

Minutes

April 15, 2021

Commissioners Present: Timothy Bechtol, Michael Pepple and William Bateson.

Also Present: Lynn Taylor, Cindy Land, Charity Rauschenberg, Adam Witteman, Doug Cade, Steve Wilson, Mary Ann LaRoche and Jim Maurer.

Commissioner Bechtol opened the meeting at 9:30 a.m. in the Commissioners' 1st floor conference room. The Pledge of Allegiance was recited. The minutes from the April 13, 2021 meeting were read and approved. William Bateson made the motion to approve, Michael Pepple seconded. Motion passed 3-0.

The Assistant Clerk presented the following resolution for consideration:

Resolution #212-21 – Transfer of funds within the appropriation – Job & Family Services. William Bateson made the motion to approve, Michael Pepple seconded. Motion passed 3-0.

Resolution #213-21 – Additional appropriation within the Auditor's certification – Commissioners to appropriate to ADAMHS. William Bateson made the motion to approve, Michael Pepple seconded. Motion passed 3-0.

Resolution #214-21 – Advance of funds from the General Fund to Water Pollution Control. William Bateson made the motion to approve, Michael Pepple seconded. Motion passed 3-0.

Resolution #215-21 – A resolution to authorize the execution of a letter of intent for the potential purchase of Lot 4 of the Findlay Village Mall Subdivision for use for county purposes. Timothy Bechtol inquired if the letter of intent was included and the Assistant Clerk responded that nothing was attached. William Bateson stated that the attorney has the draft copy. William Bateson made the motion to approve, Michael Pepple seconded. Motion passed 3-0.

Resolution #216-21 – Transfer of funds within the appropriation – Buildings & Grounds – Maintenance. William Bateson made the motion to approve, Michael Pepple seconded. Motion passed 3-0.

William Bateson made the motion to approve the Warrant Journal. Michael Pepple seconded. Motion passed 3-0. The Commissioners signed a letter expressing support for the Blanchard River Watershed Partnership's (BRWP) proposed project Converting Cropland to Restored Floodplain in the Howard Run- Blanchard River Watershed. Timothy Bechtol stated that this area is North of TR 89 and near the Liberty Township House. In addition, the \$8,959.50 invoice from Squire Patton and Boggs was approved for March services.

Cindy Land presented the following resolution for consideration:

Resolution #217-21 – Resolution authorizing the 2021 annual payment to the Financial Assurance Trust Fund for the Hancock County Sanitary Landfill. William Bateson made the motion to approve, Michael Pepple seconded. Motion passed 3-0.

The Assistant Clerk presented the following resolution for consideration:

Resolution #218-21 – Board’s agreement to cooperate with the Ohio Department of Transportation as the Local Public Agency (LPA) for the HAN/SR 15 25.30/27.17, SR 15/TR196/TR198 ODOT Cul-De-Sac project in Hancock County, Ohio. PID 113688. Doug stated this will allow ODOT to work in the County right of way. Construction is expected to begin in September and completed by the end of the year. No funds from the County will be used for this project, rather funds will be used from the Safety Funds from the Governor’s budget. William Bateson made the motion to approve, Michael Pepple seconded. Motion passed 3-0.

Doug Cade had nothing to report.

Timothy Bechtol stated that next Tuesday’s meeting will not be at the normal time of 9:30 due to the Insurance Meeting in Auglaize County. The meeting will be held in the afternoon.

Steve Wilson expressed his thanks for approving the payment to the Landfill Trust Fund. Steve also requested an executive session in Phil Johnson’s absence for potential real estate acquisition. Furthermore, Steve stated that the traffic poles for the MLK project are delayed. This delay will push back the Main Cross closure. Tim stated that he has received several emails about the project and he will go over them with Steve Wilson. Steve acknowledged.

Auditor Charity Rauschenberg inquired if the draft copy of the letter of intent has been sent to the Prosecutor’s Office. Bill Bateson stated that because of the executive sessions that they had with our attorney, Steve Freidman, they have formed that letter. Auditor Rauschenberg stated that she has some concerns. Auditor Rauschenberg introduced herself as the Fiscal Officer of Hancock County. She stated that she has questions regarding if there are any financial binding clauses in that letter of intent, because it’s not executable without something going through the Auditor’s Office. She just wanted to make sure as she usually receives direction from the Prosecutor’s Office regarding acquisitions or from any elected officials in regards to something financially binding. She needs to know documents are being properly executed through our process. There appears to be some confusion on some of the issues in where the statutory duties are of some of the other elected officials. Charity stated that we are in the process of fully disclosing information to the State Auditors. This is a subsequent event that needs to be included. Therefore, more details will be needed. Auditor Rauschenberg would like a copy of the letter of intent so she can have some people help her understand where we are at. There are some things that our Bond Counsel needs to be involved in. She does realize that this is the first step and a lot of things are to go forward. We want to make sure we do things properly. Timothy Bechtol stated that before they sign anything, they will get a copy to the Prosecutor’s Office and to the Auditor’s Office. Tim stated that they have spoken to Mr. Freidman, and that we would be transitioning this to the Prosecutor’s Office. Charity also stated that funds are not set aside. This would be the General Fund possibly acquiring the property, separate from the issuance of debt. The fund that is established now is for the use of funds for the Juvenile/Probate Court housing. Tim acknowledged.

Meetings/Reports

William Bateson stated that he attended via zoom the CVB meeting. Bill also attended the Public Defender meeting.

Michael Pepple stated that he attended the Hancock County Volunteer Firefighters Meeting.

Timothy Bechtol stated the he spoke to WFIN about the mall project. Also, Tim was on the morning radio show of WKXA and WFIN. Tim apologized to the Auditor for not getting all the information to her that they were providing to everyone else. They are trying now to get all the information out to others as this is a fluid situation.

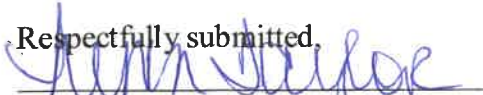
At 9:51 a.m., Timothy Bechtol made the motion to enter into executive session to discuss pending litigation. Michael Pepple seconded. A roll call vote resulted as follows: Timothy Bechtol, yes; Michael Pepple, yes; William Bateson, yes. At 9:52 a.m., Timothy Bechtol made the motion to enter into executive session to discuss potential real estate acquisition and personnel regarding compensation. Michael Pepple seconded. A roll call vote resulted as follows: Timothy Bechtol, yes; Michael Pepple, yes; William Bateson, yes. At 11:16 a.m., Timothy Bechtol made the motion to come out of executive session with no action taken, Michael Pepple seconded. Motion passed 3-0.

The 10:45 a.m. meeting was cancelled.

At 11:30 a.m. the Commissioners met with James Sammet. Lynn Taylor and Jay Myers were also in attendance. James stated that he asked Jay to attend after speaking with Clouse Construction this morning. James stated that Clouse has not yet received the contract, however it was just approved at Tuesday's meeting. Once the contract is reviewed for the additional removal of the ceiling, they will schedule it. James stated that 4 sections have already been removed, and the last section will expose more of what we want to see and might help the insurance adjuster. Jay stated that as soon as he gets a date of when that will be removed, he will let Paul know. Paul wanted to make sure a structural engineer was coming out. Tim Bechtol inquired if they were having their own structural engineer inspect and Jay stated that they would probably use the one that was already out there and reviewed the roof. Tim received a report earlier this week and will forward it to Mike and Bill. Tim stated that the goal was to do the initial fix with Clouse to secure the roof. The rest of the construction will be bid as a unit cost and can be an emergency bid if over \$100,000. Paul can get some adjusters in when need be. Bill Bateson inquired from James as to when the Sheriff took responsibility of his cleaning. James stated that he thinks the situation was inherited from Sheriff Boutwell. Bill stated that he has spoken to the Sheriff prior and will get with him again. Bill inquired if they can say no that they don't want to take this person on and Tim did not know. Bill stated that besides Mike, they didn't hire anyone else in the building. James stated that cleaning at the Courthouse is done in the general areas and that dusting and trash gathering is done by each individual office. Tim did not know if they are obligated to provide a cleaning person for the Sheriff's office. Bill stated that he will call Cindy Land. James requested some direction regarding the maintenance at the mall location. Bill thought that was a good idea. Mike Pepple stated that a letter of intent hasn't been signed yet and that once that is done, James could meet with the current maintenance staff at the mall to go over details of how they are currently cleaning the mall. Tim concurred. Bill inquired from James if he knows of any inspectors and James said he recommends a commercial inspector be contacted due to the massive air handling system. James also stated that he thinks that each individual store has their own restrooms and plumbing. The maintenance staff has also

been working at the Fairgrounds setting up for the potential court hearings and jury location in the next several weeks. James is also waiting on a quote for repair from Davis & Newcomer regarding the elevator at the Courthouse.

Respectfully submitted,

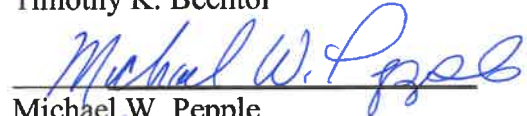


Lynn Taylor, Assistant Clerk

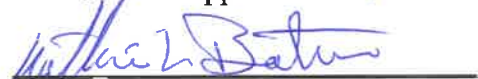
Reviewed and approved by:



Timothy K. Bechtol



Michael W. Pepple



William L. Bateson