residents for their patience during the construction
24 projects throughout this township.

25 Service Department crews are out making road repairs
26 throughout the township: Concrete crews performing concrete
27 slab replacement; the asphalt crews are out crack sealing to
28 prolong the life of the asphalt roadways; our drainage crew is
29 out performing ditch maintenance and stormwater improvements,
30 along with, along with culvert replacements.

1 In between all these other projects, crews maintain
2 the baseball fields, the community garden, parks, and some of
3 the township buildings.

4 This evening the Service Department is requesting
5 the Trustees to approve the purchase order to Cerni Motors for
6 the purchase of a 2022 International plow truck. This new
7 truck will replace a 2004 Sterling plow truck.

8 Residents with questions or concerns are reminded to
9 contact the Service Department Monday through Friday between
10 7:00 a.m. and 3:30 at (440) 350-3225 or email us at
11 ConcordTwp.com.

12 And that concludes my report.

13 CHAIRMAN McINTOSH: Thank you, Mr. Brown.

14 MR. ROSE: Thanks.

15 CHAIRMAN McINTOSH: Zoning, Ms. Heather Freeman.

16 MS. FREEMAN: Good evening. So in the month of
17 June, the Zoning Department staff processed 39 zoning permit
18 applications and collected \$6,200 in fees. Additionally, we
19 performed 111 site inspections for open zoning permits and
20 followed up on 14 new complaints about potential zoning
21 violations.

22 Last night the Zoning Commission met for their
23 regular meeting. They conditionally approved a site plan
24 review and design review application for a new medical office
25 building that's going to be constructed on Auburn, Auburn Road
26 just south of Capital Parkway. They also continued their work
27 sessions on the Residential Conservation Development District
28 text and they're hoping to have that ready to initiate and set
29 a public hearing in the next month or two.

30 Next week the Board of Zoning Appeals will hold

1 their regular meeting and the detailed agenda may be found on
2 the township website under "Public Meetings."

3 Finally, there will be a couple open alternate
4 positions for the Zoning Commission and the Board of Zoning
5 Appeals. If there are any residents that may be interested in
6 serving on either one of those boards, please send your letter
7 of interest, which board you're interested in, and a resume to
8 either myself at HFreeman@ConcordTwp.com or to the Trustees at
9 Trustees@ConcordTwp.com, so for our consideration.

10 CHAIRMAN McINTOSH: Thank you.

11 Recreation, Debra.

12 MS. ESKER: Good evening, everybody.

13 MR. ROSE: Good evening.

14 CHAIRMAN McINTOSH: Good evening.

15 MS. ESKER: If June was any indicator of how much
16 Concord residents are enjoying recreational programs and
17 events, like our summer concerts, then July is going to be
18 spectacular. Here's what we got planned for residents and
19 guests this month.

20 Rick, PowerPoint, please. Nope.

21 THE VIDEOGRAPHER: It wants to update.

22 MS. ESKER: Leisure classes: Take time for yourself
23 this summer and enroll in a leisure class with the Recreation
24 Department. July classes include: Tennis Camp for Kids,
25 Baton Twirling For Kids, a Martial Arts program for both
26 adults and kids, Pound! classes, Yoga Pilates Fusion, Gentle
27 Yoga, and Introduction to the Seven Chakras, and a class on
28 using the Seven Chakras, Tai Chi, an introduction to Ham
29 radio, Getting Started with Medicare, and a Ready for
30 Retirement class. Lots of classes going on at the Community

1 Center.

2 Residents and guests are welcome to register --
3 thank you, Rick -- register for classes online at
4 ConcordTwp.com or simply call the Recreation Department for
5 immediate assistance.

6 Rick, you are wonderful.

7 Clubs for everyone: Residents and guests are
8 welcome to attend and join one of many leisure clubs that meet
9 at the Community Center. Check out our Art Club or our Book
10 Club. Meet new friends and play a fun and friendly game of
11 Pinochle or Mah Jongg. Bring your sewing or knitting project
12 to the sewing circle and work on your craft in the company of
13 friends. And the community band is seeking new members that
14 play any instrument. So come and meet and see what it's all
15 about.

16 Clubs meet at various times throughout the week and
17 sometimes those dates change, so just call the Recreation
18 Department if you're ready to meet up and we will give you the
19 latest and greatest times and dates that those clubs are
20 meeting.

21 If the weather behaves, the fourth band in our
22 Summer Concerts Series lineup will perform at Town Hall at the
23 Gazebo tomorrow evening. So grab your lawn chairs and head
24 over to Town Hall to hear Abbey Rodeo's American infused
25 harmonies covering rock, pop, blues, surf, folk, rockabilly
26 and bluegrass, not to be missed. And then on July 15th, we
27 shift into acoustic rock-n-retro with the BlackJack Gypsies
28 who play an eclectic mix of songs from Santana to Aretha to
29 Fleetwood Mac, and even a little Lady Gaga to spice things up.

30 Our summer concerts continue -- there we go -- with

1 a hot new band out of Mentor, Ohio, that takes our stage on
2 July 22nd. Risk Factor, featuring Mentor City Manager Ken
3 Filipiak, plays favorite rock and country hits that span the
4 decades, including what I believe to be Mike Lucas's favorite
5 song called "Beer Never Broke My Heart." And then on
6 July 29th, the Woodpeckers delight us with a variety of swing,
7 country, folk, and good ole R&B as they play songs we know and
8 love.

9 Concerts begin at 7:00 p.m., but come early to
10 browse our handmade jewelry and other crafts made by local
11 artisans and grab dinner and dessert from Frank's Brats and
12 East Coast Custard. So we warmly welcome Concord residents
13 and guests to come and enjoy live music in the company of
14 friends.

15 Looking ahead to August, please be sure to mark your
16 calendars for Thursday, August 5th, for our final summer
17 concert of the year, and we're making it pretty special. The
18 evening begins at 5:30 with a variety of kids activities and
19 games. Browse handcrafted items for sale, along with Chinese
20 raffle baskets. Grab dinner from a food truck and settle in
21 to hear a good old-fashioned button box band as Patty C and
22 the Guys delight you with upbeat, high energy polka favorites.

23 And then at 8:00 p.m., our Trustees will honor the
24 20 -- the 2021 Citizen of the Year and two other scholarship
25 winners sponsored by a generous donation from Lake Health.

26 Then DJ Ben gets the party started with crowd
27 favorites and opportunities for karaoke and other general
28 family-friendly shenanigans. The Chinese raffle drawing takes
29 place around 9:45 that evening, leading into our grand finale
30 fireworks around 10:00 p.m. Just note to everybody, we can

1 still accommodate a few more vendors and we're always seeking
2 donations for our raffle baskets. So please contact the
3 Recreation Department for more information.

4 We are still accepting nominations for Concord
5 Township Citizen of the Year for 2021. In order to be
6 nominated for the Citizen of the Year, you must be a current
7 Concord Township resident and have contributed to the
8 enhancement of our township. The Citizen of the Year is more
9 than just a distinguished title. The duties include
10 participating in the annual community events, such as our
11 Easter Egg Hunt, our Halloween Haunt, holiday tree lighting
12 celebrations, and more. Names of all Citizens of the Year are
13 commemorated in a plaque showcased at the Community Center and
14 are forever recorded and celebrated in our history. The
15 deadline for nomination submission is this Friday, July 9th,
16 so tick, tick, tick.

17 We're also accepting applications for 2021 Concord
18 Township scholarship awards, sponsored by a generous donation
19 from Lake Health. This year we're offering two scholarship
20 awards in the amount of \$1,000 each. Applicants must be a
21 current Concord Township resident and a graduating high school
22 senior of the class of 2021. Scholarships are awarded based,
23 in part, on the applicant's dedication to involvement in
24 school and community, so it's not all academic. The deadline
25 for nominations is also this Friday, July 9th. Contact the
26 Recreation Department with any questions or for personal
27 assistance.

28 Concord Township celebrates its bicentennial in
29 2022. The Bicentennial Planning Committee has been meeting
30 since 2018 and, as you may have recently read in the

1 News-Herald, we're planning a lot of great programs and events
2 to celebrate our vibrant community. A new *Images of America*
3 book, outlining Concord Township history, will be available
4 for sale in about mid-August. And currently available is
5 Concord's own historical coloring book that can be purchased
6 at the Community Center anytime and is available at the
7 Recreation table at our concerts.

8 Our bicentennial celebration spans the entire year
9 of 2022, with special events happening every month, including
10 a special Founders Day Breakfast on our shared birthday, which
11 is March 8th. The summer of 2022 will be filled with live
12 music and community events where residents and guests can all
13 celebrate together. And special holiday events are planned to
14 honor our township as our bicentennial year comes to a close.
15 So we warmly invite residents and businesses to get involved.
16 Contact the Recreation Department for a full list of
17 opportunities on how to do just that.

18 And, finally, you've see our posts on Facebook
19 asking questions about for fun but also to gain some insight
20 on resident preferences. The Concord Township Recreation
21 Department is truly interested in hearing from our residents
22 so we can plan programs and events that are meaningful and
23 right in line with what you want. So we encourage residents
24 to give us a call, email us or just stop by the Community
25 Center and just, we will have a chat.

26 So thank you so much for your time tonight and we
27 will see you at the next concert, hopefully, tomorrow.

28 CHAIRMAN McINTOSH: Thank you, Deb.

29 MR. DONDORFER: Thank you.

30 MR. ROSE: Thanks, Deb.

1 CHAIRMAN McINTOSH: Okay. And Concord law
2 enforcement, Sergeant Infalvi.

3 SERGEANT INFALVI: Thank you. I would like to
4 nominate myself for Citizen of the Year.

5 (Laughter.)

6 For the month of June, we had 887 calls for service,
7 five injury accidents, 13 property damage accidents. We had a
8 disorderly conduct arrest and an assault arrest at BP Auburn
9 Road; a female OVI on Cobblestone Court; a theft, safe
10 cracking and failure to comply with the -- failure to comply
11 on Auburn Road McDonald's; we had a motor vehicle theft on
12 Wellesley; a felonious assault, stabbing and tampering with
13 evidence, and then a felonious assault with a tire iron at the
14 Chipotle on Crile Road, those were two arrests; a disorderly
15 conduct/trespassing on Auburn Road; OVI on Ravenna Road; and a
16 felonious assault/ domestic violence arrest on Christina
17 Avenue; 66 alarms; 10 citations; 71 warnings; 10 driving under
18 suspensions; and, again, two OVIs; 72 business checks; 63
19 crime preventions; we had 19 animal complaints; three assault
20 reports; two breaking and enterings; 11 civil complaints; 26
21 disabled vehicles; three disorderly conduct; 14 disturbances;
22 six domestic violences, case reports; two fights in progress;
23 21 hazards reported on the roadways/trees down; three juvenile
24 complaints; four mental health pink slips that we take
25 somebody to the hospital; two missing persons that have been
26 resolved; 12 noise complaints; one opioid overdose; only one
27 shots fired as far as people target shooting in their back
28 yards; suspicious circumstances in vehicles and persons, 47 of
29 those complaints; eight theft complaints; 45 traffic
30 complaints; 20 traffic details that were performed by the

1 deputies to combat bad driving; three criminal trespasses;
2 four vandalisms; 24 lockouts; five warrant arrests for traffic
3 stops and various other things; and then 13 welfare checks.

4 Thank you, Concord Fire, for doing that post. That
5 was very nice of you. We appreciate it, and we enjoy working
6 with you guys as well.

7 So we had some Old Stone, the garden workers at the
8 Old Stone School, we've had some issues with a suspicious
9 vehicle that has been parking in the parking lot making people
10 uneasy. It's been passed on to our road patrol and they are
11 taking care of it. And Debbie has been instructed on what to
12 tell people when they do see that so we can intercept it as
13 fast as we can.

14 We've had the speed signs out on various roads
15 within the township where we've had the most traffic
16 complaints. The supervisors on each, supervisors on each
17 platoon have been notified about where the speeding issues are
18 and where your guys' concern is at.

19 Met with Nature Preserve residents to discuss like
20 community block watch and how to make things safer in their
21 neighborhood and whatever concerns that they have. I also met
22 with citizens on Andrea Court at their annual HOA or at their
23 HOA meeting. And then we also had block watch signs that
24 we're going to get made up for these neighborhoods. They will
25 be, kind of, have the Sheriff's Office theme on them and we
26 will leave it up to the community, the HOAs or the community
27 members of interest and their security little task force to
28 purchase those. So those might be going up in various
29 neighborhoods just to have a little bit of added that, you
30 know, we're out there.

1 And I think that's about it, unless you guys have
2 any other concerns that you want to talk about.

3 CHAIRMAN McINTOSH: No. I thank you for your
4 report. And I'd like to echo Chief's praise of the Sheriff's
5 Department for picking up on that this morning. That was
6 great and nice, nice cooperation between the township and the
7 Sheriff's Department.

8 MR. ROSE: That's good stuff.

9 CHAIRMAN McINTOSH: You guys have, obviously, been
10 very busy with us and doing a great job, so thank you.

11 SERGEANT INFALVI: Thank you, sir. Have a good
12 night.

13 MR. DONDORFER: Thanks, sir.

14 CHAIRMAN McINTOSH: Okay. Moving into the audience
15 portion of the meeting, is there anybody in the audience that
16 would like to speak or --

17 (No response.)

18 Okay. And, hearing none, we will move into Old
19 Business, which there is none, and that gets us into in New
20 Business.

21 MS. LUCCI: Mr. Chairman, I move to approve the June
22 financial report.

23 MR. DONDORFER: I will second.

24 CHAIRMAN McINTOSH: All in favor?

25 (Three aye votes, no nay votes.)

26 MR. DONDORFER: Mr. Chairman, I make a motion to
27 approve Resolution 2021-10, a resolution by the Board of
28 Trustees of Concord Township to authorize the Township, by its
29 Administrator, to enter into a Memorandum of Understanding for
30 the Master Cooperative Land Reutilization Agreement with the

1 Lake County Land Reutilization Corporation.

2 MS. LUCCI: Second.

3 CHAIRMAN McINTOSH: All in favor?

4 (Three aye votes, no nay votes.)

5 MS. LUCCI: Mr. Chairman, I move to approve
6 Resolution 2021-11, a resolution by the Concord Township Board
7 of Trustees to advertise for bids for the Concord Township
8 Fire Stations Project.

9 MR. DONDORFER: I'll second.

10 CHAIRMAN McINTOSH: Any discussion on that one? I
11 know we had an informative conversation with Mr. Riachi during
12 our staff meeting and we had a summary of his report tonight,
13 so I think we have a good recommendation about this project
14 and taking it to bid as far as the, the individual bids and
15 then the collective bids.

16 MR. DONDORFER: Right, right. I will start out. I
17 think it's the next step in moving this project forward. I
18 think one of the big decisions that we haven't made, which we
19 had some discussion on today and which we started with in the
20 stakeholder meetings when we were trying to get this project
21 approved, was the sequencing of the Station 1 versus 2 or 2
22 versus 1, which way we do it. And we've had a lot of
23 discussion independently and I know that Chief's had a lot of
24 discussion with our owner's rep. And, you know, I agree with
25 the assessment here today by both the Chief and our owner's
26 rep, Mr. Riachi, that it appears to be in the best interest of
27 the township to do Station 1 first.

28 The explanation for that is, one, a very important
29 one is that it gives us the ability to continue to protect the
30 residents in the township and conduct our safety business

1 during construction and it's a cost savings for us not having
2 to logistically move staff and an ambulance to another
3 location and erect temporary housing facilities.

4 And it makes sense to do Station 1 first and
5 complete that and have the ability to move our Station 2
6 people into a building that we already have that will be
7 vacant at that point in time, seeing that we're going from one
8 station to the other in the project.

9 So, you know, to me, it's important to listen to the
10 recommendations of not only the Chief but the owner's rep who
11 has worked on stations and multiple projects at the same time,
12 simultaneously, and one after the other. And I think, you
13 know, the important recommendations that he made pointed out,
14 after the review of the architectural documents, is the
15 logistics perspective and the cost and safety perspective. I
16 think cost and safety is imperative to our community and
17 something that we promised in our stakeholder meeting that we
18 would do as far as moving this project forward. And there,
19 you know, I agree that the best decision would be to start
20 with Station 1 first and to move project along.

21 MS. LUCCI: So I just wanted to clarify that we were
22 looking at Item C, correct?

23 CHAIRMAN McINTOSH: Yeah.

24 MS. LUCCI: And we're just kind of jumping into
25 the --

26 MR. DONDORFER: Yeah, I was just going --

27 MS. LUCCI: Okay. I just wanted to clarify.

28 MR. DONDORFER: -- for a little bit more.

29 MS. LUCCI: Yeah, okay. I guess then to continue
30 along that line, I wanted to hear from our owner's rep and, of

1 course, Chief and kind of understand where they think
2 logistically it makes sense, and from that perspective it
3 makes sense to me. Obviously, we know we have to displace
4 some of our departments and it's easier to not do that more
5 than one time. It's nice to have a transition area with
6 Station 1 still there while we work on Station 1 first and
7 then Station 2. So that part does make sense to me as well.

8 CHAIRMAN McINTOSH: I think as far -- I know that in
9 the, when we talked with Mr. Riachi at length during the staff
10 meeting, that the conversation came up about getting it out to
11 bid sooner than later. I know that we had talked about the
12 pros and cons and the financial and sequencing and everything.
13 But as far as getting it out there, I recall we talked about
14 costs and timelines for construction. And, you know, I am in
15 manufacturing. We know that everybody is seeing demand and
16 supply chain and labor issues and all of that.

17 So if I recall from our meeting a week or two ago
18 that we talked about getting out there sooner than later to
19 get in line, to get ahead of some of this stuff, and to put
20 this project on the best footing, and I think that's where we
21 came up with the idea to bid them individually. I know it was
22 Mr. Riachi's recommendation, as we were talking through
23 things, he proposed doing them one at a time and then
24 simultaneously. And when those bids come in, it gives us an
25 opportunity to -- We have options. We have options. That
26 gives the township some ways to pivot and to kind of be fluid
27 in this and make a wise decision, to what Carl was saying,
28 about safety and being responsible from a cost standpoint.

29 So I definitely think it's appropriate to get this
30 thing out to bid sooner than later just based on that kind of

1 stuff. We don't want this to get strung out. So --

2 MR. DONDORFER: Yeah. I also think it's responsible
3 as far as the way we bid it, you know, combined and
4 independent, so that we can evaluate those and see what --

5 CHAIRMAN McINTOSH: See if there is an opportunity
6 for savings or not.

7 MR. DONDORFER: Right, right.

8 MS. LUCCI: I thought that was a brilliant idea.

9 CHAIRMAN McINTOSH: Yeah, I think so, too. So, all
10 right. Then all in favor for the resolution?

11 MR. DONDORFER: I made a --

12 MS. DAWSON: I missed the motion.

13 CHAIRMAN McINTOSH: I am sorry. Did we have a --

14 MR. ROSE: Mrs. Lucci made the motion.

15 Mr. Dondorfer seconded the motion.

16 MS. DAWSON: I apologize.

17 MR. ROSE: Then they went into discussion.

18 MS. DAWSON: Thank you.

19 MR. ROSE: So we just need a vote.

20 CHAIRMAN McINTOSH: So all in favor?

21 (Three aye votes, no nay votes.)

22 CHAIRMAN McINTOSH: All right.

23 MR. DONDORFER: Amy, I think you're up on D.

24 She's got to make the motion on that?

25 MS. DAWSON: No, she doesn't have to.

26 MR. DONDORFER: I will make a motion to approve
27 Resolution 2021-12, a resolution declaring the necessity for
28 street lighting in Quail Hollow Number 10, Phase 2, an
29 unincorporated area of Concord Township, Lake County, Ohio.

30 MS. LUCCI: I second.

1 CHAIRMAN McINTOSH: All in favor?

2 (Three aye votes, no nay votes.)

3 MS. LUCCI: I move to approve Resolution 2021-13,
4 which is the Revised Permanent Appropriations.

5 MR. DONDORFER: I will second.

6 CHAIRMAN McINTOSH: And I need a roll call on that
7 one.

8 MS. DAWSON: Mr. Dondorfer?

9 MR. DONDORFER: Yes.

10 MS. DAWSON: Mr. McIntosh?

11 CHAIRMAN McINTOSH: Yes.

12 MS. DAWSON: Mrs. Lucci?

13 MS. LUCCI: Yes.

14 MS. DAWSON: Thank you very much.

15 MS. LUCCI: Mr. Chairman, I move to approve the
16 Service Department's purchase order to Cerni Motors,
17 Incorporated, in the amount of \$161,359 for the purchase of a
18 2022 International two-and-a-half ton plow truck.

19 MR. DONDORFER: I will second.

20 CHAIRMAN McINTOSH: All in favor?

21 (Three aye votes, no nay votes.)

22 MR. DONDORFER: Mr. Chairman, I make a motion to
23 approve Resolution 2021-13, the Revised Permanent --

24 CHAIRMAN McINTOSH: We did that.

25 MS. DAWSON: No, we did that.

26 MR. ROSE: That was a roll call vote.

27 CHAIRMAN McINTOSH: So we're on to --

28 MS. LUCCI: So we are on G.

29 CHAIRMAN McINTOSH: With respect, with respect to
30 discussion with regards to sequencing, we have had a

1 recommendation from our owner's rep and we had some good
2 conversation. Just to maybe clarify from my law director, do
3 we -- We don't actually need to vote as far as the sequence.
4 There is nothing we would require as far as legislation for
5 that.

6 MR. LUCAS: No, you're not taking any official
7 action per se regarding the -- other than you're authorizing
8 the Administrator to put out for bid.

9 CHAIRMAN McINTOSH: Okay. So now that we're getting
10 it out to bid, I guess I would ask for a little clarification
11 from either Mr. Riachi or Chief Sabo. Would it matter at this
12 point if we had that -- or do you need a definitive decision
13 from us now before we go to bid or when would we need to
14 really make that sequencing conversation?

15 MR. RIACHI: You could make it, the decision, once
16 all the bids are in and when you're awarding them.

17 CHAIRMAN McINTOSH: Okay. Any thoughts on making --
18 It seems to me we have had a pretty solid recommendation and a
19 good conversation as far as sequencing. Any pros, cons, one
20 way or the other on 1 versus 2 first? I know Carl said you
21 prefer 1.

22 MR. DONDORFER: Yeah, I like 1.

23 MS. LUCCI: Yeah. Like I mentioned, I agree.
24 Logistically, it sounds favorable to do 1 first.

25 CHAIRMAN McINTOSH: I know, going back to 2019 when
26 the prior Board sort of took that project on, that was kind of
27 the thing. And I know through the stakeholder meetings we had
28 a lot of conversation and, at one point, there was
29 conversation about housing the folks over, the Station 2 folks
30 here and not even having a presence. And the community

1 clearly made it clear to the Chief that that wasn't something
2 that was acceptable and we have adjusted to that.

3 But I think the core of that plan and having that
4 old, larger facility available, since we're going to demolish
5 2, gives us that resource. And I definitely agree with
6 Mr. Riachi's recommendation. So I think it's safe to say that
7 the Board seems to agree unanimously in the idea of doing
8 Station 1 first. So if that isn't as close to a decision as
9 we've got, it seems like that's the direction we're headed.

10 MR. ROSE: Mr. Chair.

11 CHAIRMAN McINTOSH: Yes.

12 MR. ROSE: Real quick, I guess for the owner's
13 representative, Mr. Riachi, when we go out for bid, don't we
14 need to, in the combined bid where we're going to bid out, you
15 know, you're going to have contractors bid on Station 1 or bid
16 on Station 2. But the combined one, would it be more prudent
17 to tell them which station to build first? Otherwise, that's
18 --

19 MR. RIACHI: When we put, yes, when we put the
20 schedule together, when we put the bid documents together,
21 that's the way we're going to, we're going to advertise it.

22 CHAIRMAN McINTOSH: Okay.

23 MR. RIACHI: As to which one is going to be
24 constructed first.

25 CHAIRMAN McINTOSH: Right.

26 MR. RIACHI: But as far as the awards and accepting
27 one, two or both, you don't have to make that decision until
28 all the bids are in.

29 CHAIRMAN McINTOSH: That's what I thought.

30 MR. ROSE: Right. But we will need a decision for

1 the bid documents --

2 MR. RIACHI: For sequencing.

3 MR. ROSE: For the sequencing.

4 MR. RIACHI: Correct.

5 MR. ROSE: So we do need a sequencing decision
6 before we go to bid, sir.

7 CHAIRMAN McINTOSH: Okay.

8 MR. ROSE: Thank you.

9 CHAIRMAN McINTOSH: Well, it seems to me, I guess,
10 we have that. The Board seems unanimous in doing 1 first for
11 the purpose of that project. So I, for that scenario, so I
12 would say that's the decision that we've -- of the Board here.

13 MR. ROSE: Okay, thank you.

14 CHAIRMAN McINTOSH: And as much as that going
15 forward.

16 And I would like to address the Board for one
17 minute. We did, in the Administrator's report -- and I
18 apologize for kind of letting this slide until the end -- but
19 we had a recommendation from our Administrator to table or
20 just put aside for now the township-wide trash hauler
21 contract. And we haven't done anything formally. We haven't
22 submitted a proposal to anyone. We don't have bids. Inasmuch
23 as we've gotten feedback that we have, I don't know if anyone
24 has thoughts on it. I know we've all fielded calls. I
25 probably heard a pretty blended, leaning a little bit away
26 from it, as much as that surprises me. When we've seen some
27 of the yard waste decision we made and the recycle, people
28 were like, "I want more." But they don't want, they don't
29 want -- They want to pick their own trash hauler. It seems to
30 be very, people seem very strong in that. I have even gotten,

1 "We live in a township. I live here because I want less
2 government," which surprised me because so many people always
3 refer to Concord as a city. But --

4 MR. DONDORFER: Yeah. You know, initially, when it
5 came up -- and I know we've all had several conversations with
6 residents -- it seemed like a decent idea, you know, a cost
7 savings to residents, one trash hauler, less trucks on the
8 township roads. But, you know, the more contact that I had
9 with residents in the community, you know, they like to have
10 that choice, you know. They like to support maybe the small
11 mom-and-pop type trash hauler. They're very, very -- They
12 rely a lot on the customer service. That was a big thing I
13 heard was, you know, they like the customer service with their
14 trash hauler. And it came down to, you know, like you said,
15 Why is the township getting involved? It seems to be a little
16 bit of an overreach as far as government overreach. When it
17 comes down to it, I just -- I think we just leave the decision
18 to the individual resident.

19 MS. LUCCI: I heard a little bit of in favor,
20 probably more against, and simply because of the fact that not
21 everybody recycles, not everybody does anything with their
22 yard waste. So for those residents, it may not be worth it.
23 And to put everybody in sort of one basket may not be the best
24 decision for everyone.

25 CHAIRMAN McINTOSH: I think we're here to represent
26 the community as a whole. And taking into consideration all
27 of that, I agree. As much as I looked at it fiscally and
28 said, "Hey, we can save some money and bring a higher level of
29 service to the community," when people don't want it, I am not
30 really in favor of pursuing it.

1 So I would be comfortable putting that one aside,
2 Mr. Rose.

3 MR. ROSE: Yes, sir, we shall then.

4 CHAIRMAN McINTOSH: All right. Then with that, that
5 kind of wraps up our agenda for the evening --

6 MS. LUCCI: Future mettings.

7 CHAIRMAN McINTOSH: -- other than the future
8 meetings and announcements, Mrs. Dawson.

9 MS. DAWSON: Thank you, Mr. McIntosh.

10 On July 14th, at 7:00 p.m., Board of Zoning Appeals
11 will hold their meeting here at Town Hall.

12 On the 21st of July, from 6:30 to 7:30 p.m., the
13 trustees office hours will be held in the conference room at
14 Town Hall; and at 7:30 p.m., the trustee meeting here at Town
15 Hall.

16 CHAIRMAN McINTOSH: All right. And with that, we
17 shall adjourn. Thank you.

18 (Whereupon, the meeting was adjourned at 8:25 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 10th day of August 2021.

Melinda A. Melton
Melinda A. Melton
Registered Professional Reporter

Notary Public within and for the State of Ohio

My Commission Expires:
February 4, 2023

