



Jeffrey A. Leaming
Fire Chief

Staff Report for Sugarcreek Township Trustees August 2, 2017 thru September 13, 2017

The following information is a snap shot of the activities and areas of responsibilities for Sugarcreek Township Fire Department. This report is prepared to keep the Board of Trustees informed and the citizen apprised of their Fire Department. If further information is needed, please contact Chief Leaming at 937-848-7344.

Trainings:

- Water Supply
- Active Shooter
- Med Flight
- Hose Testing
- Fire Cause / Origin

Statistics:

As of Sept. 13th

- EMS Responses 471 18 Overdose Responses with 10 patients receiving Narcan
- Vehicle Crashes 103
- Fire Responses 201

Total Calls 672 7.2% or 49 calls have been to Cornerstone

Accomplishments/Information:

- Captain Ken Collier recognized by the Optimist Club as the Fire Departments Employee of the Year

Status of Significant Issues the Fire Department is Addressing:

- Need to submit to Board of Elections a renewal of the 2.0 mill levy that expires in 2018 by February 7th for the May 8th Primary Election
- Capital needs of the department are summarized below in this report
- Part-time recruitment and retention program will be implemented starting in 2018
- Applying for BWC grant to assist in funding diesel exhaust system at station 72 and another powered cot and lift system

Scheduled Events:

- 9/19 Crossview Church: meet and greet kids
- 9/21 Pristine Nursing Home Food truck and apparatus display
- 10/7 Home Depot Safety Day

Fiscal:

As of August 21, 2017	Final Appropriation	Current Reserve for Encumbrance	YTD Expenditures	Unencumbered Balance	YTD % Expenditures
Fire	\$2,571,000.00	\$352,613.77	\$1,613,484.53	\$664,570.62	62.522%
EMS	\$167,565.00	\$43,580.72	\$95,882.38	\$28,794.32	56.986%
Department Total	\$2,738,565.00	\$396,194.49	\$1,709,366.91	\$693,364.94	62.183%

Projected Capital Needs:

Priority	Immediate	Moderate	Low			
1	Sewage Lift Pumps	\$10,000.00	Sleeping area improvements	\$15,000.00	Carpet training / Day room / Bunk Room	\$11,000.00
2	Exhaust System (bay)	\$30,000.00	Camera System Upgrade	\$5,000.00	Painting Interior	\$3,000.00
3	Front Ramp replaced	\$24,000.00	Battalion Bay sensors	\$1,200.00	Replace Carpet	\$7,000.00
4	Air Packs (applied for grant)	\$240,000.00	Camera System	\$1,500.00	Replace Damaged Bay Door	\$2,000.00
5	5 Mobile Radio	\$31,783.00	Asphalt	\$30,000.00	Replace Mattresses	\$2,400.00
6	Install Shorelines	\$2,000.00	Water Rescue Equip (applied for grant)	\$53,000.00	Replace Mattresses	\$2,100.00
7	HVAC Rooftop Units (10)	\$25,000.00	(4) Blitz Fire master stream devices	\$10,000.00	Relocate Flag pole and install lighting	\$2,000.00
8	Boiler Water Heater	\$8,000.00	Thermal Imaging Camera	\$9,000.00	Painting (bay)	\$8,000.00
9	Build Gear Room (in Bay)	\$55,000.00	Radio Batteries	\$2,500.00	Bay Floor cracks	\$15,000.00
10	Inside Building Painting / Bay	\$9,000.00	PPV Fans E-73 Q-72	\$5,000.00	Bay floor painting	\$3,000.00
11			Search Rope & Equipment	\$3,000.00	Bay Floor Cracks / Painting	\$18,000.00
12			Computers	\$9,000.00	Outside Building Painting	\$12,000.00
13			Front Ramp repair/replace	\$30,000.00	Kitchen	\$9,000.00
14			Nozzles	\$3,200.00	Wall Gear Racks	\$6,500.00
15			Chain saw	\$1,375.00	Dedicated Maintenance Program	\$2,500.00
16			Hand Tools	\$3,000.00		
17			Replace Hose	\$10,000.00		
18			Rotary saw	\$600.00		
19			Station Alerting	\$54,000.00		
20						
	Total	\$434,783.00		\$246,375.00		\$103,500.00
					Total	\$784,658.00

Respectfully Submitted,



Jeffrey A. Leaming



Michael A. Brown
Chief of Police

Trustee Report September 18, 2017

Training

- On August 21st, Officer Greg Williams completed the ARIDE Training at the Greene County Career Center.
- On September 21st, Chief Brown, Detective Sergeant Guerrero, and Detective Stayer attended the Montgomery County Prosecutor's Law Enforcement Conference at the Sinclair Community College.
- On September 12th, the police department had Verbal Judo Training along with Bellbrook Police Department.
- No other classes scheduled for September.

Public Appearance

- On August 15th, Chief Brown attended the PSISN Board Meeting.
- On August 19th, Chief Brown and Sergeant Marlatt rode in the Lions Club Parade.
- On August 22nd, Chief Brown attended the ACE Task Force Board Meeting.
- On August 25th, Chief Brown attended the Honor Heroes Ceremony. Officer Mantia received an award.
- On September 7th, Chief Brown attended the breakfast with the High School Students at the Bellhop.
- On September 8th, Sergeant Marlatt served snow cones at the Farmer's Market.
- On September 9th, Sergeant Marlatt attended the Eagle Rise Block Party with the Outreach Trailer.
- On September 10th, Bellbrook Presbyterian Church invited our officers to lunch.
- On September 11th, the police department attended the 911 Ceremony at the High School. We would also like to "thank" all who brought in food in remembrance of September 11th.
- On September 14th, Chief Brown attended the Ministerial Luncheon.

Fiscal

Budget 2017 (Final Appropriation)	\$2,506,438.00
Expenditures as of September 15, 2017	\$1,628,131.73
% of Budget Used	64.6%
% of Budget Year Target for the end of September	74.7%
% of Budget Remaining	35.4%
Cash Balance as of September 15, 2017	\$1,613,210.85

The police department received a grant for \$500 from Target to be used for our Shop with a Cop Program

Respectfully submitted,



Michael A. Brown
Chief of Police



Michael A. Brown
Chief of Police

Police Blotter

August 1, 2017

- Community policing
- A theft report on River Edge Circle
- A crash report on Feedwire Road

August 2, 2017

- A theft report on Paxon Drive
- A suspicious vehicle on Wilmington Pike
- Business and house checks
- A burglary report on N. Lakeman Drive

August 3, 2017

- A noise complaint on Bayberry Cove
- A warrant on Clys Road
- A theft arrest on Wilmington Pike

August 4, 2017

- A domestic violence on N. Lakeman Drive
- A theft arrest on Wilmington Pike

August 5, 2017

- A theft arrest on Wilmington Pike
- House check on Regal Court
- A crash report on Wagner Road

August 6, 2017

- Nothing to Report

August 7, 2017

- A domestic dispute on Deerbluff Drive
- A found property on Clys Road
- A crash report on Wilmington Pike

August 8, 2017

- House and business checks
- A crash report on State Route 725

August 9, 2017

- Community policing
- A suspicious vehicle on Sonoma Court
- A crash report on Little Sugarcreek Road

August 10, 2017

- A theft arrest on Wilmington Pike
- Drug activity on Bayberry Cove Drive

August 11, 2017

- A theft arrest on Wilmington Pike
- An animal complaint on Little Sugarcreek Road
- A crash report on Wilmington-Dayton Road

August 12, 2017

- Nothing to Report

August 13, 2017

- A noise complaint on Bayberry Cove Drive
 - A crash report on Clio Road
 - A suspicious vehicle on Conference Road
-

August 14, 2017

- A suspicious vehicle at Target
- A crash report on Wilmington Pike
- A welfare check on Belfast Drive

August 15, 2017

- A suspicious vehicle on Social Row Road
- Business and house checks
- An animal complaint on Wilmington Pike

August 16, 2017

- A suspicious vehicle on Wilmington Pike
- Lost property found on Wilmington Pike
- Community policing
- A theft arrest on Wilmington Pike

August 17, 2017

- Nothing to Report

August 18, 2017

- A juvenile complaint on Poston Drive
- A solicitor on Wilmington Pike
- A crash report on Clio Road

August 19, 2017

- Nothing to Report

August 20, 2017

- A fraud report on Wilmington Pike
- A crash report on Feedwire Road
- A welfare check on Alpha Bellbrook Road

August 21, 2017

- A harassment report on Clio Road
- Extra patrol on Silverado Drive
- A crash report on Wilmington-Dayton Road
- A theft report on Waynesville Road

August 22, 2017

- A crash report on Wilmington Pike
 - Panhandling on Wilmington Pike
-

August 23, 2017

- Suspicious person on Bayberry Cove Drive
- Found property on E. Briggs Road

August 24, 2017

- Nothing to Report

August 25, 2017

- Community policing
- Business and house checks
- An animal complaint on Waynesville Road

August 26, 2017

- A crash report on Wilmington Pike
- A suspicious person on Social Row Road

August 27, 2017

- Extra patrol on Silverado Drive
- A domestic dispute on Surrey Trail

August 28, 2017

- Animal complaint on Fauber Road
- House and business checks
- Crash report on Cloy road
- Community policing

August 29, 2017

- Parking violation on Katerina Court
- Welfare check on Haines Road
- A theft arrest on Wilmington Pike

August 30, 2017

- A theft report on Conference Road
- A crash report on Stutsman Road
- A noise complaint on Little Sugarcreek Road

August 31, 2017

- A burglary on E. Sallnas Circle
 - A crash report on Walden Way
 - A disturbance report on Wilmington Pike
-

September 1, 2017

- Community policing
- A crash report on Wilmington Pike
- Business and house checks

September 2, 2017

- A crash report on Washington Mill Road
- A disturbance report on Wilmington Pike

September 3, 2017

- A suspicious vehicle on Berryhill Road
- An animal complaint on Wilmington Pike

September 4, 2017

- Nothing to Report

September 5, 2017

- A crash report on Upper Bellbrook Road
- A peace officer was needed on Penewit Road
- An animal complaint on Park View Court
- A theft arrest on Wilmington Pike

September 6, 2017

- House and business checks
- Crash on Wilmington-Dayton Road
- Community policing

September 7, 2017

- A warrant was taken by an officer on Clio Road
- A theft report on Indian Wells Trail
- Welfare check on Wilmington-Dayton Road

September 8, 2017

- A crash report on Wilmington Pike
- A domestic dispute on Center Creek Circle

September 9, 2017

- A harassment report on Clio Road
- A theft arrest on Wilmington Pike
- A juvenile complaint on Upper Bellbrook Road
- Traffic stops

September 10, 2017

- A crash report on Wilmington Pike
- A theft arrest on Wilmington Pike



**Staff Report for the Sugarcreek Township Board of Trustees
August 8, 2017 through September 14, 2017**

The following is a snapshot of the activities and areas of responsibility for the Sugarcreek Township Planning and Zoning Department. This report is prepared to keep the Board of Trustees informed and the citizens apprised of their Planning and Zoning Department. If further information or explanation is needed, please contact Cara Tilford at 937-848-8426.

Board of Zoning Appeals Activities:

○ **August 24, 2017 BZA Meeting Follow-up:**

- **BZA08-2017:** Applicants, Jeff and Julie Bean, are requesting a Variance from Section 4.13 Table 4-6 of the Sugarcreek Township Zoning Resolution to allow for the construction of an inground swimming pool in the side yard of the subject property. The subject property is 2683 River Bluff Drive, parcel L32000200240015800, owned by Jeff and Julie Bean, containing 2.278 acres and located in the E (Rural Estate Residential) District.

- *The BZA approved the Variance as requested by the applicant.*

- **BZA09-2017:** Applicants, Natasha and Eric Ford, are requesting a Variance to reduce the required rear yard setback in a Residential Planned Unit Development District from 30' to approximately 17'. The subject property is 1618 Weeping Willow Court, parcel L32000100120026200, owned by Natasha and Eric Ford, containing 0.304 acres and located in the PUD-R (Residential Planned Unit Development) District.

- *The BZA approved the Variance as requested by the applicant.*

○ **September 28, 2017 BZA Meeting:**

- **BZA Case 10-2017:** Applicant, Tom Marsh-McDougal-March Land Surveyors, is requesting an area/dimensional variance from

Section 4.11 G. Table 4-4 of the Sugarcreek Township Zoning Resolution to allow for the existing 5.312 acre lot to be reduced in size to 4.540 acres. The 0.7722 acres to be split is proposed to be combined with the 5.201 acre lot to the north. The subject property is 4292 Willow Creek Drive, parcel L32000100060006400, owned by Jon William and Ashlee Nicole Dagenbach, and located in the A-1 (Agricultural) District.

- **BZA Case 11-2017:** Applicant, Vancon General Contractor, is requesting an area /dimensional variance from Section 8.10 B. 5. of the Sugarcreek Township Zoning Resolution to allow for the construction of a ground mounted monument sign at a setback of 5' from the adjacent property line to the west. The subject property is 4354 SR 725, parcel L32000100030000700, owned by Sugarcreek BC LLC, and located in the B-2 (General Business) District.
- **BZA Case 12-2017:** Applicant, Christ's Church Bellbrook, is requesting Conditional Use Approval pursuant to Section 4.08 C. Table 4-3 of the Sugarcreek Township Zoning Resolution to allow for the construction of a childcare learning center with an attached gymnasium and an upper level conference/event room. The subject property is 3370 Upper Bellbrook Road, parcel L32000200160000200, owned by Christ's Church Bellbrook, and located in the A-1 (Agricultural) District.
- **BZA Case 13-2017:** Applicant, Rob Arnold, is requesting an area/dimensional variance from Section 4.11 G. Table 4-4 of the Sugarcreek Township Zoning Resolution to allow for the construction of a single-family home with a total lot coverage of 12.9%. The subject property is 545 Conifer Trail, parcel L32000100140006600, owned by Yash Pal and Shally Aggarwal, and located in the A-1 (Agricultural) District.

Zoning Commission Activities:

- **September 5, 2017 BZC Meeting: Follow-up**
 - **ZC Case 04-2017:** Applicant, EDCI II Partnership, is requesting Final Development Plan Approval for Section 1 of the Landings of Sugarcreek subdivision, EDCI Expansion. The subject parcels have addresses of Upper Bellbrook Road, contain a total of 21.622 acres, can be further identified by parcel numbers L32000100120023500, L32000100120029900 and L32000100120029800, are owned by EDCI II Partnership, and are located in the PUD-R (Residential Planned Unit Development) District. Section 1 of the Landings at Sugarcreek subdivision, EDCI Expansion is proposed to contain a total of 20 building lots and 5.83 acres and is completely

surrounded by land owned by the Inverness Group comprising the Landings at Sugarcreek subdivision.

- *The BZC recommended approval to the Trustees subject to conditions.*
- **ZC Case 05-2017:** The Sugarcreek Township Zoning Commission initiated, by passage of a motion, a text amendment to the Sugarcreek Township Zoning Resolution. The text amendment initiated proposes modifications to Article 8: Signage.
 - *The BZC recommended approval to the Trustees subject to the section regarding billboards being retained.*
- **October 3, 2017 BZC Meeting**
 - **ZC Case 06-2017:** Applicant, Guttman Development Group, is requesting a major modification to an approved preliminary development plan for a proposed multi-family development under Article 5 of the Sugarcreek Township Zoning Resolution. The development site is part of 4990 Wilmington Pike, can be further identified by parcel number L32000100010011900, contains 23.2 acres and is owned by Sugarcreek Golf Course, Inc.

Permits:

- See attached spreadsheet

Violations:

- See attached spreadsheet

Meetings/Accomplishments:

- Met with business owner to discuss planned project on August 9, 2017
- Met with property owner to discuss garage construction on August 9, 2017
- Attended subdivision review on August 10, 2017 (Oak Brooke, Section 2)
- Met with developer to discuss modification to approved Preliminary PUD Plan on August 16, 2017
- Attended BZA Meeting on August 24, 2017
- Attended BZC Meeting on September 5, 2017
- Met with legal counsel, GCEO and RPCC on September 6, 2017
- Attended Department Head Meeting on September 13, 2017
- Met with property owner to discuss construction of an addition on September 12, 2017
- Met with legal counsel, GCEO, RPCC and property owner/developer on September 13, 2017
- Met with property owner to discuss construction of an addition on September 14, 2017
- Met with developer to discuss proposed project on September 14, 2017

- Completed Legal and Public Notices for BZA Cases 10-13
- Completed Staff Reports and BZC Packets for the September 5, 2017 Meeting
- Project Updates:
 - White Oakes Landing: Zoning Certificate Application submitted for the second five buildings (occupancy anticipated 6-8 months from the start of construction); construction ongoing
 - Waterford at Sugarcreek: construction ongoing
 - Oak Brooke: Zoning Certificate Application for first house submitted; neighborhood officially open
 - Landings at Sugarcreek: construction ongoing; Section 1 of EDCI Expansion under review
 - Woodland Ridge: construction ongoing
- Plans for children's learning center at Christ's Church under review

Announcements/Upcoming Events:

- BZA Meeting scheduled for September 28, 2017
- BZC Meeting scheduled for October 3, 2017

Zoning Certificate Totals 2017

	SFR	MFR	AcStrc	Bsmt	Deck	Fence	P/F	Pool	Add/R	COM	Temp	U/S	Wall Sign	Grd Sign	Home Oc	Ten Fin	Other	TOTALS
JAN	2	0	1	0	0	0	0	0	0	3	0	0	0	0	0	2	0	8
FEB	4	0	0	0	1	0	0	0	2	0	1	0	0	0	0	0	0	8
MARCH	5	0	3	0	1	1	1	0	0	1	1	1	0	0	0	1	2	16
APRIL	2	0	1	0	3	2	0	0	0	0	2	2	2	0	0	1	1	14
MAY	8	0	1	1	2	0	1	2	0	3	2	2	1	0	0	1	0	22
JUNE	7	5	4	0	0	0	1	0	3	0	0	0	0	1	0	0	2	23
JULY	1	0	2	0	0	5	0	0	0	0	0	0	0	1	0	2	3	14
AUGUST	4	10	2	0	1	1	1	2	0	1	1	1	2	0	0	1	2	28
SEPT	1	0	2	0	3	1	1	0	1	0	0	0	1	1	0	0	0	11
OCT																		
NOV																		
DEC																		
TOTALS	34	15	16	1	11	10	5	4	6	8	7	7	6	3	0	8	10	144

144 ZCs issued ytd. vs. 137 ZCs issued same period 2016 (+5%); 34 ZCs issued for SFRs ytd vs. 26 ZCs issued for a SFR same period 2016 (+31%).

9/14/17



**Staff Report for
Sugar Creek Township Trustees
September 15, 2017**

The following information is a highlight of the activities and areas of responsibilities for the Sugar Creek Township Information Technology Department.

- Final analog line successfully converted to DID with Spectrum
- Completed Microwave path test with Summit Communications
- Attended Dept. head meeting
- Rebuilt Terminal Server after disk corruption issue
- Fire St. 71 NAS, UPS, and new switch deployed. Transitioning to NAS storage for local users
- Met with Greene County data processing & Beaver Creek Twp. IT contractor re: path to Greene County PSISN network excluding existing water tower
- Began configuration and deployment of Fleet management tools for Police Dept.

Respectfully,

Chris Zappanti
Director of Information Technology