



**BOARD OF COUNTY COMMISSIONERS  
WARREN COUNTY, OHIO**

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***TOM GROSSMANN  
SHANNON JONES  
DAVID G. YOUNG***

**BOARD OF COUNTY COMMISSIONERS  
WARREN COUNTY, OHIO**

**MINUTES: Regular Session – June 2, 2020**

The Board met in regular session pursuant to adjournment of the May 26, 2020 meeting.

David G. Young – present

Shannon Jones – present

Tom Grossmann – present

Tina Osborne, Clerk – present

- 20-0748 A resolution was adopted to approve and sign the submission of SF-424, Assurances and Certifications as they relate to the Warren County 2019-2023 Consolidated Plan and Fiscal Year 2019 CDBG-CV (Covid-19) Annual Action Plan Amendment. Vote: Grossmann – absent, Young – yea, Jones - yea
- 20-0749 A resolution was adopted to accept resignation, due to retirement, of Randy Bevins, Electrician II within the Warren County Facilities Management Department, effective June 26, 2020. Vote: Unanimous
- 20-0750 A resolution was adopted to waive Warren County's portion of the building permit fees associated with interior construction for Liberty Heights Church located at 161 Miller Road in the City of Lebanon. Vote: Unanimous
- 20-0751 A resolution was adopted to advertise for bids for the Franklin Area Water Treatment Plant Membrane Softening Upgrades Project. Vote: Unanimous
- 20-0752 A resolution was adopted to approve and enter into a lease agreement with Ohio Means Jobs Warren County. Vote: Unanimous
- 20-0753 A resolution was adopted to approve and enter into a TANF PRC contract with the Abuse and Rape Crisis Shelter of Warren County on behalf of the Warren County Department of Human Services and Authorize County Administrator to sign documents relative thereto. Vote: Unanimous

- 20-0754 A resolution was adopted to approve agreement and addendum with Lutheran Homes Society, Inc. DBA Genecross Family & Youth Services as a child placement and related service provider for the Warren County Board of County Commissioners on behalf of Warren County Children Services. Vote: Unanimous
- 20-0755 A resolution was adopted to approve and authorize the Warren County Prosecutor's Office to submit a grant application for Victims Assistance funds. Vote: Unanimous
- 20-0756 A resolution was adopted to approve emergency repair to the Water Department's Skidsteer. Vote: Unanimous
- 20-0757 A resolution was adopted to acknowledge payment of bills. Vote: Unanimous
- 20-0758 A resolution was adopted to acknowledge approval of financial transactions. Vote: Unanimous
- 20-0759 A resolution was adopted to approve a street and appurtenances (including sidewalks bond release for M/I Homes of Cincinnati, LLC, for completion of improvements in The Estates at Hawthorne Manor Section 5A situated in Hamilton Township. Vote: Unanimous
- 20-0760 A resolution was adopted to approve Hargus Drive and Hempston Circle in The Estates at Hawthorne Manor Section 5A for public maintenance by Hamilton Township. Vote: Unanimous
- 20-0761 A resolution was adopted to approve a street and appurtenances (including sidewalks bond release for M/I Homes of Cincinnati, LLC, for completion of improvements in The Estates at Hawthorne Manor Section 5B situated in Hamilton Township. Vote: Unanimous
- 20-0762 A resolution was adopted to approve Cypress Lane and Hempston Circle in The Estates at Hawthorne Manor Section 5B for public maintenance by Hamilton Township. Vote: Unanimous
- 20-0763 A resolution was adopted to approve a street and appurtenances (including sidewalks bond release for M/I Homes of Cincinnati, LLC, for completion of improvements in The Estates at Hawthorne Manor Section 5C situated in Hamilton Township. Vote: Unanimous
- 20-0764 A resolution was adopted to approve Hempston Circle in The Estates at Hawthorne Manor Section 5C for public maintenance by Hamilton Township. Vote: Unanimous
- 20-0765 A resolution was adopted to approve appropriation adjustments from Commissioners General Fund #11011110 into Facilities Management Fund #11011600. Vote: Unanimous

- 20-0766 A resolution was adopted to approve appropriation adjustments from Commissioners General Fund #11011110 into Building and Zoning Fund #11012300. Vote: Unanimous
- 20-0767 A resolution was adopted to approve appropriation adjustment within Common Pleas Court general fund #11011220. Vote: Unanimous
- 20-0768 A resolution was adopted to approve appropriation adjustment within Board of Elections fund #11011300. Vote: Unanimous
- 20-0769 A resolution was adopted to approve appropriation adjustments within Sheriff's Office funds #11012200 and #11012210. Vote: Unanimous
- 20-0770 A resolution was adopted to approve an appropriation adjustment within the Solid Waste Management District fund #2256. Vote: Unanimous
- 20-0771 A resolution was adopted to approve appropriation adjustment within Children Services fund #2273. Vote: Unanimous
- 20-0772 A resolution was adopted to approve appropriation adjustment within Children Services fund #2273. Vote: Unanimous
- 20-0773 A resolution was adopted to approve appropriation adjustment within the Sewer Revenue fund no. 5580. Vote: Unanimous
- 20-0774 A resolution was adopted to approve requisitions and authorize County Administrator to sign documents relative thereto. Vote: Unanimous

PUBLIC HEARING  
CONSIDER AMENDMENT TO THE FY2019  
COMMUNITY DEVELOPMENT BLOCK GRANT ACTION PLAN

The Board met this 2<sup>nd</sup> day of June 2020, via virtual meeting and in person, to consider an amendment to the FY2019 Community Development Block Grant Action Plan.

Susanne Mason, Grants Administration Program Manager, reviewed the proposed allocation of the additional funds made available by HUD relative to the Covid-19 pandemic as follows:

**Abuse & Rape Crisis Shelter** **\$50,000**

**BREAKDOWN:**

|  |          |
|--|----------|
| Emergency Assistance   | \$18,000 |
| Food, transportation, emergency assistance, and additional therapy hours |          |
| Administrative Wages   | \$20,000 |
| Operating Expenses   | \$12,000 |
| Mortgage, utilities, liability insurance, maintenance                    |          |

**Interfaith Hospitality Network** **\$100,000**

**BREAKDOWN:**

- COVID-19-Related Health & Safety Expenses \$12,000  
Cleaning and laundry supplies, masks for staff, adults and children in network, thermometers, sanitizer, gloves, sanitizer/fogger for vehicles with supplies, partitions for social distancing
- Technology \$28,000  
For staff to work off-site in accordance with Governor orders: computers, printers, supplies, software, tablets, etc.
- Client-Related Services \$60,000  
Client utility bills, doctor visits, medications, gas cards, hotel stays, apartment application fees, care repair, etc.

**Warren County Community Services** **\$143,027**

**BREAKDOWN:**

- Meals On Wheels \$70,000  
Kitchen equipment, storage, technology upgrades, sanitizing equipment
- Senior Supportive Services \$60,000  
Purchase two cargo vans to distribute food, household and cleaning supplies, and other basic assistance for homebound seniors
- Early Childhood Education \$13,027  
Start up funding for phase 2 of Ohio Governor's Imagination Library, technology and equipment for childcare with daycares being closed

**Warren County United Way** **\$143,027**

**BREAKDOWN:**

- Workforce Development \$43,027  
Continue Workforce Development Program that was suspended due to covid-19 and closure/reductions in several facilities. This program aids youth not attending college to get internships at local companies and is a partnership between the United Way, the Warren County Port Authority and several area businesses in the County (GMI, ADVICS, FECON).
- Temporary Basic Needs \$100,000  
Food, financial assistance to nonprofits, needs for displaced workers

Mrs. Mason stated that the notice was provided of the proposed allocation and a five day comment period ended last week. She then stated that the only comments received were words of gratitude from the agencies to receive assistance.

Upon further discussion, the Board closed the public hearing and adopted a resolution (#20-0748) to approve and sign the submission of SF-424, Assurances and Certifications as they relate to the Warren County 2019-2023 Consolidated Plan and Fiscal Year 2019 CDBG-CV (Covid-19) Annual Action Plan Amendment with Commissioner Grossmann being absent from the public hearing and vote.

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Commissioner Grossmann entered the meeting at 9:10 a.m.

On motion, upon unanimous call of the roll, the Board accepted and approved the consent agenda.

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Chris Brausch, Sanitary Engineer, was present for a work session to discuss the Foster Lift Station and Gravity Sewer Improvements Project and the Hunter Sewer System Improvements Project.

Mr. Brausch stated the need to issue request for qualifications (RFQ) for engineering design services and presented the draft requests. He then discussed the need to determine if the Board desires to interview and rank the qualifications received or to select a committee of staff to rank and recommend award.

There was discussion relative to the size of the projects as well as the proposed cost.

Commissioner Young stated his desire for staff to rank the Hunter Sewer System Improvement Project and make a recommendation for award to the Board. He then stated his desire for staff to review the submittals for the Fosters Lift Station and Gravity Sewer Improvement Project but desires the Board to rank and/or interview for selection.

Commissioners Grossmann and Jones stated they are in agreement with Commissioner Young's desire to rank the larger of the projects with their full faith in staff to review and evaluate as well.

Upon further discussion, it was determined that Mr. Brausch will modify the RFQ to reflect the evaluation process determined by the Board and present legislation for approval at a future meeting.

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Sheriff Larry Sims was present in person along with Jason Woehrle, Granger Construction, Adam Nice, Warren County Assistant Prosecutor, and Evans Nwankwo, Megan Construction, for a follow up work session to discuss their request for an amendment to the Construction Manager at Risk agreement relative to cost of expenses relative to COVID-19.

Commissioner Young provided background information relative to the previous discussion.

Mr. Woehrle stated that he viewed the costs discussed last week and revised his request to be the actual expenses incurred. He stated his request for the Board to consider an equitable sharing of the costs. He stated that they have completed 30% of the project but have not utilized 30% of the

contingency. He requested the Board consider reducing the contingency to the 70% remainder as a concession to the added expenses.

Mr. Nice stated it is possible to accommodate the request but would require a waiver of the construction fee agreement. He then stated the Board is not required under the contract to do this. He then reviewed the items that the Board is required to approve per the agreement.

There was discussion relative to the request being in lieu of ordering overtime which the Board would be required to pay, they are requesting the Board to reduce the contingency along with an extension of time.

Mr. Nwankwo stated that the requested funds are not profit but rather actual expenses.

Mr. Woehrle stated that the total request of \$101,000 includes \$94,000 in cost plus an additional \$8000 for material storage in order to avoid a price increase due to the delay.

Commissioner Young stated that Grainger Construction and Megan Construction have been good partners. He then stated that their request is not new money, which they are asking for "grace" due to extenuating circumstances. He then stated he is in favor of the request.

Commissioner Grossmann stated he is also in favor of the request due to current circumstances. He stated that the project is being paid for through sales tax which may affect future funding. He then stated his concern relative to how the decisions of authority figures are severely affecting our economy.

There was discussion relative to amending the agreement to allow the adjustment of the contingency based upon job progress and using those funds to offset the costs to Grainger construction. It was also stated that the contract will not be exceeding the guaranteed maximum prices.

Upon further discussion, the Board requested Mr. Nice to work with the contractor on an amendment to accommodate the request.

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The Board discussed the government imposed shutdown due to COVID-19.

Commissioner Young stated that he had a telephone conversation with Governor DeWine to discuss Warren County's economic situation. He stated that the discussed was related to:

1. Warren County's loss of two sports tournaments that were scheduled at the Warren County Sports Complex
2. Our largest industry (tourism) with Governor DeWine stating his hesitation of opening Kings Island.

Commissioner Young stated his opinion that Warren County is not in a state of emergency from COVID-19 but we are due to our current economy.

Commissioner Grossmann stated he is preparing a letter to send to Columbus for the Governor to understand the economic loss that Warren County has suffered including lost revenue from the soccer tournament that was going to bring 9,000 to 12,000 players along with the use of 15,000 hotel rooms in Warren and Hamilton Counties. He stated that the task force made proposals to the State and informed them that a response was needed ASAP in order to not lose the tournament. He stated that there was no response from the Governor or the Ohio Department of Health and the result was the tournament was moved to another state with the loss of \$14 million in revenue.

Sheriff Sims stated his frustration with the current situation. He stated that he is not personally economically impacted but everyone else is suffering. He stated he been in communication with the Governor, expressing his frustration. He then stated his opinion that the numbers do not add up to account for the economic impact the continuation of the orders have caused. He then stated that the numbers are deceiving in that Warren County had a suicide death that upon autopsy, was found to be positive for COVID-19. He stated that the death was labeled as a COVID-19 death.

Commissioner Young questioned Bruce McGary, Assistant Prosecutor; if the Board has the ability to deem all of our businesses including the Warren County Sports Complex as essential similar to the way they did the jail project in the beginning of the pandemic.

Mr. McGary stated that the distinction between our jail project and businesses is that the Ohio Department of Health deemed construction as an essential service. He then stated his opinion that under the current orders, he does not see any way for the Board to intervene.

Upon motion the meeting was adjourned.

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David G. Young, President




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Tom Grossmann

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Shannon Jones

I hereby certify that the foregoing is a true and correct copy of the minutes of the meeting of the Board of County Commissioners held on June 2, 2020, in compliance with Section 121.22 O.R.C.



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Tina Osborne, Clerk  
Board of County Commissioners  
Warren County, Ohio