

**MINUTES**  
**LAKE CHARTER TOWNSHIP**  
**SPECIAL BOARD MEETING**  
**December 12, 2006**  
**7:00 p.m.**

**CALL TO ORDER/MEMBERS PRESENT**

Clerk Payne called the roll. Board members present were John Gast, Supervisor, Gloria Payne, Clerk; Betty Korcek, Treasurer; William "Bill" Geukes, Trustee; Tom Carson, Trustee and Terry Eichler, Trustee. James Stine, Jr., Trustee was absent.

Also present was Gary Ruhl, Chief of Police Baroda-Lake Township; Harold Heyn, Fire Chief and Gerald Wasko, Assistant Fire Chief

**GUESTS PRESENT**

Tracy Ezell, Tera Architects  
Bert Pearson, Pearson Construction  
Arunas Rumsa, Tera Architects

**SET OR AMEND AGENDA**

Supervisor Gast asked to place one additional item to the agenda, the discussion of a sewer back-up. It was moved by Eichler seconded by Korcek to add the discussion of a sewer back-up to the agenda. Six ayes, motion carried.

**PRESENTATION ON SITE ANALYSIS OF PUBLIC SAFETY BUILDING PROGRAM**  
**TERA ARCHITECTS**

Supervisor Gast turned the floor over to Tracy Ezell and Arunas Rumsa of Tera Architects, as well as Bert Pearson of Pearson Construction. They brought before board members the building program and site analysis for the Baroda-Lake Township Public Safety Building.

Two possible scenarios included adding onto the existing Lake Charter Township Hall or constructing a new facility across the street from the Township Hall. There are problems with adding onto the existing Township Hall, in that, the fire trucks would not have a large area asphalt area to turn around in. The existing Fire Hall building is not tall enough to house the fire trucks. They have to back in from the street. Drainage is also a problem. Further, properties to the east and west of the Hall will need to be purchased.

The second scenario is the 7 acres across the street from the Township Hall.

Soil borings taken on the 7 acres across the street from Township Hall, revealed a need for scraping the property and replacing it with material suitable for construction. There is also a problem with storm water run off. There is a 36" culvert with a poor drainage tile toward Jericho Road. This is not a reason to believe the site is not conducive for building, however, this determines that we need to be putting approximately \$100,000 toward preparing the site. Preparing the site is critical to good construction.

It was moved by Geukes seconded by Eichler to approve the 7 acres across the street from Township Hall as the site for the Lake Township Public Safety Building, which will house, in the future, Baroda-Lake Township police and the Lake Township Fire Department. Six ayes, motion carried.

The next step would be to get a footprint of the building, allow for expansion, and take that portion of the property down approximately six feet to see what is there. It was mentioned the residue from Shawnee to Linco for the sewer project in 1978 was deposited onto this 7-acre site. It was also mentioned that the square footage of the building will be approximately 23,000 square feet. Once you get a handle on what we will have to do to get the property ready for building, you'll be able to get a better estimate of what the cost will per square foot will be to construct the public safety building. Lastly, the invoice from Tera Architects will be processed for payment.

**DISCUSSION ON SEWER BACK-UP**

Supervisor Gast informed board members that failure of Lift Station #32 caused a back-up in a home on California Road. The Galien River Sanitary District indicated they are not liable. However, the night of the incident, Supervisor Gast was forced to contact Tony Mrozek at home at 1:00 a.m. to get to the bottom of the problem. The telephone numbers had been changed and the cellular phones had been switched to Nextel. No phone numbers were given to Supervisor Gast to be able to contact anyone. Supervisor Gast contacted John Ryan, Lake Charter Township's insurance carrier and we are not insured for sewer back-ups, however, our insurance carrier indicated he would process the claim, but restrict, or limit our financial exposure

After discussion, it was decided that Supervisor Gast continue with John Ryan and the Sewer District to resolve this issue.

**PUBLIC COMMENT**

There was none.

**ADJOURNMENT**

It was moved by Korcek seconded by Carson to adjourn the meeting. Six ayes, motion carried. The meeting adjourned at 8:33 p.m.

Dated:\_\_\_\_\_

\_\_\_\_\_  
Gloria A. Payne, Clerk

Dated:\_\_\_\_\_

\_\_\_\_\_  
John W. Gast, Supervisor