

**BOARD OF TRUSTEES**  
**JEFFERSON TOWNSHIP, MONTGOMERY COUNTY, OHIO**  
**RESOLUTION NO. 25-056**

**THE JEFFERSON TOWNSHIP BOARD OF TRUSTEES APPROVES THE CORRECTION OF RESOLUTION 25-048  
AND THE CHANGE TO 25-056**

The Board of Trustees of Jefferson Township, Montgomery County, Ohio, met in a regular meeting on May 07, 2025, at 7:00 pm at the Township Offices located at 1 Business Park Dr., Dayton, Ohio, with the following members present:

Oscar Young (✓)

Sheila Back (✓)

M. Michael McLaughlin (✓)

Moved by: Young ( )      Back (✓)      McLaughlin ( )

Second by: Young (✓)      Back ( )      McLaughlin ( )

**WITNESSETH**

**WHEREAS**, The Jefferson Township Board of Trustees support accurate documentation;

**WHEREAS**, Resolution 25-048 was used for:

1. CORRECTING RESOLUTION NO. 16-28 AND AUTHORIZING THE EXECUTION OF A DEED FOR PACEL G27 01702 0065 TO DAVID T. SLOAN
- AND**
2. THE JEFFERSON TOWNSHIP BOARD OF TRUSTEES AUTHORIZES THE PURCHASE OF A VEHICLE FOR THE MONTGOMERY COUNTY SHERIFF'S DEPARTMENT AND THE RETURN OF A 2018 FORD EXPLORER TO JEFFERSON TOWNSHIP.

**NOW, THEREFORE**, the Board of Trustees of Jefferson Township, Montgomery County, Ohio, approve the correction of resolution 25-048 2. THE JEFFERSON BOARD OF TRUSTEES AUTHORIZES THE PURCHASE OF A VEHICLE FOR THE MONTGOMERY COUNTY SHERIFF'S DEPARTMENT AND THE RETURN OF A 2018 FORD EXPLORER TO JEFFERSON TOWNSHIP, will be renumbered to Resolution 25-048 will be renumbered to Resolution 25-056.

**The vote was as follows:**

**Oscar Young**

Yes

No

Abstain

**Sheila Back**

Yes

No

Abstain

**M. Michael McLaughlin**

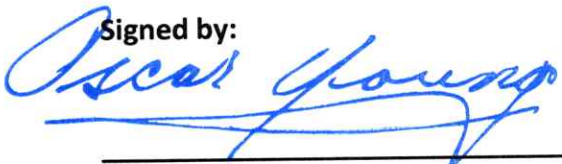
Yes

No

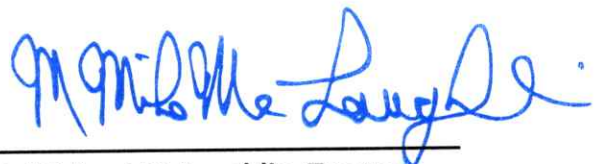
Abstain

**Adopted: 7th day of May 2025**

**Signed by:**



Oscar Young, President



M. Michael McLaughlin, Trustee

Resolution 25-056

**BOARD OF TRUSTEES  
JEFFERSON TOWNSHIP, MONTGOMERY COUNTY, OHIO  
RESOLUTION NO. 25-056**

  
\_\_\_\_\_  
Sheila Back, Vice President

  
\_\_\_\_\_  
Attest to Trustees Signatures:  
Charlene Chattams, Fiscal Officer

**BOARD OF TRUSTEES  
JEFFERSON TOWNSHIP, MONTGOMERY COUNTY, OHIO  
RESOLUTION NO. 25-057**

**THE JEFFERSON TOWNSHIP BOARD OF TRUSTEES ACCEPTS THE RESIGNATION OF FIRE FIGHTER ALLEN  
SNEDIGAR.**

The Board of Trustees of Jefferson Township, Montgomery County, Ohio, met in a regular meeting on May 7, 2025, at 7:00 pm at the Township Offices located at 1 Business Park Dr., Dayton, Ohio, with the following members present:

Oscar Young (✓)      Sheila Back (✓)      M. Michael McLaughlin (✓)

Moved by: Young (✓)      Back ( )      McLaughlin (✓)  
Second by Young (✓)      Back ( )      McLaughlin ( )

**WITNESSETH**

**WHEREAS,** Allen Snedigar has resigned his position with the Jefferson Township Fire Department.

**WHEREAS,** The Jefferson Township Board of Trustees in accordance with the Ohio Revised Code is authorized to accept this registration.

**WHEREAS,** The Board of Trustees agrees to accept the resignation of Allen Snedigar from the Jefferson Township Fire Department with this Resolution 25-057.

**WHEREAS,** The Board of Trustees instructs the Fire Chief to write a letter denoting the acceptance of said resignation and a letter of appreciation to be sent to the employee (Resignation on file)

**NOW, THEREFORE,** The Board of Trustees of Jefferson Township, Montgomery County, Ohio, hereby accepts the resignation of Fire Fighter Allen Snedigar from the Jefferson Township Fire Department effective April 29, 2025.

**The vote was as follows:**

<b>Oscar Young</b> Yes (✓)    No    Abstain	<b>Sheila Back</b> Yes (✓)    No    Abstain	<b>M. Michael McLaughlin</b> Yes (✓)    No    Abstain
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**The vote was as follows:**

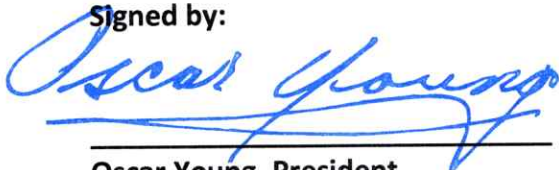
<b>Oscar Young</b> Yes    No    Abstain	<b>Sheila Back</b> Yes    No    Abstain	<b>M. Michael McLaughlin</b> Yes    No    Abstain
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Resolution 25-057

**BOARD OF TRUSTEES  
JEFFERSON TOWNSHIP, MONTGOMERY COUNTY, OHIO  
RESOLUTION NO. 25-057**

Adopted: 7th day of May 2025

Signed by:

  
Oscar Young, President

  
M. Michael McLaughlin, Trustee

  
Sheila Back, Vice President

  
Attest to Trustees Signatures:  
Charlene Chattams, Fiscal Officer



**BOARD OF TRUSTEES**  
**JEFFERSON TOWNSHIP, MONTGOMERY COUNTY, OHIO**  
**RESOLUTION NO. 25-058**

**THE JEFFERSON TOWNSHIP BOARD OF TRUSTEES ACCEPTS THE RESIGNATION OF FIRE FIGHTER/ EMT  
NATHANIEL RESER.**

The Board of Trustees of Jefferson Township, Montgomery County, Ohio, met in a regular meeting on May 7, 2025, at 7:00 pm at the Township Offices located at 1 Business Park Dr., Dayton, Ohio, with the following members present:

**Oscar Young ( ✓ )      Sheila Back ( ✓ )      M. Michael McLaughlin ( ✓ )**

Moved by: **Young ( ✓ )      Back ( ✓ )      McLaughlin ( )**  
Second by **Young ( ✓ )      Back ( )      McLaughlin ( )**

**WITNESSETH**

**WHEREAS,** Nathaniel Reser has resigned his position with the Jefferson Township Fire Department.

**WHEREAS,** The Jefferson Township Board of Trustees in accordance with the Ohio Revised Code is authorized to accept this registration.

**WHEREAS,** The Board of Trustees agrees to accept the resignation of Nathaniel Reser from the Jefferson Township Fire Department with this Resolution 25-058.

**WHEREAS,** The Board of Trustees instructs the Fire Chief to write a letter denoting the acceptance of said resignation and a letter of appreciation to be sent to the employee (Resignation on file)

**NOW, THEREFORE,** The Board of Trustees of Jefferson Township, Montgomery County, Ohio, hereby accepts the resignation of Fire Fighter/ EMT Nathaniel Reser from the Jefferson Township Fire Department effective April 14, 2025.

**The vote was as follows:**

<b>Oscar Young</b> <input checked="" type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Abstain	<b>Sheila Back</b> <input checked="" type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Abstain	<b>M. Michael McLaughlin</b> <input checked="" type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Abstain
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**The vote was as follows:**

<b>Oscar Young</b> <input checked="" type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Abstain	<b>Sheila Back</b> <input checked="" type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Abstain	<b>M. Michael McLaughlin</b> <input checked="" type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Abstain
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Resolution 25-058

**BOARD OF TRUSTEES  
JEFFERSON TOWNSHIP, MONTGOMERY COUNTY, OHIO  
RESOLUTION NO. 25-058**

Adopted: 7th day of May 2025

Signed by:

  
Oscar Young, President

  
M. Michael McLaughlin, Trustee

  
Sheila Back, Vice President

  
Attest to Trustees Signatures:  
Charlene Chattams, Fiscal Officer

**BOARD OF TRUSTEES**  
**JEFFERSON TOWNSHIP, MONTGOMERY COUNTY, OHIO**  
**RESOLUTION NO. 25-059**

**THE JEFFERSON TOWNSHIP BOARD OF TRUSTEES ACCEPTS THE RESIGNATION OF EMT BENJAMIN LANGE.**

The Board of Trustees of Jefferson Township, Montgomery County, Ohio, met in a regular meeting on May 7, 2025 at 7:00 pm at the Township Offices located at 1 Business Park Dr., Dayton, Ohio, with the following members present:

Oscar Young (✓)      Sheila Back (✓)      M. Michael McLaughlin (✓)

Moved by: Young (✓)      Back ( )      McLaughlin ( )  
Second by Young ( )      Back ( )      McLaughlin (✓)

**WITNESSETH**

**WHEREAS**, Benjamin Lange has resigned his position with the Jefferson Township Fire Department.

**WHEREAS**, The Jefferson Township Board of Trustees in accordance with the Ohio Revised Code is authorized to accept this registration.

**WHEREAS**, The Board of Trustees agrees to accept the resignation of Benjamin Lange from the Jefferson Township Fire Department with this Resolution 25-059.

**WHEREAS**, The Board of Trustees instructs the Fire Chief to write a letter denoting the acceptance of said resignation and a letter of appreciation to be sent to the employee (Resignation on file)

**NOW, THEREFORE**, The Board of Trustees of Jefferson Township, Montgomery County, Ohio, hereby accepts the resignation of EMT Benjamin Lange from the Jefferson Township Fire Department effective May 7, 2025.

**The vote was as follows:**

<b>Oscar Young</b> Yes      No      Abstain	<b>Sheila Back</b> Yes      No      Abstain	<b>M. Michael McLaughlin</b> Yes      No      Abstain
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**The vote was as follows:**

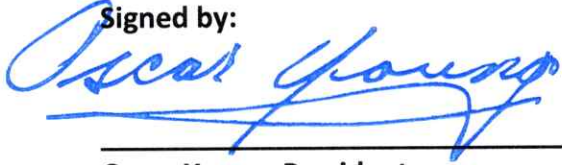
<b>Oscar Young</b> Yes      No      Abstain	<b>Sheila Back</b> Yes      No      Abstain	<b>M. Michael McLaughlin</b> Yes      No      Abstain
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Resolution 25-059

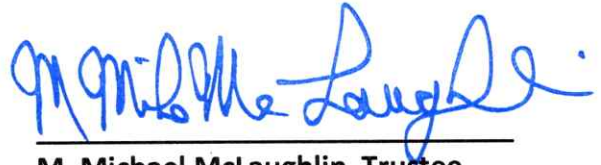
**BOARD OF TRUSTEES  
JEFFERSON TOWNSHIP, MONTGOMERY COUNTY, OHIO  
RESOLUTION NO. 25-059**

**Adopted: 7th day of May 2025**

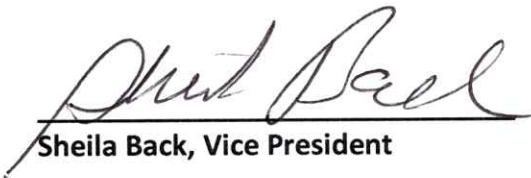
**Signed by:**



**Oscar Young, President**



**M. Michael McLaughlin, Trustee**



**Sheila Back, Vice President**



**Attest to Trustees Signatures:  
Charlene Chattams, Fiscal Officer**



**BOARD OF TRUSTEES**  
**JEFFERSON TOWNSHIP, MONTGOMERY COUNTY, OHIO**  
**RESOLUTION NO. 25-060**

**THE JEFFERSON TOWNSHIP BOARD OF TRUSTEES RESCINDS RESOLUTION NO. 24-251, DECLARING INTENT TO DEMOLISH THE STRUCTURE LOCATED AT 4350 DAYTON LIBERTY ROAD, DAYTON, OHIO 45417, DUE TO A CHANGE IN OWNERSHIP AND RECENT SATISFACTION OF PROPERTY TAXES**

The Board of Trustees of Jefferson Township, Montgomery County, Ohio, met in a regular meeting on May 7, 2025, at 7:00 pm at the Township Offices located at 1 Business Park Dr., Dayton, Ohio, with the following members present:

Oscar Young (✓)

Sheila Back (✓)

M. Michael McLaughlin (✓)

Moved by: Young ( ) Back ( ) McLaughlin (✓)

Second by Young (✓) Back ( ) McLaughlin ( )

**WITNESSETH**

**WHEREAS**, on November 20, 2024, the Board of Trustees adopted Resolution No. 24-251, declaring its intent to demolish the structure located at 4350 Dayton Liberty Road, Dayton, Ohio 45417, Parcel No. G27 01701 0008, due to it being insecure and unsafe, pursuant to Ohio Revised Code Section 505.86; and

**WHEREAS**, the resolution authorized the Zoning Administrator to issue a notice of intention to demolish the structure based on the prior condition and ownership of the property; and

**WHEREAS**, the Township has now received verifiable evidence that the property has changed ownership, and that the new owner has demonstrated intent to assume responsibility for the premises, including the start of payments of the delinquent property taxes of \$3,618.15, made on April 22, 2025; and

**WHEREAS**, the Board finds that, in light of these new circumstances, proceeding with demolition is no longer warranted and would not serve the public interest;

**NOW, THEREFORE, BE IT RESOLVED** by the Board of Trustees of Jefferson Township, Montgomery County, Ohio:

**Section 1.** That Resolution No. 24-251 is hereby rescinded in full.

**Section 2.** That the Zoning Administrator shall not proceed with any demolition activity or further enforcement actions under ORC §505.86 with respect to the property located at 4350 Dayton Liberty Road, Dayton, Ohio 45417.

**Section 3.** That the Township Administrator is directed to issue written notice of this rescission to the current property owner and file a copy of this resolution in the official record.

**BOARD OF TRUSTEES**  
**JEFFERSON TOWNSHIP, MONTGOMERY COUNTY, OHIO**  
**RESOLUTION NO. 25-060**

The vote was as follows:

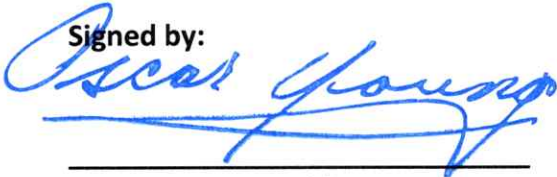
Oscar Young  
☒ Yes    ☐ No    ☐ Abstain

Sheila Back  
☒ Yes    ☐ No    ☐ Abstain

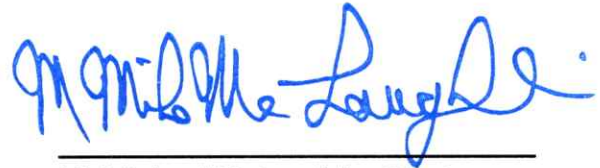
M. Michael McLaughlin  
☒ Yes    ☐ No    ☐ Abstain

Adopted: 7th day of May 2025

Signed by:



Oscar Young, President



M. Michael McLaughlin, Trustee



Sheila Back, Vice President



Attest to Trustees Signatures:  
Charlene Chattams, Fiscal Officer

**BOARD OF TRUSTEES  
JEFFERSON TOWNSHIP, MONTGOMERY COUNTY, OHIO**

**RESOLUTION NO. 24-122**

**THE JEFFERSON BOARD OF TRUSTEES AUTHORIZES THE REMOVAL OF  
VEGETATION, GARBAGE, REFUSE, AND ANY OTHER DEBRIS AND  
DECLARES A NUISANCE FOR THE PROPERTY LOCATED AT 4350 DAYTON  
LIBERTY RD, DAYTON, OH 45417**

The Board of Trustees of Jefferson Township, Montgomery County, Ohio met in a regular meeting on the 4th day of June at 7:00 pm at the Township Offices located at 580 Calumet Lane, Dayton, Ohio with the following members present:

**Sheila Back ( )                      M. Michael McLaughlin ( )                      Oscar Young ( )**

Moved by: **McLaughlin ( )      Back ( )      Young ( )**  
Second by **McLaughlin ( )      Back ( )      Young ( )**

the adoption of the following Resolution:

**WITNESSETH**

**WHEREAS**, Ohio Revised Code 505.87 provides that a Board of Township Trustee may provide for the abatement and control over the removal of vegetation, garbage, refuse, and other debris from land located in the Township; and

**WHEREAS**, the Board of Township Trustees of Jefferson Township has determined that the unattended vegetation, garbage, refuse, and other debris on the property located at **4350 DAYTON LIBERTY RD, DAYTON, OH 45417, Auditor's Parcel Number: G27 01701 0008** is a nuisance.

**NOW THEREFORE BE IT RESOLVED**, by the Board of Trustees of Jefferson Township, Montgomery County Ohio:

**Section 1:** That the vegetation, garbage, refuse and any other debris located on the property at **4350 DAYTON LIBERTY RD, DAYTON, OH 45417, Auditor's Parcel Number: G27 01701 0008** is hereby declared to be a nuisance.

**Section 2:** Pursuant to O.R.C 505.87, the owners and lien holders of record for the property shall be properly notified of this action and given seven days to abate the nuisance.

**Section 3:** In the event, the nuisance is not abated within the time period allowed, the public works department of the Township, or another designated party, is hereby directed to cut the vegetation and remove and discard the unattended garbage, refuse, and other debris at the property located at **4350 DAYTON LIBERTY RD, DAYTON, OH 45417,**

**BOARD OF TRUSTEES**  
**JEFFERSON TOWNSHIP, MONTGOMERY COUNTY, OHIO**

**RESOLUTION NO. 24-122**  
**Auditor's Parcel Number: G27 01701 0008**

**Section 4:** The owner of the property located at **4350 DAYTON LIBERTY RD, DAYTON, OH 45417, Auditor's Parcel Number: G27 01701 0008** shall be billed for such services and the Fiscal Officer shall place a special assessment on the real estate tax bill of the property if payment is not made within thirty days..

**Section 5:** The Trustees of Jefferson Township upon majority vote do hereby dispense with any requirement that this resolution is read on two separate days, and hereby authorize the adoption of this resolution upon its first reading.

**Section 6:** This resolution shall take effect on the earliest date allowed by law.  
The vote was as follows:

<b>M. Michael McLaughlin</b>			<b>Sheila Back</b>			<b>Oscar Young</b>		
<b>Yes</b>	<b>No</b>	<b>Abstain</b>	<b>Yes</b>	<b>No</b>	<b>Abstain</b>	<b>Yes</b>	<b>No</b>	<b>Abstain</b>

**Adopted: 4<sup>th</sup> day of June 2024**

**Signed by:**

\_\_\_\_\_  
**M. Michael McLaughlin, President**

\_\_\_\_\_  
**Sheila Back, Vice President**

\_\_\_\_\_  
**Oscar Young, Trustee**

\_\_\_\_\_  
**Attest to Trustees Signatures:**  
**Charlene Chattams, Fiscal Officer**





**Case #:** 230006

**Case Date:** 01/10/23

**Complainant Name:**

**violations:**

**Complainant Phone:**

**Complainant Email:**

**Description:** Nuisance warning letter mailed

**Address of Complaint:** 4350 Dayton Liberty

**Status:** Open

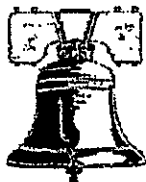
**Assigned To:** Larry Minnifield

### Property

Parcel #	Address	Legal Description	Owner Name	Owner Phone	Zoning
G27 01701 0008	4350 DAYTON LIBERTY RD	5-3-12	MOORE PATRICIA		

### Fees

Fee	Description	Notes	Amount
Second Violation - Fee	Second Violation		\$150.00
First Violation - Fee	First Violation		\$100.00
WARNING	WARNING		\$0.00
<b>Total</b>			<b>\$250.00</b>



# JEFFERSON TOWNSHIP

## JEFFERSON TOWNSHIP FIRE DEPARTMENT

1 Business Park Drive  
Dayton, Ohio 45417  
(937) 262-3580

May 17, 2024

Karen Kayler, Zoning Administrator  
Jefferson Township, Montgomery County, Ohio  
580 Calumet Lane  
Dayton, Ohio 45417

Re: Residential Structure Inspection  
Property Address: 4350 Dayton/Liberty Rd. Dayton, OH 45417  
Parcel ID No(s): G27 01701 0008

Ms. Kayler:

On May 17, 2024 a Certified Fire Safety Inspector (the "CFSI") with the Jefferson Township Fire Department, performed an onsite safety inspection of the above-referenced property (the "Property") pursuant to your request.

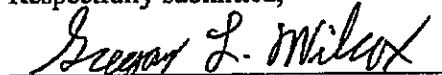
The CFSI has made the following findings and determinations concerning this Property:

- ☒ The Property is in dangerous condition and in violation of R.C. 3737.41(A).
- ☐ The Property is in dangerous condition and in violation of R.C. 3737.41(B).
- ☐ The Property is in dangerous condition and in violation of R.C. 3737.41(C).
- ☐ The Property has the following unsafe conditions in violation of Ohio Fire Code, (J) Section 110, for the following reasons:
  - ☒ Vacant structure(s) not secured against unauthorized entry (Section 110.1.1)
  - ☐ Inadequate means of egress (Section 110.1.1)
  - ☒ Dangerous to human life or the public welfare (Section 110.1.1)
  - ☐ Illegal or improper occupancy or inadequate maintenance (Section 110.1.1)
  - ☐ Fire hazard (Section 110.1.1)
  - ☒ Structural hazards (Section 110.1.2)
- ☐ No safety violations were noted

As of the date of above-described safety inspection, the structure(s) situated on the Property appeared to be ☐ occupied ☒ unoccupied.

Property Inspected By: Chad R. Swank

Respectfully submitted,

  
Gregory L. Wilcox, Fire Chief  
1 Business Park Drive  
Dayton, Ohio 45417  
(937) 262-3580

**Ohio Revised Code Section 3737.41**

(A) If the fire marshal, an assistant fire marshal, or any certified fire safety inspector, upon an examination or inspection, finds a building or other structure, which for want of proper repair, by reason of age and dilapidated condition, defective or poorly installed electrical wiring and equipment, defective chimneys, gas connections, or heating apparatus, or for any other reason, is especially liable to fire or endangers life or other buildings or property, such officer shall issue a citation and order such building or structure to be repaired, torn down, demolished, or materials removed, and all dangerous conditions remedied.

(B) If such officer finds in a building or upon any premises any combustible or explosive material, rubbish, rags, waste, oils, gasoline, or inflammable conditions of any kind, which are especially dangerous to the safety of persons or such building, premises, or property, he shall issue a citation and order such materials removed or conditions remedied.

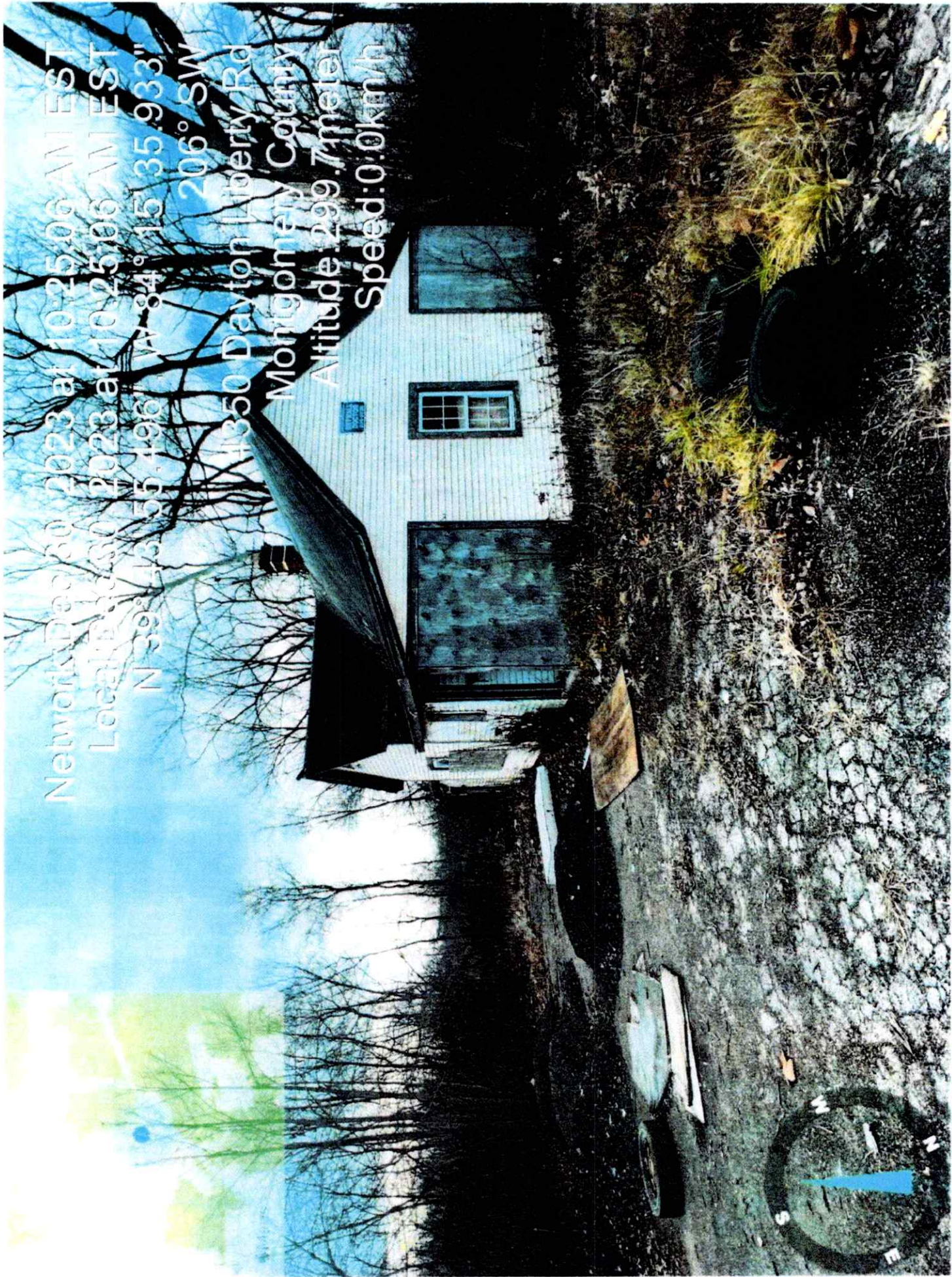
(C) If such officer finds that any building, structure, tank, container, or vehicle used for the storage, handling, or transportation of flammable or combustible liquids, or of liquefied petroleum gas, or the pumps, piping, valves, wiring, and materials used in connection therewith, are especially dangerous to the safety of persons or such building, structure, tank, container, or vehicle, he shall issue a citation and order such condition remedied.

**Ohio Fire Code  
(J) Section 110  
Unsafe Buildings**

- (1) **110.1 General.** If during the inspection of a premises, the fire code official finds a building or structure or any building system, in whole or in part, constitutes a dangerous condition described in paragraphs (A)(B) or (C) of section 3737.41 of the Revised Code, the fire official shall issue a citation or orders to remove or remedy the conditions as shall be deemed necessary in accordance with this rule and shall refer the building to the building department for any repairs, alterations, remodeling, removing or demolition required.
- (a) **110.1.1 Unsafe conditions.** Structures or existing equipment that are or hereafter become unsafe or deficient because of inadequate means of egress or which constitute a fire hazard, or are otherwise dangerous to human life or the public welfare, or which involve illegal or improper occupancy or inadequate maintenance, shall be deemed an unsafe condition. A vacant structure which is not secured against unauthorized entry as required by paragraph (K)(311) of rule 1301:7-7--3 of the Administrative Code shall be deemed unsafe.
- (i) If the fire code official finds an unsafe condition as described in this paragraph that is especially liable to fire or endangers life or other buildings or property, such fire code official shall issue a citation and order that the responsible person take all necessary remedial actions as required by section 3737.41 of the Revised Code.
- (ii) If the fire code official finds an unsafe condition as described in this paragraph that violates specific provisions of this code, such fire code official shall take such enforcement actions as provided for in this rule including but not limited to, the issuance of a citation pursuant to section 3737.42 of the Revised Code.
- (b) **110.1.2 Structural hazards.** When an apparent structural hazard is caused by the faulty installation, operation or malfunction of any of the items or devices governed by this code, the fire code official shall immediately notify the building code official in accordance with paragraph (J)(1)(110.1) of this rule.



Network: Dec 30, 2023 at 10:25:06 AM EST  
Local: Dec 30, 2023 at 10:25:06 AM EST  
N 39° 43' 55.196" W 84° 15' 35.933"  
206° SW  
#350 Dayton Liberty Rd  
Montgomery County  
Altitude: 299.7 meter  
Speed: 0.0 km/h





# Printable page

PARID: G27 01701 0008

PARCEL LOCATION: 4350 DAYTON LIBERTY RD

NBHD CODE: 85000000

## Payments by Business Date

Bus. Date	Pymt Amount
04/28/1999	\$162.07
07/20/1999	\$161.07
03/09/2000	\$164.39
07/14/2000	\$163.39
02/02/2001	\$165.97
07/17/2001	\$164.97
02/13/2002	\$175.39
07/17/2002	\$174.39
02/14/2003	\$201.38
07/16/2003	\$200.38
02/13/2004	\$208.06
07/15/2004	\$207.06
02/16/2005	\$210.77
07/21/2005	\$209.77
02/23/2006	\$231.22
07/18/2006	\$50.00
09/05/2006	\$9.91
11/02/2006	\$10.01
11/29/2006	\$9.91
12/28/2006	\$9.91
02/20/2007	\$231.28
03/22/2007	\$9.91
04/18/2007	\$9.91
05/15/2007	\$9.91
07/13/2007	\$230.28
09/06/2007	\$9.91
10/02/2007	\$9.91
10/25/2007	\$9.91
12/07/2007	\$9.91
12/27/2007	\$9.91
02/28/2008	\$79.22
04/10/2008	\$40.41
08/20/2009	\$44.45
09/24/2009	\$44.45
10/23/2009	\$44.45
11/18/2009	\$44.45
12/28/2009	\$44.45
07/19/2011	\$442.05
05/31/2012	\$309.92
07/22/2013	\$431.44
08/19/2013	\$256.26
05/29/2015	\$1,535.25
06/17/2015	\$349.56

04/22/2025

\$3,618.15

Total:

\$10,715.37

**Land**

1 of 2

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Line Number	1
Land Type	A-ACREAGE
Land Code	R-R.O.W.
Actual Frontage	
Effective Frontage	
Depth	
Depth Factor	1
Square Feet	2178
Acres	.05
Influence Code 1	
Influence Code 2	
Influence Rate	
Agricultural Indicator	
Override Rate	
Base Rate	0
Adjustment %	1.08
Market Land Value	0

**BOARD OF TRUSTEES  
JEFFERSON TOWNSHIP, MONTGOMERY COUNTY, OHIO  
RESOLUTION NO. 24-251**

**A RESOLUTION BY THE BOARD OF TRUSTEES OF JEFFERSON TOWNSHIP, MONTGOMERY COUNTY, OHIO, PURSUANT TO OHIO REVISED CODE SECTION 505.86, DECLARING ITS INTENTION TO DEMOLISH AND REMOVE THE INSECURE AND UNSAFE STRUCTURE(S) SITUATED AT 4350 DAYTON LIBERTY ROAD, DAYTON, OHIO 45417, PARCEL ID NO. G27 01701 0008, TITLED IN THE NAME OF PATRICIA K. MOORE, AND DIRECTING THE TOWNSHIP ZONING ADMINISTRATOR TO ISSUE A NOTICE OF INTENTION TO DEMOLISH A DANGEROUS STRUCTURE TO THE PROPERTY OWNER(S), LIENHOLDERS OF RECORD, IF ANY, AND ALL OTHER INTERESTED PARTIES PURSUANT TO OHIO REVISED CODE SECTION 505.86.**

The Board of Trustees of Jefferson Township, Montgomery County, Ohio met in a regular session on the 20<sup>th</sup> day of November, 2024 at 7:00 p.m. at the Township Offices with the following members present:

**M. Michael McLaughlin (   )   Sheila K. Back (   )   Oscar Young (   )**

Trustee \_\_\_\_\_ moved for adoption of the Resolution.

Trustee \_\_\_\_\_ seconded the motion.

**WHEREAS**, the Jefferson Township Board of Trustees (the "Board") have received numerous complaints of abandoned, structurally defective, and unsecured structures in the Township; and

**WHEREAS**, the Board finds that abandoned, structurally defective, and unsecured structures within Jefferson Township (the "Township") are unsafe, unsightly, detrimental to surrounding property values, and are detrimental to the health, safety, and public welfare of the community; and

**WHEREAS**, the Board has determined that is the policy of the Township to secure, repair, or demolish and remove structurally defective and unsecured structures in the Township pursuant to Ohio Revised Code Section 505.86 to protect and promote the public health, safety, and welfare; and



**WHEREAS**, Ohio Revised Code Section 505.86(B) authorizes the Board to provide for the removal, repair, or securance of buildings or other structures in the Township that have been declared insecure, unsafe, or structurally defective by any fire department under contract with the Township or by the county building department or other authority responsible under Chapter 3781 of the Ohio Revised Code for the enforcement of building regulations or the performance of building inspections in the Township, or buildings or other structures that have been declared to be in a condition that is dangerous to life or health, or unfit for human habitation by the county board of health; and

**WHEREAS**, the Jefferson Township Fire Chief, as a duly authorized Fire Code Official for the Township, conducted an inspection of the property located at 4350 Dayton Liberty Road, Dayton, Ohio 45417 (the "Property"), Parcel ID No. G27 01701 0008, titled in the name of Patricia K. Moore, and has determined that this Property is in violation of Ohio Fire Code (J) Sections 110.1.1 and 110.1.2 and Ohio Revised Code Section 3737.41(A), as evidenced by his inspection report attached hereto as Exhibit A and photographs of the Property attached hereto as Exhibit B.

**WHEREAS**, a public hearing was conducted on the 6<sup>th</sup> day of November, 2024, to determine whether the dangerous conditions at the Property had been remediated or whether the Board would require the securance, repair, or demolition and removal of the Property identified herein; and

**WHEREAS**, due notice of this public hearing was given by the Township as required by law; and

**WHEREAS**, the Township Zoning Administrator, prior to the public hearing described herein, provided notice of the public hearing to the Property owner(s), lienholders of record, if any, and other interested parties as determined by the Township's legal counsel after title examination; and

**WHEREAS**, based on the evidence and testimony presented at the public hearing under oath, the Board found that the conditions present at the Property have not been fully remediated and the structure(s) situated on the Property continue to be insecure and unsafe, and that the demolition of the Property is in the best interest of the health, safety, and welfare of the citizens of Jefferson Township; and

**WHEREAS**, the Board has announced its decision that the structure(s) situated at 4350 Dayton Liberty Road, Dayton, Ohio 45417 (the "Property"), Parcel ID No. G27 01701 0008, titled in the name of Patricia K. Moore, must be demolished and removed to protect and promote the health, safety, and welfare of the citizens of Jefferson Township if the dangerous conditions present at the Property have not been remediated and the Property has not been brought into full compliance with all applicable Codes within thirty (30) days of the issuance of the *Notice of Intention to Demolish a Dangerous Structure* (The "Notice of Intent") described herein; and

**WHEREAS**, pursuant to Ohio Revised Code Section 505.86, the Board is required to give notice of its intention to demolish the Property to all owners and lienholders of record at least thirty (30) days before the Property's demolition; and

**NOW, THEREFORE, BE IT RESOLVED** by the Board of Trustees of Jefferson Township, Montgomery County, Ohio:

**SECTION 1.** The Board finds that the structure(s) situated on the Property located at 4350 Dayton Liberty Road, Dayton, Ohio 45417, Parcel ID No. G27 01701 0008, titled in the name of Patricia K. Moore, continue(s) to be insecure, unsafe, dangerous to life and health, and unfit for human habitation.

**SECTION 2.** The Board hereby finds that in order to protect and promote the health, safety, and welfare of the citizens of the Township, the dangerous structure(s) described in the inspection report attached hereto as Exhibit A and illustrated in Exhibit B must be demolished and removed.

**SECTION 3.** The Board hereby declares its intention to demolish the structure(s) situated on the Property, if the Property owner(s) fail(s) to timely remediate the dangerous conditions present at the Property and bring the Property into full compliance with all applicable Codes within thirty (30) days of the issuance of the Notice of Intent described herein.

**SECTION 4.** The Zoning Administrator is hereby directed to send notice of the Board's intention to demolish the Property to the property owner(s), all lienholders of record, if any, and other interested parties as determined by the Township's legal counsel after title examination, in accordance with Ohio Revised Code Section 505.86.

**SECTION 5.** The Notice of Intent issued by the Zoning Administrator shall include all notifications required by law and shall be in full compliance with Ohio Revised Code Section 505.86.

**SECTION 6.** Pursuant to Ohio Revised Code Section 505.86, the property owner(s), lienholders of record, if any, and all other interested parties with standing who are named in the Notice of Intent described herein, shall have twenty (20) days from the issuance of the Notice of Intent to request a hearing on this matter before the Board. The hearing request must be in writing and directed to the Township's Fiscal Officer, Charlene Chattams, at the Jefferson Township Administrative Offices, One Business Park, Dayton, Ohio 45417. If no hearing is timely requested, the Board shall issue its final order, within thirty (30) days of the issuance of the Notice of Intent described herein, directing the Township to proceed with the demolition and removal of the structure(s) situated on the Property if the requisite corrective action has not been completed.

**SECTION 7.** It is hereby found and determined that all formal actions of this Board concerning and relating to the adoption of this Resolution were adopted in an open meeting of this Board, and that all deliberations of this Board that resulted in such formal action were in meetings open to the public in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

ADOPTED: This \_\_\_\_\_ day of November 2024.

**BOARD OF TRUSTEES OF JEFFERSON  
TOWNSHIP, MONTGOMERY COUNTY, OHIO**

ATTEST:

Vote of Trustee

\_\_\_\_\_  
Charlene Chattams  
Fiscal Officer

\_\_\_\_\_  
M. Michael McLaughlin, Trustee

Yes ☐ No ☐

\_\_\_\_\_  
Sheila Back, Trustee

Yes ☐ No ☐

\_\_\_\_\_  
Oscar Young, Trustee

Yes ☐ No ☐



# JEFFERSON TOWNSHIP

## JEFFERSON TOWNSHIP FIRE DEPARTMENT

1 Business Park Drive  
Dayton, Ohio 45417  
(937) 262-8580

May 17, 2024

Karen Kaylor, Zoning Administrator  
Jefferson Township, Montgomery County, Ohio  
580 Calumet Lane  
Dayton, Ohio 45417

Re: Residential Structure Inspection  
Property Address: 4950 Dayton Liberty Rd. Dayton, OH 45417  
Parcel ID No(s): G27 61701 0608

Ms. Kaylor:

On May 17, 2024 a Certified Fire Safety Inspector (the "CFSI") with the Jefferson Township Fire Department, performed an on-site safety inspection of the above-referenced property (the "Property") pursuant to your request.

The CFSI has made the following findings and determinations concerning the Property:

- ☒ The Property is in dangerous condition and in violation of R.C. 3737.41(A).
- ☒ The Property is in dangerous condition and in violation of R.C. 3737.41(B).
- ☒ The Property is in dangerous condition and in violation of R.C. 3737.41(C).
- ☒ The Property has the following unsafe conditions in violation of Ohio Fire Code, (1) Section 110, for the following reasons:

- ☒ Vacant structure(s) not secured against unauthorized entry (Section 110.1.1)
- ☒ Inadequate means of egress (Section 110.1.1)
- ☒ Dangerous to human life or the public welfare (Section 110.1.1)
- ☒ Illegal or improper occupancy or inadequate maintenance (Section 110.1.1)
- ☒ Fire hazard (Section 110.1.1)
- ☒ Structural hazards (Section 110.1.2)

☐ No safety violations were noted

~580 Calumet Lane Dayton, Ohio 45417-9403 1937.262.3591 & Fax 937.038.7107 Email: jefferson@jeffersonohio.gov

EXHIBIT

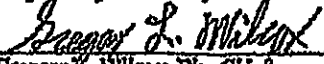
A



As of the date of above-described safety inspection, the structure(s) situated on the Property appeared to be in acceptable condition.

Property Inspected By: Chad R. Swank

Respectfully submitted,

  
Gregory L. Wilcox, Fire Chief  
1 Business Park Drive  
Dayton, Ohio 45417  
(937) 262-3580

**Ohio Revised Code Section 3737.41**

(A) If the fire marshal, an assistant fire marshal, or any certified fire safety inspector, upon an examination or inspection, finds a building or other structure, which for want of proper repair by reason of age and dilapidated condition, defective or poorly installed electrical wiring and equipment, defective chimneys, gas connections, or heating apparatus, or for any other reason, is especially liable to fire or endangered life or other buildings or property, such officer shall issue a citation and order such building or structure to be repaired, torn down, demolished, or materials removed, and all dangerous conditions removed.

(B) If such officer finds a building or upon any premises any combustible or explosive material, rubbish, rags, waste, oil, gasoline, or inflammable and flammable liquid, which are especially dangerous to the safety of persons or such building, premises, or property, he shall issue a citation and order such materials removed or such conditions removed.

(C) If such officer finds that any building, structure, tank, container, or vehicle used for the storage, handling, or transportation of flammable or combustible liquids, or of liquefied petroleum gas, or the pump, piping, valves, wiring, and mechanicals used in connection therewith, are especially dangerous to the safety of persons or such building, structure, tank, container, or vehicle, he shall issue a citation and order such condition removed.

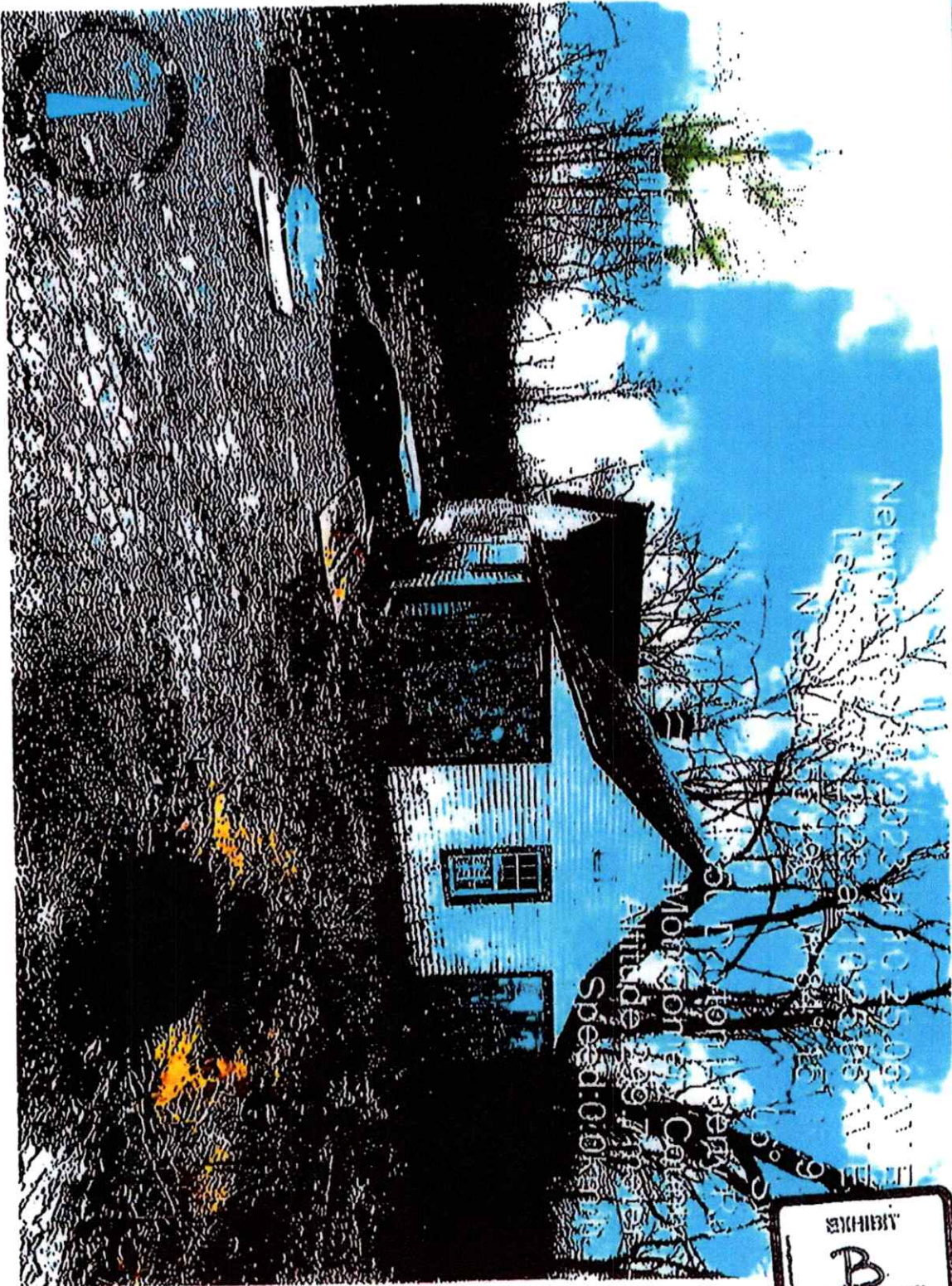


EXHIBIT  
B

type: DEED  
Ind: DEE  
Recorded: 04/07/2025 at 12:00:26 PM  
Fee Amt: \$55.00 Page 1 of 4  
Montgomery County, OH  
Karl Kennedy Recorder  
File# 2025-00018613

TRANSFER  
14:29:32 4/04/2025  
Reg DT10 Receipt 17024 Cashier JK  
Montgomery County Auditor  
Karl L. Keith  
CDW # 004581 \$33.00

## QUIT CLAIM DEED X

Chad M Fields, unmarried, for valuable consideration paid, grants to Sindy Yuliana Marcos, whose tax mailing address is ~~11505 Keegans Ridge Rd #103, Houston, TX 77031~~, the real estate described as follows: 829 Five Oaks Ave, Dayton, OH 45406

See attached Exhibit A.

Auditor's Parcel Number: G27 01701 0008

Property Address: 4350 Dayton Liberty Road, Dayton, OH

Prior Instrument Reference: Instrument Number 2024-000 of the Records of Montgomery County, Ohio.

44

Executed this 18<sup>th</sup> day of January, 2025.

  
Chad M Fields

STATE OF Ohio )  
COUNTY OF Montgomery ) SS:

The foregoing instrument was acknowledged before me on the 18<sup>th</sup> day of January, 2025,  
by Chad M Fields.

  
Notary Public  
My commission expires: \_\_\_\_\_

 This instrument was prepared by:

Joseph C. Lucas, Esq.  
LAW OFFICE OF JOSEPH C. LUCAS, LLC  
61 N Dixie Drive, Suite B  
Vandalia, OH 45377



JOSEPH C. LUCAS, Attorney at Law  
Notary Public, State of Ohio  
My Commission has no expiration date.  
Section 147.03 O. R. C.



Situated in the State of Ohio, Montgomery County, Jefferson Township, in Section 12, Town 3, Range 5 East, being all of the land conveyed to Patricia Moore by deed recorded in I.R. Deed 11-022112 in the Montgomery County Recorders Office and being more particularly described as follows:

Beginning at a railroad spike found at the northwest corner of said Section 12 and being in the centerline of Dayton Liberty Pike (R/W Varies):

Thence, with the north line of said Section 12, also being the centerline of Dayton Liberty Pike, S. 89°47'06" E., 3171.14 feet to a spike found, northeast corner to the 1 acre tract of Enriquez Investments, LLC, as recorded in I.R. Deed 24-046700 and being the TRUE POINT OF BEGINNING;

Thence, continuing with said Section line / centerline, S. 89°47'06" E., 66.00 feet to a mag spike set, northwest corner to the 0.315 acre tract of Deneen Dillard, as recorded in I.R. Deed 08-021753;

Thence, leaving said Section line and with the west line of said Dillard, S. 00°12'54" W., passing a 5/8" iron pin set at 30.00 feet, a total distance of 150.00 feet to a 5/8" iron pin set, northeast corner to the 0.51 acre tract of Cornelius Ashe, as recorded in I.R. Deed 12-027269;

Thence, leaving the west line of said Dillard and with the north line of said Ashe, N. 89°47'06" W., 66.00 feet to a 5/8" iron pin set, northwest corner of said Ashe and in the east line of the 1 acre tract of aforesaid Enriquez Investments, LLC;

Thence, with said east line, N. 00°12'54" E., passing a 5/8" iron pin set at 120.00 feet, a total distance of 150.00 feet to the true point of beginning.

Containing a total area of 0.2273 acre of land, more or less, of which 0.0455 acre is within the right-of-way of Dayton Liberty Pike, leaving a net area of 0.1818 acre of land.

Subject to all legal highways, easements, restrictions, and zoning regulations of record.

The bearings in the above description are based on the S. 89°47'06" E., bearing along the north line of Section 12, also being the centerline of Dayton Liberty Pike, and used in Volume 2020, Page 0187 in the Montgomery County Engineers Record of Land Surveys.

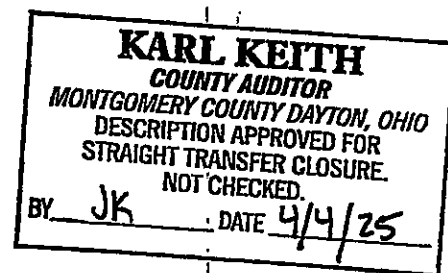
The above description is taken from and in accordance with a field survey and plat made under the direction of Jerry Rosenfeldt, Ohio Licensed Surveyor No. 7598, with QCM Inc., dated October 25, 2024. The Plat of Survey being on file in Volume 2024, Page 0331 in the Montgomery County Engineers Record of Land Surveys.

*Jerry Rosenfeldt*

Jerry Rosenfeldt

Date

Ohio Licensed Surveyor No. 7598





**BOARD OF TRUSTEES  
JEFFERSON TOWNSHIP, MONTGOMERY COUNTY, OHIO  
RESOLUTION NO. 25-061**

**THE JEFFERSON TOWNSHIP BOARD OF TRUSTEES DO HEREBY DECLARE CERTAIN FIRE DEPARTMENT EQUIPMENT  
AS SURPLUS, OBSOLETE, OR NO LONGER NEEDED FOR TOWNSHIP OPERATIONS**

The Board of Trustees of Jefferson Township, Montgomery County, Ohio, met in a regular meeting on May 7, 2025, at 7:00 pm at the Township Offices located at 1 Business Park Dr., Dayton, Ohio, with the following members present:

Oscar Young ( ☒ )

Sheila Back ( ☒ )

M. Michael McLaughlin ( ☒ )

Moved by: Young ( ☒ )

Back ( ☐ )

McLaughlin ( ☒ )

Second by: Young ( ☒ )

Back ( ☐ )

McLaughlin ( ☐ )

**WITNESSETH**

**WHEREAS**, Ohio Revised Code Section 505.10(A)(1)&(2) permits a township to declare its personal property as surplus, obsolete, or unfit for use when it is no longer needed for public purposes; and

**WHEREAS**, the Fire Chief has recommended that certain equipment from the Jefferson Township Fire Department be declared surplus, obsolete, or unfit for continued use by the Township; and

**WHEREAS**, the following items are proposed for declaration as surplus:

- L-Shaped Wooden Sectional Desk – Four (4) drawers
- Credenza (Wooden) – Four (4) drawers and two (2) doors
- Credenza (Wooden) – Six (6) drawers and two (2) doors
- Corner Computer Desk with shelves
- Electric Ventilation Fan
- Desk – Four (4) drawers
- Wooden Bookcase – Five (5) shelves
- Wooden Bookcase – Three (3) shelves
- Wooden / Metal Folding Card Tables – Four (4)

**WHEREAS**, the items listed above will be made available for public sale on the Township website and/or GovDeals.gov, pending approval of this resolution, and item photos and descriptions will be submitted following trustee approval;

**NOW, THEREFORE, BE IT RESOLVED** by the Board of Trustees of Jefferson Township, Montgomery County, Ohio:

**Section 1.** That the above-listed Fire Department equipment is hereby declared surplus, obsolete, or unfit for public use in accordance with ORC 505.10(A).

**BOARD OF TRUSTEES**  
**JEFFERSON TOWNSHIP, MONTGOMERY COUNTY, OHIO**  
**RESOLUTION NO. 25-061**

**Section 2.** The Fire Department is authorized to dispose of said equipment by means of online sale, scrapping, interdepartmental transfer, or disposal at the discretion of the Fire Chief.

**Section 3.** Notice of availability shall be posted to the Township's website and/or GovDeals.gov for public access.

**The vote was as follows:**

**Oscar Young**

☒ Yes    ☐ No    ☐ Abstain

**Sheila Back**

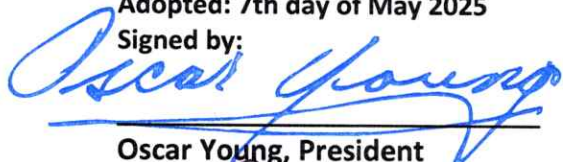
☒ Yes    ☐ No    ☐ Abstain

**M. Michael McLaughlin**

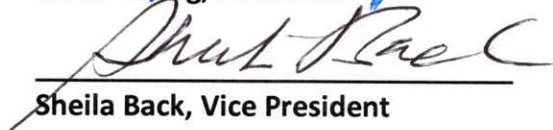
☒ Yes    ☐ No    ☐ Abstain

**Adopted: 7th day of May 2025**

**Signed by:**



**Oscar Young, President**



**Sheila Back, Vice President**



**M. Michael McLaughlin, Trustee**



**Attest to Trustees Signatures:**

**Charlene Chattams, Fiscal Officer**

**BOARD OF TRUSTEES**  
**JEFFERSON TOWNSHIP, MONTGOMERY COUNTY, OHIO**  
**RESOLUTION NO. 25-062**

**THE JEFFERSON TOWNSHIP BOARD OF TRUSTEES EXTENDS THE TEMPORARY MORATORIUM ON THE  
ACCEPTANCE, PROCESSING, AND APPROVAL OF APPLICATIONS FOR GROUP HOMES WITHIN JEFFERSON  
TOWNSHIP**

The Board of Trustees of Jefferson Township, Montgomery County, Ohio, met in a regular meeting on May 7, 2025, at 7:00 pm at the Township Offices located at 1 Business Park Dr., Dayton, Ohio, with the following members present:

Oscar Young (✓)

Sheila Back (✓)

M. Michael McLaughlin (✓)

Moved by: Young ( )      Back ( )      McLaughlin (✓)

Second by Young (✓)      Back ( )      McLaughlin ( )

**WITNESSETH**

**WHEREAS**, on November 20, 2024, the Jefferson Township Board of Trustees adopted Resolution No. 24-245, establishing a six-month moratorium on the acceptance, processing, and approval of applications for group homes of all types within the Township; and

**WHEREAS**, the purpose of the moratorium was to allow Township officials adequate time to review existing zoning and land use regulations, assess the impacts of group homes on the community, and recommend necessary updates to ensure regulatory alignment with the Township's Comprehensive Plan and community priorities; and

**WHEREAS**, the Board of Trustees finds that additional time is needed to complete the legal, administrative, and planning research necessary to craft effective and enforceable regulations regarding group homes, including consideration of federal Fair Housing Act requirements, state licensing practices, and appropriate land use controls; and

**WHEREAS**, an extension of the moratorium will preserve the integrity of the ongoing policy review process and prevent the premature approval of group home applications that may conflict with forthcoming zoning amendments or Township regulations; and

**WHEREAS**, the Board finds that this extension is necessary to protect the public health, safety, and general welfare of the residents of Jefferson Township and to ensure responsible planning and land use policy;



**BOARD OF TRUSTEES**  
**JEFFERSON TOWNSHIP, MONTGOMERY COUNTY, OHIO**  
**RESOLUTION NO. 25-062**

**NOW, THEREFORE, BE IT RESOLVED** by the Board of Trustees of Jefferson Township, Montgomery County, Ohio:

**Section 1. Moratorium Extended**

The moratorium originally imposed by Resolution No. 24-245 is hereby extended for an additional six (6) months from its original expiration date, unless earlier terminated, further extended, or modified by the Board of Trustees.

**Section 2. Continued Review and Recommendation**

During this extension period, the Township Administrator, Zoning Administrator, and legal counsel shall continue the review of relevant zoning, legal, and regulatory considerations and shall present recommended amendments to the Township's zoning resolution or other applicable regulations.

**Section 3. Applicability and Exceptions**

This moratorium continues to apply only to new applications for group homes submitted after November 20, 2024. Legally established group homes in operation before the moratorium and applications submitted before that date remain exempt and may proceed through the normal process.

**Section 4. Effective Date**

This resolution shall take effect immediately upon adoption.

**The vote was as follows:**

**Oscar Young**

☒ Yes    ☐ No    ☐ Abstain

**Sheila Back**

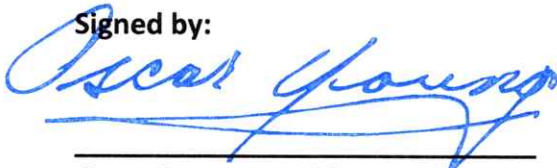
☒ Yes    ☐ No    ☐ Abstain

**M. Michael McLaughlin**

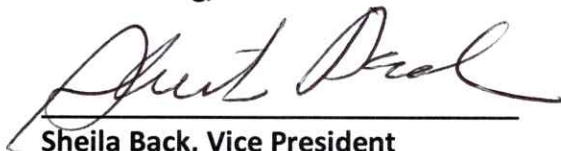
☒ Yes    ☐ No    ☐ Abstain

**Adopted: 7th day of May 2025**

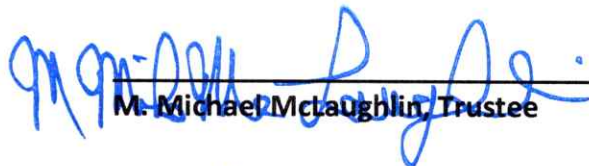
**Signed by:**



**Oscar Young, President**



**Sheila Back, Vice President**



**M. Michael McLaughlin, Trustee**



**Attest to Trustees Signatures:**  
**Charlene Chattams, Fiscal Officer**

Resolution 25-062

Page 2 of 2

**BOARD OF TRUSTEES  
JEFFERSON TOWNSHIP, MONTGOMERY COUNTY, OHIO  
RESOLUTION NO. 25-063**

**THE JEFFERSON TOWNSHIP BOARD OF TRUSTEES ACCEPTS SPONSORSHIP DONATIONS FROM ELITE COMPUTERS  
AND VALICOR FOR JEFFERSON TOWNSHIP DAY**

The Board of Trustees of Jefferson Township, Montgomery County, Ohio, met in a regular meeting on May 7, 2025, at 7:00 pm at the Township Offices located at 1 Business Park Dr., Dayton, Ohio, with the following members present:

Oscar Young (✓)

Sheila Back (✓)

M. Michael McLaughlin (✓)

Moved by: Young ( ) Back (✓) McLaughlin ( )

Second by Young (✓) Back ( ) McLaughlin ( )

**WITNESSETH**

**WHEREAS**, the Jefferson Township Board of Trustees values the generous support of community partners who contribute to the success of Jefferson Township Day; and

**WHEREAS**, the Township has received the following sponsorship donations:

- **Elite Computers** – \$502.19
- **Valicor** – \$753.44

**WHEREAS**, these contributions will directly support the programming, logistics, and amenities offered at Jefferson Township Day for the benefit of the community;

**NOW, THEREFORE, BE IT RESOLVED** by the Board of Trustees of Jefferson Township, Montgomery County, Ohio, that:

**Section 1.** The Board of Trustees formally accepts the sponsorship donations from Elite Computers in the amount of \$502.19 and Valicor in the amount of \$753.44.

**Section 2.** The Board expresses its sincere appreciation for these contributions and acknowledges the donors for their commitment to Jefferson Township.

**The vote was as follows:**

Oscar Young

Yes No Abstain

Sheila Back

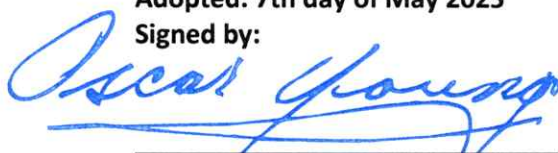
Yes No Abstain

M. Michael McLaughlin

Yes No Abstain

**Adopted: 7th day of May 2025**

**Signed by:**



Oscar Young, President



M. Michael McLaughlin, Trustee

**BOARD OF TRUSTEES  
JEFFERSON TOWNSHIP, MONTGOMERY COUNTY, OHIO  
RESOLUTION NO. 25-063**

  
Sheila Back, Vice President

  
Attest to Trustees Signatures:  
Charlene Chattams, Fiscal Officer



**BOARD OF TRUSTEES**  
**JEFFERSON TOWNSHIP, MONTGOMERY COUNTY, OHIO**  
**RESOLUTION NO. 25-064**

**THE JEFFERSON TOWNSHIP BOARD OF TRUSTEES APPOINTMENT OF NATHANIEL SCOLASTICO AS  
MAINTENANCE COORDINATOR FOR THE JEFFERSON FIRE DEPARTMENT.**

The Board of Trustees of Jefferson Township, Montgomery County, Ohio, met in a regular meeting on May 07, 2025, at 7:00 pm at the Township Offices located at 1 Business Park Dr., Dayton, Ohio, with the following members present:

**Oscar Young** (✓)

**Sheila Back** (✓)

**M. Michael McLaughlin** (✓)

Moved by: **Young** (✓)      **Back** ( )      **McLaughlin** ( )

Second by **Young** ( )      **Back** (✓)      **McLaughlin** ( )

**WITNESSETH**

**WHEREAS**, The Jefferson Township Fire Department is working diligently to maintain qualify staffing desires to provide excellent EMS and Fire Protection to the residents of Jefferson Township; and

**WHEREAS**, it is in the interest of the Township and its residents that the staffing level in Jefferson Township Fire Department be maintained to provide a better response to its citizens; and

**WHEREAS**, it is in the interest of the Township and its residents that the department buildings and vehicles are maintained to an adequate standard;

**WHEREAS**, the Fire Chief has recommended Nathaniel Scolastico of the Jefferson Township Fire Department to the position of Maintenance Coordinator as this individual meets the necessary qualifications and requirements:

**NOW, THEREFORE**, the Board of Trustees of Jefferson Township, Montgomery County, Ohio, approves the promotion of Nathaniel Scolastico to the Jefferson Township Fire Department effective May 5, 2025 with a pay rate of \$20.00 an hour.

**The vote was as follows:**

**Oscar Young**  
Yes      No      Abstain

**Sheila Back**  
Yes      No      Abstain

**M. Michael McLaughlin**  
Yes      No      Abstain

**Adopted: 7<sup>th</sup> day of May 2025**

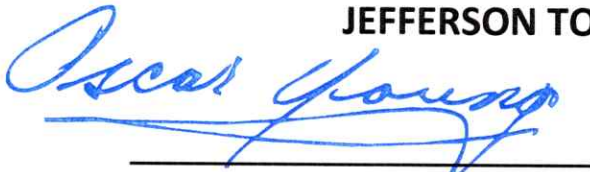
**Signed by:**

Resolution 25-064

**BOARD OF TRUSTEES**

**JEFFERSON TOWNSHIP, MONTGOMERY COUNTY, OHIO**

**RESOLUTION NO. 25-064**

  
\_\_\_\_\_  
Oscar Young, President

  
\_\_\_\_\_  
M. Michael McLaughlin, Trustee

  
\_\_\_\_\_  
Sheila Back, Vice President

  
\_\_\_\_\_  
Attest to Trustees Signatures:  
Charlene Chattams, Fiscal Officer