

The regular meeting of the Green Township Board of Trustees held on June 08, 2009 was called to order at 4:30 p.m.

Roll Call: Chairman Winkler, present; Trustee Linnenberg, present; Trustee Upton, present; Fiscal Officer Straus, present.

Chairman Winkler made a motion to recess to Executive Session for the purpose of discussing collective bargaining and acquisition of property. Action is not anticipated. Trustee Linnenberg seconded the motion. Trustee Upton: Aye; Trustee Linnenberg: Aye, Chairman Winkler: Aye. The meeting was recessed at 5:25 p.m.

The Trustees Meeting was reconvened at 5:30 p.m. with the Pledge of Allegiance.

Roll Call: Chairman Winkler, present; Trustee Linnenberg, present; Trustee Upton, present; Fiscal Officer Straus, present. Trustee Linnenberg moved to approve the minutes for the regular meeting of May 26, 2009. Trustee Upton seconded the motion. All voted Aye.

Chairman Winkler reminded residents that 2009 is Green Township's Bicentennial year and invited everyone to participate in the celebration activities. She encouraged residents to attend the Monfort Heights/White Oak Community Association, Summer Garden Tour, on Saturday, June 20, 2009 from 10:00 a.m. to 4:00 p.m. Chairman Winkler also invited residents to attend "The Menu" Concert at Kuliga Park on Saturday, June 13, 2009 at 7:00 p.m.

Greg Busch from Southern Ohio Bikers presented a \$500 donation to the Trustees to be utilized for the Township DARE program. The Trustees thanked the organization for the generous donation.

Trustees recognized Mario and Gina Onorini for their generous donation of 1.0478 acres of property located at 5239 Oakhill Lane to remain as Township green space. Chairman Winkler thanked the Onorini's and presented them with a Certificate of Appreciation.

Establishment of the Parkwalk Lighting District. Legal Notice was published May 6, 2009. The lights are already installed and no one was present to object.

RESOLUTION #09-0608-A

Chairman Winkler moved to approve the establishment of the Parkwalk Lighting District. Trustee Linnenberg seconded the motion. Trustee Upton: Aye; Trustee Linnenberg: Aye; Chairman Winkler: Aye.

RESOLUTION #09-0608-B

Trustee Linnenberg moved to pass a resolution accepting and approving the financial reports as submitted. Trustee Upton seconded the motion. Trustee Upton: Aye; Trustee Linnenberg: Aye; Chairman Winkler: Aye.

Nancy Kist, 2951 Loretta Drive, addressed the Board regarding a new Teen Club (Club Octane) on Colerain Avenue and presented a petition with 90 signatures objecting to the permit of the club. Ms. Kist stated objections to the noise, vandalism, loitering, and littering that this club has brought to their neighborhood.

Police Chief, Bart West, reported that a Teen Club moved into the location on Colerain Avenue approximately six weeks ago. Since their opening the Police Department has received several calls to the Teen Club and these calls are tying up Police Officers.

RESOLUTION #09-0608-C

Chairman Winkler moved to pass a resolution using its Home Rule powers and to dispense with the requirement that the resolution be read on two separate days and authorizing the adoption of the resolution upon its first reading. Trustee Linnenberg seconded the motion. Trustee Upton: Aye; Trustee Linnenberg: Aye; Chairman Winkler: Aye.

RESOLUTION #09-0608-D

Chairman Winkler moved to pass a resolution to create a Teen Club permit and license with accompanying fees and declaring the resolution an emergency under authority of the ORC chapter 504, subject to the condition that any alcohol on the premises must be locked up. Trustee Linnenberg seconded the motion. Trustee Upton: Aye; Trustee Linnenberg: Aye; Chairman Winkler: Aye.

RESOLUTION #09-0608-E

Chairman Winkler moved to pass a resolution to approve the Township Family

Medical Leave Act (FMLA) policy effective January 16, 2009. Trustee Linnenberg seconded the motion. Trustee Upton: Aye; Trustee Linnenberg: Aye; Chairman Winkler: Aye.

RESOLUTION #09-0608-F

Chairman Winkler moved to pass a resolution to accept the bid from Vogelpohl Fire Equipment for \$132,567 to supply the Green Township Fire Department with self contained breathing apparatus (SCBA). Trustee Linnenberg seconded the motion. Trustee Upton: Aye; Trustee Linnenberg: Aye; Chairman Winkler: Aye.

RESOLUTION #09-0608-G

Trustee Upton moved to pass a resolution to hire Annette Wunder for the position of Secretary/Clerk Typist III for the Public Services Department at Step 1, Pay Grade 4 at \$35,911.38 with starting date to be determined. Chairman Winkler seconded the motion. Trustee Upton: Aye; Trustee Linnenberg: Aye; Chairman Winkler: Aye.

RESOLUTION #09-0608-H

Chairman Winkler moved to pass a resolution authorizing the advertising for bid for the 2009 Township Sidewalk Repair Program with an Engineer's estimate of \$139,681. The 2009 sidewalks to be repaired are Airymont Court, Bellglade Terrace, Crescentview Lane, Musketeer Drive, Robinhill Drive, Tolland Court, Western Hills Avenue and Westport Court. Trustee Linnenberg seconded the motion. Trustee Upton: Aye; Trustee Linnenberg: Aye; Chairman Winkler: Aye.

RESOLUTION #09-0608-I

Trustee Linnenberg moved to pass a resolution authorizing the sale of 4.3 acres located at Harrison Avenue and Lee Court (550-181-0020, 0021, 0022, 0052, 0057, 0202 and 0205) to Neyer Properties for \$1,200,000. Chairman Winkler seconded the motion. Trustee Upton: Aye; Trustee Linnenberg: Aye; Chairman Winkler: Aye.

RESOLUTION #09-0608-J

The following properties were declared as nuisances. The Township Attorney was directed to notify the owners of the properties listed below of this resolution:

1. 4699 Boomer Road (550-0104-0049), Motion made by Trustee Upton and seconded by Trustee Linnenberg. All voted Aye.
2. 6121 Colerain Avenue (550-0011-0033), Motion made by Chairman Winkler and seconded by Trustee Upton. All voted Aye.
3. 3617 Crestnoll Drive (550-0062-0076), Motion made by Chairman Winkler and seconded by Trustee Upton. All voted Aye.
4. Lot #4 David's Way (550-0260-0481), Motion made by Chairman Winkler and seconded by Trustee Upton. All voted Aye.
5. 2911 Fairhill Drive (550-0010-0525), Motion made by Chairman Winkler and seconded by Trustee Upton. All voted Aye.
6. 5840 Farlook Drive (550-0093-0008), Motion made by Chairman Winkler and seconded by Trustee Linnenberg. All voted Aye.
7. 3255 Harmony Lane (550-0162-0412), Motion made by Chairman Winkler and seconded by Trustee Linnenberg. All voted Aye.
8. 5494 North Glen Road (550-0120-0323), Motion made by Chairman Winkler and seconded by Trustee Linnenberg. All voted Aye.
9. 3360 Palmhill Lane (550-0080-0526), Motion made by Chairman Winkler and seconded by Trustee Linnenberg. All voted Aye.
10. 5144 Rybolt Road (550-0220-0192 and 0193), Motion made by Trustee Upton and seconded by Trustee Linnenberg. All voted Aye.
11. 5567 Samver Road (550-0010-0080), Motion made by Chairman Winkler and seconded by Trustee Linnenberg. All voted Aye.
12. 5325 Sidney Road (550-0142-0062), Motion made by Trustee Upton and seconded by Trustee Linnenberg. All voted Aye.
13. 5085 West Fork Road (550-0094-0063), Motion made by Chairman Winkler and seconded by Trustee Linnenberg. All voted Aye.
14. 4001 Westwood Northern Blvd. (550-0113-0063), Motion made by Chairman Winkler and seconded by Trustee Linnenberg. All voted Aye.

Administrator Celarek made the following announcements:

1. The Hamilton County Board of County Commissioners has scheduled a public hearing regarding a Zone Amendment Application for Wednesday, June 17, 2009 at 10:00 a.m., Room 605B, Hamilton County Administration Building, 138 E. Court Street, Cincinnati, Ohio 45202 to hear the following case:
 - a. Case # 2009-03; for the Rybolt Hotel by Mark Rosenberger, Bayer Becker, and owner MAAVDI, Ltd. for 5441, 5451, 5457 Rybolt Road on the west side Rybolt Road, south of Ruwe's Oak Drive and

north of Jennifer Lynn Drive, (550-0310-0053, 0056 & 0058) to alter the approved "EE" Planned Retail District Development Plan to construct a 5 story, 57,308 square foot hotel on the site with 89 guest rooms, 103 space parking lot, and two one-way access points onto Rybolt Road.

2. The Hamilton County Rural Zoning Commission will hold a public hearing on Thursday, June 18, 2009 at 1:00 p.m., Room 805B, Hamilton County Administration Building, 138 E. Court Street, Cincinnati, Ohio 45202 to hear the following case:
 - a. Case # Green 85-03 by applicant and owner, Susan Howard, for 3356 Starhaven Trail on the east side of Starhaven, south of Lawrence Road and west of Ebenezer Road (550-0160-0210) for a major adjustment to an existing "B-CUP" Residence Community Unit Plan to allow construction of a 240 square foot deck on the rear of the structure that would encroach into the 25 foot rear yard setback.

Development Director, Adam Goetzman, gave a brief overview of the proposed project and recommended approval as long as it is built in conformance with the Hamilton County Building Department. The applicant was not present. Chairman Winkler suggested that the case go down to the County for a decision without a recommendation from the Township.

Fiscal Officer, Tom Straus, stated that so far this year the Township has received revenue of approximately \$23 million and spent approximately \$19 million dollars. He also reported that Kevin Celarek, Linda Griswold and Terri Schinkal have been working on the 2010 Tax Budget.

Attorney, Frank Hyle, suggested that the Trustees pass a resolution amending the Development Agreement with Good Samaritan Hospital and Duke Realty. The Board approved this Development Agreement last October for the proposed medical office building on Harrison Avenue. This amendment would change the target completion dates from December 31, 2009 to August 31, 2010 and also addresses some of the mechanics of the award of the contract.

RESOLUTION #09-0608-K

Chairman Winkler moved to pass a resolution to amend the Development Agreement between Green Township and Good Samaritan Hospital/Duke Realty. Trustee Linnenberg seconded the motion. Trustee Upton: Aye; Trustee Linnenberg: Aye; Chairman Winkler: Aye.

Administrator, Kevin Celarek, stated that he had nothing to report.

Director of Public Services, Fred Schlimm, stated that for the concert on Saturday, June 13, 2009 the Township will be offering shuttle bus service from Dulles Elementary. Mr. Schlimm also reported that the extra "summer helpers" have been out picking up litter along main roads. Trustee Linnenberg asked what can be done about all of the signs along the roadways and on telephone poles. Mr. Schlimm stated that the current sign policy may need to be updated in order to deal with those signs.

Director of Development, Adam Goetzman, stated that that he had nothing to report.

Asst. Fire Chief, Scott Souder, reported in the absence of Fire Chief, Doug Witsken. Mr. Souders announced that the Fire Department's promotional process is coming to an end and the Fire Department should have candidates ready to be sworn in at the June 22, 2009 Trustee's Meeting.

Trustee Upton read a thank you letter.

Police Chief, Bart West, reported that some excellent police work was done by four officers after a robbery at the Bridgetown Mini-Mart on May, 28, 2009. All four subjects involved were quickly apprehended.

Lt. Mike Horton, Hamilton County Sheriff's Department, also stated that there were several citizens who witnessed the robbery of the Bridgetown Mini-Mart and were willing to get involved and provide some great information to assist the four officers in a quick apprehension. Lt. Horton thanked those residents for getting involved.

Continuance of Land Use Plan Amendment Hearing

The Land Use Plan Amendment Hearing is for the purpose of considering a proposed future Land Use Plan change for the potential construction of a

new Mercy Hospital off North Bend Road. The hearing was begun at the Trustee's Meeting on May 26, 2009 and was tabled to allow the Trustees time to investigate and consider issues that were raised.

Chairman Winkler stated that the many questions and/or issues that were raised during the last meeting were given to each Green Township Department Head for their evaluation. Each Department Head will be presenting a report regarding their findings.

Development Director, Adam Goetzman, gave an overview of the proposed project.

Director of Public Services, Fred Schlimm, reported on traffic issues. Mr. Schlimm stated that the developer will be required to produce a Traffic Impact Study (TIS) that will be submitted to the Hamilton County Engineer's Office. That study will not only consider the impact of traffic on the area on the day the development is scheduled to be open, but must include projections twenty years (2030) into the future. The County Engineer's office will review all of the considerations and recommendations contained in the TIS. If the information and recommendations are judged to be sound, the County Engineer will then approve the recommended road improvements contained in the TIS. If the recommendations are found to be insufficient, the developer will be instructed as to what will be required before construction on the development can proceed. The developer is legally bound to implement the findings of the County Engineer's office. Mr. Schlimm reported that the Township has also hired its own Traffic Engineer, Ed Williams of TEC. Mr. Williams will conduct an independent third party review of all traffic analysis and recommendations as contained in the TIS to be put forth by the developer, as well as the County Engineer's reaction to the TIS.

Trustee Winkler stated that all traffic issues would have to be dealt with before any development would go forward.

Police Chief, Bart West, reported on crime issues. Chief West stated that he has spoken with several other Police Department officials that have a hospital in their jurisdiction. Those officials reported that they do not believe the hospital caused deterioration in the surrounding neighborhoods. Chief West stated that after looking at the crime statistics around the existing Mercy Hospitals, he believes that the crime is related to the area in general, and is not related specifically to the hospitals. Chief West stated that he does not anticipate that St. Ignatius School or Church would experience crime related to the location of the hospital. He spoke with the Principal at Covedale School, Mr. Hooke, who said that in the 3 ½ years that they occupied the Midway building near Mercy Western Hills, they had zero problems related to the hospital.

Asst. Fire Chief, Scott Souders, addressed noise issues. Asst. Chief Souders stated that there is always going to be noise near St. Ignatius and the surrounding neighborhoods that is due to the main thoroughfare that passes through the area. Asst. Chief Souders stated that noise from life squads accounts for less than 10% of transports to the hospital. Sirens are used only in critical situations. Asst. Chief Souders spoke with Fire/EMS officials from Anderson Township and Sycamore Township. Those officials stated that the hospitals located in their jurisdictions have benefited the community due to the fact that after a transport the squad is still within the Township boundaries and is immediately available and "back in service". Asst. Chief Souders stated that AirCare transports are not a noise factor related to the proposed hospital location due to the fact that AirCare transports would be taken to University Hospital. There may be a very rare occasion that the hospital may call for an AirCare transport to take a patient to another hospital, but those instances are not a common occurrence.

Director of Development, Adam Goetzman, addressed property values. Mr. Goetzman stated that he spoke with planning/zoning officials at Fairfield and Anderson Townships. Those officials reported that they have seen no evidence of negative impact on surrounding property values as a result of the hospitals in their jurisdiction.

A survey of real-estate sales and demographic information for four regional suburban hospitals found that proximity to a hospital did not appear to have a direct impact on real-estate pricing. The findings examined real-estate sales activity and market data in a one mile radius around Mercy Anderson, Mercy Fairfield, Bethesda North, and Jewish Hospital. He compared that data to the proposed North Bend site. The basic demographics of the 5 areas are all generally comparable, with respect to things like age distribution, marital status and income

distribution. In these core areas the proposed site was within the range of high and low figures.

The one "demographic" factor that bears additional discussion is population. Several comments have been made about the "neighborhood" environment the proposed hospital would be inserted into. When the sites of other similar suburban hospitals are referenced, it is indicated that those hospitals are not located in a neighborhood. With a detailed analysis of the site and comparable sites within the area, it is safe to assume that population is a key indicator with respect to "neighborhoodness". In the case for the four referenced hospitals only one, Bethesda North, has a lower population living within a one mile radius (5,580 residents in 2007 projection) than the projected 5,992 living within a mile of the North Bend Site. Jewish Hospital with a population over 11,000 has the highest. Both Mercy Fairfield and Anderson have neighboring populations of approximately 8,800 residents.

The other set of figures to consider from a real-estate perspective to determine if there is an inherent negative connotation associated with proximity to a hospital would relate to sales activity. If hospitals have a negative impact on sales, we should see proportionally fewer sales with homes on the market for a longer period of time. The average number of days on the market is a leading indicator of sales activity. We have data for the various study (*sub-areas*), all things being equal, if the only variable is the hospital, it should be much more difficult (time on the market) to sell a home closer to an existing hospital vs. a location such as the proposed site (*without a hospital*). No clear trend is in evidence.

Chairman Winkler asked Administrator Celarek about the possibility that the Metro would be serving the proposed hospital site. Administrator Celarek stated that the Southwest Ohio Regional Transit Authority (SORTA) is reducing and cutting bus routes. SORTA has cut the Bridgetown Road route from Green Township and there was no indication that they would be expanding or increasing bus routes within Green Township.

Administrator Celarek stated that he talked to Township officials in the City of Fairfield regarding the Mercy Fairfield Hospital; Anderson Township regarding Mercy Anderson; and the City of Edgewood, KY regarding St. Elizabeth's Medical Center. Each of those officials had positive comments regarding the hospital facility in their community.

Development Director, Adam Goetzman, suggested heightened review of the plans submitted, such as a Review Committee to ensure that Implementation Strategies are followed. Implementation strategies are a yardstick to make sure what they say they are going to build does happen.

Development Director, Adam Goetzman, recommended approval of the Land Use Plan change subject to the following implementation strategies:

Site Development (*Slope + Grading*)

1. Where hillsides are impacted by development, they should be stabilized and restored through replanting of appropriate vegetation to create a natural setting similar to what existed prior to development.
2. Vertical slopes in excess of ten (10) feet in height should be terraced with landscaping.
3. Vertical slopes in excess of one hundred (100) lineal feet should be landscaped to break up the visual impact of the slope.
4. Fill should be placed to blend with the natural contour of surrounding properties. The desired maximum slope is 3:1.

(*General + Landscaping*)

5. No more than twenty-five (25) percent of a site should be covered by a building footprint, with a maximum site ISR of 60%, unless additional buffer and site/parking lot landscaping is provided.
6. All on-site utilities should be located underground.
7. All pervious areas of the site should be adequately landscaped with a mix of trees, shrubs, plants and grass and maintained in good condition free of weeds and debris. Furthermore, healthy mature trees should be protected and preserved as much as possible rather than eliminating mature trees and replacing them with smaller, younger trees.
8. Entrances to any portion of the development, which exceed 30,000 square feet in floor area, including multi tenant uses, should include a boulevard style entrance to separate ingress and egress traffic, where a boulevard treatment is not provided, parking lots should contain continuous landscaped islands (min 10' wide) that extending into/through the parking field, on either side of the entrance to the lot.

9. All parking areas on contiguous office & institutional sites should be separated by landscaped areas.
10. Where parcel size, topographic conditions, compatible land uses, and layout warrant, cross easements and cross access should be planned between multiple parcels.

Building Design

11. Façade colors should not include polished metallic, black or fluorescent colors. Building trim may include brighter colors than the façade colors.
12. Building or structure entrances should be physically separated from the vehicular use areas by a raised sidewalk and planted areas.
13. Blank, uninterrupted facades should be discouraged on all stories of the building. The use of windows, doors and other architectural features should be required at regular intervals to break up a blank wall. The use of false windows as an architectural feature or planting areas may be permitted upon review.
14. Side and rear yard setback requirements for buildings and structures should be on a sliding scale based on the building height and length. Buildings exceeding 35 feet in height or exceeding 100 linear feet in length on the side or rear façade should be setback from the respective property line beyond the minimum setback requirement as established for that district.
15. All sides of a building or structure that are visible from any public right-of-way or residentially zoned property should be finished with the same materials utilized on the front façade of the building.
16. The predominant exterior building material (greater than 60%) should be brick, wood, natural stone, smoked or non-reflective glass, or tinted/textured concrete masonry units or similar material.
17. Office buildings with facades greater than fifty (50) feet in length should incorporate recesses or projections of a minimum of three (3) feet in depth for a minimum of twenty (20) contiguous feet within each fifty (50) feet of façade length.
18. No site shall include office uses at an intensity of more than 7,500 square feet per acre, net floor area per individual development lot without additional landscaping or buffers.
19. Rooflines should have a change in height at least every fifty (50) lineal feet in building length. On flat roofed structures parapets, hip roofs, gable roofs or dormers should be used to conceal rooftop mechanical equipment from public view.

Signage

20. All signage should be ground mounted monument style
21. At a minimum, when a sign or sign structure is attached to the ground all signage should be landscaped at the base of the sign in an area equal to twice the total square footage of the faces of the sign.
22. Materials and colors used for freestanding signage should match or compliment the principal building.

Off-Street Parking

23. The number of parking spaces in vehicular use areas should not exceed by more than five (5) percent the minimum required number of parking spaces unless additional interior landscaping and perimeter parking screening is provided.
24. No more than sixty (60) percent of all required off-street parking should be located between the front façade of the primary building and the right-of-way unless additional interior landscaping and perimeter parking screening is incorporated into the vehicular use area.
25. Landscaping immediately around the perimeter of all off-street parking lots should be installed.
26. Landscaping and walkways should be provided within parking lots to provide ease of pedestrian access through lots to facilitate pedestrian safety.

Approval of the Request for Amendment to the Adopted Green Township Land Use Plan, for Public, Semi Public and Institutional, in conformance with all applicable standards of the Hamilton County Zoning Resolution and the addition of the following specific site development strategies:

Site Development (Slope + Grading)

27. Where hillsides are impacted by development, they should be stabilized and restored through replanting of appropriate vegetation to create a natural setting similar to what existed prior to development.
28. Vertical slopes in excess of twenty (20) feet in height should be terraced with landscaping.

29. Vertical slopes in excess of two hundred (200) lineal feet should be landscaped to break up the visual impact of the slope.
30. Fill should be placed to blend with the natural contour of surrounding properties. The desired maximum slope is 3:1.

(General + Landscaping)

31. No more than twenty-five (20) percent of a site should be covered by a building footprint, with a maximum ISR of 50%.
32. All on-site utilities should be located underground.
33. All pervious areas of the site should be adequately landscaped with a mix of trees, shrubs, plants and grass and maintained in good condition free of weeds and debris. Furthermore, healthy mature trees should be protected and preserved as much as possible rather than eliminating mature trees and replacing them with smaller, younger trees.
34. Entrances to any portion of the development, which exceed 100,000 square feet in floor area, including multi tenant office uses, should include a boulevard style entrance to separate ingress and egress traffic, where a boulevard treatment is not provided, parking lots should contain continuous landscaped islands (min. 15' wide) that extending into/through the parking field, on either side of the entrance to the lot to separate parking lot traffic from traffic entering and existing the site.
35. All parking areas on contiguous institutional sites should be separated by landscaped areas a minimum of fifteen feet (15') in width.
36. Where parcel size, topographic conditions, compatible land uses, and layout warrant, cross easements and cross access should be planned between multiple parcels.
37. All internal parking areas should employ landscape areas or dedicated pedestrian facilities to enhance pedestrian safety within parking fields of more than 250 cars.

Building Design

38. Façade colors should limit polished metallic, black or fluorescent colors, building trim may include brighter colors than the façade colors.
39. All building or structure entrances should be physically separated from the vehicular use areas by a raised sidewalk and planted areas.
40. Blank, uninterrupted facades should be discouraged on all stories of the building. The use of windows, doors and other architectural features should be required at regular intervals to break up a blank wall. The use of false windows as an architectural feature or planting areas may be permitted upon review.
41. Side and rear yard setback requirements for buildings and structures should be on a sliding scale based on the building height and length. Buildings exceeding 75 feet in height or exceeding 500 linear feet in length on the side or rear façade should be setback from the respective property line a minimum of 2 times the minimum setback requirement as established for that district.
42. No building shall exceed one hundred feet in height without prior approval by the Green Township Fire Department.
43. All sides of a building or structure that are visible from any public right-of-way or residentially zoned property should be finished with the same materials utilized on the front façade of the building.
44. The predominant exterior building material (greater than 60%) should be brick, wood, natural stone, smoked or non-reflective glass, or tinted/textured concrete masonry units or similar material. Vinyl, smooth faced concrete block, smooth tilt up concrete panels, mirrored glass or prefabricated corrugated steel panels should be prohibited as exterior building materials.
45. Rooflines should have a change in height approximately every seventy-five (75) lineal feet in building length. On flat roofed structures parapets, hip roofs, gable roofs or dormers should be used to conceal rooftop mechanical equipment from public view.
46. Hospital and/or Office buildings with facades greater than two hundred (200') feet in length should incorporate recesses or projections of a minimum of fifteen (15) feet in depth for a minimum of twenty (20) contiguous feet within each two hundred (200) feet of façade length where feasible. And site conditions allow

Development Director, Adam Goetzman, recommended that the property north of Boomer Road, east of St. Ignatius, be designated for future office use and that the implementation strategies for the North Bend Road frontage property be applicable to this property as well.

RESOLUTION #09-0608-L

Chairman Winkler moved to pass a resolution recommending approval to the

Hamilton County Regional Planning Commission of a Land Use Plan Change for Green Township Land Use Plan - Sites # 1, 102, 104, 106 & 185, from Single-Family, Public, Semi-Public, & Institutional, Attached Single Family and Office uses to Public, Semi-Public, & Institutional and Office for the purpose of seeking a future zone change for a full service Hospital and Medical Office campus subject to implementation strategies as presented. Trustee Upton seconded the motion. Trustee Upton: Aye; Trustee Linnenberg: Aye; Chairman Winkler: Aye.

Chairman Winkler announced that the 2009 Ohio State High School Track & Field championships were held in Columbus, Ohio on June 5 - 6, 2009. Athletes from Green Township were among the finalist. Chairman Winkler congratulated the finalists.

The next regular meeting of the Board of Trustees will be held on Monday, June 22, 2009 at 5:30 p.m.

Trustee Upton moved to adjourn the meeting. Chairman Winkler seconded the motion. Trustee Upton: Aye; Trustee Linnenberg: Aye; Chairman Winkler: Aye. Meeting was adjourned at 7:04 p.m.

ATTEST: