

# RECORD OF PROCEEDINGS

## MANTUA TOWNSHIP TRUSTEES

### SPECIAL MEETING

Held July 8, 2013

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The Board of Trustees of Mantua Township convened in regular session from 7:00 P.M. to 8:35 P.M. in the Mantua Township Hall. Chairman Jason Carlton called the meeting to order with the following members and visitors present: Jason Carlton, John Festa, Victor Grimm, Trustees. Marie Stehli, Fiscal Officer. Jim Aldrich, Sexton. Roger Hurd, Dave Pollard, Zoning Commission. Susan Skrovan, Zoning Commission Secretary. Betsy Woolf, BZA Secretary. Several residents.

#### Introduction

The special meeting was called to order by Chairman Jason Carlton. The pledge of allegiance was led by Mark Hall.

Jason said that this is a continuation of last month's meeting at which funding, feasibility study, etc were discussed.

John Festa wants to take a vote on how to proceed tonight.

Victor Grimm said that we need to decide whether to hire someone in and interview. We will need a professional.

Jason looked into feasibility studies. He contacted Moody Nolan LTD from Columbus, who did a community center for Plain Township. We need a core group to determine the community needs and goals. He also contacted Poggemeyer Design Group, who did an old school (refurbish) for LaGrange Township. Everyone seems to be on vacation. Jason doesn't feel that this is something that we can do on our own. We need to see what these companies offer and the cost.

Jason also met with Janet Esposito. We can't borrow like municipalities. 1 mill at current valuation will bring in \$111,908, or \$35/\$100,000 house. (Marie Stehli interpreted the valuation sheet at \$115,260,880 for the township.

Marie has talked to Chris Meduri. We can borrow 4 mills for 7 years, or we can take out a bond issue. She faxed Chris the resolution to put the issue on for the fire department.

Jason talked about CDBG (Community Development Block Grants). Money is only available for handicapped access and senior centers. The deadline has passed for 2014 money. Linda Ehlert asked what kind of money is available. Her daughter writes grants. Jason said fewer projects are being awarded by Regional Planning, which administers CDBG. Vic added that he thinks there are matching funds needed.

John Festa said we would need a lot of money, especially if all of the buildings are considered together. He had a letter from Chris on funding, quoting ORC 133.20, which sets the maximum maturity on borrowing.

Jason feels that people will not support the project unless they recognize a value.

John said it will not be easy and will take time.

Jason said is this something that the public wants.

Vic noted that since the building is almost on the National Register, there are funding opportunities available.

John said that we may need guidance but thinks the community can decide for itself and we can do a lot with the school.

Jason referred to the RP Architect proposal from 2003-it is the public's project, not the architect's or the township's.

Vic referred to the Land Use Plan in which the consultant picked the group.

#### Public comments:

Betsy Woolf said we should grab people from all sectors of the township and involve the Record Courier. She added that rental of the building will force us to pay (property) taxes. John said everybody pays taxes. We don't now.

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Carole Pollard said some grants are only available to buildings on the National Historic Register. She thought that the community had been polled already. A lot has been done since 2004.

Mark Hall asked about ORC 505.26 and 511.01, which have to do with township borrowing. Bonds issued under this code were discussed. John said if a project is over \$50,000 it must go to a vote. He does not want a revenue bond.

Dawn Pechman suggested communication first. John said everything is on the table.

Linda Ehlert felt that other townships in the PCTA would be helpful. Also, check on the Riddle Block and Kent Hotel projects.

Dawn said that Acorn Alley was a city of Kent and Kent State project with 70% public funding.

Larry Lietzow said it all comes down to money. We need to figure the costs. We will definitely need air conditioning and an elevator. Jason said we need to see what the community wants. Larry said that the majority of the people in the township want to see the project done.

Sue Skrovan said originally it was designated for township offices and record storage. Get this done first and build from there. Jason agreed that there is obviously a need for township offices. Money has been approved and Vic is working on it. John agreed on township offices but we still need to upgrade the buildings. It is not cheap.

Larry agreed with Sue and stressed the need for air conditioning.

Carole discussed Ohio History grants. They have a quicker turnaround. An outside perspective helps you see what you have. She gave Jason a transcript of a 2010 meeting with Todd Peetz, Dan Banks, and Randy Roberts. We were to do the west room first to show what we have and do the rest in stages.

Dave Pollard said that Zoning has discussed the idea of a business incubator. The building is fire resistant, if not fire proof. We still have people working at home. He also suggested a heavy gauge metal roof. We could put a lot of start up businesses on the top floor.

Mark said that ORC 505.26 only addresses township offices.

Betsy said we should do the entire project. Also, as a government entity, we need to hire professionals.

Marie said that we will also need professional bond counsel if we issue bonds.

Dawn asked about the next meeting, which was set for August 12 at 7:00 p.m.

Jason will follow up on feasibility studies, and talk to Todd Peetz, Mark Frisone and Randy Roberts. Carole asked him to please also contact Heritage Ohio. The National Registry designation will help a lot. Marie also suggested talking to Edie Benner of the Downtown Mantua Revitalization Corp.

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**RES 168-13** Motion to adjourn the meeting by Jason Carlton, seconded by John Festa. Vote as follows: Jason Carlton, Yes. John Festa, Yes. Victor Grimm, Yes.

The meeting was adjourned till July 16. 2013 at 7:30 p.m. at the Townhall for the next regular meeting.

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Victor Grimm

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Jason Carlton

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John Festa

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Marie Louise Stehli, Fiscal Officer

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