

## Minutes

January 21, 2021

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

Also Present: Lynn Taylor, Cindy Land, Charity Rauschenberg, Adam Witteman, 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. Minutes from the January 19, 2021 meeting were read with William Bateson making the motion to approve, Michael Pepple seconded. Motion passed 3-0.

The Assistant Clerk presented the following resolutions for consideration:

Resolution #30-21 – Transfer of Hancock County Solid Waste Management District Tier Disposal Fees to the Tiered Disposal Fee Fund- Nov. William Bateson made the motion to approve, Michael Pepple seconded. Motion passed 3-0.

Resolution #31-21 – Transfer of Hancock County Solid Waste Management District Tier Disposal Fees to the Tiered Disposal Fee Fund- Dec. William Bateson made the motion to approve, Michael Pepple seconded. Motion passed 3-0.

Resolution #32-21– Additional appropriation within the Auditor's certification – Commissioner's to appropriate to Real Estate. William Bateson made the motion to approve, Michael Pepple seconded. Motion passed 3-0.

Resolution #33-21 – Additional appropriation within the Auditor's certification – Commissioners to appropriate to Common Pleas Court- General Special Projects. William Bateson made the motion to approve, Michael Pepple seconded. Motion passed 3-0.

Resolution #34-21 – Transfer of funds within the appropriation – Sanitation & Drainage. 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. A Proclamation was read and signed regarding Hancock County School Choice Week.

Cindy Land presented the following resolution for consideration:

Resolution #35-21 – Resolution to consider authorizing the purchase of a 2021 Kubota RTV utility vehicle for use at the Hancock County Landfill. Cindy stated that the total cost is \$19,071.44 and is below the threshold for the bidding process. In addition, only one Kubota is in stock currently, and the next shipment is not expected until March 2022. Cindy stated that this type of Kubota is road worthy, hence making the price higher. William Bateson made the motion to approve, Michael Pepple seconded. Motion passed 3-0.

Resolution #36-21 – Resolution to consider authorizing the purchase of a 2021 Chevrolet Silverado for use at the Hancock County Landfill. Cindy stated that the price is \$28,962.00 through a local dealership and is also below the threshold for the bidding process. William Bateson made the motion to approve, Michael Pepple seconded. Motion passed 3-0.

Resolution #37-21 – Resolution to consider authorizing an agreement with The Great Lakes Community Action Partnership for CHIP grant administration for the 2020 Chip Grant. Cindy stated that this grant period is from September 1, 2020 through December 31, 2023. William Bateson made the motion to approve, Timothy Bechtol seconded. Michael Pepple abstained due to his past presidency of the Habitat for Humanity organization. Motion passed 2-0.

Cindy Land inquired if she is needed at the 1:15 p.m., executive session and Timothy Bechtol indicated that he would like her to be there.

Auditor Charity Rauschenberg reported that the Commissioners will be receiving today the January sales tax update. It appears the sales tax numbers are down by 16.43% compared to January 2020. Charity also wanted to remind everyone that the Treasurer's Office is closed to the public. COVID is still an issue and active in Hancock County. A small staff operates the Treasurer's Office and it's important to be safe. Charity also stated that the Sheriff's Office has been helpful in questioning citizens when they arrive at the Courthouse. A drop box has been placed in the entrance, however, cash payments are not encouraged. Bill Bateson wanted to talk about any suggestions to help with the cash paying citizens. Charity suggested to contact the Treasurer and spread the recommendations using word of mouth. Furthermore, Charity stated that she is not sure if the advance from the Real Estate Fund to the Children's Services Fund is possible at this time due to not receiving enough collections. A transfer from the General Fund may be necessary. Adam will have to check on that. A communication from the Commissioners Association will be forthcoming regarding dog tags.

### **Meetings/Reports**

William Bateson reported that he attended the Visitor Bureau meeting.

Michael Pepple reported that he attended the Richard Livingston initial ditch meeting.

Timothy Bechtol reported that the office received a recognition regarding our 2020 Census participation. Tim attended the Regional Planning meeting. Tim also attended the City Council meeting and the mobile clinic was discussed. The Mayor requested legislation to be presented at the February 2, 2021 council meeting for a contribution of \$150,000. Tim stated that a discussion will have to be held soon between the Commissioners on how to proceed.

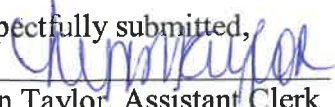
At 10:30 a.m., Timothy Bechtol made the motion to enter into executive session to discuss with the State Auditors the results of the State Audit. Michael Pepple seconded. A roll call vote resulted as follows: Timothy Bechtol, yes; Michael Pepple, yes; William Bateson, yes. At 11:21 a.m., Timothy Bechtol made the motion to come out of executive session with no action taken, Michael Pepple seconded. Motion passed 3-0.

At 11:30 a.m., Timothy Bechtol made the motion to enter into executive session to discuss personnel regarding hiring. Michael Pepple seconded. A roll call vote resulted as follows: Timothy Bechtol, yes; Michael Pepple, yes; William Bateson, yes. At 11:48 a.m., Timothy Bechtol made the motion to come out of executive session with no action taken, Michael Pepple seconded. Motion passed 3-0.

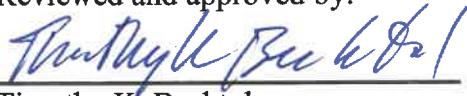
At 1:12 p.m., Timothy Bechtol made the motion to enter into executive session to discuss personnel regarding discipline Michael Pepple seconded. A roll call vote resulted as follows: Timothy Bechtol, yes; Michael Pepple, yes. At 1:58 p.m., Timothy Bechtol made the motion to come out of executive session with no action taken, Michael Pepple seconded. Motion passed 3-0.

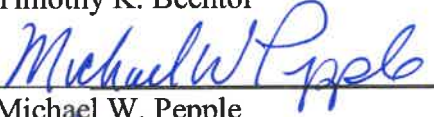
At 3:00 p.m., the Commissioners met with Bruce Miller, Chris Monnin, Kasey Corbet and Kathy Trejo from Garmann Miller. Lynn Taylor, Cindy Land, Adam Witteman, Auditor Rauschenberg, Judge Johnson, Shawn Carpenter, Sheriff Heldman, Judge Starn, Judge Routson and Jim Maurer were also in attendance. Attorney Paul Giorgianni participated via conference call. Timothy Bechtol began by welcoming everyone to the meeting and stated that the purpose of this meeting was to receive an update on the permits and any industry knowledge regarding COVID. Bruce Miller and Kasey Corbet provided a review of the floor plans for the proposed Probate/Juvenile Building. Bill Bateson inquired as to how many storage rooms will be in the new building. Kasey stated that upon review of what space is currently used for records and advisement from Judge Johnson, 2 rooms were added in the proposed building. Bill also inquired as to how often jury trials are held in Judge Johnson's court, and Judge Johnson stated that she has had only 1 trial in 6 years. Kasey stated that when they designed the plans, they have several areas that are dual in purpose to aid in maximizing the space. Mike Pepple inquired as to what the total square footage of the proposed building was and Kasey indicated that it would be 27,682. Kasey stated that a building permit has already been submitted to Wood County for approval and all steps have been done with City Zoning and the Downtown Review Board. They are waiting on final approval after one change was made regarding a mesh fence addition near the inmate drop off. Bruce stated that the estimated cost of the proposed building increased to \$9.85 million from the last update due to the increased price of steel and some changes made due to COVID. Chris Monnin stated that the effects of COVID has contributed to some changes in the HVAC, electrical and technology areas. For example, changes in the air treatment options have occurred. UV lights are used more in buildings to treat pathogens on surfaces and these lights require additional maintenance which increase costs. Several camera options are available to detect social distancing and face mask usage. Bruce stated that this building will be finished in a little less than 2 years and everyone is unsure as to what COVID limitations will be present at that time. Tim inquired if there were any additional questions and Mike and Bill stated that they did not have any. Judge Johnson wanted to know what the next step was and Tim indicated that they would talk to their legal counsel and advise what their decision is next week. Tim asked Judge Johnson if she was ok with the schedule provided by Garmann Miller and she indicated she was. Bruce stated that he will email Mike and Bill the site plan and square footage. Judge Rouston inquired about the drop off location for inmates escorted by the deputies and police along West Main Cross Street. He stated that currently, Main Street is used for inmates entering the Historic Courthouse and high visibility bothers him.

Respectfully submitted,

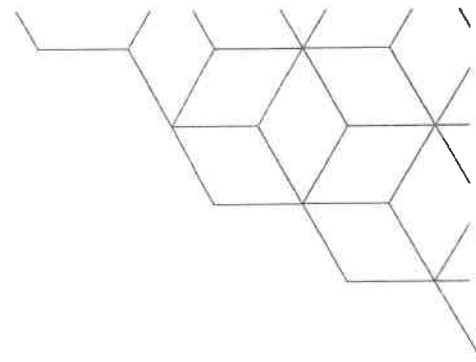
  
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Lynn Taylor, Assistant Clerk

Reviewed and approved by:

  
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Timothy K. Bechtol

  
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Michael W. Pepple

  
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William L. Bateson

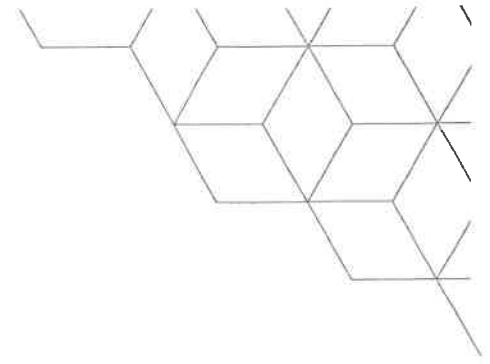


January 19, 2021

Hancock County  
New Probate and Juvenile Courthouse

Proposed Schedule

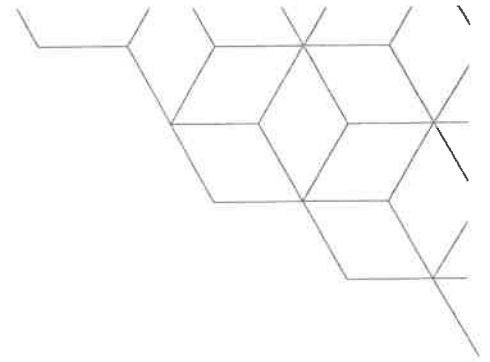
Complete Construction Documents	January 21- March 4, 2021
Bidding	March 4 - March 30, 2021
Review & Award Construction Contracts	April 15, 2021
Construction	May 3, 2021 - July 12, 2022
Furniture Bid	January 6 - January 27, 2022
Review & Award Furniture Contracts	January 28 - February 10, 2022



**Opinion of Probable Cost**  
Hancock County Courts

January 19, 2021  
GM #: 18077.00

	Actual	Budget
Reimbursables Total		<b>\$62,750</b>
Site Survey (Van Horn Hoover)		
• Budget		\$7,500
• Invoice 17203-1 2/5/2019	(\$3,518.75)	
• Invoice 17203-2 3/7/2019	(\$3,681.25)	
Soil Borings (CTL)		
• Budget		\$10,000
• CTL Invoice 096947 8/12/19	(\$9,535)	
Construction Testing		\$35,000
Printing Cost		\$4,000
Wood County Plan Approval	(\$4,927.90)	
Stormwater EPA Permits		\$250
Stormwater EPA Permits	(\$0.00)	
City Planning Commission	(\$766)	
Downtown Design Review Board	(\$25)	
Advertising (by owner)		
Builders Risk Insurance (by owner)		
Balance Remaining	<b>\$43,892.10</b>	



Preliminary Design 1/17/2019		
• Budget		(\$90,000)
• Invoiced	(\$90,000)	
New Construction		\$8,382,154.00
Aid of Construction		
• Columbia Gas		\$12,676.27
• AT&T		\$28,675.27
• AEP		\$25,000.00
• Buckeye Communications		
Owner Contingency		\$434,108.00
A/E Fee (7.5% minus \$90,000 design fee)		\$573,637.96
Loose Furnishings		\$400,000.00
<b>Total Construction Budget</b>		<b>\$9,856,252.12</b>