



MIAMI TOWNSHIP

MONTGOMERY COUNTY, OHIO



ANNUAL REPORT 2015

Community Framework

population

29,131

The Township population has continued to increase each year and has doubled in the last 40 years. The daytime population is much higher, with thousands of people coming into the Township to work and shop on a daily basis. The Township has approved single family homes and two new apartment complexes in 2015 that will continue to grow our residential base. Based on the 2010 Census, the unincorporated Township population is 29,131, but if you include the incorporated portions of Miamisburg, Carlisle, and Springboro, our total population is 50,735.



TOWNSHIP PARKS

Miami Township is home to over **130 acres** of land dedicated for the active recreational needs of our residents and community. All **9 township parks** are maintained by the Miami Township Public Works Department to provide visitors with safe, clean, and well maintained parks for outdoor recreation.

13,360

acres
TOTAL LAND AREA



201

acres of water

127 OF THESE
ACRES ARE THE
GREAT MIAMI RIVER

5,819 ACRES OF AGRICULTURE ZONING
411 ACRES BUSINESS ZONING
2,380 ACRES RESIDENTIAL ZONING
1,514 ACRES PLANNED ZONING DISTRICTS

Community Services

Once a year, the township offers dog tags as a convenience to township residents on the behalf of Montgomery County.

354 county dog tags issued

There are nine parks in the township. Of those nine parks, there were seven park shelters available for reservation in 2015. Residents may reserve park shelters beginning in January and throughout the year. Non-residents can reserve a shelter anytime after April 15th.

over **100** park shelter reservations

The township also provides community room rentals for non-profit events and meetings. The room may be reserved throughout the year and is located at the Administration Building.

199 community room rentals

33,333 service calls



A call for service reflects each time an officer responds on a call. Calls for service include activity generated through the Regional Dispatch Center, and officer initiated activity. The number of calls for service increased slightly from the previous year. It is important to note that a call for service does not necessarily mean that an incident report was generated from that call.

2,800 cubic yards of leaves collected

The Public Works department provides leaf collection services to township residents twice a year and is committed to providing a high level of service while developing a working plan to control expenditures. Leaf collection expenditures were reduced by over \$15k from the previous year.



Community Connections



2015 Special Events

- Runway Fest - Dayton Wright Brothers Airport
- 22nd Annual Lebanese Festival
- 8th Annual Veterans Day Breakfast
- National Night Out 2015
- Breakfast with the Board
- Seasonal Events at The Park - Austin Landing

6th Best Nationally



Nationally recognized for our community's spirited participation at **National Night Out 2015** for a township our size.



Ribbon Cutting Events

- Spicy Olive - Austin Landing
- Levin Porter Architects
- Booksellers - Austin Landing
- Ele Cake Company - Austin Landing
- Jungle Red - Austin Landing
- Furniture Fair
- Dry Metro Library
- Dry Clean 3.99
- Chuy's - Austin Landing
- Acclimate Technologies
- Bike Hub - Austin Landing
- Noodles & Co. - Austin Landing
- Simply Hyacinth
- Smart Data Systems

8th ANNUAL VETERANS BREAKFAST

MIAMI TOWNSHIP
NOVEMBER 10, 2015
 STATION 51 • 10899 WOOD ROAD • 8:00AM

The township celebrated its 8th Annual Veterans Breakfast in 2015. A delicious breakfast and lovely ceremony was provided along with a celebratory twenty-one gun salute as a tribute to our local heroes. A sincere thanks to all the special guests, Township Trustees, and Township personnel who helped make this event a success in celebration of all our local veterans.

Community Growth

210

Zoning Certificates were issued to residents and businesses throughout the township in 2015.



The plans for two large apartment communities, “The Flats” in Austin Landing and “Austin Park” on Springboro Pike (next to Waldruhe Park) were approved and both locations began construction in late 2015.



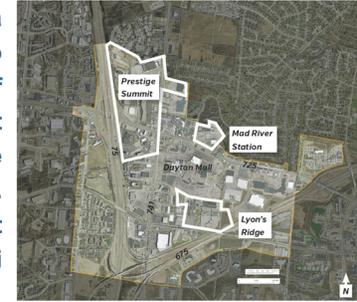
70%
increase
in construction
value of issued permits

58% increase in permit fees collected
**Permit fees paid as of March 24, 2016*

7% increase in permits issued from previous year

Planning for the future of the Dayton Mall Area

The Dayton Mall Area Master Plan sets a bold but achievable vision that seeks to transform two square miles of commercial and retail strip development surrounding the mall into more walkable, mixed-use developments. Simply put, the plan calls for a new, but authentic, township center for Miami Township and the surrounding region.



As other malls across America fail, the Dayton Mall Area remains successful and continues to offer many options for shopping, food, recreation and entertainment. America's rapidly changing demographics, economy, and market preferences present new opportunities.

As the plan develops, long-standing community goals will be in the forefront of the implementation process such as establishing better connections for pedestrians, auto, bikes, and other transit. The intention of the plan is to incorporate demand for lively new parks and public spaces for families and everyone else to enjoy. Creating new housing options and increased employment opportunities for all ages and lifestyles will be among many other areas of consideration during the process.

Business Openings

Austin Landing

- Bradyware
- Ele Cake Company
- KPN Corporate Office
- Cold Stone Creamery
- Bike Hub
- Noodles & Co.
- Chipotle
- Spicy Olive
- Booksellers
- Chuy's
- Karaman Jewelers
- Voya Financial
- Pet Value
- AT&T
- Jungle Red

Other Areas

- Acclimate Technologies
- Simply Hyacinth
- Smart Data Systems
- Party City
- Levin Porter Architects
- Dayton Metro Library (re-model)
- Dry Clean 3.99
- Asaka Sushi & Hibachi Buffet
- Starbucks (Target)
- Napoles Insurance
- Persis Indian Cuisine
- Furniture Fair

Community Participation

Elected Officials

The elected officials consist of three Township Trustees and one Fiscal Officer who are all members of the community elected by the residents of the township. The Board of Trustees meet the second and fourth Tuesday of each month at the township government center to discuss and vote on all township related issues.



DAYTON MALL AREA PUBLIC MEETINGS

In 2015, the Dayton Mall JEDD (Miami Township Joint Economic Development District) hosted several public meetings to discuss a master plan for the Dayton Mall Area with residents and other members of the community.



Miami Township was very pleased with the public turn out at these events and would like to thank everyone for their valuable participation and insight on the project.

Community Foundation

The President of the Community Foundation, Judy Dickey presented Miami Township elected officials with a check for \$4,000 to be used to improve the aging picnic shelter at Miami View Park in 2015. The Community Foundation operates as a foundation for charitable and educational purposes including cultural, social, and recreational programs in Miami Township and its school districts.



13

Zoning Commission Meetings

Final Development Plan: 11
Major Modification: 9
Rezoning Cases: 1
Text Amendment: 2
Austin Center General Dev. Plan: 1

8

Board of Zoning Appeals Meetings

Variances: 6
Conditional Uses: 2

The members of both the Zoning Commission and the Board of Zoning Appeals are appointed by the Board of Trustees and serve as volunteers. Each member must be a resident of the unincorporated portion of Miami Township during the course of their respective 5 year term. If you or anyone you know would be interested in serving on one of these Boards, please contact the Deputy Director of the Miami Township Community Development Department.

Community Safety



2,775 tons
of rock salt used

90 miles
of linear roadway

250 ash borer
infected trees
removed

130 acres of
recreational park
land maintained



POLICE PRESENCE

The members of the Miami Township Police Department are committed to excellence in law enforcement and are dedicated to the residents, businesses, and visitors to our community. In order to protect life and property, prevent crime and reduce the fear of crime, they provide service with understanding, respond with compassion, perform with integrity, and enforce the law with professionalism.

SNOW EVENTS

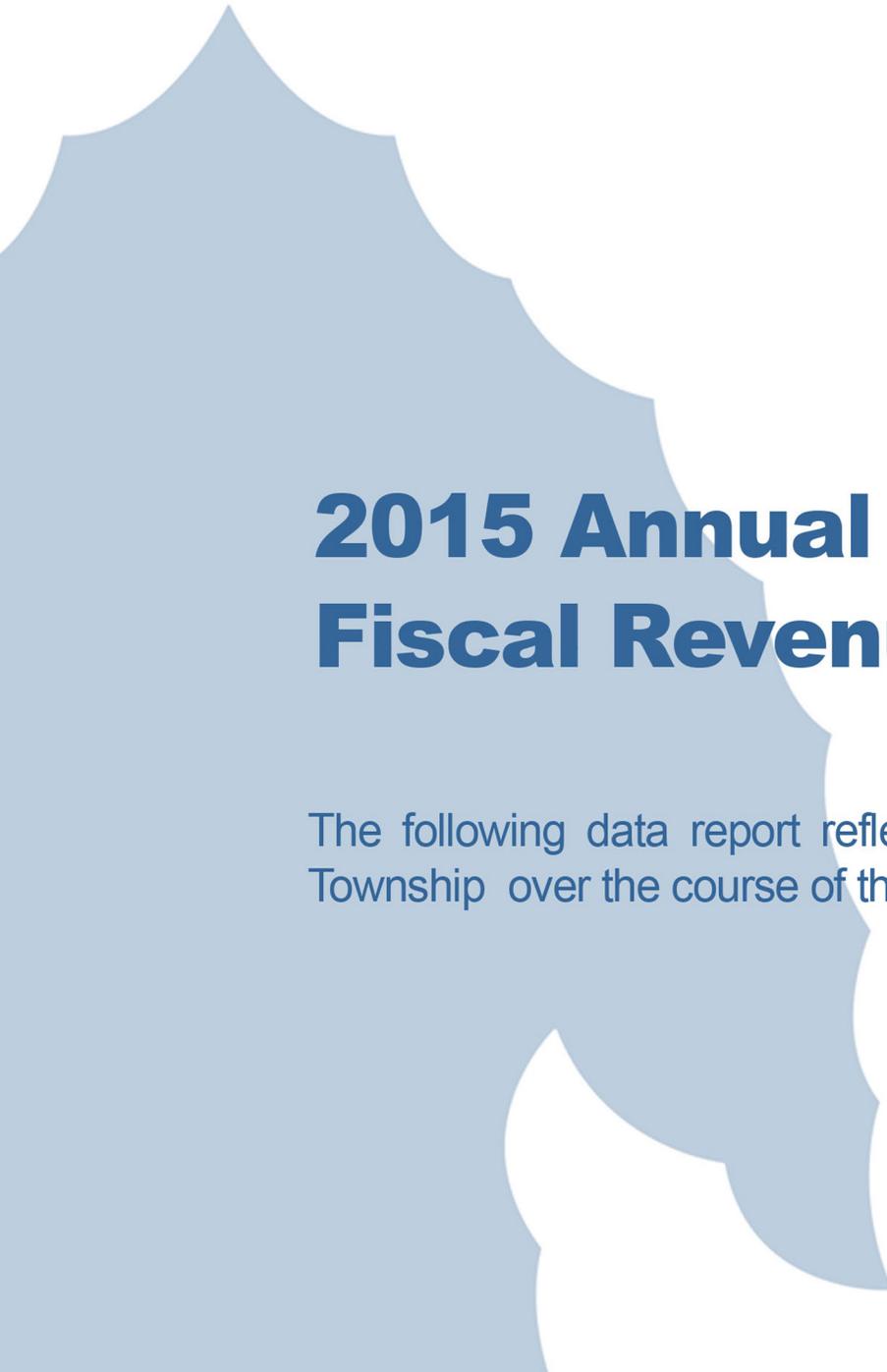
Each snow event is addressed with community safety in mind and works to conserve salt supplies in every way possible. Crews are dispatched as soon as streets begin to cover and it takes about three hours to complete one round of salting. For most snow events, all township streets are cleared including side streets and cul-de-sacs.



40
sworn officers

- 1 Chief of Police
- 2 Police Captains
- 5 Patrol Sergeants
- 25 Patrol Officers
- 1 Sergeant Detective
- 3 Detectives
- 2 Special Assignment Officers
- 1 Specialist Officer

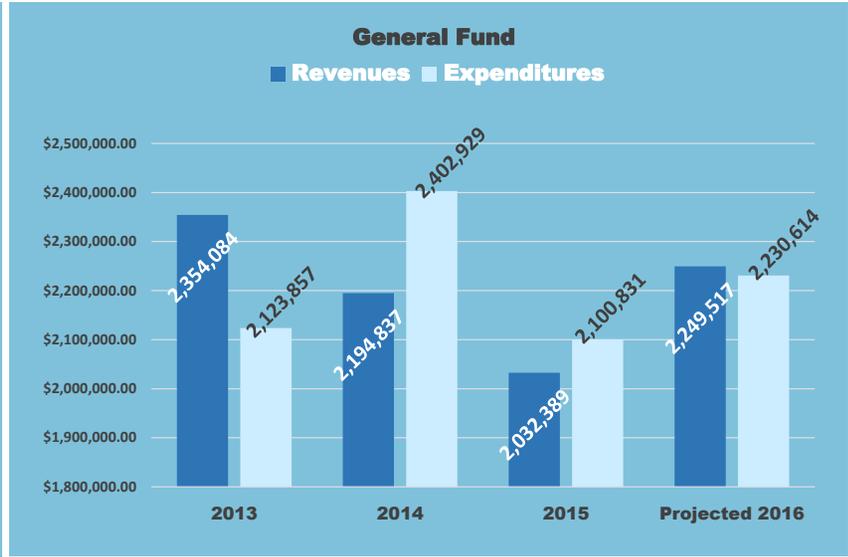
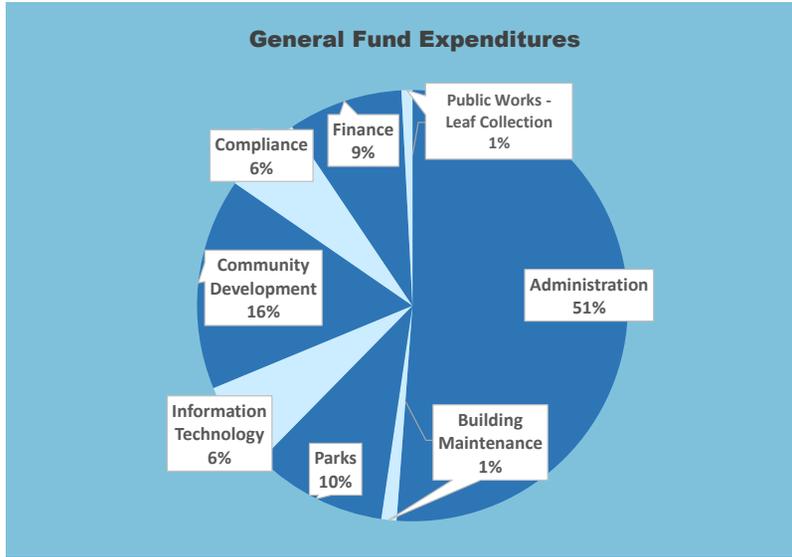




2015 Annual Data Report of Fiscal Revenues and Expenditures

The following data report reflects some notable revenues and expenditures of the Township over the course of the last three years.

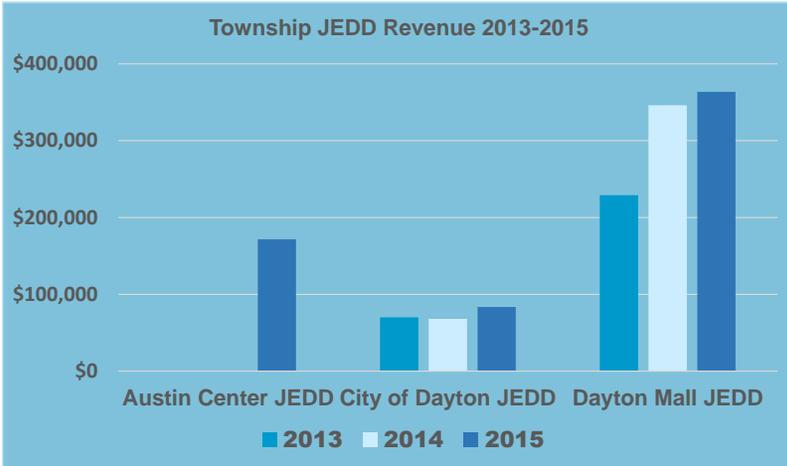
General Fund Revenues/Expenditures



General Fund	2013	2014	2015	Projected 2016
Revenue				
Property Tax	214,727	207,180	175,181	169,117
Estate Tax	595,171	56,838	1,993	
Local Gov't Assistance	184,976	181,307	220,785	185,000
Hotel/Motel Tax	333,556	327,501	355,776	350,000
Liquor	31,460	28,148	42,170	45,000
Cigarette	765	302	392	400
Interest	170,722	130,996	207,912	160,000
Fees	31,376	36,827	55,085	35,000
Sidewalk Program				
Grants	25,500	2,507	4,429	
Southland Place Project	150,000		10,021	
Franchise Fees	348,505	294,615		310,000
Transfer-In		738,288	585,000	720,000
Other	267,326	190,327	373,645	275,000
Total Projected/Actual Revenues	2,354,084	2,194,837	2,032,389	2,249,517
Actual Expenditures				
Administration	1,310,174	1,064,204	1,075,194	1,008,907
Building Maintenance	25,146	24,588	24,036	27,663
Parks	149,503	397,909	210,908	229,078
Information Technology			134,355	158,821
Community Development	277,363	327,140	332,899	436,556
Compliance		91,275	125,330	138,030
Human Resources	80,878			
Finance	280,793	245,087	180,879	181,559
Public Works - Leaf Collection		252,726	17,228	50,000
Total Projected/Actual Expenditures	2,123,857	2,402,929	2,100,831	2,230,614

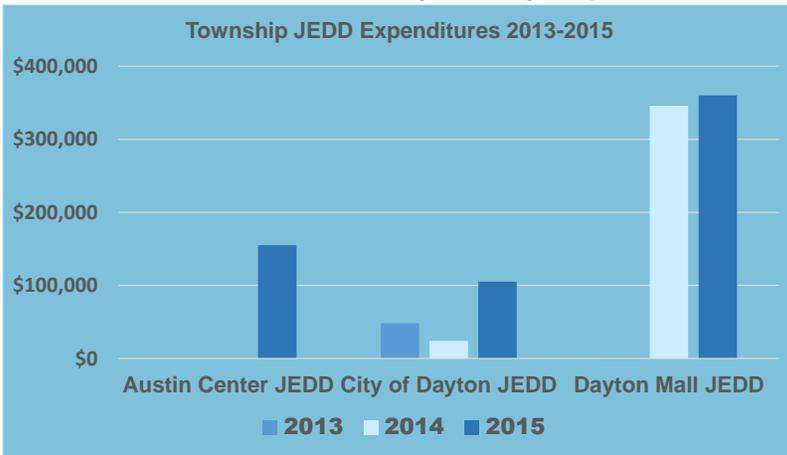
Joint Economic District's Revenue (JEDDs)

Miami Township has created three JEDD districts within the township for collection of an income tax from the workers within those businesses encompassed by the districts. The purpose is to promote economic development within the community. The City of Dayton JEDD and the Dayton Mall JEDD Boards receive 25% of the revenues generated and of the remaining collection Miami Township receives 50% of the City of Dayton JEDD and 70% of the Dayton Mall JEDD. Township Revenues from the Austin Center JEDD are decided each year by the JEDD Board after all expenditures and revenues are reviewed.



	2013	2014	2015
Austin Center JEDD	\$0	\$0	\$171,498
City of Dayton JEDD	\$69,951	\$68,084	\$83,407
Dayton Mall JEDD	\$229,010	\$346,000	\$363,492

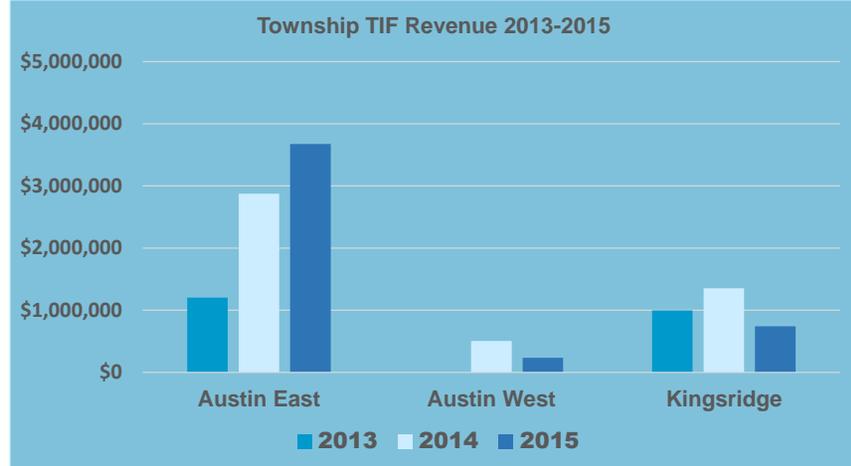
Joint Economic District's (JEDDs) Expenses



	2013	2014	2015
Austin Center JEDD	\$0	\$0	\$155,000
City of Dayton JEDD	\$48,212	\$24,148	\$105,196
Dayton Mall JEDD	\$81	\$346,000	\$360,000

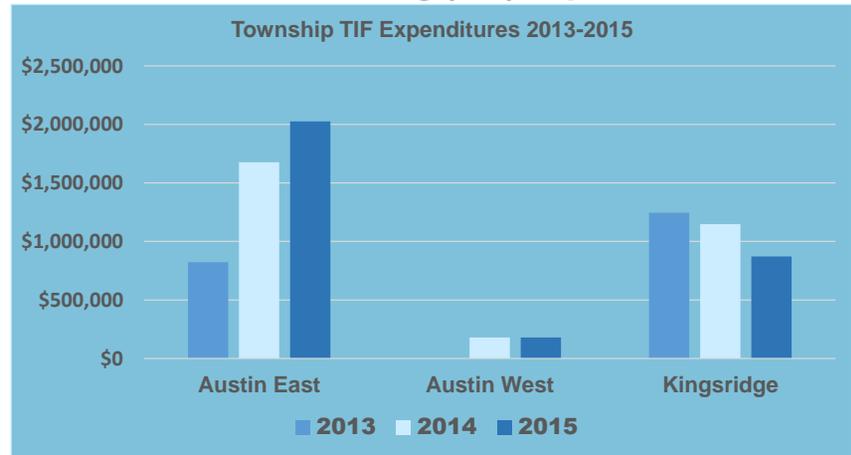
Tax Incremental Financing (TIF) Revenues

Miami Township has three TIF districts that were created as a developmental tool that can be used to help finance infrastructure and assist in economic development. There is the Austin West TIF, Austin East TIF, and the Dayton Mall Kingsridge TIF. The Austin West and Austin East TIF collect funds from the property taxes within the district to make debt service payments on the interchange and all public associated infrastructure. The Dayton Mall Kingsridge TIF projects are funded by the Montgomery County Transportation Improvement District via special bond obligations and the property owners within the district are taxed in amounts equal to meet the debt service requirements of the bonds issued.



	2013	2014	2015
Austin East	\$1,203,381	\$2,874,896	\$3,674,814
Austin West	\$0	\$504,344	\$235,530
Kingsridge	\$996,305	\$1,353,786	\$743,675

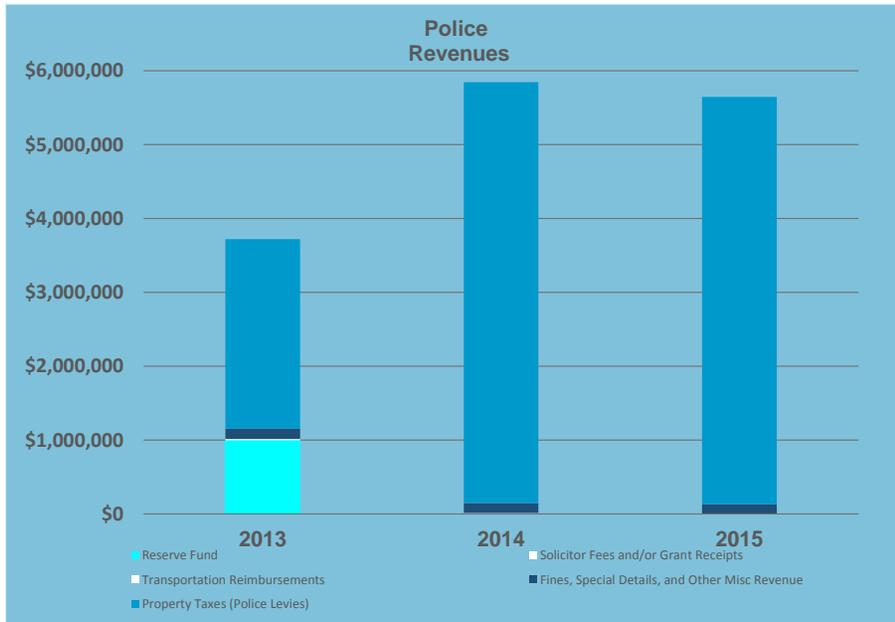
Tax Incremental Financing (TIF) Expenses



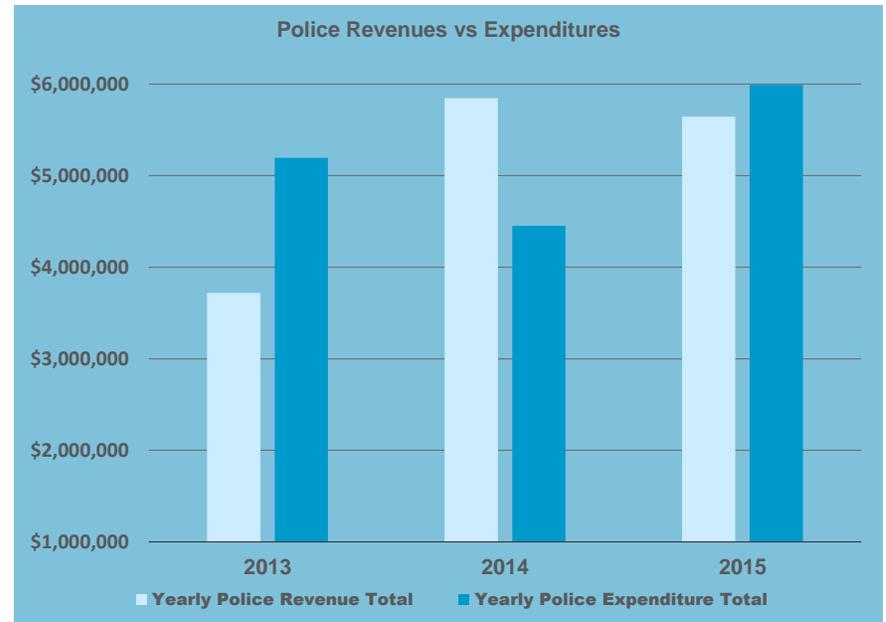
	2013	2014	2015
Austin East	\$823,169	\$1,676,267	\$2,026,722
Austin West	\$0	\$179,361	\$179,361
Kingsridge	\$1,245,763	\$1,147,021	\$872,307

Police Revenues and Expenditures

Chief Hess has and continues to balance departmental revenues with department goals and objectives. He has expanded the work force, focused on community oriented policing, implemented efficient software systems, introduced in-house training concepts for career development and re-ignited efforts towards police accreditation, all within the fiscal limitations of the current Police budget.



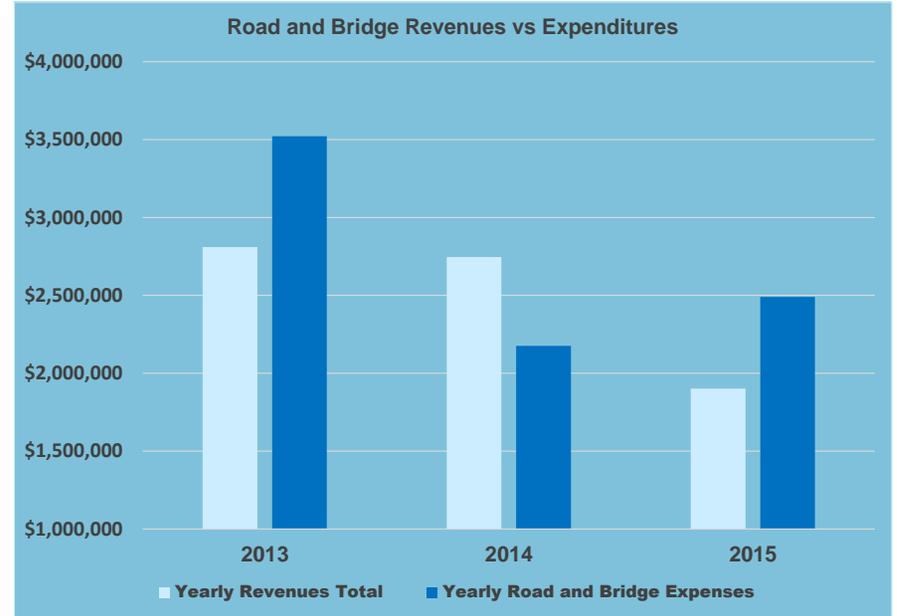
	2013	2014	2015
Property Taxes (Police Levies)	\$2,561,225	\$5,697,798	\$5,512,474
Fines, Special Details, and Other Misc Revenue	\$144,388	\$135,462	\$132,391
Transportation Reimbursements	\$13,542	\$11,641	
Solicitor Fees and/or Grant Receipts	\$700	\$650	
Reserve Fund	\$1,000,000		
Yearly Police Revenue Total	\$3,719,855	\$5,845,551	\$5,644,865



	2013	2014	2015
Salaries and Wages, Pension, Workers Compensation, Insurance, Leave, and Training	\$4,202,442	\$3,380,752	\$4,517,963
Commercial Insurance, Vehicle Maintenance, and Vehicle Parts, and Related Labor	\$140,925	\$141,476	\$175,528
Operating Supplies, Furniture and Equipment, Computers, Utilities, Auditor Fees, and Capital	\$212,701	\$238,311	\$653,037
All Other Departmental Expenses, Building Maintenance, Legal Fees, Transfers, Debt Service	\$361,167	\$363,655	\$322,528
Dispatch Communications	\$276,291	\$328,566	\$321,523
Yearly Police Expenditure Total	\$5,193,526	\$4,452,760	\$5,990,576

Road and Bridge Revenues and Expenditures

A three month Financial, Efficiency and Management Audit of the Public Works Department was completed in the Spring of 2015 by Mosaic Strategic Partners. The independent Audit Analysis determined a 2.0 Mill Roadway Resurfacing Levy was needed to adequately maintain Miami Township's roadway network. Two public input meetings at various locations in the Township, were held by the Board of Trustees regarding the potential placement of a levy on the November 2015 Election Ballot, which failed. In January 2016, the Board of Trustees elected to place the levy back on the ballot in the March 2016 Election. The Miami Township Streets, Roads and Bridges 2.0 Mill Levy was again voted down by the residents 3,916 to 3,622 on March 15th. Miami Township will be assessing the Road & Bridge Fund budget due to the lack of financial support, but adjustments in yearly programs and activities must be made in order to balance a budget losing roughly \$450,000 per year in property tax revenue.



	2013	2014	2015
Road & Bridge Property Tax Revenue	\$1,482,556	\$1,545,243	\$1,293,817
Debt Interest Subsidy	\$111,084	\$111,731	\$109,369
Gas, Permissive, License Tax Revenue	\$302,502	\$552,301	\$310,636
TIF Eligible Reimbursements		\$335,000	
Other Misc Twp Revenues and OPWC Grants	\$913,969	\$201,576	\$187,759
Yearly Revenue Total Total	\$2,810,111	\$2,745,851	\$1,901,581

	2013	2014	2015
R&B Property Tax Expenditures	\$1,989,129	\$1,650,461	\$2,232,242
Gas, Permissive, License Expenses	\$1,531,998	\$525,284	\$257,885
Yearly Road and Bridge Expenses	\$3,521,127	\$2,175,745	\$2,490,127
Yearly Road and Bridge Expenses	\$3,521,127	\$2,175,745	\$2,490,127
Yearly Revenues Total	\$2,810,111	\$2,745,851	\$1,901,581
Overage/Shortage	-\$711,016	\$570,106	-\$588,546

Road and Bridge Property Tax Fund

Road and Bridge Fund Revenues are contributed to in portion by township property taxes. Property Tax Funds that are used to support select Road and Bridge expenditures (like salaries, equipment, materials, fuel, facilities) have decreased since 2009 by \$450,000 per year.

Gas, Permissive, License Expenses

A portion of Road and Bridge Funds is collected from gasoline, permissive, and license taxes, grants (if applicable), and the rest is funded by township property taxes. Gasoline, Permissive, License Tax revenues were over \$20,000 less than tax receipts from 2014 primarily due to the decline in Gasoline Tax revenues. Gasoline Tax revenues do not increase with the rise in fuel prices at the pump.