

The February 10, 2026 meeting of St. Albans Township was called to order by Chairman, Mike Washington.

All trustees and fiscal officer were present.

The minutes of the Organizational meeting were approved.

The minutes of the Jan 6, 2026 meeting were approved.

The minutes of the Jan 27, 2026 special meeting were approved.

The fiscal officer read fund balances to date.

Mike Theisen gave the Fire and EMS reports. Presented gear replacement quotes, saying almost all that they have is expired so they are going to need to purchase this year. It was put on hold last year because of finances.

Trustees and Mike discussed.

Todd Poole said Pelotonia reached out for their ride on August 1<sup>st</sup> and 2<sup>nd</sup> wanting to use Wesleyan Church Rd.

The camera system for the meeting room is in the process of getting installed.

There were a lot of updates to do for it, so it will be worked on more next week.

Todd presented a letter from the Maple Grove Cemetery board stating their intent to dissolve.

Randal Almendinger said he knows we have no choice but to take it, but would like to donate it to the village.

Joe Hickey, Jersey Mill Rd, is a current trustee with the cemetery board and has been for at least 10 years. He stated everyone on the current board is getting older and they felt it was time to let the township take it over.

Mike Washington and Tad Vanness said they feel the township needs to take it over since that's what the ORC says needs to happen.

Todd Poole said we haven't gotten anything of a legal opinion back from the Prosecutors office yet. Trustees would like to table this until a recommendation comes back.

Trustees have talked about adding signage to all entry points of the township and Tad Vanness would like to include the school district, by maybe having students do artwork.

All the signs from the sign grant have been delivered and they are working on inventorying all of them.

Todd talked about some property damage reports, mailbox's that were taken out while plowing snow.

Woody Fox said the regulations from ODOT when he worked there is the property owner is offered a basic post and mailbox, if they want anything more than the basic the cost is on them.

The fiscal officer recommended contacting the prosecutors office for an opinion.

Woody Fox gave the January zoning report and said he is currently involved in a TRC with Lynd's Fruit Farm. They want to increase parking lot size and new

building space. He has sent the information off to Peter Griggs to review before he signs off on it.

Dave Sapp said they used a lot of salt with the last storm. They will have another load coming from the 25/26 salt contract.

Dave said they may look at putting up snow fence next year on Legend Lane because of the drifting.

Tad Vanness talked about a gas powered post driver from Ohio Power Tool for use to install the new road signs.

Cost of different options were discussed.

Trustees talked about using BWC grant funds for the purchase.

Todd Poole said he feels they should use BWC funds for a larger purchase for the road dept or fire dept.

Other grant options were discussed.

Dave Sapp said he would like to start installing the new road signs as soon as the weather breaks.

Randal Almendinger made a motion to approve the purchase of a gas powered post driver from Ohio Power tool not to exceed \$2200.00

2<sup>nd</sup> by Tad Vanness. Roll call: Mike Washington -yes, Randal Almendinger -yes, Tad Vanness -yes. Motion carried.

John Wright who owns a business on Shackelford Drive said the road is getting really bad with potholes and they have filled multiple times with gravel, and it just ends up washing out. Asking if that road is or can be on the priority list for road maintenance for 2026.

Rob Platte, 1481 Mink Street, representing the Gateway CIC would like to re-submit their proposal in buying fireman's park for \$33,000.00 after last year Trustee Bruce Lane expressed interest in getting rid of it.

Rob stated that the CIC serves all of western licking county, it is not specific to Jersey Township.

Rob also submitted a bid for the old Township building at 19 N Liberty Street, stating that he has looked its value up on the county auditor's website and it is assessed value is \$69,000.00. He is submitting a bid on behalf of the Gateway CIC at a minimum of \$55,000.00.

Mike Washington questioned what true benefit to them of buying a building falling down is.

Rob stated that its strictly the benefit of buying and holding onto property, and they have no specific use in mind.

Woody Fox asked where the funds come from.

Rob said the CIC is funded through development agreements, NCA's and JEDD income. It is similar to a land bank.

Linda Hickey, Jersey Mill Rd. asked if we have a say in what goes in there if we sell it.

Bill Bogantz, of Sportsmans Club Rd, Liberty Township Trustee, introduced himself saying he is 1 of 5 candidates running for County Commissioner. He asked for everyone's support and brought along yard signs if anyone is interested.

#2/10/26A Mike Washington made a resolution to accept the 2026 appropriations as prepared by the Fiscal Officer.

2<sup>nd</sup> by Randal Almendinger. Roll call: Mike Washington -yes, Randal Almendinger -yes, Tad Vanness -yes. Resolution passed.

Todd Poole presented trustees with a purchase agreement for the sale of 19 N Liberty Street to the Village of Alexandria for \$38,000.00

Mike Washington said as a trustee he is doing what benefits the community and the village can benefit from this and the village is part of the township, and it gets it off of our books.

Kevin Reeves of Johnstown Alexandria Rd., said there is no logical reason not to take the highest and best offer. As a tax payer that's what he wants to have happen.

Tyler Freese, Mill Street, said if the township is going to take over the cemetery they are going to need all the money they can get, because cemeteries are not cheap to maintain.

Tad Vanness said he has mixed feelings about an outside entity coming in and taking public grounds. He wants time to digest this and would like to table this.

Mike Washington made a motion to approve the 2025 township highway system mileage certification stating the township is responsible for maintaining 24.36 miles of public roads.

2<sup>nd</sup> by Tad Vanness. Roll call: Mike Washington -yes, Randal Almendinger -yes, Tad Vanness -yes. Motion carried.

Mike Washington made a motion to set a public hearing for Zoning amendment Z-25-29 on March 17<sup>th</sup> at 7:00 P.M. in the fire station community room.

2<sup>nd</sup> by Tad Vanness. Roll call: Mike Washington -yes, Randal Almendinger -yes, Tad Vanness -yes. Motion carried.

Mike Washington made a motion to enter into executive session pursuant to ORC 121.22(G)(8) to consider confidential information related to negotiations with other political subdivisions respecting requests for economic development assistance and ORC 121.22 (G)(1) to consider the appointment, employment, discipline, promotion, demotion or compensation of a public employee or official. The following people will attend: The 3 trustees, fiscal officer and administrator.

2<sup>nd</sup> by Randal Almendinger. Roll call: Mike Washington -yes, Randal Almendinger -yes, Tad Vanness -yes. Motion carried.

Mike Washington made a motion to leave executive session and return to open session. The executive session was conducted pursuant to ORC 121.22(G)(8) to

consider confidential information related to negotiations with other political subdivisions respecting requests for economic development assistance; and ORC 121.22(G)(1) to consider the appointment, employment, dismissal, discipline, promotion, demotion or compensation of a public employee or official.

2<sup>nd</sup> by Tad Vanness. Roll call: Mike Washington -yes, Randal Almendinger -yes, Tad Vanness -yes. Motion carried.

Mike Washington made a motion to amend his previous motion to hold a special meeting on March 10<sup>th</sup> at 6:00 P.M. rather than March 17<sup>th</sup> at 7:00 P.M. for Zoning ammendment Z-25-29.

2<sup>nd</sup> by Tad Vanness. Roll call: Mike Washington -yes, Randal Almendinger -yes, Tad Vanness -yes. Motion carried.

Meeting was adjourned 9:29 P.M.

## SPECIAL MEETING

The Special meeting of February 26, 2026 was called to order by Chairman, Mike Washington.

All trustees and fiscal officer were present.

The purpose of this special meeting is to consider and take action on a resolution authorizing the execution of an intergovernmental cooperation agreement between St. Albans Township and the Licking Regional Water District regarding water and sewer infrastructure planning and related economic development coordination within the township.

Mike Washington said basics will be discussed, there will be public comments- each limited to 3 minutes each, trustees will discuss and then possibly voting on what's in front of us.

Tad Vanness said this is an inter-governmental agreement between Licking Regional Water District and St. Albans Township. He has been studying this for the better part of 2 years and he's come to terms on what we can get. From his perspective we have 2 choices: We can sit on our hands and do nothing and we will be given whatever we get or we go to both entities, looking at what each had to offer and it became very clear that Licking Regional was the best offer and the best suited for our township. Within this agreement it gives us economic advantages that quite honestly it's a better agreement than any other townships have gotten, in his opinion. This is a roadmap of where we'll be, the type of infrastructure and what is and what isn't and we have a choice as far as what is and what isn't as far as where lines will run and not run and even some of the zoning issues. By law the district is exempt from zoning codes but we have a seat at the table as far as mounding, landscaping, different things that that plant will be and talking about the concerns that we have with that plant in our area and talking about the concerns with them they have been very agreeable to basically everything that we have asked for. We did not want to have this very visual plant at the corners of Outville, Moots Run and General Griffith. We worked really hard to come up with all the concerns the neighbors would have. He believes they have achieved the best deal possible that we could get as a community.

Mike Washington said with our zoning in place, we control what happens in our township, just with water and sewer doesn't mean they can create businesses or change zoning. This gives us a better ability to do what we want, where we want. We will have the financial resources with economic development incentives in place that will drive some money to the township so that we can fight back against the things that we don't want that will be coming at us. Right now we don't have the ability to do that, so these EDI's will give us the ability because some growth is going to occur. The trustees here have to pro-active and make sure we manage

whats coming at us, rather than letting whats coming at us manage us and that's why we are sitting here now. We are being pro-active and have put the best deal together to make sure this township stays the way we want it as best we can. It lays down how the future development will unfold in this community and how its funded and paid for.

Randal Almendinger said this is the best deal we could potentially get and we need to move forward with it and get it done.

David Lees of Jersey Mill Rd. asked if this agreement addresses the "sea sauce", a chemical that sewer plants put out that contaminates drinking water and fields. There is a place in Maine where it was put on fields and now they can't do anything with the fields, they can't sell anything off of them and it contaminates the drinking water. You can get it taken out at the sewer plant, but its expensive. But if they are dumping water back into the creek and it gets into your well it becomes your responsibility to clean it up.

Mike Washington responded that is the EPA and we don't have control over that, but they will sit down and have discussions with them.

Tad Vanness responded that this current plant will have the highest level of technology and it will come out will be cleaner than whats coming out of any of our neighbors plants, and we have to rely on the EPA to do their job.

Jeff Mitchell, Johnstown Alexandria Rd. Would like to hear what Licking Regional has to say, what their vision is for the township, where are they going to run lines, many questions. Wonders how we can have a meeting and not know what they are talking about. If they would tell us whats going on in their words so we have an idea of what to expect. Trustees are saying they are going to put in a wastewater treatment plant, but that about all we know. We don't know what the agreement is, and feels as residents we have a right to know.

Steve Meisell, Jersey Mill Rd. Spoke on the EPA saying that the township can state what is and what isn't acceptable. They will give you the minimum that's necessary but you can step it up more than that. Now is the time to speak up. Upset that we have no knowledge of whats in the contract, and feels its secretive to schedule a special meeting and vote on it the same night when the public hasn't looked at it. This is not acceptable.

Tad Vanness commented on dictating on what we can and can't do. With the way the permits are they can do anything they want to do without our say. This plant is and was going to happen regardless of what they as a board say. Their objective was to come up with the very best deal that they could for the township, and they have accomplished that. There is a certain amount of responsibility and criteria that the EPA will be held accountable for, and that's our jobs as citizens. We don't have the authority to dictate and if we do nothing we are going to get nothing.

Sean Barnes, N Liberty St. asked trustees to give an executive summary of what the agreement's hi-lights are.

Mike Washington said its an Inter-governmental agreement that lays out how a development unfolds with water and sewer within our township. It lays out the incentives between JEDD's, TIF's and CRA's and how those monies are split between the bodies that are assigned to get those monies, with the township being one of them.

2/26/26 A Tad Vanness made a resolution authorizing the execution of an Intergovernmental Cooperation Agreement between the Board of Trustees of St. Albans Township and the Licking Regional Water District (entire resolution is on file).

2<sup>nd</sup> by Randal Almendinger. Roll call: Randal Almendinger -yes, Tad Vanness - yes, Mike Washington -yes. Resolution passed.

Mike Washington made a motion to adjourn the special meeting.

2<sup>nd</sup> by Tad Vanness. Roll call: Tad Vanness -yes, Mike Washington -yes, Randal Almendinger -yes.

Meeting adjourned 7:22 P.M.