

# HANCOCK REGIONAL PLANNING COMMISSION



## BOARD PACKET MAY 20TH, 2020

### BOARD MEMBERS

#### CITY REPRESENTATIVES

DONALD BLEDSOE  
GREG BURKS - HSWCD  
PAUL CRAUN  
BRETT GIES  
CHRISTOPHER MOODY  
CHRISTINA MURYN – FINDLAY MAYOR  
BOB NICHOLS  
JODY O'BRIEN  
CHRISTIE RANZAU  
GRANT RUSSEL – CITY COUNCIL

#### COUNTY REPRESENTATIVES

THOM BISSELL  
JIM FERGUSON  
JEFF HUNKER  
ED MAY – VILLAGE OF VAN BUREN  
STEPHANIE PHILLIPS  
DAVE PLOEGER – MARION TWP.  
BRIAN ROBERTSON – CO. COMMISSIONER  
FRED RODABAUGH – VILLAGE OF BLUFFTON  
POLLY SANDHU  
LAUREN SANDHU - BRWP  
GEORGE WALTON – VILL. OF N.BALTIMORE  
JERRY WOLFORD – CASS TWP.

### STAFF

MATT CORDONNIER, DIRECTOR  
LEAH FOX  
LIZZIE ESSINGER  
JACOB MERCER  
JUDY SCRIMSHAW

# **HANCOCK REGIONAL PLANNING COMMISSION BOARD PACKET**

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Municipal Building

3<sup>rd</sup> Floor Conference Room

May, 2020 **HANCOCK REGIONAL PLANNING COMMISSION**

**Meeting Dates  
2020**

**All meetings are held at 7:30 p.m. in the  
Municipal Building Third Floor Conference Room**

<b>Meeting Date</b>	<b>Notice</b>
January 15, 2020	January 8, 2020
February 19, 2020	February 12, 2020
March 18, 2020	March 11, 2020
April 15, 2020	April 8, 2020
May 20, 2020	May 13, 2020
June 17, 2020	June 10, 2020
July 15, 2020	July 8, 2020
August 19, 2020	August 12, 2020
September 16, 2020	September 9, 2020
October 21, 2020	October 14, 2020
November 18, 2020	November 11, 2020
December 16, 2020*	December 9, 2020

❖ December meeting cancelled unless there are issues that require approval before the January meeting.

**Officers  
2019**

<b>Name</b>	<b>Title</b>
Polly Sandhu	President
Brett Gies	Vice President
Stephanie Phillips	Secretary
Jody O'Brien	Treasurer

HRPC Minutes  
3<sup>rd</sup> Floor Conference Room  
Municipal Building  
February 19th, 2020

**MEMBERS PRESENT:** Lauren Sandhu, Jerry Wolford, Thom Bissell, Polly Sandhu, Brett Gies, Stephanie Phillips, Dave Ploeger, Don Bledsoe, Christie Ranzau, Bob Nichols, Christopher Moody, Grant Russel, Christina Muryn, Jeff Hunker, Ed May, George Walton, Greg Burks

**MEMBERS ABSENT:** Fred Rodabaugh, Jim Ferguson, Jody O'Brien, Brian Robertson, Paul Craun

**STAFF PRESENT:** Matt Cordonnier, Judy Scrimshaw

**GUESTS:** None

**Pledge of Allegiance**

**CALL TO ORDER**

Matt Cordonnier called the meeting to order at 7:30 p.m.

**APPROVAL OF MINUTES**

Dave Ploeger moved to approve the minutes of the November 20, 2019 meeting. Don Bledsoe seconded. Motion passed 17-0-0.

**ELECTION OF OFFICERS**

Matt Cordonnier read the proposed slate of officers for 2020:

President: Polly Sandhu  
Vice-President: Brett Gies  
Secretary: Stephanie Phillips  
Treasurer: Jody O'Brien

Mr. Cordonnier asked if there were any other nominations from the floor. There were none. Don Bledsoe moved to accept the Slate of Officers. Ed May seconded. Vote for the officers passed 17-0-0.

## **COMMITTEE APPOINTMENTS**

Matt Cordonnier stated that there are some seats on the three standing committees of HRPC that need filled and also wanted to see if others may be interested in chairing any of these.

Dave Ploeger volunteered to chair the County Zoning Advisory Committee. Christopher Moody will fill Dave's seat as a member.

Bob Nichols agreed to remain as chair of the County Subdivision Review Committee. Jeff Hunker volunteered to fill an empty seat on that Committee.

Christy Ranzau will remain as chair of the Highway and Transportation Committee and Ed May volunteered to fill an empty seat on that Committee.

## **ANNUAL APPROPRIATIONS RESOLUTION**

Mr. Cordonnier reported that we have to have the Board approve our resolution to appropriate funds with the County Auditor. Mr. Cordonnier went over the numbers and stated that this is only for the funds that go through the Auditor's office for such things as payroll, worker's comp, medical insurance, etc. There are two copies of the resolution. Every member present must sign both.

Christie Ranzau made a motion to approve the resolution. Thom Bissell seconded.

Mr. Cordonnier called for a roll call vote to adopt the resolution. Judy Scrimshaw called the roll and with 17 members present to vote the result of the vote was 17-0-0.

## **EXPENDITURES**

Matt Cordonnier then presented the expenditures for December 2019. He noted the \$35,000 that is the only out of the ordinary entry. We are the fiscal agent for the City/County Housing Study, which is being funded by the Community Foundation. A consultant is conducting the study that will include all levels of the housing market. Mr. DiSalvo takes a market-based approach. We hope to identify prime areas in the market where we can move forward and encourage projects. Mr. DiSalvo has conducted more stakeholder meetings than he has ever done before for such a project. Mr. Cordonnier stated that there would be a survey posted on Facebook. They are really trying to get as much input as possible. We consider this pass through money and it is out of all of our calculations. Jerry Wolford made a motion to approve the expenditures as presented. Thom Bissell seconded. Motion passed 17-0-0.

## **FINANCIAL REPORTS**

Mr. Cordonnier then directed the members to the financial reports. He stated that the carry over for the year was nearly \$112,000. He commented that the projected

carryover at the end of 2020 is now projected at \$39,000. Thus, we are in good shape already. There were no questions on the reports.

### **COMMITTEE REPORTS**

None

### **OLD BUSINESS**

None

### **NEW BUSINESS**

None

### **CITY REPORT**

Mayor Muryn reported that the City passed its operating budget at the first Council meeting. There are four new Council members this year. She noted that Grant Russel would be the new representative on the HRPC Board.

Ms. Muryn stated that they would be reviewing the capital budget soon. There will be some changing out of lights and signals downtown this year. The STRICT (Simulated Tactical Response and Incident Command Training) Center is a big project for all the area County and City first responders. We are still trying to collect more donations from business, organizations, etc. to help defray the cost. City Council has allocated \$250,000 to the project. The estimated cost is around \$1 Million.

Grant Russel commented that in speaking with some friends that are on a volunteer fire department he sees that this will be a very important component for them to get valuable training on a local level. He mentioned that the Community Foundation made a significant donation to the project also. He discussed some of the features that would be in the facility to create different emergency scenarios.

Mayor Muryn commented that you could go to the City's website and review the booklet of information on the Center. She noted that the Community Foundation is giving a \$100,000 to the project and Marathon has donated \$125,000. She stated that companies like Cooper and Whirlpool that have their own fire brigades will also be able to get training at the facility. She expects an announcement of some support in the coming months from them also.

Ms. Muryn reported that April 1 is census day. Post cards will be going out in March. She and Commissioner Robertson are leading the charge on making sure we get the most complete count for the entire County. It was estimated that we

may have only gotten 75% to 80% of the County population in 2010. That is about \$2200 per year in Federal dollars per person that we are potentially missing out on. She stated that if you receive mail by a P.O. Box, someone would be coming to your door to deliver your postcard with its unique delivery ID. They will not deliver to P.O. boxes. There is Census information on the City's website also.

## **COMMISSIONERS REPORT**

None

## **TOWNSHIP REPORTS**

### **Liberty**

Jeff Hunker reported that their volunteer fire department is also very excited about the STRICT Center.

Mr. Hunker noted that the Trustees had reorganized for the New Year and have allocated money for their roads. He commented that their Zoning Inspector had reported year-end numbers on housing. They issued 17 permits for single-family homes at an average price of \$450,000 each. He stated that the two subdivisions that have been put on hold – Best Liberty and Eagle Estates – would have had homes in the \$250,000 to \$300,000 range. In 2018, they had 19 single family homes built at an average of \$380,000 to \$415,000.

Mr. Hunker noted that real estate taxes went up on residential, but decreased on agricultural land this year. Will have to see how that affects the revenues this year. Depending on what type of Township it is, this could be good or bad for some budgets.

### **Marion**

Dave Ploeger reported that they issued 19 permits for Single Family homes last year at an average of \$410,000 each. That was an increase of four from last year.

Mr. Ploeger noted that in the next couple of weeks, the railroad is supposed to be working on the gates and lights on TR 212 north of SR 12. The road is supposed to stay open.

### **Cass**

Jerry Wolford also commented that the STRICT Center will be very valuable to the local volunteer departments.

## **(HSWCD) Hancock Soil and Water Conservation District**

Greg Burks introduced himself. He stated that he handles drainage, all the maintenance ditches for the County. If anyone has any issues please send them his way.



Mr. Burks said they had a planning meeting on Monday. It was a chance for locals to come in and voice opinions on how they can improve and comment on how they may be doing well. They are finishing up on some maintenance projects that they bid out last fall. He hopes to be able to increase the maintenance on some of these ditches and they may include more assessments than in the past.

## **VILLAGE REPORTS**

### **N Baltimore**

George Walton reported that their new propane operation center is under roof. It should be completed sometime in May.

### **Van Buren**

Ed May noted that they are looking at their capital projects. They are going to apply for some Safe Routes to Schools monies. They would like to change out the traffic light at the school.

### **BRWP Blanchard River Watershed Partnership**

Lauren Sandhu reported that they got the 2000 trees planted over the course of 3 ½ days. They are under water now but that is what they are supposed to do. They are dormant now. In April/May, they will go out and do a tree survivorship study. They expect 80-90%. They may do more in that area in a spot across the road right near the river that may be good.

Ms. Sandhu stated that they are still going after the project for Riverside Park. Would like to add a fish pass to the dam as well as removing the sediment behind the dam. They were told to apply for the Capital Budget by Senator McColley's office and they have done so.

## **DIRECTOR'S REPORT**

Matt Cordonnier reported that the amendments to the Hancock County Subdivision Regulations are in effect as of November 21, 2019. We have sent out letters/emails to the local engineering firms, surveyors, title agencies, attorney's offices, etc. One of the main points will be that our office now reviews between 5 and 20 acres. If it is for agricultural purposes, there is no fee, but we do have to stamp those deeds.

Mr. Cordonnier noted that the Hunter's Creek Preliminary Plat was tabled at City Planning Commission in December and was then pulled from the HRPC agenda that month. They submitted a letter stating that they will not be going forward with the subdivision at least at this time.

Matt stated that he is still involved with an Infrastructure Committee that the Alliance is heading up. They are looking at helping the City and County make

decisions on where the optimal locations are for new development to occur.

Jerry Wolford asked if we could send out the list of who is on each Committee that we talked about earlier. We will do so.

**ADJOURNMENT**

There being no further business, the meeting was adjourned.

# EXPENDITURES

THE FOLLOWING EXPENDITURES  
ARE SUBMITTED FOR YOUR  
REVIEW BY JODY O'BRIEN,  
TREASURER

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MAY 20TH, 2020

# **BUDGET**

THE FOLLOWING REPRESENTS  
OUR BUDGET BALANCE AS OF  
TODAY BY MATT CORDONNIER,  
DIRECTOR

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MAY 20TH, 2020

## HRPC EXECUTIVE COMMITTEE MEETING

September 12<sup>th</sup>, 2018

**Members in attendance:** Jim Ferguson, Jody O'Brien, Paul Craun, Christie Ranzau,  
Polly Sandhu, Don Bledsoe, Bob Nichols

**Guests:** None

**Staff in attendance:** Matt Cordonnier

**1. Call to Order**

Meeting was called to order at 12:00 Noon.

**2. Finances**

Matt Cordonnier presented a brief overview of the finances and reviewed the potential revenue for 2018. Matt Cordonnier noted that the Hazard Mitigation Plan Grant had been awarded to Hancock County. Additionally other grants may be available to eventually help the finances in a year or two..

**3. Projects and Grants**

Matt Cordonnier stated that some additional money may be available from FEMA/OEMA for property acquisition. Aleta Boecker will be preparing the grant applications which will be due late this fall. The Hazard Mitigation grant agreement was signed and executed. A critical infrastructure grant was awarded to Hancock County for the Village of Mt. Blanchard in the amount of \$400,000. The CHIP grant for Hancock County and Findlay was award to Hancock County in the amount \$750,000. Which is a total of \$1,174,000 awarded to the County in the last month.

The meeting adjourned at approximately 12:45 P.M.

**8) *OLD BUSINESS***

**9) NEW BUSINESS**

**10) COMMISSIONER'S REPORT**

**11) CITY REPORTS**

## **12) VILLAGE REPORTS**

## **13) TOWNSHIP REPORTS**

