

The Board of Trustees of Sugarcreek Township, Greene County, Ohio, in Regular Session on January 5th, 2026, at 7:00pm.

3) **Mr. Cramer called the session to order at 7:00pm.**

4) **Mr. Demko called the roll with Board Members Ms. Puterbaugh, Mrs. Destefani and Mr. Cramer in attendance.** Also, in attendance were Barry Tiffany, Cara Tilford, Chief Mike Brown, Chief Buffenbarger, Justin Windsor, Donna Hellmann, Jim McGinley, Denise Moore, Alison Pifer, Cris Barnett, Hope Taft, Bill Schieman, Marvin Moeller, Louie Schatzberg, Mick Higgins, Doug Day, Ember Day, and Jan Tavalero.

5) **All in attendance stood for the Pledge of Allegiance.**

6) **Little Miami Watershed Network presentation by Alison Pifer, Cris Barnett, Hope Taft, Bill Schieman**

Ms. Pifer reports that the LMWN is seeking funds for an economic impact study. The study was first performed in 2021 (published in 2022) in partnership with OSU. Data was collected from 45 sites using 12-14 volunteers April- October to show the trends of economic benefits from the river corridor area. LMWN reports that with funding, they plan to repeat the study. The cost of the study is \$80,000 with \$60,000 funded by OSU. LMWN currently has \$17,000 and is seeking \$2,500.

Mr. Tiffany and the trustees discuss the benefit of the study for the area and also suggest adding sponsorship logos to the LMWN report pamphlet and surveys. LMWN agrees that sponsorship logos would benefit the report and surveys. Mr. Demko reports that the Township is in good standings financially to contribute funds to LMWN study.

Mrs. Destefani makes a motion to approve the \$2,500 donation to LMWN 2026 study. Mr. Cramer seconded.

Ms. Puterbaugh- yes

Mr. Cramer- yes

Mrs. Destefani- yes

7) **Mrs. Destefani recognizes new township trustee Ms. Jodi Puterbaugh.**

8) **Reports**

a. Administration

Mr. Tiffany had nothing to add to his report.

Mr. Cramer asks for update clarification on 675 project. Mr. Tiffany adds that new approval will be needed due to changes in the project plans and he adds that Greene County's lack of support will add more burden to Centerville and Sugarcreek Township. He offers the idea of gaining financial support from Kettering and Bellbrook. Mr. Tiffany informs the trustees that Pat Turnbull, Director of Public Works for the City of Centerville, will be resigning and no longer working on this project. The trustees express importance of attending the upcoming Centerville meeting to gather updates on the 675 project. Mrs. Destefani asks for clarification on Veterans Memorial lighting being completed by Choice One Engineering. Mr. Tiffany confirms that Choice One is contracted to complete the lighting.

b. Zoning

Mrs. Tilford had nothing to add to her report.

Mr. Cramer asks for update on Oberer Homes development. Mrs. Tilford reports that she spoke with Mr. Oberer and they do not have a completed and approved traffic impact study yet but sent a request for this to be revisited at the January zoning commission meeting. She also clarifies that the submitted proposal is for 43 homes on 43 acres.

Mrs. Destefani reports the Greene County Regional Planning Commission director, DeAndra Navratil, has submitted her resignation and GCRPC is in the process of hiring a new director.

Mr. Cramer asks for update on new Culver's location and Mrs. Tilford updates that Culver's has purchased the former Popeye's location with plans to demo and rebuild. She is currently awaiting their plans submission. Mrs. Tilford further clarifies that the parking easement between Culver's and adjacent parcel will be reauthorized by the BZA.

Mrs. Destefani asks for clarification on the EMA Cyber Ohio grant. Mrs. Tilford explains that with the guidance of TechAdvisor, the Township applied for a grant just under \$13,000 from Cyber Ohio and was approved.

Mrs. Tilford adds that further clarification and guidelines are needed for how to handle transient vendors (door-to-door solicitors). She reports that the township cannot prohibit transit vendors but only restrict the time, place, and manor. She recommends that the township mandate that transient vendors must register for a permit, be subjected to police background check, and adhere to a list of residents who select to not be contacted by transient vendors.

c. Fiscal Officer

Mr. Demko reports that the temporary appropriations have been submitted to the county and he will continue to work on year end closings over the coming weeks.

d. Fire

Chief Buffenbarger had nothing new to add to his report.

Mr. Cramer clarifies that fire had more calls this year than last, 65% of calls were to zone 721 (Wilmington Pike), and fire gave out twice as many mutual aid calls than what we receive mutual aid for (Bellbrook being the greatest recipient).

e. Police

Chief Brown reports an update that there are 4 candidates/offers for the sergeant position and the board will be meeting with each candidate on January 16th.

f. Roads and Service

Mr. Windsor had nothing to add to his report.

g. Information Technology

Mr. Tiffany reports that TechAdvisors recommended 4TB system is not enough and a backup is needed for the email system. Plans to move forward with an 8TB system.

Mr. Tiffany and Mrs. Tilford reiterate the townships efforts to comply with the new cyber security house bill security and report any cyber security attacks. No cyber security reports have needed to be reported at this time.

h. Trustees

Mr. Cramer reports that the township plans to work with the Greene County and Sugarcreek-Bellbrook parks district and Miami Valley Regional Planning to further the bike path plans after gaining little support at the state and federal level. The board recognizes the importance of the completion of the project.

Mrs. Destefani reports update on the ongoing efforts of the Safe Haven Baby Box at local safety building. She reports efforts to find correct placement for video cameras that comply with the baby box contract stipulations.

Ms. Puterbaugh had nothing new to report.

9) Public Comments – Agenda Items

Denise Moore (Napa Valley Dr.)- Ms. Moore expresses her concerns and frustrations with Greene County's lack of support for the 675 project. Mr. Cramer clarifies that Greene County Engineering is contributing \$295,000 that has been approved by the county commissioners. Mr. Tiffany adds that a

divisive relationship between the county commissioners and GC Engineers adds to the lack of support. He notes that the commissioners gain \$3-4 million per year in sales tax from the discussed area and it is his opinion that upkeep of the area should fall within the county's responsibilities. The trustees will attend the Greene County meeting on January 16th and provide Ms. Moore with an update on the project and make a best fit plan for advocating for the county's support of Sugarcreek Township/675 project moving forward.

Marvin Moeller (Middle Run Rd.)- Mr. Moeller expresses concern and frustrations for recently elected county commissioners lack of follow through on promises to support the 675 project and urges community to hold her accountable. Mr. Moeller requests that prayer before meeting be continued and Ms. Destefani clarifies that the prayer was scheduled but the pastor was unable to attend the meeting. He also asks for clarification on the fire study and Mrs. Destefani reports that there are plans for a future public meeting to discuss the study. Mr. Moeller expresses concerns with the new Dunkin' signage that reads "Bellbrook" and trustees report that the sign will be changed to "Sugarcreek". He also suggests new signage be added to north bound Wilmington Pike from 725 advertising Sugarcreek Township and the trustees added that they plan to discuss the matter with Mr. Windsor for possible service department options on signage.

10) Old Business

Mrs. Destefani reports the parks department plans to host the next community meeting. Date TBA.

11) Consent Agenda Items

- A. Payment of Bills
- B. Minutes
- C. Declaration of Excess Property: Fire Department- 2026.01.05.01

SUGARCREEK TOWNSHIP RESOLUTION NO. 2026.01.05.01

IN RE: Declaration of Excess Property – Fire Department

WHEREAS, the Sugarcreek Township Fire Department has identified equipment, which is no longer needed for operations, and;

WHEREAS, the item listed has been declared obsolete and has been marked for disposition, or for bid on GovDeals.com.

2017 Chevy Tahoe

VIN 1GNSKFKC7HR206184

NOW THEREFORE BE IT RESOLVED, that this Sugarcreek Township Board of Trustees hereby declares this property to be excess and directs the appropriate disposition of this property.

Mrs. Destefani made a motion to accept all consent agenda items A through C as stated.

Mr. Cramer seconded.

Ms. Puterbaugh– Yes

Mrs. Destefani - Yes

Mr. Cramer – Yes

12) Discussion Agenda Items

Mr. Demko reports a brief overview of year end budgets being all in good standing. Mr. Demko credits the township departments through oversight practices and communication.

13) Public Comments

Donna Hellmann (Windy Bluff Ct.)- Ms. Hellmann expresses concern over moving meeting times and requirements and potential conflict of resident’s availability for a daytime meeting. Her preference is for an evening meeting. Mrs. Destefani explains that change in meeting times is on a trial bases in an effort to reach more community members who may have daytime availability. Mr. Cramer adds that research shows other townships

Jan Tavalero (McBee Rd.)- Ms. Tavalero expresses that she supports the daytime meeting option. She explains that many residents have busy evenings, some drivers don’t prefer to drive at night, and evening meetings are later than some bedtimes. She suggests using social media (Facebook) polling option to get feedback from residents on preference. Ms. Puterbaugh shares about the benefit of recording and posting the trustee meetings for residents to view at their convenience.

Denise Moore (Napa Valley Rd.)- Ms. Moore suggests a link on the meeting packet that would direct residents to the meeting videos online. Ms. Destefani suggests a QR code could be added at the top of the meeting packet.

Marvin Moeller (Middle Run Rd.)- Mr. Moeller expresses that residents have concerns over Ms. Puterbaugh’s campaign verbiage of “lifelong resident of Sugarcreek Township”. Ms. Puterbaugh requests that if residents have questions or concerns they contact her directly.

14) Trustee/Staff Discussions

Mr. Tiffany reports that the \$1,000 Dayton Development Coalition annual membership is due. He recommends the board approve the membership payment noting all of the positive impacts the DDC has on the area.

Mrs. Destefani made a motion to approve the annual membership payment. Ms. Puterbaugh seconded.

Mr. Cramer- yes

Ms. Puterbaugh- yes

Mrs. Destefani- yes

15) Adjourn

Mrs. Destefani made a motion to adjourn at 8:46pm, which was seconded by Ms. Puterbaugh. Upon call of the roll, the vote resulted in the following:

Ms. Puterbaugh– Yes

Mrs. Destefani - Yes

Mr. Cramer – Yes