

# **JACKSON TOWNSHIP BOARD OF TRUSTEES**

## **MEETING AGENDA**

**August 13, 2024**

1. 3:00 P.M. *Work Session:*
  - A. *Fraud Reporting Training*
  - B. *Tennis Court Construction Update*
2. 3:30 P.M. *Executive Session:*
  - A. *Police Department (Personnel Appointment/Employment/Compensation) – Sergeants' Promotion List*
  - B. *Public Works (Highway Division) - Preparing for, conducting, or reviewing negotiations or bargaining sessions with public employees concerning their compensation or other terms and conditions of their employment*
  - C. *To consider the purchase of property for public purposes if premature disclosure of information would give an unfair competitive or bargaining advantage to a person whose personal, private interest is adverse to the general public interest*
3. 5:00 P.M. *Call General Session to order  
(Turn off cell phones)*
4. *Pledge of Allegiance*
5. *Public Speaks:*
  - A. *(Restricted to topics listed on the Agenda)*
6. *Administration*
  - A. *Agreement and Economic Development Transfer Form*
  - B. *Enterprise Zone Amendment*
  - C. *Management Package Rate Adjustments*
  - D. *Targeted Acquisition Assistance Request*
7. *Legal Department*

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- A. *Approve Negotiated Agreement with the Fraternal Order of Police, Ohio Labor Council Inc. (Sergeants)*
- B. *Amended Nuisance Abatement Agreement*
- 8. *Police Department*
  - A. *School Resource Officer Memorandum of Understanding*
- 9. *Public Works Department*
  - A. *Appropriation Transfer Request*
  - B. *Park Division*
    - 1. *Accept a donation of \$270.00 from the Teeg Family LLC (DBA Kona Ice)*
  - C. *Central Maintenance*
    - 1. *Safety Center HVAC*
      - a. *Temporary Chiller*
      - b. *Chiller Plumbing and Electrical Service*
- 10. *Fire Department*
  - A. *Accept a donation of \$100.00 from John Steffen and Melanie Umlauf*
  - B. *Tanker Equipment Mounting*
- 11. *Zoning Department*
  - A. *Appropriation Transfer Request*
  - B. *Noxious Weed Resolutions:*
    - 1. *5275 Schario Rd NW, Lot 16 in Marihill, 26NE, Parcel No. 1603047*
  - C. *Notices to County Auditor for fees and expenses for mowing noxious weeds:*
    - 1. *4611 Suzette Ave., VW, Parcel No. 1607756*

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- D. 5:00 p.m. - Public Hearing - Amendment 20240693 - Partner Land Company, LLC/David Hayes, 5060 Navarre Rd. SW, Canton, Ohio 44706 agent for IRAR Trust FBO Steven Williamson Acct 35-37933, property owner, 1000 Broadway St. Suite 350, Oakland, CA 94607 proposes revisions to previously approved amendment 20240137, R-3 PUD general development plan to reduce the total number of dwelling units from 9-4 unit buildings and 1-2 unit building for a total of 38 units to 4-4 unit buildings and 6-3 unit buildings for a total of 34 units. Property located at parcel # 1702617 Dressler, consisting of 9.52 acres, located on the southeast corner of Dressler and Montgomery, Sect. 25SW/25SE Jackson

12. *Fiscal Office*

- A. *Pay Bills*
- B. *Approve minutes for July 23, 2024 Board of Trustees' meeting*
- C. *Monthly Reports*
- D. *2025 Alternative Tax Budget Document*

13. *Routine Business*

A. *Announcements:*

- *Next Regular **Board of Trustees'** meeting, August 27, 2024, 4:00 P.M., Executive Session and/or Work Session: 5:00 P.M., General Session, Jackson Township Hall*
- ***CIC Meeting** – August 15, 2024, 2:00 P.M., Jackson Township Hall*
- ***LOGIC Meeting** – September 5, 2024, 9:00 A.M., Safety Center*
- ***Zoning Meetings:** - Jackson Township Hall:
  - ***Zoning Commission** – August 22, 2024, 5:00 P.M., Jackson Township Hall*
  - ***Board of Zoning Appeals** – August 29, 2024, 5:00 P.M., Jackson Township Hall**
- ***Summer Concert Series:**
  - August 16 – Hotel California – The Original Eagles Tribute
  - August 17 – Dirty Deeds – The Ultimate AC/DC Tribute
  - August 24 – Queen Flash – A Tribute to QueenThe Nash Family Jackson Amphitheater*

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*Gates open at 6:00 PM – Concerts begin at 7:30 PM*  
*Tickets at [www.jacksonamphitheater.com](http://www.jacksonamphitheater.com)*

14. *Old Business*
15. *New Business*
16. *Public Speaks – Open Forum*
17. *Adjourn*

## RECORD OF PROCEEDINGS

### MINUTES OF JACKSON TOWNSHIP BOARD OF TRUSTEES MEETING

AUGUST 13, 2024

Hawke called the meeting to order at 3:08 p.m. at the Jackson Township Hall with Trustees Todd Hawke, Justin Hardesty, and John Pizzino present. Fiscal Officer Gonzalez, Administrator / Law Director Vaccaro, Police Chief Brink, Fire Chief Berczik, and Public Works Director Rohn were also in attendance.

The first order of business was a work session to view the Auditor of State's Fraud Reporting Training and to receive an updated on the tennis court construction project.

Hawke moved and Hardesty seconded a motion to go into Executive Session for Police Department (Personnel) (Appointment/Employment/Compensation) – Sergeants' Promotion List

**Hawke – yes**  
**Hardesty - yes**  
**Pizzino – yes**

Hawke moved and Hardesty seconded a motion to go into Executive Session for Public Works (Highway Division) preparing for, conducting, or reviewing negotiations or bargaining sessions with public employees concerning their compensation or other terms and conditions of their employment.

**Hawke – yes**  
**Hardesty - yes**  
**Pizzino – yes**

Hawke moved and Hardesty seconded a motion to go into Executive Session to consider the purchase of property for public purposes if premature disclosure of information would give an unfair competitive or bargaining advantage to a person whose personal, private interest is adverse to the general public interest.

**Hawke – yes**  
**Hardesty - yes**  
**Pizzino – yes**

Hawke called the General Session to order at 5:03 p.m. He requested that all cell phones be silenced at this time.

The Pledge of Allegiance was recited.

**Public Speaks – None**

**Administration Department**

**RESOLUTION 24-176**

**AGREEMENT AND ECONOMIC DEVELOPMENT TRANSFER FORM**

Hawke moved and Pizzino seconded a motion that, we hereby adopt and authorize the placement of the Board Members' signature upon the attached Agreement with 4262 Portage Tlaquepaque, LLC, dba Tlaquepaque Restaurant, and to authorize the Chairman's signature upon the Economic Development Transfer Form

3-0 yes

**RESOLUTION 24-177**

**ENTERPRISE ZONE AMENDMENT**

Hawke moved and Pizzino seconded a motion whereas, the Ohio Enterprise Zone Act, Ohio Revised Code Section 5709.61 through 5709.69 ("The Act") authorizes a board of county commissioners, with the consent and agreement of the legislative body of the affected municipalities and townships therein, to designate areas as Enterprise Zones and to execute agreements with certain enterprises for the purpose of establishing, expanding, and renovating or occupying facilities and hiring new employees and preserving jobs within said zones in exchange for specified local tax incentives granted by the board of county commissioners; and

Whereas, the Board of Trustees for Jackson Township, Stark County, Ohio, ("The Trustees") upon due consideration desires to implement The Act and to expand and enlarge the existing Enterprise Zone known as Enterprise Zone #252C within the boundaries of Jackson Township, Stark County; and

Whereas, the Trustees upon due consideration desire to implement The Act and to expand and enlarge the existing Enterprise Zone known as Enterprise Zone #252C within the boundaries of Jackson Township, Stark County; to promote the economic welfare of The Township; and

Whereas, it is necessary for The Trustees to formally request from the Board of County Commissioners of Stark County, Ohio ("The Commissioners") the inclusion of additional portions of The Township in an Enterprise Zone proposal and to include such resolution in a petition to the Director of the Department of Development of the State of Ohio to certify the area described as such an Enterprise Zone; and

Whereas, the Trustees hereby find and determine that designation of the zone pursuant to Ohio Revised Code Section 5709.632 will promote the economic welfare of the residents of The Township by creating new jobs and retaining and preserving existing jobs and employment opportunities within such areas and is in the best interest of The Township; and

Whereas, the Trustees understand that The Commissioners are required by law to administer all Enterprise Zones and agreements within the county and will therefore appoint a designee to be responsible for:

- (1) The establishment and operations of the Tax Incentive Review Council as specified in Ohio Revised Code Section 5709.85,

- (2) To ensure that the Enterprise Zone Agreements contain the information required in Ohio Revised Code Section 5709.631, including but not limited to a description of the project, the amount to be invested, the number of jobs created and/or retained, the annual new payroll associated with these jobs, and the specific percentage and term of the tax exemptions being granted toward real and/or personal property,
- (3) To forward copies of all Enterprise Zone Agreements to both the Ohio Department of Development and the Ohio Department of Taxation within fifteen days after the agreement is entered into, as specified in the Ohio Revised Code.
- (4) To notify affected school board of proposed projects a minimum of fourteen days prior to formal legislative consideration and to include comments by the school boards as part of the review process as required under Ohio Revised Code Section 5709.83,
- (5) To maintain a centralized record of all aspects of the Enterprise Zone including copies of the agreements, a list of the members of the Tax Incentive Review Council, and a summary of the Tax Incentive Review Council's annual review of each agreement, and
- (6) To submit a comprehensive annual report of the status of all Enterprise Zone activities on or before March 31 of each year pursuant to Ohio Revised Code Section 5709.68.

Whereas, the Trustees are requesting designation of an Enterprise Zone of the expansion thereof, which includes an additional portion of land which is entirely situated within the geographic boundaries of Jackson Township, Stark County, and meets the population and boundary requirements to be certified as a limited authority Enterprise Zone under Ohio Revised Code Section 5709.632.

Whereas, the Trustees hereby request The Commissioners to assign the power, duty and authority to negotiate Enterprise Zone Agreements as permitted by Ohio Revised Code Section 5709.632 and that The Trustees agree to negotiate agreements and to assist The Commissioners in the administration of the Enterprise Zone and will approve all agreements in accordance with all applicable statutory provisions before submitting agreements to The Commissioner for approval; and

Whereas, the Trustees hereby agree to the establishment of a Tax Incentive Review Council or Councils, pursuant to Ohio Revised Code Section 5709.85 and will appoint two representatives to said Tax Incentive Review Council within sixty days after the state development director certifies the Enterprise Zone; and

Whereas, the Enterprise Zone, as proposed to be expanded and/or enlarged will be the only Enterprise Zone within The Township; and

Whereas, the area proposed to be added to expand and enlarge the existing Enterprise Zone known as Enterprise Zone #252 C is set forth on the attached Exhibit B and fully incorporated herein by reference as if fully re-written herein; and

Be it further resolved that the Board of Trustees of Jackson Township, Stark County, Ohio, does hereby petition and authorize the Board of Stark County Commissioners to expand and enlarge the

existing Enterprise Zone known as Enterprise Zone #252 C is set forth on the attached Exhibit A and fully incorporated herein by reference as if fully re-written herein, and to include and designate same as an Enterprise Zone; and

Be it further resolved that the Clerk of the Board of Stark County Commissioners is hereby authorized to include this Resolution in the petition to the Director of the Department of Development of the State of Ohio for said Enterprise Zone.

Be it further resolved that we hereby adopt and authorize the placement of the Board Chairman's signature upon the attached letter to the Superintendent at Jackson Local School District.

**3-0 yes**

**RESOLUTION 24-178**

**MANAGEMENT PACKAGE RATE ADJUSTMENTS**

Hawke moved and Hardesty seconded a motion that in accordance with Article 2 of the Benefit Package for Management Personnel (hired before and after July 1, 2012), we hereby establish the rates of compensation for Class B and C, effective August 10, 2024, as attached.

**3-0 yes**

**RESOLUTION 24-179**

**TARGETED ACQUISITION ASSISTANCE FORM REQUEST – 7811 PARKFORD ST., NW**

Hawke moved and Hardesty seconded a motion that we hereby adopt and authorize the placement of the Board Chairman's signature upon the attached Targeted Acquisition Assistance Form Request, and to authorize the Administrator/Law Director's signature upon the Sworn Statement of Abandoned /Vacant Land.

**3-0 yes**

**Legal Department**

**ATTACHMENT 08/13/24A**

Hawke moved and Pizzino seconded a motion to approve the Negotiated Agreement between the Jackson Township Board of Trustees and the Fraternal Order of Police, Ohio Labor Council Inc. (Sergeants), effective September 1, 2024 to August 31, 2027, and to authorize the Board of Trustees to sign said negotiated agreement.

**3-0 yes**

Vaccaro explained that the next resolution addresses the property at 7390 Braucher St. NW. He told the Trustees that the structure is down, the hole is filled in, but there is additional clean up that needs to be done. Vaccaro said that he also needs to verify with the Stark County Health Department that they are satisfied that the septic system has been handled correctly.

**RESOLUTION 24-180**

**NUISANCE ABATEMENT AGREEMENT AMENDMENT– 7390 BRAUCHER ST., N.W., (PARCEL# 16-13810)**

Hawke moved and Hardesty seconded a motion that we hereby adopt and authorize the placement of the Board Members' signatures upon the attached Amendment to Nuisance Abatement



Agreement with owners, Gregory S. Self and Ruth B. Self of 7390 Braucher St., N.W., North Canton, OH 44720 (Parcel# 16-13810).

3-0 yes

**Police Department**

**RESOLUTION 24-181**

**SCHOOL RESOURCE OFFICER MEMORANDUM OF UNDERSTANDING WITH THE JACKSON LOCAL SCHOOL DISTRICT**

Hawke moved and Hardesty seconded a motion that we hereby adopt and authorize the placement of our signatures upon the attached Memorandum of Understanding for the provision of School Resource Officers to the Jackson Local School District with the Board of Education of the Jackson Local School District.

3-0 yes

**Public Works Department**

**ATTACHMENT 08/13/24B**

Hawke moved and Hardesty seconded a motion to approve the following appropriation transfer request for a total transfer of \$3,200.00.

FROM CODE	DESCRIPTION	TO CODE	DESCRIPTION	AMOUNT
206.206.5387	Discretionary– Public Works	206.206.5385	Other Expenses – Public Works	\$3,200.00
TOTAL				<u>\$3,200.00</u>

3-0 yes

Hawke moved and Hardesty seconded a motion to accept a donation of \$270.00 from the Teeg Family LLC (DBA Kona Ice).

3-0 yes

**Central Maintenance**

**RESOLUTION 24-182**

**SAFETY CENTER HVAC – TEMPORARY CHILLER**

Hawke moved and Pizzino seconded a motion that we hereby adopt and authorize the placement of the Administrator/Law Director’s signature upon the attached quote with Standard Plumbing & Heating Co., for the Safety Center HVAC installation of a temporary chiller, effective July 25, 2024, in the amount of \$10,458.00.

3-0 yes

**RESOLUTION 24-183**

**SAFETY CENTER HVAC – CHILLER PLUMBING AND ELECTRICAL SERVICE**

Hawke moved and Hardesty seconded a motion that we hereby adopt and authorize the placement of the Administrator/Law Director’s signature upon the attached quote with Standard Plumbing & Heating Co., for the Safety Center HVAC installation of plumbing and electrical service for a permanent chiller, effective July 25, 2024, in the amount of \$28,952.00.

**3-0 yes**

**Fire Department**

Hawke moved and Hardesty seconded a motion to accept a donation of \$100.00 from John Steffen and Melanie Umlauf.

**3-0 yes**

**RESOLUTION 24-184**

**FIRE TANKER EQUIPMENT MOUNTING**

Hawke moved and Hardesty seconded a motion that, pursuant to ORC Section 505.37, we hereby adopt and authorize the placement of the Board Chairman’s signature upon the attached quote with Sensible Products Inc., in the amount of \$10,794.00 for equipment cabinetry and mounting.

**3-0 yes**

**Zoning Department**

**ATTACHMENT 08/13/24C**

Hawke moved and Hardesty seconded a motion to approve the following appropriation transfer request for a total transfer of \$7,000.00.

FROM CODE	DESCRIPTION	TO CODE	DESCRIPTION	AMOUNT
213.160.5387	Discretionary	213.160.5760	Office Renovations	\$7,000.00
TOTAL				\$7,000.00

**3-0 yes**

**RESOLUTION 24-185**

**NOXIOUS WEEDS – 5275 SCHARIO RD NW, LOT 16 IN MARIHILL, 26NE, PARCEL NO. 1603047, JACKSON TOWNSHIP, OHIO**

Hawke moved and Pizzino seconded a motion whereas, the Jackson Township Board of Trustees, having been informed in writing that noxious or other harmful weeds are growing on the lands in charge of William Christian Schwiemann, in Jackson Township and described as follows: 5275 Schario Rd NW, Lot 16 in Marihill, 26NE, Parcel No. 1603047, Jackson Township, Ohio.

Be it resolved that said Core Logic, 3001 Hackberry Road, Irving, TX 75063-0156, the tax mailing address of record, be notified by serving on them by certified mail with return receipt requested, a written copy of this resolution that said noxious weeds are growing on such lands and that, pursuant to ORC Section 5579.05, they must be cut or destroyed within five (5) days after the service of such notice or show this Board cause why there is no need for doing so. The owner shall have a

continuing duty to cut or destroy the noxious weeds continually from the date of this Resolution until October 31, 2024. If the owner fails to meet this obligation within the five-day period, the Township will mow at \$150.00 per hour with a \$400.00 minimum charge per lot or parcel. As stated in our prior courtesy letter to you, pursuant to ORC Sections 5579.06 and 5579.07, a \$150.00 administrative fee per lot or parcel will be placed on your tax duplicate.

**3-0 yes**

**ATTACHMENT 08/13/24D**

Hawke moved and Hardesty seconded a motion to submit a notice to the County Auditor for fees and expenses for mowing noxious weeds at 4611 Suzette Ave NW, Lot 28 in Andyville Allotment #3, Parcel No. 1607756.

**3-0 yes**

**Public Hearing**

Zoning Amendment 20240693 Partner Land Company, LLC/David Hayes, 5060 Navarre Rd. SW, Canton, Ohio 44706 agent for IRAR Trust FBO Steven Williamson Acct 35-37933, property owner, 1000 Broadway St. 350, Oakland, CA 94607 proposes revisions too previously approves amendment 20240137, R-3 PUD general development plan to reduce the total number of dwelling units from 9-4 unit buildings and 1-2 unit building for a total of 38 units to 4-4 unit buildings and 6-3 unit buildings for a total of 34 units. Property located at Parcel #1702617 Dressler, consisting of 9.52 acres, located on the southeast corner of Dressler and Montgomery, Sect. 25SW/25SE Jackson.

John Walsh, GBC Design Inc., 565 White Pond Dr., Akron, OH 44320, the engineers and surveyors for the project, spoke first. He explained that the building footprints are wider than shown on the previously approved layout. Thus, reducing the number of units from 38 to 34.

David Hayes, owner of Partner Land Company, LLC, 5060 Navarre Rd. SW, Canton, OH 44706, stated that they added more trees to the buffering and mounding for the neighbors. They will be raising the roads for proper drainage, as all of the properties will have basements. Production is looking to start the project this year as long as approvals from everyone goes through.

Pizzino asked about drainage issues. They stated they have been working with Stark County Storm Water Management to make sure they follow all the proper regulations.

Hawke moved and Pizzino seconded a motion to approve the request to revise the previously approved Amendment 20240137.

**3-0 yes**

**Fiscal Office**

**ATTACHMENT 08/13/24E**

Hawke moved and Pizzino seconded a motion to pay the bills in the amount of \$2,807,298.88.

**3-0 yes**

**ATTACHMENT 08/13/24F**

Hawke moved and Pizzino seconded a motion to approve the minutes of the July 23, 2024 Board of Trustees' Meeting.

**3-0 yes**

**ATTACHMENT 08/13/24G**

Hawke moved and Hardesty seconded a motion to approve the monthly reports for July 2024.

**3-0 yes**

**RESOLUTION 24-186**

**2025 ALTERNATIVE TAX BUDGET DOCUMENT**

Hawke moved and Hardesty seconded a motion that we hereby adopt the attached Alternative Tax Budget Document for Fiscal Year 2025 as required by the Stark County Budget Commission in their attached June 26, 2024 directive and pursuant to the July 13, 2006 action of the Stark County Budget Commission, authorize the Township Fiscal Officer to sign the Alternative Tax Budget Document and authorize the Township Fiscal Officer to file said Alternative Tax Budget Document with the Stark County Auditor's Office.

**3-0 yes**

**Routine Business**

**Announcements**

- Next regular **Board of Trustees'** meeting, August 27, 2024, 4:00 p.m., Executive Session and/or Work Session; 5:00 p.m., General Session, Jackson Township Hall.
- **CIC**, August 15, 2024, 2:00 p.m., Jackson Township Hall.
- **LOGIC**, September 5, 2024, 9:00 a.m., Jackson Safety Center Training Room
- **Zoning Meetings:** (Jackson Township Hall)
  - **Zoning Commission** – August 22, 2024, 5:00 p.m., Jackson Township Hall
  - **Board of Zoning Appeals** – August 29, 2024, 5:00 p.m., Jackson Township Hall
- **Summer Concert Series:**
  - August 16 –Hotel California – The Original Eagles Tribute Band
  - August 17 – Dirty Deeds – The Ultimate AC/DC Tribute
  - August 24 – Queen Flash – A Tribute to Queen

The Nash Family Jackson Amphitheater  
Gates open at 6:00 pm – Concerts begin at 7:30 pm  
Tickets at [www.jacksonamphitheater.com](http://www.jacksonamphitheater.com)

**Old Business – None**

**New Business –**

Based on today’s Work Session, Vaccaro asked the Board to authorize Mr. Rohn to move forward with cement stabilization at the tennis court sites. Hawke moved and Hardesty seconded the motion to authorize the additional site stabilization at the tennis courts with the cost not to exceed \$75,000.00.

**3-0 yes**

**Public Speaks – None**

Hawke moved and Hardesty seconded a motion to adjourn.

**3-0 yes**

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**Todd Hawke**

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**Kody Gonzalez**