

Held **December 29** 20 **10**

The Bath Township Board of Trustees met in the Trustees Conference Room on December 29, 2010, at 9:00 a.m. for the purpose of conducting the business of the Township. The Vice President of the Board, Mrs. Elaina Goodrich, convened the meeting. Trustees present were Mrs. Elaina Goodrich, Mrs. Becky Corbett and Mr. James Nelson.

Mrs. Goodrich called the meeting to order at 9:00 a.m.

MEETING CERTIFICATION

Fiscal Officer Sharon Troike stated the following meeting certification was faxed to the Akron Beacon Journal, Bath Country Journal, West Side Leader, and Fairlawn-Bath Patch.Com on December 28, 2010.

The Bath Township Board of Trustees will meet on December 29th 2010 at 9:00 a.m. in the Trustees' Meeting Room, 3864 W. Bath Road, for the purposes of consideration of a proposal by the Township Administrator to purchase the property at the intersection of Ghent Road and North Cleveland-Massillon Road for an intersection safety improvement. The meeting could include an executive session and a presentation on the merits to purchase the property and possible action on the purchase. This notice meets the requirements of Ohio Revised Code Section 121.22.

William E. Snow
Bath Township Administrator

PRESENTATION

Mr. Snow gave a review of the 2.128 acres of BP property at the intersection of Ghent and Cleveland-Massillon Roads, which includes 1080 Ghent Road (Parcels 0405565 and 0405566), 1070 Ghent Road (Parcel 0401022), and 1056 Ghent Road (Parcel 0401023).

Mr. Snow stated the primary concern of the property is traffic backing up from Embassy Parkway when trying to reach I-77 at peak times. The intersection has the second highest rate of accidents in Bath Township.

Previous structures on the site included a gas station and a single family dwelling; these structures have been razed. The site is reported to be clean and the township received a "no further action" letter from the Ohio Department of Commerce, as the underground storage tanks had been removed.

The property is zoned B-1, Local Business District per Bath Township Zoning Department.

Mr. Snow stated the purchase of the property would allow for design of an intersection to provide proper traffic movement in light of the ongoing development on Embassy Parkway, and remove, what many residents feel, is an eyesore. The area would become a gateway to the residential area of the township.

Mr. Snow reported a public hearing was held on October 13, 2010, allowing residents to voice support or opposition to the purchase. Those in attendance were overwhelmingly in support of the purchase. In addition, 44 residents called, or wrote in favor. Fourteen others wrote with concerns, mostly environmental, which had been addressed.

The concept presented would result in the balance of the property being sold after the required right-of-way for an intersection is divided off. Thus far, the township had received six inquiries to purchase the balance of the property.

PAYTON LEGAL BLANK, INC., FORM NO. 10148

Held December 29 2010

RECOMMENDATION

Township legal counsel, Robert Konstand recommended, **the Trustees enter into an agreement and propose the purchase of the four parcels, 0405565, 0405566, 0401022, and 0401023, for the total sum of \$316,500, and Mr. Snow be authorized to enter into an agreement on behalf of the township Trustees and the transaction close on or before December 31, 2010.**

Discussion followed.

Mr. Snow stated Mr. Konstand had worked diligently to reach the agreement with BP.

Mrs. Goodrich asked Mr. Konstand to speak regarding the restrictions on the property to be resold.

Mr. Konstand stated BP wanted to control the type of development. The end result of negotiations netted no residential construction and no new water wells. The BP property to the north allows no dug foundations, only slab foundations on footers.

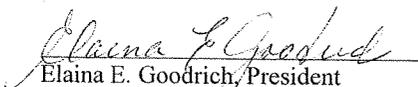
The Jimbo's property and property with the former house allows for churches, retail, office space, dental offices, or a park with no playground.

Mr. Nelson moved to accept the recommendation. Mrs. Corbett seconded the motion; all aye, the motion passed.

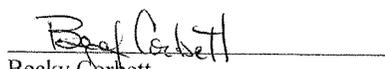
Mrs. Goodrich thanked Mr. Konstand for his work on the property negotiations.

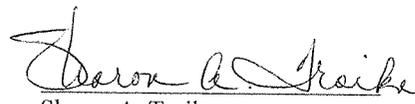
ADJOURNMENT

There being no further business before the Board, the meeting was adjourned at 9:27 a.m.


Elaina E. Goodrich, President
Bath Township Board of Trustees


James N. Nelson, Vice President
Bath Township Board of Trustees


Becky Corbett
Bath Township Board of Trustees


Sharon A. Troike
Fiscal Officer
Date: December 29, 2010
Bath Township Board of Trustees