



Executive Committee Meeting Agenda
Thursday, May 12, 2022, 1:15 pm

Call to Order – Tyler Bumbalough, President

Roll Call – Brad Bodenmiller

Action on Minutes of April 14, 2022 – Executive Committee

Financial Report – Todd Freyhof

ODOT Reports

RTPO Report – Tyler Bumbalough

New Business:

1. Review of Mills of Watkins Final Plat (Union County) – Staff Report by Brad Bodenmiller
2. Review of Allen Township Zoning Parcel Amendment (Union County) – Staff Report by Aaron Smith
3. Review of Claibourne Township Zoning Text Amendment (Union County) – Staff Report by Brad Bodenmiller
4. Review of Johnson Township Zoning Text Amendment (Champaign County) – Staff Report by Aaron Smith
5. Review of Rush Township Zoning Text Amendment (Champaign County) – Staff Report by Brad Bodenmiller
6. Review of Urbana Township Zoning Parcel Amendment (Champaign County) – Staff Report by Aaron Smith
7. Review of Washington Township Zoning Text Amendment (Logan County) – Staff Report by Aaron Smith
8. Review of Washington Township Zoning Text Amendment (Union County) – Staff Report by Brad Bodenmiller
9. Review of York Township Zoning Text Amendment (Union County) – Staff Report by Brad Bodenmiller
10. Review of Zane Township Zoning Text Amendment (Logan County) – Staff Report by Aaron Smith

Director's Report

Comments from Individuals

Adjourn

LUC Regional Planning Commission Treasurer's Report

Beginning Balance on April 1, 2022		\$	643,655.19
Receipts			
Barney Dodson	Mills of Watkins Final Plat	\$	1,900.00
Union County	Fair Housing Admin. PY20 Final	\$	3,750.00
Union County	Interest	\$	137.68
Total Receipts		\$	<u>5,787.68</u>
Total Cash on Hand		\$	649,442.87
Expenditures			
Employee Salaries	3 Pay Periods	\$	20,152.80
PERS	3 Pay Periods	\$	2,821.38
Medicare	3 Pay Periods	\$	284.66
Worker's Compensation	3 Pay Periods	\$	139.40
CEBCO	Health Insurance	\$	2,381.98
Dental Insurance	Dental Insurance	\$	103.00
VSP	Vision Insurance	\$	5.02
Life Insurance	Life Insurance	\$	8.42
CRI Digital	Copier Maintenance	\$	73.69
CCAO	Membership	\$	85.00
Logan County Twp Association	2022 dues	\$	10.00
OARC	2022 dues	\$	1,250.00
OCCD	Fair Housing training (Martin)	\$	50.00
Wesley Easton	bottled water	\$	6.25
TRC	per Lease Agreement	\$	2,567.26
Staples	Brochure folding machine	\$	1,575.29
Brad Bodenmiller	Mileage - March 2022	\$	154.44
Aaron Smith	Mileage - March 2022	\$	194.74
Heather Martin	Mileage - March 2022	\$	52.52
Marysville Journal	Legal Ad	\$	28.50
Richwood Banking Visa	Miscellaneous Expenses	\$	661.79
Total Expenditures		\$	<u>32,606.14</u>
Balance on Hand as of April 30, 2022		\$	616,836.73

Respectfully Submitted,



Todd Freyhof, Treasurer



2022 Budget Summary

as of April 30, 2022

Revenues

		Estimated	Received	Cash Balance	%
450112	Membership Contributions	\$ 221,431.50	\$ 233,989.75	\$12,558.25	106%
450105	Grants	\$ 24,400.00	\$ 7,500.00	(\$16,900.00)	31%
450105.LUC13	ODOT RTPO Grant	\$ -	\$ -	\$0.00	0%
420107	Charges for Services	\$ 77,000.00	\$ 600.00	(\$76,400.00)	1%
420121	Subdivision Plats	\$ 55,000.00	\$ 4,855.00	(\$50,145.00)	9%
420122	Mapping	\$ 150.00	\$ 70.00	(\$80.00)	47%
470101	Interest	\$ 1,547.63	\$ 467.92	(\$1,079.71)	30%
480108	Annual Dinner	\$ 2,900.00	\$ -	(\$2,900.00)	0%
480111	Refund	\$ -	\$ -	\$0.00	
	Estimated Total Revenue	\$ 382,429.13	\$ 247,482.67	(\$134,946.46)	65%

Expenditures:

		Estimated Budget	Intra-Fund Transfers	Adjusted Budget	Expended	%
510100	Salaries & Wages	\$ 230,000.00		\$ 230,000.00	\$ 60,458.43	26%
510205	PERS	\$ 32,200.00		\$ 32,200.00	\$ 8,464.14	26%
510215	Medicare	\$ 3,335.00		\$ 3,335.00	\$ 846.41	25%
510225	Workers Compensation	\$ 2,530.00		\$ 2,530.00	\$ 414.48	16%
510305	Medical	\$ 42,100.00		\$ 42,100.00	\$ 9,527.92	23%
510310	Dental Insurance	\$ 1,900.00		\$ 1,900.00	\$ 412.00	22%
510315	Vision Insurance	\$ 90.00		\$ 90.00	\$ 20.08	22%
510320	Life Insurance	\$ 130.00		\$ 130.00	\$ 33.68	26%
520115	Office Supplies	\$ 5,000.00		\$ 5,000.00	\$ 1,764.48	35%
520155	Subscription Fees	\$ 5,000.00		\$ 5,000.00	\$ 2,334.60	47%
530100	Contract Services	\$ 12,000.00		\$ 13,101.23	\$ 1,101.23	8%
530110	Tuition Reimbursement	\$ -		\$ -	\$ -	0%
530171	Professional Development	\$ 5,000.00		\$ 5,000.00	\$ 450.00	9%
530310	Auditing Services	\$ 4,000.00		\$ 4,000.00	\$ -	0%
530650	Maintenance & Repair	\$ 15,000.00		\$ 15,000.00	\$ -	0%
530702	Annual Dinner	\$ 4,000.00		\$ 4,000.00	\$ -	0%
530800	Building	\$ 31,500.00		\$ 31,500.00	\$ 10,280.94	33%
540100	Equipment	\$ 2,500.00		\$ 2,500.00	\$ 1,575.29	63%
550100	Travel & Expense	\$ 7,500.00		\$ 7,500.00	\$ 844.89	11%
550305	Contingencies	\$ 10,000.00		\$ 10,000.00	\$ 1,153.99	12%
	Estimated Total Expenditures	\$ 413,785.00		\$ 414,886.23	\$ 99,682.56	24%

STATEMENT:

Cash Balance January 1, 2022	\$ 469,036.62
Estimated Cash Balance December 31, 2022	\$ 410,824.58
Actual Cash On Hand December 31, 2022	
Estimated Total Revenue	\$ 382,429.13
Actual 2022 Revenue	\$ 247,482.67
Difference (+/Under)	\$ (134,946.46)
Estimated Adjusted Total Expenditures	\$ 414,886.23
Actual 2022 Expenditures	\$ 99,682.56
Difference (+/Under)	\$ 315,203.67

Memorandum

To: LUC Executive Committee

From: Louis Agresta
Acting TCC Transportation
Director

Phone 937-521-2134
lagresta@clarkcountyohio.gov

Re: RTPO Planning Report

Date: May 3, 2022

The following are items for discussion at the May 12, 2022 LUC Executive Committee Meeting.

Miami Street Safety Study- City of Urbana

A stakeholder meeting was held on Monday, May 2 for the City of Urbana's Miami Street Safety Study. The meeting was attended by TCC staff, B&N staff, and City of Urbana staff. The meeting reviewed preliminary recommendations from B&N for the corridor. The meeting allowed the stakeholder team to discuss the recommendations and make any necessary edits prior to the draft memo being released. The project will be completed by the end of June 2022.

Gwynne Street Bridge Analysis- City of Urbana

The City of Urbana would like to utilize the TCC's task order contract with B&N to perform a bridge maintenance analysis on the Gwynne Street Bridge. The bridge is approximately 50 years old and is about due for some maintenance activities. The City of Urbana would like to utilize the task order contract to identify the best maintenance plan moving forward that will prolong the life of the bridge. The study will also estimate the costs of the maintenance activities. The task is currently being reviewed by B&N. It is estimated that the task will take a couple of months to complete.

Other

LUC TAC meeting dates are as follows

- June 6th, 2022
- August 29th, 2022
- December 5th, 2022

All meetings will be held at the Village of West Liberty Administrative Offices and will begin at 9:30.

FY 2022 Budget Status (as of April 30th, 2022)

<i>Work Elements</i>	<i>Total Budget</i>	<i>Balance</i>	<i>Percent Expended</i>	<i>Monthly Expense</i>	<i>YTD Expenses</i>
625.1 RTPO Planning	\$ 98,392.00	\$ 37,422.38	62%	\$ 15,479.95	\$ 60,969.62
625.11 RTPO Planning (fy21)	\$ 50,000.00	\$ 14,489.47	71%		\$ 35,510.53



Logan-Union-Champaign Regional Planning Commission

Director: Bradley J. Bodenmiller

Director's Report – May 12, 2022

Brad's Activities:

4/15	Logan Co (L) CIC meeting
4/18	Planner I / GIS Operator Interview Claibourne Twp (U) Zoning Commission
4/19	Union Co (U) Mitigation Plan meeting Millcreek Twp (U) Zoning Commission
4/20	State Transportation Innovation Council (STIC) meeting Logan Co (L) Mayor's Association
4/25	Village of Richwood (U) Council Planner I / GIS Operator Interview
4/26	Planner I / GIS Operator Interview
4/28	Union Co (U) Sketch Plan meeting
5/2	Washington Twp (U) Zoning Commission
5/3	Union Co (U) Department Head meeting Village of Zanesfield (L) Planning Commission
5/4	Champaign Co (C) Community Collaboration meeting Planner I / GIS Operator Interview
5/9	Bloomfield Twp (L) Board of Trustees
5/10	Pleasant Twp (L) Board of Trustees
Ongoing	Logan Co (L) Village Code Updates
Ongoing	Union Co (U) Comprehensive Plan: Planner I / GIS Operator hired, Steering Committee kick-off meeting on 5/26

Aaron's Activities:

4/18	Planner I/GIS Operator zoom interview
4/18	Taylor Twp (U) Trustee Mtg
4/18	Claibourne Twp (U) Zoning Commission Mtg
4/19	Met with Union SWCD staff to discuss subdivision review
4/19	Union County Mitigation Planning Zoom mtg
4/19	Millcreek Twp (U) Zoning Commission Hearing
4/20	Ohio Township Association webinar: Effective Enforcement of Code & Zoning Violations
4/20	Liberty Twp (L) Zoning Commission Hearing
4/20	Zane Twp (L) Zoning Commission Mtg
4/21	Certified Stormwater Inspector re-certification course (online)
4/21	Richland Twp (L) Zoning Commission Meeting
4/22	Planner I/GIS Operator interview
4/25	Washington Twp (L) Zoning Commission mtg
4/26	Planner I/GIS Operator interview
4/28	VN-10 Sketch Plan mtg @ Union County Engineer's Office
5/2	Washington Twp (U) Zoning Commission mtg
5/3	Meet with Richland Twp (L) Zoning Commission chair in-office
Mapping	Claibourne Twp (U), Vlg of Richwood (U), Urbana Twp (C), Jerome Twp (U), Richland Twp (L), Vlg of West Mansfield (L)
Zoning Support/Assisting Jurisdictions	Vlg of Quincy (L), Harrison Twp (L), Jefferson Twp (L), Liberty Twp (L), Miami Twp (L), Perry Twp (L), Richland Twp (L), Stokes Twp (L), Washington Twp (L), Zane Twp (L), Vlg of Richwood (U), Allen Twp (U), Claibourne Twp (U), Darby Twp (U), Dover Twp (U), Jerome Twp (U), Liberty Twp (U), Taylor Twp (U), Union Twp (U), Washington Twp (U), York Twp (U), North Lewisburg (C), St. Paris (C), Goshen Twp (C), Mad River Twp (C), Rush Twp (C), Urbana Twp (C), Wayne Twp (C)

10820 St. Rt. 347, PO Box 219

East Liberty, Ohio 43319

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Logan-Union-Champaign Regional Planning Commission

Director: Bradley J. Bodenmiller

Heather's Activities:

4/13	Section 3 Training
4/18	Zoom Interview – LUC Planner/GIS Position
4/22	Interview – LUC Planning/GIS Position
4/26	Interview- LUC Planning/GIS Position
5/10-5/11	Fair Housing Virtual Training
Ongoing	Logan County Land Bank activities including Demolition Program activities – 2 nd Round Submittal Date 5/16/22
Ongoing	Bid documents for North Lewisburg CDBG project – currently awaiting CC Ass't Prosecutor approval
Ongoing	Zoning Code Review for Fair Housing (AI activity)
Ongoing	CDBG Monitoring - PY19

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Executive Committee Meeting Minutes
Thursday, May 12, 2022

President Tyler Bumbalough called the meeting to order at 1:15 pm.

Roll Call – Brad Bodenmiller

Members present: Paul Benedetti, Brad Bodenmiller, Tyler Bumbalough, Preston Carter, Tim Cassady, Mike Kerns for Scott Coleman, Eric Petee for Brian Davidson, Wes Dodds, Todd Freyhof, Kyle Hoyng, Mark Mowrey for Steve McCall, Beau Michael, Spencer Mitchell, Tammy Noble, Steve Robinson, George Showalter, Ryan Smith, Luke Sutton for Jeff Stauch, and Ben Vollrath.

Members absent: John Brose, Todd Garrett, Ashley Gaver, Dennis Kauffman, Tim Notestine, Jeff Rea, Scott Schmid, Ryan Shoffstall, and Jason Willis.

Guests present: Judy Christian, York Township; Chad Henry, Choice One; Aaron Smith and Heather Martin of LUC Regional Planning Commission.

Minutes – Tim Cassady moved a motion to approve the minutes from the April 14, 2022, meeting, as written, and Beau Michael seconded. All in favor.

Financial Report – Todd Freyhof presented the Financial Report for April. Ben Vollrath moved a motion to accept the Financial Report and Paul Benedetti seconded. All in favor.

ODOT Reports:

ODOT Reports are available on LUC's website. Eric Petee reported for District 7. There's a Municipal Bridge program upcoming and Urbana has a bridge listed. Tyler reported they already have the bridge funded. Eric reported on another class available. Tyler reported that Urbana received funding from ODOT, and they'll use RTPO money for design.

RTPO Report – Tyler Bumbalough

1. Tyler Bumbalough reported on the RTPO activities. The report is on LUC's website.

New Business:

1. Review of Mills of Watkins Final Plat (Union County) – Staff Report by Brad Bodenmiller
 - o Ben Vollrath moved a motion to accept the request to table the Mills of Watkins Final Plat and Steve Robinson seconded. All in favor.



Logan-Union-Champaign regional planning commission

Director: Bradley J. Bodenmiller

2. Review of Allen Township Zoning Parcel Amendment (Union County) – Staff Report by Aaron Smith
 - Paul Benedetti moved a motion to accept the recommendation of approval of the Allen Township Zoning Parcel Amendment and Steve Robinson seconded. All in favor with Tammy Noble and Todd Freyhof voting No.
3. Review of Claibourne Township Zoning Text Amendment (Union County) – Staff Report by Brad Bodenmiller
 - Wes Dodds moved a motion to accept the recommendation of approval of the Claibourne Township Zoning Text Amendment and Tammy Noble seconded. All in favor.
4. Review of Johnson Township Zoning Text Amendment (Champaign County) – Staff Report by Aaron Smith
 - Todd Freyhof moved a motion to accept the recommendation of approval with modifications of the Johnson Township Zoning Text Amendment and Spencer Mitchell seconded. All in favor.
5. Review of Rush Township Zoning Text Amendment (Champaign County) – Staff Report by Brad Bodenmiller
 - Tim Cassady moved a motion to accept the recommendation of approval of the Rush Township Zoning Text Amendment with modifications and Todd Freyhof seconded. All in favor.
6. Review of Urbana Township Zoning Parcel Amendment (Champaign County) – Staff Report by Aaron Smith
 - Todd Freyhof moved a motion to accept the recommendation of approval of the Urbana Township Zoning Parcel Amendment and Wes Dodds seconded. All in favor.
7. Review of Washington Township Zoning Text Amendment (Logan County) – Staff Report by Aaron Smith
 - Discussion happened regarding the proposed solar text with feedback from the utility providers and chamber. The discussion centered around making sure consideration is given to manufacturers who may wish to have accessory renewable energy options as a way to reduce their carbon footprint. With HTM being a heavy user in the district, the chamber volunteered to reach-out regarding usage figures.
 - Ryan Smith moved a motion to recommend approval of the Washington Township Zoning Text Amendment with the modification that the 5MW be changed to “include up to the facility’s consumption” and Paul Benedetti seconded. All in favor.

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Logan-Union-Champaign regional planning commission

Director: Bradley J. Bodenmiller

8. Review of Washington Township Zoning Text Amendment (Union County) – Staff Report by Brad Bodenmiller
 - Tim Cassady moved a motion to accept the recommendation of approval of the Washington Township Zoning Text Amendment and Steve Robinson seconded. All in favor.
9. Review of York Township Zoning Text Amendment (Union County) – Staff Report by Brad Bodenmiller
 - Ben Vollrath moved a motion to accept the recommendation of approval of the York Township Zoning Text Amendment with a comment to consider existing industry and their potential needs for renewable energy and Beau Michael seconded. All in favor.
10. Review of Zane Township Zoning Text Amendment (Logan County) – Staff Report by Aaron Smith
 - Ben Vollrath moved a motion to accept the recommendation of approval of the Zane Township Zoning Text Amendment with the modification that the 5MW recommendation be changed to “include up to the facility’s consumption” and Paul Benedetti seconded. All in favor.

Director’s Report

Comments from Individuals:

- Brad notified the Board that he would like to have a June Budget and Finance Committee meeting.

Adjourn – Todd Freyhof moved a motion to adjourn the LUC Executive Committee Meeting at 2:25 pm and George Showalter seconded. All in favor.

Next Scheduled Meeting: Thursday, June 9, 2022, 1:15 pm at 10820 St Rt 347, James A. Rhodes Conference Center, East Liberty OH 43319.

President

Secretary

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