

Springfield Township Trustees
Regular Trustees' Meeting
5:00 p.m. Thursday, May 8, 2025

The Springfield Township Trustees met in regular session, open to the public, on Thursday, May 8, 2025, at 5:00 p.m. in the Township Chambers, 7617 Angola Road, Holland, Ohio with the following members present:

Tom Anderson Jr.
Rachel Geiger
Andrew Glenn, ABSENT

Rachel Geiger called the meeting to order at 5:00 p.m. All present were asked to rise for a silent prayer and the Pledge of Allegiance.

ADOPTION OF AGENDA:

Motion made by Tom Anderson Jr. to approve the agenda with the following changes; addition of Guest Speaker, Karen Poore, inclusion of WynHouse Research Report and positive adjustment to Fiscal report. Seconded by Rachel Geiger and the roll call resulted as follows:

Tom Anderson Jr., yes
Rachel Geiger, yes
Andrew Glenn, ABSENT

GUEST SPEAKER: Karen Poore, recently appointed Business Navigator in the Lucas County Commissioner's Office

Karen brings extensive experience in city and county government and has been in this role for about 30 days, following a stakeholder review of building regulatory processes which led to the recommendation for the position. The purpose of her role is to help businesses navigate regulatory processes, improve those processes overall, and act as a resource to assist with issues and facilitate smoother development interactions between the county, developers, and townships. Currently engaging with townships and villages to identify and resolve process pain points, advocating for a user-friendly, front-end interface (likened to TurboTax) to guide residents and businesses through regulatory requirements regardless of location. Right now, there is not a direct public contact process, but local officials can reach out to her as issues arise. She is a strong advocate for early-stage, pre-development meetings to prevent delays and complications. Overall, her role is about bridging the gap between government and business, making development processes more transparent and navigable, and driving systemic improvements across Lucas County.

PUBLIC COMMENT:

Kristy Dieter, Green Earth

Expressed support for the addition of Karen Poore as Business Navigator to assist with streamlining development processes in Lucas County. Kristy's project has been stalled due to an increasing number of unresolved issues from Lucas County (rising from 37 to 39 in one day). Emphasized the importance of providing developers with a full, detailed list of requirements at the beginning of the project. Delays often occur when new items are added later, even after initial requirements have been met with short turnaround times (5 days), causing stress and financial burden. The drawn-out process, legal fees, and project delays are creating significant financial strain, making Kristy question whether the project is even worth continuing. She feels Lucas County's current processes are deterring contractors and developers, especially when compared to Wood County, which is seen as more developer-friendly. She mentioned that Lucas County purchases erosion control products from her small business, yet they make it difficult for that same business to operate and grow within the county. Kristy praised Springfield Township for understanding the needs of the community and supporting responsible growth.

ZONING INSPECTOR REPORT: Joshua Hollinger, Zoning Inspector
Permits and Fees

- 40 permits for the month of April, three new dwellings, and \$4,530 received in fees. Sauder Furniture going into vacant space left by American Freight.

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Violations

- Working through ongoing violations

Upcoming Public Hearing

- A zoning change request from RA Suburban Residential to R-1 Single Family Residential for the property at 2331 Gunn Road has been submitted for a new single-family subdivision. This is schedule to be heard by the Lucas County Plan Commission on June 25, 2025

Zoning Board Update

- Board of Zoning Commission member Robert Dematteo's term is expiring on May 13, 2025. Motion requested to appoint him to a new five-year term expiring on May 13, 2030.

Motion made by Tom Anderson Jr. to approve a new five-year term for Robert Dematteo expiring on May 13, 2030. Seconded by Rachel Geiger and the roll call resulted as follows:

Tom Anderson Jr., yes
Rachel Geiger, yes
Andrew Glenn, ABSENT

Board of Zoning Appeals met on April 22, 2025 and considered the following request:

- A variance request for square footage for an off-premise sign at the property located at 0 West Bancroft, Parcel ID: 6544711 - DENIED
- A variance request for flag pole height and for the square footage of flags at the property located at 7910 Dorr Street - APPROVED

Board of Zoning Appeals will meet on May 27, 2025 and consider the following requests:

- A variance for front yard setback for an addition at the property located at 2339 Heather Glen
- A variance request for square footage for an off-premise sign at the property located at 0 West Bancroft, Parcel ID: 6544711

Meetings/Events

- TMACOG Storm Water Coalition
- Board of Zoning Appeals
- Baymont Inspection
- Coffee for a Cause – Anne Grady
- OTA Webinar House Bill 315
- Meeting with Local Developers
- Meeting with Potential New Business

FISCAL OFFICER REPORT: Brenna Koback, Fiscal Officer

- Motion requested to approve payment listing for payments to be made by check from May 8 – May 19, 2025 in the amount of \$61,543.30.
 - **Motion made by Tom Anderson Jr. to approve the payment listing for payments to be made by check from May 8 – May 19, 2025 in the amount of \$61,543.30 as presented.** Seconded by Rachel Geiger and the roll call resulted as follows:

Tom Anderson Jr., yes
Rachel Geiger, yes
Andrew Glenn, ABSENT

- Electronic payment listing from May 8 – May 19, 2025 in the amount of \$122,334.38.
- Regular Trustees' Meeting Minutes from Tuesday, April 15, 2025 presented for approval.
 - **Motion made by Tom Anderson Jr. to approve the Regular Trustees' Meeting Minutes of Tuesday, April 15, 2025.** Seconded by Rachel Geiger and the roll call resulted as follows:

Tom Anderson Jr., yes
Rachel Geiger, yes

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Andrew Glenn, ABSENT

- Requesting a motion to enter a positive adjustment to the General Fund in the amount of \$5,684.80. **Motion made by Tom Anderson Jr. to approve the \$5,684.80 positive adjustment to the general fund as presented.** Seconded by Rachel Geiger and the roll call resulted as follows:

Tom Anderson Jr., yes
Rachel Geiger, yes
Andrew Glenn, ABSENT

PUBLIC ADMINISTRATION: Mike Hampton, Administrator

- Stone Oak Drainage Meeting – ongoing coordination with the Stone Oak committee, Karen Poore (Business Navigator), and Jason Sisco (Engineer's Office) regarding drainage issues. Drennan Ditch is expected to be incorporated into the Swan Creek Watershed, with the final hearing scheduled for July 15, 2025. Once designated as a petition ditch, it will be eligible for improvements. Advocacy efforts are focused on prioritizing Drennan Ditch for relocation and enhancement due to current water flow concerns.
- Met with Developers – for some potential new rooftops off Hill Avenue
- Follow-up with Developers and Representative White – follow up for some potential grant funds.
- CC Course Review – reviewed with the high school, which will use it as their home cross-country course. Additionally, it will serve as the site for the upcoming Freedom Celebration 5K run.
- OPWC Pre-Con Meeting – some pavement work that was previously approved is now underway, specifically at Homecoming Park and the Park Place House with the administration office to follow.
- Airport Hwy Interchange Approval – on April 26, ODOT's Track Committee approved \$4.1 million for the design and engineering phase of the Airport Highway/I-475 interchange improvement project. This funding secures continued involvement in the design process, with a potential construction timeline around 2028. Nearby projects ahead of this include Monroe Street in Sylvania, and a DDI interchange in Perrysburg.
- ARPA Annual Report Submitted – stressed about submitting the ARPA annual report and ensuring funds were obligated by the December 31, 2024 deadline, which we successfully did. However, shortly after the deadline, our fiscal officer received a notice of noncompliance, which caused concern over a potential \$2 million issue. Upon investigating, we discovered the confusion was due to a mix-up with another Springfield—specifically Springfield, Ohio—in which they had Brenna's name tied to that location. So, Springfield Township correctly submitted and is compliant.

Question from Trustee Geiger – How is the bus shelter coming along?

The bus shelter project has faced delays due to federal government requirements around environmental issues. However, it is now moving forward. The shelters—originally designed by Mayor Irons and Administrator Hampton will be "Springfield blue," a color that TARTA supports and may adopt for all their shelters. Three shelters are planned – one near Walmart, Best Buy, and Orchard Center, with installation expected in the next few months following some concrete work. Additionally, Springfield High School students built a wooden bench for the Walmart shelter, and there's interest in adding a plaque to recognize their contribution.

EXECUTIVE SESSION:

An Executive Session was requested per ORC 121.22(G)(1): To consider the employment of a public employee. To invite Administrator Mike Hampton and Fiscal Officer Brenna Koback.

Motion made by Tom Anderson Jr. to adjourn to Executive Session at 5:27 p.m.
Seconded by Rachel Geiger and the roll call resulted as follows:

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Rachel Geiger, yes
Andrew Glenn, ABSENT

Motion made by Tom Anderson Jr. to reconvene from Executive Session at 5:56 p.m.
Seconded by Rachel Geiger and the roll call resulted as follows:

Tom Anderson Jr., yes
Rachel Geiger, yes
Andrew Glenn, ABSENT

Action taken as a result of Executive Session:

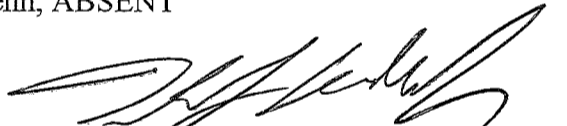
- Request a motion to approve the employment of Nathan Shrewsbury as a Certified Mechanic II with a pay of \$27/hour, which is within the established scale, effective May 12, 2025.
 - **Motion made by Tom Anderson Jr. to approve the employment of Nathan Shrewsbury as a Certified Mechanic II with a pay of \$27/hour, which is within the established scale, effective May 12, 2025.** Seconded by Rachel Geiger and the roll call resulted as follows:

Tom Anderson Jr., yes
Rachel Geiger, yes
Andrew Glenn, ABSENT

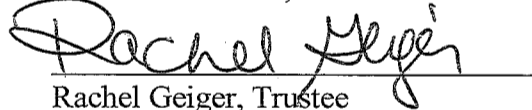
ADJOURNMENT:

Motion made by Tom Anderson Jr. to adjourn the meeting at 5:56 p.m. Seconded by Rachel Geiger and the roll call resulted as follows:

Tom Anderson Jr., yes
Rachel Geiger, yes
Andrew Glenn, ABSENT



Tom Anderson Jr., Trustee



Rachel Geiger, Trustee


Brenna Koback, Fiscal Officer

ABSENT
Andrew Glenn, Trustee

Payment Listing

5/8/2025 to 5/19/2025

Payment Advice #	Post Date	Transaction Date	Type	Vendor / Payee	Amount	Status
957-25B	05/09/2025		AW	MILO BENNETT COMPANY INC	\$172.00	B
958-25B	05/09/2025		AW	Mustang Survival Mfg., Inc.	\$3,445.00	B
959-25B	05/09/2025		AW	New Pig Corporation	\$460.40	B
960-25B	05/09/2025		AW	OBM	\$256.88	B
961-25B	05/09/2025		AW	OHIO AFSCME CARE PLAN	\$760.00	B
962-25B	05/09/2025		AW	OHIO TOWNSHIP ASSOCIATION	\$200.00	B
963-25B	05/09/2025		AW	OHIO TOWNSHIP ASSOCIATION	\$442.00	B
964-25B	05/09/2025		AW	ODP Business Solutions, LLC	\$32.86	B
965-25B	05/09/2025		AW	ODP Business Solutions, LLC	\$29.98	B
966-25B	05/09/2025		AW	ODP Business Solutions, LLC	\$233.99	B
967-25B	05/09/2025		AW	Osburn Associates	\$734.06	B
968-25B	05/09/2025		AW	Principal Life Insurance Company	\$2,365.33	B
969-25B	05/09/2025		AW	Reliance Oxygen & Equipment	\$169.43	B
970-25B	05/09/2025		AW	Reliance Oxygen & Equipment	\$81.49	B
971-25B	05/09/2025		AW	SUPERIOR UNIFORM SALES INC	\$286.25	B
972-25B	05/09/2025		AW	SUPERIOR UNIFORM SALES INC	\$300.00	B
973-25B	05/09/2025		AW	SUPERIOR UNIFORM SALES INC	\$236.00	B
974-25B	05/09/2025		AW	SUTPHEN CORPORATION	\$6,485.75	B
975-25B	05/09/2025		AW	SUTPHEN CORPORATION	\$1,700.00	B
976-25B	05/09/2025		AW	SUTPHEN CORPORATION	\$1,148.21	B
977-25B	05/09/2025		AW	SUTPHEN CORPORATION	\$217.30	B
978-25B	05/09/2025		AW	TRACTOR SUPPLY COMPANY	\$133.91	B
979-25B	05/09/2025		AW	Triotech	\$469.00	B
980-25B	05/09/2025		AW	Triotech	\$45.00	B
981-25B	05/09/2025		AW	Verizon Wireless	\$60.18	B
982-25B	05/09/2025		AW	Verizon Wireless	\$213.06	B
983-25B	05/09/2025		AW	WS DARLEY	\$191.69	B
984-25B	05/09/2025		AW	WW Williams	\$12.12	B
985-25B	05/09/2025		AW	Yankee Doodle Flags & More, LLC	\$184.03	B
Total Payments:					\$61,543.30	
Total Conversion Vouchers:					\$0.00	
Total Less Conversion Vouchers:					\$61,543.30	

Type: AM - Accounting Manual Warrant, AW - Accounting Warrant, IM - Investment Manual Warrant, IW - Investment Warrant, PM - Payroll Manual Warrant, PR - Payroll Warrant, RW - Reduction of Receipt Warrant, SW - Skipped Warrant, WH - Withholding Warrant, WM - Withholding Manual, WS - Special Warrant, CH - Electronic Payment Advice, IL - Investment Loss, EP - Payroll EFT Voucher, CV - Payroll Conversion Voucher, SV - Payroll Special Voucher, EW - Withholding Voucher, POS ADJ - Positive Adjustment, NEG ADJ - Negative Adjustment, POS REAL - Positive Reallocation, NEG REAL - Negative Reallocation

Status: O - Outstanding, C - Cleared, V - Voided, B - Batch

* Asterisked amounts are not included in report totals. These transactions occurred outside the reported date range but are listed for reference.

Please Sign Here
 X Rachel Heyes
 X [Signature]
 X _____
 X _____

Payment Listing
5/8/2025 to 5/19/2025

Payment Advice #	Post Date	Transaction Date	Type	Vendor / Payee	Amount	Status
911-25B	05/09/2025		AW	AJ Boellner Inc	\$38.55	B
912-25B	05/09/2025		AW	AJ Boellner Inc	\$6.00	B
913-25B	05/09/2025		AW	Advance Auto Parts	\$38.70	B
914-25B	05/09/2025		AW	Advance Auto Parts	\$21.04	B
915-25B	05/09/2025		AW	Advance Auto Parts	\$25.08	B
916-25B	05/09/2025		AW	Aqualawn LLC	\$102.00	B
917-25B	05/09/2025		AW	Aqualawn LLC	\$199.00	B
918-25B	05/09/2025		AW	Aqualawn LLC	\$3,111.00	B
919-25B	05/09/2025		AW	Aqualawn LLC	\$128.00	B
920-25B	05/09/2025		AW	Aqualawn LLC	\$173.00	B
921-25B	05/09/2025		AW	AT&T Mobility	\$958.72	B
922-25B	05/09/2025		AW	Brondes Ford Maumee	\$103.99	B
923-25B	05/09/2025		AW	Brondes Ford Maumee	\$4,361.33	B
924-25B	05/09/2025		AW	Brondes Ford Maumee	\$18.07	B
925-25B	05/09/2025		AW	Brondes Ford Maumee	\$88.40	B
926-25B	05/09/2025		AW	Bubba's Towing & Recovery LLC	\$800.00	B
927-25B	05/09/2025		AW	Eastman & Smith LTD.	\$736.00	B
928-25B	05/09/2025		AW	FIRE SAFETY SERVICES INC	\$582.00	B
929-25B	05/09/2025		AW	FIRE SAFETY SERVICES INC	\$725.00	B
930-25B	05/09/2025		AW	FLEETPRIDE	\$95.29	B
931-25B	05/09/2025		AW	FLEETPRIDE	\$1,291.92	B
932-25B	05/09/2025		AW	FORREST AUTO SUPPLY	\$89.27	B
933-25B	05/09/2025		AW	GRAINGER, INC.	\$15.40	B
934-25B	05/09/2025		AW	GRAINGER, INC.	\$406.29	B
935-25B	05/09/2025		AW	Guardian	\$3,699.50	B
936-25B	05/09/2025		AW	Hastings Air-Energy Control, Inc.	\$2,253.00	B
937-25B	05/09/2025		AW	Heidelberg Materials Midwest Agg, Inc.	\$842.47	B
938-25B	05/09/2025		AW	Heidelberg Materials Midwest Agg, Inc.	\$781.92	B
939-25B	05/09/2025		AW	Heidelberg Materials Midwest Agg, Inc.	\$255.42	B
940-25B	05/09/2025		AW	Heidelberg Materials Midwest Agg, Inc.	\$321.49	B
941-25B	05/09/2025		AW	Independence Health LLC	\$1,214.00	B
942-25B	05/09/2025		AW	John Deere Financial	\$11,706.91	B
943-25B	05/09/2025		AW	Kimball Midwest	\$320.36	B
944-25B	05/09/2025		AW	Klumm Brothers Waste Solutions	\$600.00	B
945-25B	05/09/2025		AW	Klumm Brothers Waste Solutions	\$300.00	B
946-25B	05/09/2025		AW	Klumm Brothers Waste Solutions	\$65.00	B
947-25B	05/09/2025		AW	Klumm Brothers Waste Solutions	\$120.00	B
948-25B	05/09/2025		AW	Klumm Brothers Waste Solutions	\$40.00	B
949-25B	05/09/2025		AW	Klumm Brothers Waste Solutions	\$35.00	B
950-25B	05/09/2025		AW	Klumm Brothers Waste Solutions	\$35.00	B
951-25B	05/09/2025		AW	Mack Industries, Inc.	\$355.00	B
952-25B	05/09/2025		AW	Mack Industries, Inc.	\$610.00	B
953-25B	05/09/2025		AW	Magna Visual Corp.	\$375.00	B
954-25B	05/09/2025		AW	Medline Industries, LP	\$122.12	B
955-25B	05/09/2025		AW	Medline Industries, LP	\$366.36	B
956-25B	05/09/2025		AW	Capital One Trade Credit	\$1,944.78	B

Electronic

SPRINGFIELD TOWNSHIP, LUCAS COUNTY

5/2/2025 1:44:11 PM

Payment Listing

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5/8/2025 to 5/19/2025

Payment Advice #	Post Date	Transaction Date	Type	Vendor / Payee	Amount	Status
986-25B	05/09/2025		CH	Cintas Corporation	\$158.74	B
987-25B	05/09/2025		CH	Cintas Corporation	\$311.17	B
988-25B	05/09/2025		CH	Cintas Corporation	\$144.29	B
989-25B	05/09/2025		CH	Cintas Corporation	\$144.29	B
990-25B	05/10/2025		CH	Data Service Center, Inc.	\$744.62	B
992-25B	05/08/2025		CH	DEPARTMENT OF PUBLIC UTILITIES	\$91.76	B
998-25B	05/09/2025		CH	InfoStream Solutions	\$125.00	B
1000-25B	05/09/2025		CH	BUREAU OF WORKERS' COMPENSATION	\$2,720.00	B
1001-25B	05/15/2025		CH	Signature Bank, NA	\$5,882.78	B
1002-25B	05/09/2025		CH	Paramount Health Care	\$84,393.46	B
1003-25B	05/09/2025		CH	Selking International & Idealease	\$169.97	B
1004-25B	05/09/2025		CH	Selking International & Idealease	\$44.76	B
1005-25B	05/09/2025		CH	Selking International & Idealease	\$479.00	B
1006-25B	05/09/2025		CH	THOMAS EQUIPMENT INC	\$15.98	B
1007-25B	05/09/2025		CH	THOMAS EQUIPMENT INC	\$26.99	B
1008-25B	05/09/2025		CH	THOMAS EQUIPMENT INC	\$60.00	B
1009-25B	05/09/2025		CH	THOMAS EQUIPMENT INC	\$170.00	B
1010-25B	05/09/2025		CH	THOMAS EQUIPMENT INC	\$30.00	B
1011-25B	05/14/2025		CH	TOLEDO EDISON COMPANY	\$26,621.57	B
Total Payments:					\$122,334.38	
Total Conversion Vouchers:					\$0.00	
Total Less Conversion Vouchers:					\$122,334.38	

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Please Sign Here
X Rachel Hays
X [Signature]
X _____
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