

RECORD OF PROCEEDINGS

MINUTES OF JACKSON TOWNSHIP BOARD OF TRUSTEES MEETING

AUGUST 9, 2010

Pizzino called the meeting to order at 5:36 p.m. at the Jackson Township Hall with all Trustees, Fiscal Officer, Lyon, Fitzgerald, Boger, Poindexter, Ruwadi, Moore, Heck and Zink present.

The Pledge of Allegiance was recited.

Public Speaks – None

Park Department

ATTACHMENT 08/09/10 A

Walters moved and Pizzino seconded a motion to accept the donation of a 25 foot flag pole for North Park, valued at \$1,360.00 including installation, from Nancy K. Grimes. **3-0 yes**

Walters moved and Pizzino seconded a motion to accept the following donations to the Park Department:

\$2,000.00 from Jackson Girls Softball.

\$1,500.00 from Northwest Jackson Soccer League.

\$250.00 from Jackson Middle School Girls LaCrosse Team and Coach Kathy Burke.

\$210.00 for a sponsorship donation to the Community Celebration from Checkered Flag Enterprises, Inc. **3-0 yes**

Fiscal Office

ATTACHMENT 08/09/10 B

Pizzino moved and Burger seconded a motion to pay the bills in the amount of \$1,531,551.20. **3-0 yes**

ATTACHMENT 08/09/10 C

Pizzino moved and Burger seconded a motion to approve the minutes of the July 26, 2010 Board of Trustees meeting. **3-0 yes**

ATTACHMENT 08/09/10 D

Pizzino moved and Burger seconded a motion to approve the financial reports for July 2010. **3-0 yes**

ATTACHMENT 08/09/10 E

Pizzino moved and Burger seconded a motion to approve fund transfers from Fund 101, General Fund, to Fund 214, Park Fund, in the amount of \$225,895.00 and from Fund 101, General Fund, to Fund 213, Zoning Fund, in the amount of \$40,904.00. **3-0 yes**

Walters told the Board there was approximately a 42% increase over last year in the fees for the Zoning Department.

Routine Business

Announcements

- Next regular Board of Trustees meeting, August 23, 2010, 4:00 p.m., Executive Session and/or Work Session, 5:00 p.m., General Session, Township Hall.
- CIC, August 16, 2010, 5:00 p.m., Township Hall.
- LOGIC meeting, September 2, 2010, 9:00 a.m., Safety Center, Chiefs' Conference Room.
- Zoning Commission, August 19, 2010, 5:00 p.m., Township Hall.
- Citizens Advisory Committees:
 - Park, August 10, 2010, 6:30 p.m., Township Hall.
 - Highway/Traffic, August 18, 2010, 6:30 p.m., Township Hall.
- **Jackson Township Farmers Market**, every Thursday from 3:00 – 7:00 p.m., North Park.
- **Arts in Jackson Park**, Sunday, August 29, 2010, 11:00 a.m., - 6:00 p.m., North Park.

Old Business – None

New Business – None

Public Speaks – Open Forum

No one came forward.

Pizzino called a recess until 6:00 p.m.

Joint Public Hearing Jackson/Canton Economic Development Agreement and CEDA

At 6:04 p.m., Pizzino opened the Public Hearing. He explained that this CEDA involves 22.377 acres which is the railroad tracks from Whipple Avenue north to Mt. Pleasant and one parcel which is owned by RM Investments on Whipple Avenue of an approximately 1.3 acre tract.

Pizzino introduced those in attendance, for the Township, in addition to himself, was Trustee Walters, Trustee Burger, Fiscal Officer Randy Gonzalez, Law Director Neal Fitzgerald, Administrator Marilyn Lyon, and Joni Poindexter from the Zoning Department. Those attending for the City of Canton were Corey Minor-Smith and Sam Sliman.

Pizzino asked for questions from the audience.

Ann Jones from Fosnaught Auto Parts, 6025 Whipple Avenue, wanted to voice her concerns and objections to the agreement and the re-zoning from industrial to open space. She said she was concerned what impact the change would have on the existing businesses and any new development along the railroad tracks. She has called and asked both Jackson Township and Canton but said no one would put anything in writing. She said she has been told it won't change anything but she said the Jackson Zoning Book states it differently. She said they are located on both sides of the railroad tracks and are afraid this open space could have a negative effect. She said it would be inappropriate to re-zone the railroad tracks as open space since it is used commercially. She said she's afraid the space will be used by Stark Parks to create a walking path, which has the potential to increase liability insurance costs. She said she believes the zoning should remain industrial. She asked if Jackson Township is to provide the services why Canton is able to re-zone the tract.

Poindexter explained that Jackson is not re-zoning that to open space, Canton is. She said the zoning setbacks would remain as they are, the property is located in an I-1 district. Poindexter said her property would not be affected zoning-wise. Mr. Sliman said he talked with Mr. Fonte of Stark Parks who said the walking path would go no further than 38th Street. Mr. Sliman said Canton zones all railroad properties as open space. Mr. Sliman indicated the danger of a walking path on an active railroad line.

Gonzalez pointed out that by looking at the map, there is no room for a walking path to be built.

Pizzino told Ms. Jones that her setbacks would not be affected.

Klaus Kuttrus, of 4384 Parkdale NW asked why the mayor wanted to change the agreement to fifteen years and whether there was a contract.

Pizzino said there is a contract and explained that the agreement is for fifty years. He said the change is in the event that if nothing happens in fifteen years either the City or the Township can get out of the agreement by de-annexing the railroad tracks. He said that once one property goes in under the economic agreement that makes the agreement binding for fifty years. Gonzalez said the Mayor's fears were if he couldn't get any economic development in the tract, that there should be a clause to get out of the agreement.

Pizzino said this agreement is good for both the Township and the City and that it's about funding. He said they are trying to hold the real estate taxes where they are. He explained that this doesn't affect any business that is already in the tract, it will only affect new businesses. Pizzino explained that the property will still be part of Jackson Township, but the City can apply

for federal grants not available to townships. He pointed out that it doesn't affect any of the residents or any of the old businesses.

Gonzalez said there were three things intended with this agreement. He said it's probably the biggest thing that has happened in Jackson Township in a long time. He said the railroad track will protect the Township from Canton annexing for fifty years and prevents North Canton from annexing west of the railroad line forever or as long as the agreement is in effect. He said it's also about new job creation and shifting the tax burden from the property owners.

Pizzino pointed out that the average township in Ohio has about 9% commercial and 91% residential. He said Jackson was about 50 – 50 when he took office in 2001. He said now residential is up a little and commercial is down but the “tax burden overall is a pretty good deal for the services”.

Walters said he agreed “with Mr. Gonzalez that this will probably be one of the biggest things this Township has done in decades”. He said “we are at the same time protecting our borders, protecting our residents, services – police and fire, and finding ways to generate revenue without having to raise property taxes.”

**RESOLUTION 10-069, ATTACHED
CEDA AND ANNEXATION AGREEMENT**

Walters moved and Burger seconded a motion to adopt and authorize the placement of our signatures upon the attached Cooperative Economic Development and Annexation Agreement with the City of Canton. **3-0 yes**

Walters moved and Burger seconded a motion to adjourn. **3-0 yes**

John Pizzino

Randy Gonzalez