

Special Beavercreek Trustee's Meeting

Tuesday, March 8,

2016

Mrs. Graff called the Special Trustee Meeting to order at 8:00 A.M. Those present were: Trustees Carol Graff, Tom Kretz and Jeff Roberts; and Fiscal Officer, Christy Ahrens. Staff present: Township Administrator/Public Safety Director Alex Zaharieff and Road Superintendent Tim Parks. City of Beavercreek Parks and Rec Superintendent Kim Farrell was also present.

The Purpose of this Special Meeting is to meet in Open Session to discuss the Library Facility and the Park Agreement with the City of Beavercreek.

Park Agreement with the City of Beavercreek:

Township Administrator/Public Safety Director Alex Zaharieff and Road Superintendent Tim Parks provided information including: a Draft park Management Agreement, Budget information for the parks and library and a Yearly Park Maintenance Functions sheet.

General discussion occurred regarding: working with the Beavercreek Township Park District, to include them in this Draft Agreement; the 2012 Park Consolidation effort; and that this Agreement would give all parks in Beavercreek "one face and one place to call, ask questions, and make reservations etc."

The Trustees reviewed the budget material provided and general discussion occurred regarding revenue and expenditures. Discussion also occurred regarding that with this Draft the City would take on the management and upkeep of all the parks; however, the entity that owns each park would still be responsible for the capital improvements in that park.

General discussion occurred regarding groups that use the various parks, the fees, and who manages the parks. That led into discussion regarding maintenance of the township parks.

Discussion occurred regarding: the City becoming responsible for maintenance of all developed township parks and employees. While the City will have to hire two new people to work on maintenance, which is part of the Agreement's cost, the Road Department is not looking to get rid of any employees, merely have them work on other projects. Mr. Kretz stated that with this Agreement the township's overall cost will increase due to the increase in the Agreement and the continuing employees working on other projects. Discussion occurred regarding additional work that the Road Department will look to get accomplished: tile on Valley Road and Hunter's Pointe drainage tile and paving.

Mr. Kretz asked if there was a service level agreement (this is what we're willing to pay, these are the services we expect to be provided) to go with the Park Agreement. Mr. Zaharieff said no, not yet; but we can. Discussion occurred regarding how to enter into an agreement without knowing the expectations or having defined a scope of work.

Discussion occurred regarding: if we outsource to the City why not look to outsource with another company. This led to a discussion that maybe there should be two Agreements - one for Management of the Parks and one for Maintenance of the Parks.

Discussion occurred regarding consolidation of parks and the taxing possibilities. Discussion also occurred regarding Capital Improvements in Rotary Park: paving of the main drive, replacement of playground equipment, and electronic light control for diamonds 1 and 2; combined these capital improvements, that have not been budgeted for, total just under \$192,000.00. Ms. Graff gave a brief history of

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why the township pays for capital improvements. Discussion occurred that going forward, maybe capital improvements should be a shared expense. The Trustees tasked the Township Administrator/Public Safety Director to work on: creating two separate agreements (management and maintenance); creating the scope of work expected for the maintenance agreement; detailing other projects that the township will benefit from accomplishing by not having to take care of township park maintenance; and exploring capital improvement considerations.

The Trustees agree that they would like to continue to investigate this topic. They agree with a management agreement now and would like to see the costs associated with it, sooner rather than later. Discussion occurred regarding the three undeveloped parks the township owns and how they will not be part of these agreements.

Library Facility

Township Administrator/Public Safety Director Alex Zaharieff updated the Trustees on the lack of grant possibilities and the bad timing for other grants.

Discussion occurred regarding: putting a new, lowest option roof on the library and insurance. General discussion occurred regarding the library spending their funds to upgrade the bathrooms of the facility.

Discussion occurred regarding the pictures that Road Superintendent Tim Parks presented regarding the roof damage at the library. Discussion occurred regarding: concrete, the wrap, and scuppers. Discussion also occurred regarding: vendors, cost, options, and prevailing wage. Mr. Zaharieff stated that the township needs to move forward with fixing the roof.

Discussion occurred regarding how to fund the project: use the township's contingency money; borrow money from the library (with no interest); or use money in the Land Acquisition fund.

Discussion occurred regarding: going out for bid, adding extra days to the process, and possible repercussions as we move into the rainy Spring season.

Mr. Zaharieff recommended getting more quotes. The Trustees agreed and they wanted the scope of work defined and competitive prices. General discussion occurred regarding using the company we have the quote from as they are on the State bid list.

Consensus from the Trustees is that they want to have more quotes just to check the price but they will fix the roof and determine how to fund it when they have all the information.

They asked Mr. Zaharieff to present a funding proposal for the roof at the next Trustee meeting.

2016-134 Mr. Kretz made a motion to Adjourn at 10:14 A.M. Mr. Roberts seconded. Roll Call: Mr. Kretz, yes; Mr. Roberts, yes; and Ms. Graff, yes.

Trustee: _____

Fiscal Officer: _____