



Perry Township Board of Trustees

3025 Johnsville-Brookville Road, Brookville, Montgomery County, Ohio 45309
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BOARD OF TRUSTEES MEETING MINUTES May 12, 2026 @ 6:00 p.m.

**Location: Administrative Building
3025 Johnsville Brookville Rd, Brookville, OH 45309**

Meeting was called to order by Trustee Heeter @ 6:00 p.m.

Roll Call:

	Yes	No	Abstain	Absent
Trustee Warner	X			
Trustee Acker	X			
Trustee Heeter	X			

Attendance was as follows:

		Present	Absent
Albert Acker	Trustee	X	
Blaine Heeter	Trustee	X	
Boyd Warner	Trustee	X	
Amy Hoover	Fiscal Officer	X	

Public Comments

Mr. Marlow –Requests the trustees reconsider a previous decision on his towing proposal. States he has invested money to obtain proposals, MC, PUC, DOT numbers, and compliance for his truck. Mr. Marlow provides documentation for trustees. Trustee Heeter appreciates the effort and says the board will give it due diligence and look into reconsidering the towing matter.

Jason Todd–States there was a fertilizer spill on Crawford/Wysong Creek, flowing to Twin Creek. It was a large spill of 2000 gallons of unmixed fertilizer that all fish from the spill site down to Twin Creek reportedly are dead. Residents along the creek (with kids, dogs, livestock) were not notified. EPA was on site taking tests and told him trustees had been informed. Trustee Heeter states he is not aware of the incident and will contact the Sheriff’s Office and check if they were present and investigate further. Acknowledges the issue sounds “pretty serious.”

Rhonda Behnken–Questions whether OPWC will still pay the \$25,000 in-kind portion after Steck Rd group participation was canceled? Trustee Acker confirms Steck Rd participation was canceled, and he has not talked to OPWC and does not know status of funds. Rhonda states she contacted Ashley Elrod in Columbus and OPWC will not pay the \$25,000 and Perry Township is responsible for the full \$50,000.

Rhonda asks if Young’s is mowing around cemetery fences? Bob Houseman, states Pymont was cleaned up and Young’s did a good job. He has spoken to them about spots at Pleasant Hill and Eversole and it is on his agenda to clean up brush on sides Rhonda notes Brad Bolanger quit and strongly suggests that Mr. Houseman should be part of interviews for the new road position. Trustees acknowledge the suggestion.

Dale Seim– States he believes the EPA and/or Sheriff should have been out and communication should have reached residents. He notes he has cattle along the creek and sees this as a serious risk. He suggests someone failed to pass information along; raises concern about trustee department being lax. Dale says there are lots splits without proper BZA hearings. For example, a building in the floodplain questions whether it is anchored and compliant with township manual. A dispute over whether there were 3 lots vs. 1 lot originally and how the split was approved. He states road frontage not meeting required 225 feet, allegedly only 125 feet or less. Dale questions the permit timing of inquiry on Dec 30; meeting dated Jan 8 without an administrator; permit dated Jan 12; claimed approval Feb 9; former administrator Al Acker supposedly involved despite resigning on Nov 18. Argues the township “never corrects” mistakes and warns of potential lawsuit. Trustee Heeter will consult legal counsel and says the board will discuss and if needed, vote once they understand compliance/non-compliance. Trustee Heeter indicates the BZA needs to review what happened so trustees can make an informed decision. Dale questions why police vehicles were disposed of as “law enforcement only” limiting sale value. He believes the township could have removed labels/equipment themselves (as done in the past) and sold them. Dale asks about valuation and how using the Sheriff’s Office cars without offsetting deductions is a good deal, especially with \$58,000 still owed and future tax levy concerns. He also notes the township also bought \$24,000 in tasers.

Trustee Heeter says the Sheriff’s Office recommended the law enforcement only disposition that they did research on used police vehicles could bring \$1,000–\$7,000 depending on condition if sold on GOVDeals, but this was weighed against costs. Trustee Heeter explains it was cheaper to have Sheriff’s deputies use township owned cars than to use entirely sheriff provided vehicles, which would have shifted more costs back to the township.

Jackson Township Trustee-Mr. Moyer offers that Jackson Township staff can assist with billing and placing unpaid bills on taxes if Perry were to set up a joint arrangement.

Trustee Heeter made a motion to accept the consent agenda 2nd by Trustee Warner

- Acceptance of the following minutes
- o April 14, 2026- Regular Meeting

Acceptance of bills being paid:

- o Check numbers 39129 through 39152
- o Electronic warrant numbers 152-2026 through 175-2026

Approval of Blanket Certificates:

- o Blanket Certificate 49-2026 through 59-2026

Vote:	Yes	No	Abstain	Absent
Trustee Warner	X			
Trustee Acker	X			
Trustee Heeter	X			

Trustee Heeter-Police Department Report:

Calls for service: 122, Community Oriented Policing (COP) entries: 316, Includes: 113 incidents, 3 crash investigations, 7 reports generated, 51 traffic stops, 6 citations, 0 arrests, no significant calls requiring trustee notification. Community Outreach mentions May 12 IMPACT session with the Sheriff's Office; will post the video on Facebook. Sheriff's office will likely do such events yearly. Public records requests involving law enforcement now go directly through the Sheriff's website. Both Durango's and Explorer have been rebadged and are in service for the precinct. Contract Finances-April monthly expenditure: \$50,179.87 the remaining contract balance: \$422,336.75. Reports sent to Trustee Heeter and Fiscal Officer Hoover. Trustee Heeter states he will begin posting every police report received from the Sheriff's Office on the Perry Township Facebook page going forward.

Fiscal Officer Report-Amy Hoover - April bank reconciliation is still in progress. Public records requests: None currently on hold. Audit has been extended to June 1 and there is a change in scope which has added hours for resident complaints and extension requests and additional 60 hours billed, totaling \$3,840 extra.

Roads and Cemetery – Bob

States that Brad resigned May 4 from the roads department. There are two patches on Amity Road that were completed. Waiting on striping/standards (likely striping) due to weather delays. All roads are mowed. Continuing equipment service & cleanup. We had one cremation completed and another cremation scheduled for Friday. Plans to finish all foundations (17 total) in 2–2.5 weeks.

Zoning Administrator Report-Missi

Missi states that all current meetings are up to date and she is preparing for one, possibly two upcoming BZA cases. Zoning Commission report there is ongoing discussion about data centers; hopes for more progress at the next meeting. Permits & resident concerns: 1 accessory building permit issued, 4 additional applications forwarded: awaiting responses. Addressed about 5 resident concerns.

Unfinished Business

Trustee Acker spoke with Sam Bain (from prior meeting) regarding fiber optic cables project. Work expected to start Monday, weather permitting. Initial work on Sulphur Springs Rd starting at US 35 going north to Amity, in sections. A section on Preble County Line on Little Richmond Rd, going east. Entire project is expected to be completed in about one month. Resident utility/tile concerns, Permits go through Montgomery County (dig permits). Residents can call 811 to locate where lines will be. A resident along Sulphur Springs has posted multiple signs asking the contractor to call before digging, to protect field tile.

New Business

Trustee Warner discussed the Trash Contract – Rumpke / Western Regional Council of Governments: German Township, Jackson Township, Perry Township, Village of Farmersville. There was one bid received from Rumpke. Three companies initially expressed interest; only Rumpke submitted. Contract terms: Initial term: 4 years, optional renewals: up to 2 optional extension periods of 3 years each. Maximum total duration: 10 years (if all renewals approved). Services are weekly residential trash collection. Bi-weekly recycling collection, with resident calendar provided. Trash containers are optional Rumpke to provide recycle cart at \$1.50 per cart per month. Residents may still use their own containers. Billing options & decision: Two pricing structures requested: Rumpke handles billing. Township keeps billing in-house (status quo). Rumpke billing is more expensive and creates an issue if residents don't pay, Rumpke cannot place delinquencies on taxes. Township would still have to assess to taxes, handle collections, and get reimbursed, causing extra administrative burden. Trustees think it's best to keep billing in house. Rates: New in-house billed rate: \$77.85 per quarter, starting October 1, 2026. Increases each year of the 4-year term: Approximately \$2.82–\$2.88 per quarter increase (less than \$3 per quarter each year).

Trustee Warner made a motion to accept the new contract and Trustee Heeter 2nd

Vote:	Yes	No	Abstain	Absent
Trustee Warner	X			
Trustee Acker	X			
Trustee Heeter	X			

Acceptance of Resignation – Brad (Roads/Cemetery) Trustee Acker states that Brad Bolanger resigned Friday, May 4 and left early that day.

Trustee Acker makes a motion to accept Brad’s resignation, Trustee Heeter 2nd.

Vote:	Yes	No	Abstain	Absent
Trustee Warner	X			
Trustee Acker	X			
Trustee Heeter	X			

Trustee Acker personally visited Brad to thank him. He praised Brad’s work ethic, assistance in cemeteries and road work, and acknowledged his decision to move on. Posting Part-Time Roads & Cemetery Position: Trustee Acker moves to post for a part-time roads and cemetery maintenance worker position, rather than immediately hiring another full-time employee. Rationale: Township already contracts with Young’s for some cemetery mowing. Ron Kaufman (road department) has a CDL, can help with snow removal and ditch mowing, and has done so in the past. Primary concern: Safety of alone full-time worker at the maintenance building; a part-time employee prefers to be available when Bob needs another person present. Goal is better utilization of labor and safety coverage. Discussion: Trustee Heeter wants Bob to review the job posting language and then Trustee Warner and Trustee Heeter will also review before final posting.

11301 Providence Rd (one of two originally requested for land bank demo). The other Providence Rd property has been sold at Sheriff’s sale. Issue: Land bank (Julie Harrison) asks if township still wants to proceed with demolition of 11301 Providence Rd. Legal posting and documentation for demo were done around last October; Trustee Acker mentions he posted documents needs to confirm with legal that documents are still valid. Trustee Warner is in favor of continuing, with the cost of verifying financial details (cost, amount of land bank funding). Trustee Acker recalls similar discussion in the fall when land bank funding was uncertain; trustees previously also agreed to proceed.

Trustee Acker made a motion to continue with the land bank for demolition of 11301 Providence Rd, Trustee Warner 2nd.

Vote:	Yes	No	Abstain	Absent
Trustee Warner	X			
Trustee Acker	X			
Trustee Heeter	X			

Adjournment - Trustee Heeter motioned to adjourn, Trustee Warner 2nd.

Vote:	Yes	No	Abstain	Absent
Trustee Warner	X			
Trustee Acker	X			
Trustee Heeter	X			

Meeting Adjourned at 6:36 pm



 Amy Hoover (Fiscal Officer)



 Blaine Heeter (President Trustee)

