

# RECORD OF PROCEEDINGS

Minutes of

## Regular Meeting of Webster Township

Meeting

BEAR GRAPHICS 800-325-8094 FORM NO. 10148

Held October 25, 2021 7:30 P.M. 20  

**Township Officers Present:**

Trustee Mark Bushman, Chairman  
 Trustee Isaac Bailey  
 Trustee Jim Cajka  
 Fiscal Officer Julie Foos

**Others Present:** Dave Welling and Joyce Nowak

The meeting opened with the Lord's Prayer. The minutes from the October 11, 2021 meeting were read and approved.

Joyce Nowak, the township's representative from the Wood County Prosecutor's Office, began by discussing the two ways the township can remove an abandoned house. The township could use the process for a nuisance property or the process for dangerous building conditions as described in the Ohio Revised Code. Joyce Nowak stressed that both processes require documentation and photographs over a period of time. Joyce Nowak reviewed the steps and the timeframe for both processes and went over the sample documentation provided by the Prosecutor's Office. The Trustees agreed that for the two abandoned houses in question, the township should use the unsafe building process which starts with asking the Health Department to evaluate the structures. Joyce Nowak discussed the legality of taking pictures of the properties and what happens if the homeowners refuse access to the properties. Joyce Nowak described the specifics needed for a legal hearing and how to place the expenses incurred on the tax duplicate. Joyce Nowak discussed what happens when the homeowner does not pay their real estate taxes and the likelihood that the township will be reimbursed for the money spent on the removal of the houses. Dave Welling questioned if these issues should be in the Zoning Resolution, and Joyce Nowak gave some suggestions about what should and should not be included. Joyce Nowak confirmed that the Zoning Inspector has the legal authority to take action against an unsafe or nuisance property.

Isaac Bailey asked Joyce Nowak if there is any problem with the township accepting donations for the Webster School property. Joyce Nowak does not think it is a problem since the township now has a special revenue fund for such donations. Joyce Nowak talked about making the property a dedicated park and how the athletic field reservation paperwork helps the township to keep its political subdivision immunity.

Dave Welling asked Joyce Nowak if she would meet with the Zoning Commission to answer questions that have been coming up while they work on updating the Zoning Resolution. Joyce Nowak will see if her office will put on another training session. Joyce Nowak left the meeting.

Dave Welling said issuing permits slowed way down. Dave Welling believes the resident living in his barn has rented a house elsewhere. Dave Welling will do another audit in November or December. Julie Foos asked about shooting ranges that are pointed in an unsafe direction towards neighboring properties. Dave Welling said there is nothing in the current resolution, but will look into the issue further. Jim Cajka asked Dave Welling to get pictures of the abandoned house on Dunipace Road and start the process with Joyce Nowak. The house is supposedly scheduled to be demolished after the electric service is moved from the house to the barn, but Jim Cajka will let the resident using the barn know the township is starting the process anyways. Dave Welling left the meeting.

Mark Bushman said the electricity for the storage building was approved, and now it is up to Toledo Edison to finish. Isaac Bailey made a motion to accept the athletic field reservation paperwork. Mark Bushman seconded the motion, and all were in favor. Mark Bushman moved to accept the rules for the Webster School property. Isaac Bailey seconded the motion, and all were in favor.

Isaac Bailey reported the County finished Durapatching the roads and will work on mowing brush in the ditches whenever they have time. Isaac Bailey said the County also finished chip sealing the corners along Devils Hole Road.

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The main driveway at Webster Township Cemetery has been sealed. Julie Foos will ask Bill Subsara about helping with the stencils.

The ditch cleaning project has been completed. Isaac Bailey mentioned a resident set a culvert pipe in the newly cleaned ditch without a permit and advised him to either get a permit from the County or remove the pipe.

Julie Foos reported The Copy Shop was supposed to drop off the printed newsletters at the post office earlier that day.

The Trustees will continue to think about what to use the MORE grant on.

The flagpoles at the Township Hall and Webster Township Cemetery were both installed. Jim Cajka would like to get a solar light for the cemetery. Isaac Bailey will get more flags.

Julie Foos asked the Trustees about a new group that would like to meet at the Hall and questioned if they should be charged a fee. The Trustees agreed not to charge the group at this time. Jim Cajka will follow up with the man who refinished the Hall floor.

The following warrants were approved to be paid:

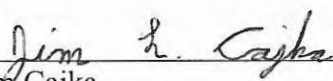
Date	Number	Amount	Payee	Description
10/15/2021	37-2021	\$ 5.00	Huntington National Bank	Statement Fee
10/25/2021	38-2021	\$ 252.76	Ohio Department of Taxation	Ohio Taxes Q3 2021
10/25/2021	39-2021	\$ 173.23	School District Income Tax	School District Taxes Q3 2021
10/25/2021	40-2021	\$ 1,429.89	Public Employees Retirement System	OPERS for September
10/25/2021	11151	\$ 929.23	The Copy Shop, Inc.	Newsletter Printing and Mailing
10/25/2021	11152	\$ 1,376.00	Yankee Doodle Flags & More, LLC	New Flagpole for Township Hall
		\$ 1,376.00	Yankee Doodle Flags & More, LLC	New Flagpole for Webster Township Cemetery
10/25/2021	11153	\$ 2,300.00	Morlock Asphalt, Ltd.	Seal Coating Drive at Webster Twp Cemetery
10/25/2021	11154	\$ 240.00	Chase Greulich	Old Belleville Ridge Cemetery Mowing
		\$ 360.00	Chase Greulich	Webster School Property Mowing
		\$ 1,200.00	Chase Greulich	Webster Township Cemetery Mowing
10/25/2021	11155	\$ 100.00	Genoa Area Chamber of Commerce	2022 Membership Dues
10/25/2021	11156	\$ 209.90	Toledo Edison	Electric Service
10/25/2021	11157	\$ 312.09	Reliance Rental & Leasing Co.	Skidloader Rental for Storage Building
10/25/2021	11158	\$ 1,255.30	United States Treasury	Federal Taxes Q3 2021
10/25/2021	11159	\$ 125.38	L.A. Bexten, Inc.	Propane
10/25/2021	11160	\$ 31.08	Verizon	Telephone Service
10/25/2021	11161	\$ 431.86	Wood County Engineer	Sod Removal for Storage Building
		\$ 2,138.42	Wood County Engineer	Catch Basin / Tile Repair on Dunipace Road
		\$ 195.11	Wood County Engineer	Brush Removal
		\$ 51,518.10	Wood County Engineer	Tar and Chip Devils Hole Road

There being no further business brought before the Trustees, the meeting was adjourned at 9:38 P.M. Motion to adjourn was made by Isaac Bailey and seconded by Mark Bushman. All were in favor.

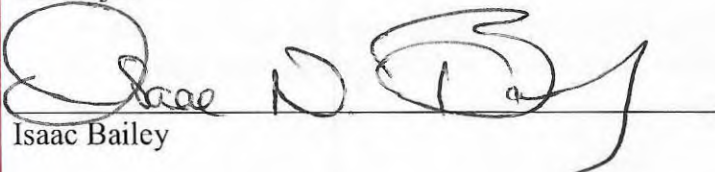
The next Township meeting will be held on November 8, 2021 at 7:30 A.M.



Mark Bushman



Jim Cajka



Isaac Bailey