



# 2022 Annual Report

Washington Township



# Welcome To More

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Washington Township in southern Montgomery County, Ohio, offers the best of all worlds - award winning schools, vibrant and affordable neighborhoods, abundant activities, and a strong sense of

place. Our mission is to provide for and promote the general health, safety and welfare of Township residents and employees as we create an environment focused on building for the future.



Established In  
**1796**

**27,000**  
Households

**31** Square  
Miles

**61,684**  
Residents



# A Message from the Board of Trustees



**Sharon Lowry**  
**Trustee President**

Each year, we look back at how far we have come and what we have accomplished. We are proud to say that in Washington Township, now more than ever, our employers are thriving, our commercial properties remain in high demand, and we have seen some of the most robust and healthy population growth in the region, proving that moving to the Township is a wise investment. We are proud of the services we offer and it is our honor to serve you.

We offer this annual report as a way to share progress and provide highlights on projects and initiatives that happened in our community throughout 2022. As Washington Township continues to grow, it remains important to us to provide transparency, engagement, and a high level of customer service to our residents. We sincerely thank you for joining together to build the community that we all enjoy.

**Sharon Lowry**  
**Trustee President**

**Dale Berry**  
**Trustee Vice President**

**Scott Paulson**  
**Trustee**

**Gary Smiga**  
**Fiscal Officer**

**Jesse Lightle**  
**Township Administrator**



# Development Services

## 2022 HIGHLIGHTS

- Washington Township continues to support the growth of companies and create a stronger economic environment by partnering with JobsOhio, the Dayton Development Coalition, and the BusinessFirst! network.



- While Montgomery County had a .3% decrease in population as of July 2021, Washington Township saw an impressive 9% growth in population over the last decade, making it the second largest township in the state and the largest township in the county.

### Overview

The Zoning and Development Services department works directly with residents and businesses to approve permits, proactively identify zoning violations and work with potential developers on residential and commercial site plans. Zoning inspectors can often be found driving through the Township and visiting homes and businesses, offering assistance, enforcing Washington Township's zoning resolution and answering questions.

**\$370,000**  
in ED/GE  
grant funding  
procured

**577**  
Zoning  
Permits  
Issued

**125**  
New Single-Family  
Permits  
Issued

### 2022 Summary

This year, 577 total zoning certificates were issued for fences, decks, home additions and more. Washington Township continued to be a leader in Montgomery County with 125 new single-family home permits issued. Residential growth and development continue to rise, speaking exclusively to the fact that the Township continues to be a premier community to live in, work in, and raise a family in. In the fall, Township businesses were invited to the annual Business Breakfast where we heard from President and CEO of the Dayton Development Coalition, Jeff Hoagland, about regional and statewide economic development projects. Finally, the Development Services department welcomed a new Zoning Inspector to the team, ensuring that the department can continue to remain responsive to residences' needs and requests.



Working alongside regional partners including BusinessFirst, JobsOhio, and the Dayton Development Coalition, the Development Services team paved the way to welcome the world's first autonomous drone docking company, Strix Drones, to Washington Township. As the birthplace of flight, it is exciting to see the resurgence of aviation manufacturing in Ohio and we are looking forward to the effect that these investments will have on our region's economy. We are confident that Strix Drones is the first of many new inventive and technologically advanced companies to call Washington Township, home.



### Continued Investment

In 2022, RAM Precision broke ground on a new manufacturing building at their headquarters on Yankee Street. The cost of the project was offset by an Economic Development/Government Equity grant from Montgomery County that Washington Township helped procure and administer. Hanson Audio and Video started construction on their new retail space on Far Hills Avenue, as did the highly anticipated UDF fueling station and convenience store. Crumbl Cookies opened their first regional storefront in Washington Township, we celebrated the new location of USA Mortgage, and we welcomed Houck Menninger Law to the Township.



*Rendering of Hanson Audio and Video*



*Networking with local business leaders at the annual Business Breakfast*



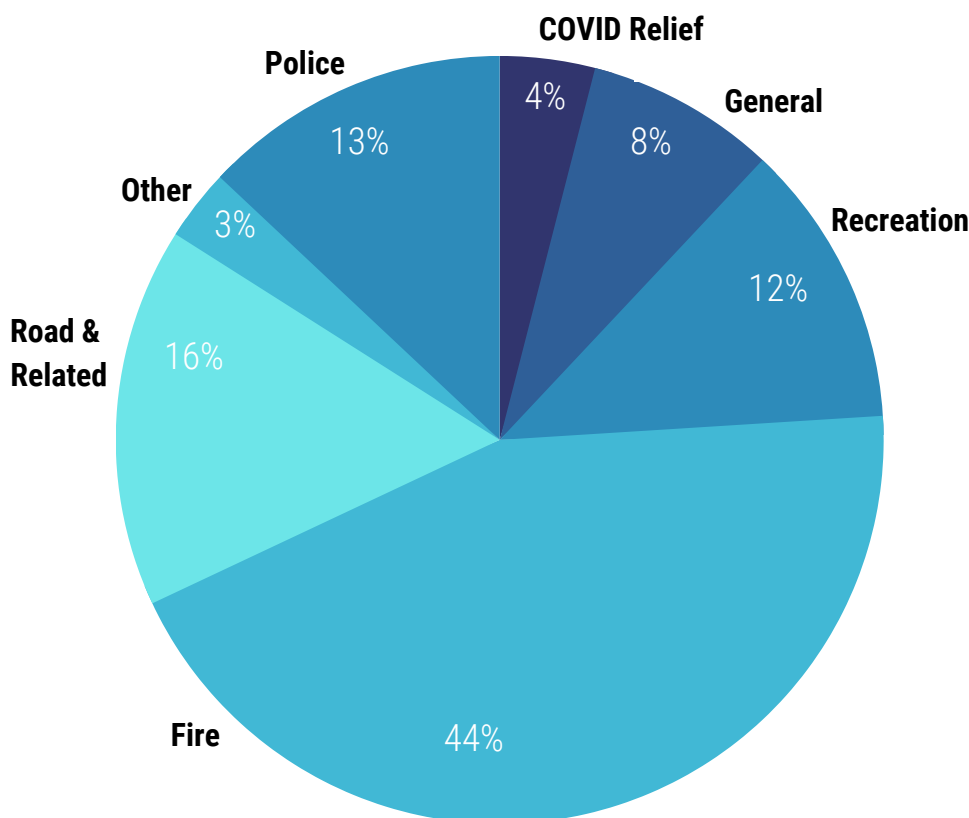
# Finance Department

## Overview

The Washington Township Finance Department falls under the direction of the Fiscal Officer and Township Administrator and covers a variety of responsibilities including record retention, payroll processing, the annual budget and more.

## 2022 Summary

Developing, monitoring, and implementing fiscal policies and procedures that ensure a financially strong and effective Township government continued to be a priority for the Finance Department throughout 2022. The Department developed a financial forecast for the next five years that includes a balanced operating budget and a funding plan for infrastructure needs while maintaining adequate reserves to ensure the Township's overall long-term fiscal health.



**2022 Total Revenue: \$40,977,578**

## MESSAGE FROM THE **FISCAL OFFICER**

Washington Township strongly believes that it is important for our residents to understand how their tax dollars are being used to improve our community. This is why our annual budget, online checkbook, financial plan, and meeting minutes are always available to view on our website.

The finance team maintains the financial integrity of the Township, and completes the financial transactions necessary for the Township to do its business, manage its investments, and pay its employees.

I am humbled and honored to be part of a team that serves our community with dedication and a positive outlook. I thank the finance team for their unwavering commitment to provide exceptional service to our fellow employees and the Washington Township community.

**Gary Smiga** | Fiscal Officer

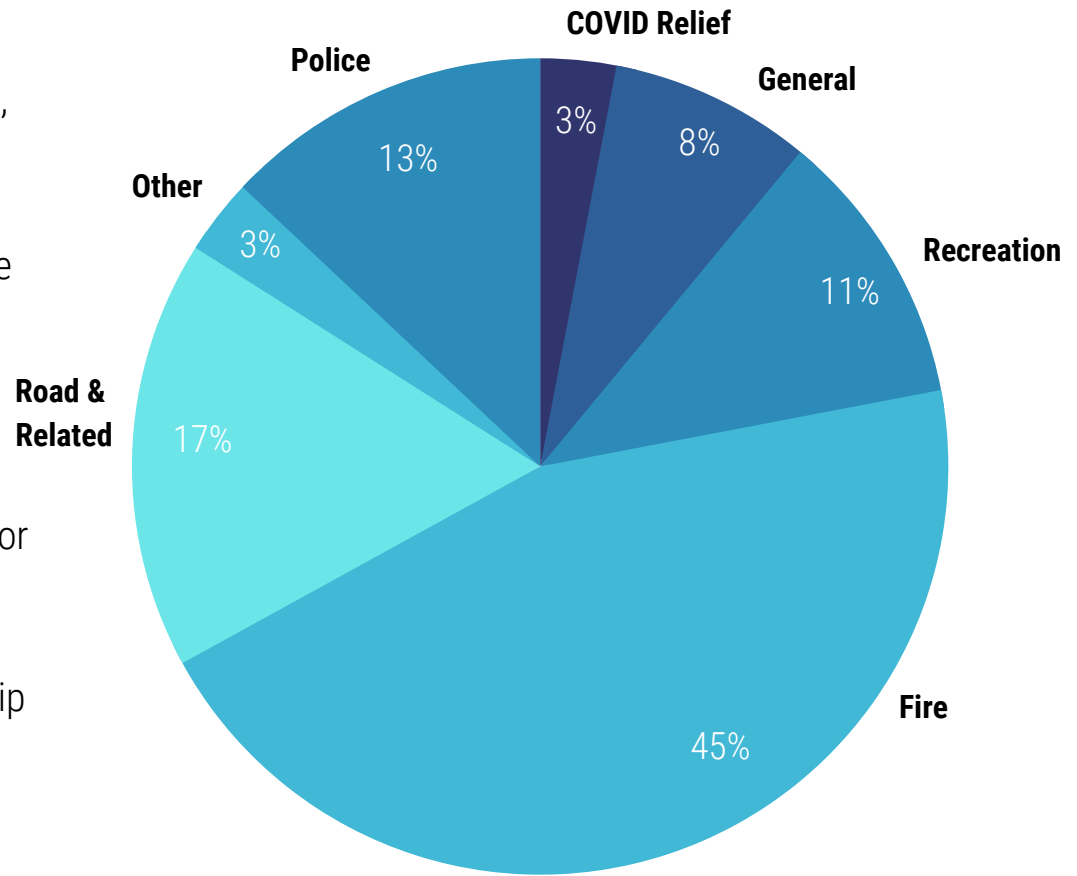


## Revenue

The main source of revenue in Washington Township comes through property taxes. The Township form of government continues to be highly responsive to residents because most revenue comes from property tax levies, which must be approved by voters.

## Expenses

Aside from the General Fund, Washington Township's budget operates using restricted funds, meaning the money in that account can only be used for the designated purpose, and nothing more. This graph depicts those expenditures for 2022. The Township's resources are dedicated to making Washington Township a safe place to live, play and work. Approximately 60% of expenses go toward police, fire, and EMS, followed by road and infrastructure.



**2022 Total Expenses: \$38,730,921**

## Where do your property taxes go?

Many public entities are funded by property tax. The graph below shows how Washington Township's property tax factors in to the overall tax bill paid by residents in the unincorporated portion of Washington Township. The residential effective rate for unincorporated Washington Township residents is 85.93. Property tax is based on the value of a tax payer's property and the amount of millage voters have approved.

A mill means 1/1,000. Therefore, each mill generates \$1 of taxes for every \$1,000 of a property's assessed value. Of the ten mills assigned by the state, Washington Township has been allocated 3.05 mills from residents



53%	School District
19%	Washington Township
18%	Montgomery County
4%	Sinclair College
3%	Library
3%	Park District

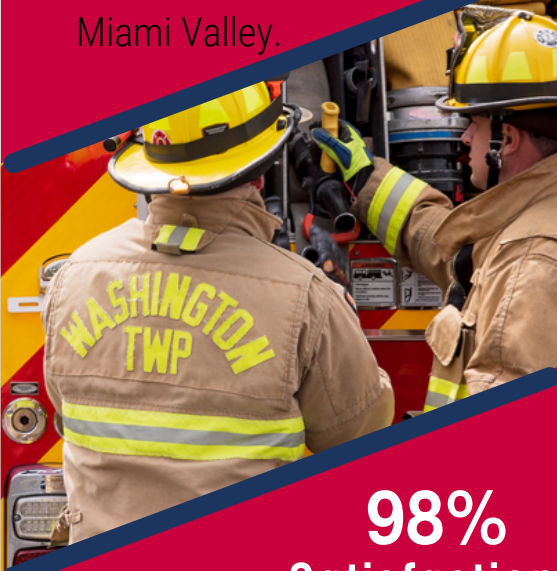
of the unincorporated area and .7 mills from the incorporated area. The rest is voter approved.

**Sam Braun | Finance Director**

# Fire Department

## 2022 HIGHLIGHTS

- Awarded the 2022 Ohio Fire Department of the Year from the Ohio Department of Commerce.
- The Community Risk Reduction Division provided safety education to over 24,000 people in 2022.
- Remains the only accredited fire department in the Miami Valley.



**4,546**  
Fire  
Inspections  
Conducted

**98%**  
Satisfaction  
of  
Services  
Provided

## Overview

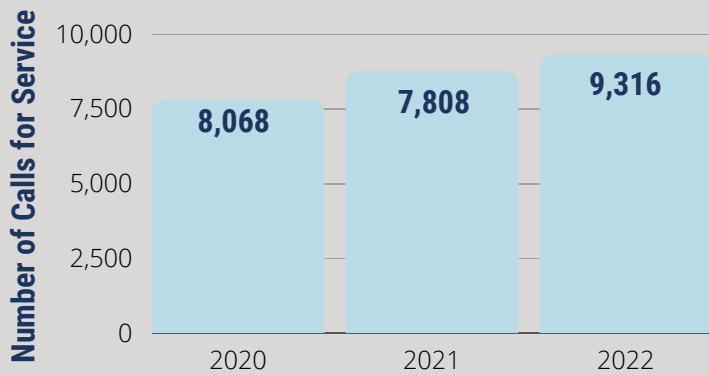
The Washington Township Fire Department provides exceptional emergency and non-emergency services to enhance the safety and well-being of Washington Township and City of Centerville residents, businesses and visitors. These services include fire suppression, emergency medical services, technical rescue, operations-level hazardous materials mitigation, and other community risk reduction services. Our fire department prides themselves on utilizing the best industry practices to ensure the highest quality, most effective, safe, and compassionate emergency services are provided to our community.

## 2022 Summary

The upward trend in calls for service continued throughout 2022 as crews responded to 9,316 incidents; a six percent increase from the previous year. Integrating new technology and equipment ensured that we continued to deliver timely and functional service to the community. We also focused our efforts on strengthening regional relationships by adding new members to special teams including the Region 3 Strike Team, Active Shooter Rescue Task Force, Dayton Regional Hazmat Team, and Ohio Task Force One. Finally, the department hired additional full-time firefighters as they continue to address the ongoing shortage of part-time firefighters.







## Community Risk Reduction

The sole purpose of the Community Risk Reduction Division is to reduce risk within our community. This is accomplished through a variety of ways including fire safety inspections, plans review, fire investigations, public education, CPR, open houses, car seat installation, and much more. In 2022, our safety educator provided CPR training to 295 students, properly installed 164 car seats, and provided safety education to over 24,000 people.

## Training

Our training division is assigned to a battalion chief who oversees all training and education for the department. The division utilizes all lieutenants, the department's fire instructors, EMS instructors, and fire safety inspector instructors to provide training to approximately 90 firefighters, EMTs, paramedics, and fire safety inspectors. In 2022, the department provided multiple external training opportunities ranging from the Ohio Fire Academy, National Fire Academy, Fire Department Training Network, and more. Currently, every fire officer has at least an associate



## Fire Station 41

Construction is underway on the Station 41 building as Washington Township officials broke ground in July 2022. The station is located on East Franklin Street, adjacent to Centerville High School, and will replace the existing station currently located on Maple Avenue. September 2023 is the anticipated completion date.



**11,257**  
Hours of  
Training  
Logged

degree, many have bachelors, and a few are working toward their master's. Professional development goes far beyond the traditional fire and EMS training that occurs in the firehouse. The department has incorporated specific professional development criteria in its succession plan and staff realize its importance.

**Scott Kujawa | Fire Chief**



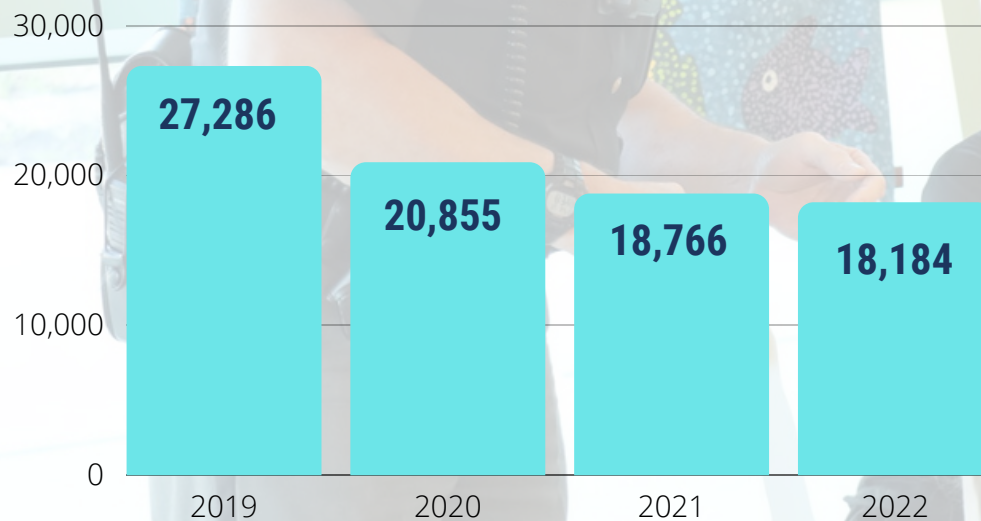
## MONTGOMERY COUNTY SHERIFF'S OFFICE

# Washington Township Substation

### Overview

The Montgomery County Sheriff's Office provides full police services to Washington Township residents through a cost effective contract with the Board of Trustees. This enables residents to benefit from the service and expertise provided by a large department and to negotiate the level of police services appropriate for the community. Washington Township continues to rank among the lowest in per capita expenditures for police services among south Dayton communities.

**Number of Calls Per Year**



### 2022 Summary

Throughout 2022, MCSO continued to build effective partnerships within the community through a variety of programs. School Resource Officers conducted numerous in person and online classes about topics such as vaping and opioid awareness, social media safety, cyberbullying, drug prevention, and much more. MCSO practices the Community-Oriented Policing philosophy by identifying and solving problems that affect the quality of life in neighborhoods. This approach means deputies are more efficient in solving crime and prosecuting criminals. Additionally, deputies continued utilizing and maintaining a presence on social media as a way to connect with residents and relay vital information to the community in an efficient manner. Community engagement remained high in 2022 as deputies attended multiple events and community gatherings, participated in neighborhood watch groups, and provided various trainings to churches, schools, and local businesses.

### 2022 HIGHLIGHTS

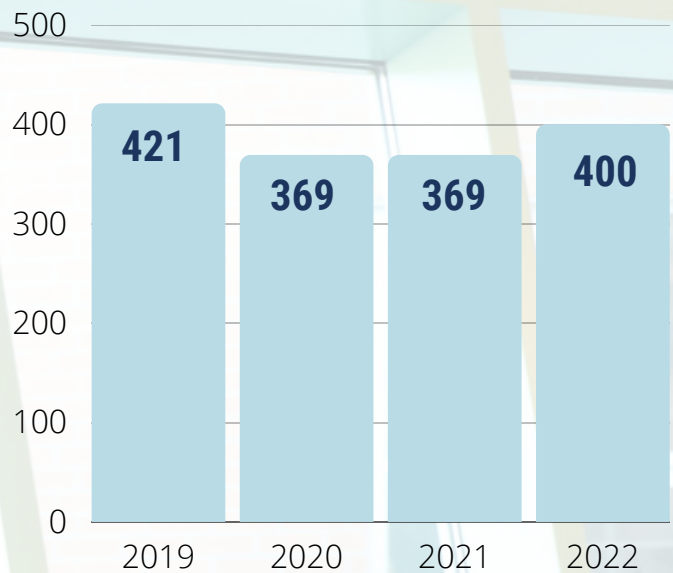
- Montgomery County Sheriff's Office Contracts with the Centerville-Washington Park District for extra patrols and to ensure the safety of the citizens.
- Two school resource officers are assigned to nine schools throughout Washington Township including six public schools and three private schools, for a total of 4,846 students
- K9 Max, who is paired with Deputy Mike Arnett, had 134 deployments for service in 2022 resulting in 4 arrests and the seizure of 1 handgun, 1 stolen diamond ring, and \$19,500.





## Community Engagement

In addition to numerous events and community outreach activities, MCSO continued to offer free home and business security audits to residents who are looking to improve the security of their home or business. Deputies also collected unwanted prescription medication at the Township's three Super Saturday events, co-hosted the annual Cruise-In to the Ice Cream Social with the Fire Department at the RecPlex, and worked with the Miami Valley Crime Prevention Association to coordinate train-the-trainer programs for crime prevention presentations, including Run, Hide, Fight.



## Traffic Crashes



**34**

**Deputy  
Sheriffs**

**90%**

**Satisfaction of Services  
Provided**

**153**

**Residents Assisted  
Through CIT Program**

## School Education

Two School Resource Officers are responsible for overseeing nine schools within the Township, serving over 4,800 students. Both deputies work as a team and perform a large variety of tasks and duties together including holding classes on topics such as opioid awareness, cellphone/social media safety, alcohol awareness, bullying, and more. Additionally, they assist school staff with counseling students and safety drills. They also attend school assemblies, after school/weekend events, and advisory board meetings to provide guidance on safety protocols and building upgrades. Both deputies maintain a consistent and constant presence within the schools by interacting with students and staff.

**Mike Brem | Police Captain**





# Public Works

## 2022 HIGHLIGHTS

- Montgomery County completed the intersection improvement at Mad River and Alex Bell Rd, making the intersection safer and more efficient.
- An average of 600 vehicles attended 3 shredding events.



- More than 600 yards of debris and 2,500 miles were covered in 2022 by the Township's street sweeper.
- With years of exemplary experience and dedicated service, two employees were promoted to Public Works Managers in 2022.



## Overview

The Washington Township Public Works Department oversees the construction, improvement and maintenance of Township roads, sidewalks, traffic signs and signals, curbs, and storm sewer system. The department also leads the Township's Super Saturday events, leaf pickup, snow removal, beautification efforts and maintenance of six cemeteries. Crews maintain public flower beds and landscaping while also clearing snow from parking lots at the RecPlex, fire stations and administrative buildings.

## 2022 Summary

2022 was a year of progress in the Public Works Department. In the spring, Washington Township residents approved a Road & Bridge replacement levy, ensuring that infrastructure improvements will be funded throughout the Township for the next 5 years. The Street Improvement Program resurfaced approximately 8 miles of roads and added or replaced more than 1,100 linear feet of sidewalk. Finally, we welcomed new leadership to the department as Tim Franck took over as Public Works Director in June 2022. Previously the Community Services Director for West Chester Township, Tim brings significant experience managing all aspects of a public works department.

**864**  
Loads of Leaves  
Collected

**50,000**  
Pounds of  
Documents  
Shredded

**22,500**  
Feet of Curb  
Replaced

**960**  
Feet of New  
Sidewalk Added





The Township partnered with the County to complete crack sealing on 5.3 miles of roadway. This maintenance helps prolong the life of the asphalt and keeps the street replacement schedule manageable. Coupled with the 8 miles of roadway that was resurfaced through the Street Improvement Program, approximately 10% of the Township's roads received maintenance or replacement in 2022. During each construction season, the Public Works Department schedules neighborhoods for street improvements based on visual inspections. The Township inspects the pavement on all streets every other year.

Maintenance of regulatory signs, both repair and replacement, were performed in 2022. 300 yards of brush were hauled to solid waste disposal sites and crews placed 230 yards of landscaping mulch throughout the Township.

Additionally, 2022 saw the introduction of a new fee structure for the Cemetery Division. This fee structure replaced the nearly decade old pricing. 46 funeral ceremonies were performed, 200 additional plots were added and 68 plots were sold.

## Township Staff Projects

Team members performed a variety of smaller repairs and replacement infrastructure in the Township throughout 2022. Doing these repairs in house allows us to be more responsive and perform repairs in a timely and efficient manner. Aggregate and concrete were used to repair or reconstruct 35 catch basins and 50 panels of deteriorating sidewalk. Approximately 140 tons of aggregate was used during the spring/summer season for a variety of projects. 4 highly trained team members comprise the Vehicle and Equipment Maintenance Staff and they apply their craft to maintaining Township vehicles and equipment across all specialties, both big and small. Finally, investments in tool upgrades and software allow the team to keep pace with vehicle and equipment maintenance for 5 Township departments.



## 2023 Plans

The Public Works department will be resurfacing 48 streets in 2023 for the Township's Street Improvement Program. This program focuses primarily on residential streets and includes curb rehabilitation, road resurfacing and sidewalk repair. Also, maintaining and improving the Township's streetscape will remain a priority for the department throughout 2023 and residents can expect to see updated street signs along Spring Valley with the Township's new branding.

**Tim Franck | Public Works Director**

# Recreation

## Overview

The Washington Township RecPlex serves the residents of Washington Township and Centerville with a mission to build a shared sense of community for all by providing diverse programs in a safe and engaging environment. The 32-acre campus includes 115,000 square feet of indoor recreation space, 21-acres of outdoor space in Countryside Park and 3,000 square feet in the historic Town Hall. Nine full time employees and nearly 100 part time employees deliver aquatics, sports, fitness, theatre, youth and adult enrichment programs to thousands of visitors each year. Additionally, multiple community events are held annually for families to enjoy.

**97,359**  
**Annual Visits**

**26**  
**Average number of Program Participants**

**100**  
**Participants in the World's Largest Swim Lesson**

## 2022 Summary

Community engagement was on the rebound in 2022 as the RecPlex saw participation and revenue approach pre-pandemic levels toward the end of the year. The RecPlex is dependent on earned revenue to match levy funding and thus experienced a drastic decline during the pandemic. Recovery was gradual, but by December 2022, the RecPlex was at 90% of pre-pandemic revenue, meaning that revenue levels are almost back to where they should be after two full years of decreased participation due to restrictions.

**30%**  
**Increase in Adult Volleyball League Participation**



## 2022 HIGHLIGHTS

- A collaboration with Centerville City Schools allowed for the expansion of summer camp offerings off-site
- 13 newly hired lifeguards allowed the pool to sustain all swim times & increase swim and dive lesson participation.
- A new wage structure was adopted that allows the RecPlex to compete for qualified employees & hire and retain the level of staff needed to implement new programs.
- The RecPlex operates on a cost recovery model that is dependent on revenue from participants to match levy funding. In 2022, pass sales at the RecPlex increased 61% over the prior year.





## Community Engagement

The 30th anniversary of Woodland Lights attracted an estimated 17,000 visitors. Community support has never been stronger for this beloved event as the 30th anniversary drew more than \$45,000 in sponsorships.

Lantern Fest attracted a sold-out crowd for the second year in a row and the RecPlex partnered again for the annual



crowd for the second year in a row and the with the Centerville Noon Optimist Club Haunted Trail.



## Reinvesting & Improving

Averaging 150 patrons each show, Town Hall Theatre had higher attendance levels than before the pandemic. Additionally, a years-long renovation was completed in 2022, with new seats, carpeting, wheelchair lift, and drapes installed. An adopt-the-seat campaign and multiple grants funded the bulk of the project, raising more than \$128,000, meaning that Washington Township only had to cover the remaining \$46,000.



Washington Centerville Public Library opened Creativity Commons in RecPlex East.

## Programming

A Senior Programming Survey was conducted at the beginning of 2022 that led to increased weekly activities, clubs, events, and services. Senior pass visits increased to 70% of participation before the pandemic closure. Finally, the Enrichment Center was renamed and dedicated as the Joyce C. Young Center in honor of former

Township Trustee and community activist, Joyce Young. Summer Camp and Rec'ing Crew programs both reached capacity this year as new programs and activities were added. Rec'ing Crew saw the implementation of homework time, a new onsite library, and special guests and activities.

## Impact

A comprehensive Park Master Plan was undertaken in 2022 and will pave the way for the future of Countryside Park. A grant from the Centerville Rotary Club funded a ramp into Santa's historic log cabin and a Community Impact Grant was awarded to the RecPlex for the revitalization of the aquatic habitats within Countryside Park.



**Mark Metzger | Recreation Director**



# Community Engagement

Multiple events were held throughout the Township in 2022, most notably the 30th anniversary of Woodland Lights.



Top: 30th Anniversary of Woodland Lights

Bottom: Cruise-In to the Ice Cream Social



The ever popular Fire Open Houses returned for the first time since 2019.

