



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

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TOM ARISS

PAT ARNOLD SOUTH

DAVID G. YOUNG

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

MINUTES: Regular Session – March 13, 2012

The Board met in regular session pursuant to adjournment of the March 8, 2012, meeting.

David G. Young - present

Pat Arnold South - present

Tom Ariss - present

Laura Lander, Deputy Clerk - present

Minutes of the February 28, 2012 and March 6, 2012 meetings were read and approved.

- 12-0343 A resolution was adopted to Advertise for Bids for the FY2011 Franklin Township Pennyroyal Road Improvements Project. Vote: Unanimous
- 12-0344 A resolution was adopted to Waive Fees associated with the installation of temporary electric and a tent at Testerman Park for the Hamilton Township Trustees. Vote: Unanimous
- 12-0345 A resolution was adopted to approve and authorize the submission of the Fiscal Year 2012 Warren County Annual Action Plan. Vote: Unanimous
- 12-0346 A resolution was adopted to affirm “Then and Now” requests pursuant to Ohio Revised Code 5705.41(D) (1). Vote: Unanimous
- 12-0347 A resolution was adopted to approve Supplemental Appropriation into County Court Indigent Fund #269. Vote: Unanimous
- 12-0348 A resolution was adopted to approve Supplemental Appropriation into Jail Construction Project Fund #497. Vote: Unanimous

- 12-0349 A resolution was adopted to approve Appropriation Adjustments within Human Services Fund #203 and Building & Zoning Inspection Fund #101-2300. Vote: Unanimous
- 12-0350 A resolution was adopted to authorize payment of Bills. Vote: Unanimous
- 12-0351 Due to clerical error this number was inadvertently omitted.
- 12-0352 A resolution was adopted to cancel regularly scheduled Commissioners' Meeting of Thursday, March 15, 2012. Vote: Unanimous
- 12-0353 A resolution was adopted to approve Supplemental Appropriation in Courts Building Energy Conservation Grant Fund #495. Vote: Unanimous
- 12-0354 A resolution was adopted to approve and authorize the President and/or Vice President of this Board to sign Change Order #2 relative to the FY 2009 Energy Efficiency and Conservation Block Grant (EECBG) Project. Vote: Unanimous
- 12-0355 A resolution was adopted to approve and authorize the President and/or Vice President of this Board to sign Change Order #7 relative to the FY 2009 Energy Efficiency and Conservation Block Grant (EECBG) Project. Vote: Unanimous
- 12-0356 A resolution was adopted to approve and authorize the President and/or Vice President of this Board to sign Change Order #7 relative to the FY 2009 Energy Efficiency and Conservation Block Grant (EECBG) Project. Vote: Unanimous
- 12-0357 A resolution was adopted to enter into Agreement between the Warren County Board of Commissioners and the Educational Service Center establishing a Regional Council of Governments and Appoint Members to said Board. Vote: Unanimous
- 12-0358 A resolution was adopted to approve Supplemental Appropriation within Building Services Fund #497. Vote: Unanimous
- 12-0359 A resolution was adopted to Award the Bid th Breckenridge Kitchen Equipment and Design, Inc. for the Warren County Jail Food Preparation Service Line Equipment. Vote: Unanimous
- 12-0360 A resolution was adopted to approve Supplemental Appropriation within Building Services Fund #494. Vote: Unanimous
- 12-0361 A resolution was adopted to approve Appropriation Adjustment within Common Pleas Court Mental Health Grant Fund #228. Vote: Unanimous

12-0362 A resolution was adopted to approve Appropriation Adjustment within Children Services Fund #273. Vote: Unanimous

DISCUSSIONS

On motion, upon unanimous call of the roll, the Board entered into executive session at 9:02 a.m. to discuss personnel matters pursuant to Ohio Revised Code Section 121.22 (G)(1) and union negotiations pursuant to Ohio Revised Code Section 121.22 (G)(4) and exited at 9:36 a.m.

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

On motion, bids were closed at 9:15 a.m. this 13th day of March and the following bids were received, opened and read aloud for Oregonia Rd. Bridge Rehab for the Warren County Engineer's Office:

US Bridge Cambridge, Ohio	\$ 163,205.86
WE Smith Blanchester, Ohio	\$ 136,415.75
DDK Construction Cincinnati, Ohio	\$ 140,266.25
Langenheim & Thompson Cincinnati, Ohio	\$ 181,521.20
NeCamp Construction Maineville, Ohio	\$ 181,000.00

Neil Tunison, Warren County Engineer will review bids for a recommendation at a later date.

Michael Shadoan, Facilities Management Director, was present along with Brian Hogan, Garland Design Build, and presented a PowerPoint presentation relative to the conditions of

roofs on various county owned buildings; said presentation attached hereto and made a part hereof.

Paul Kindell, Director of Telecommunications, was present to discuss Warren County's switch from an analog to a digital radio system.

Mr. Kindell introduced Daryll Anderson, Ohio MARCS (Multi Agency Radio Communication System).

Mr. Anderson stated that the MARCS system is a statewide system that is 15 years old and is currently in the process of being upgraded. He stated that MARCS already has the same zone controller that Warren County is considering purchasing. He stated that the zone controller is located near the Ohio State University and is currently operating at 1% capacity. He stated that Warren County could partner with MARCS and utilize their zone controller with Warren County's existing towers being incorporated into the MARCS system. He stated that Warren County could take over ownership of the two state-owned communication towers located in the county. He then stated that this partnership would save both partners money and provide maximum interoperability.

Commissioner Young stated that Warren County supports regionalism and there are two paths the county can pursue:

1. Warren County can partner with the State of Ohio; or
2. Warren County can buy the models and set up the infrastructure and other entities could partner with us.

Mr. Anderson stated that the State could be ready almost immediately should Warren County decide to go that route.

Commissioner South questioned why other counties would not join the network if the capacity exists.

Mr. Anderson stated that some are comfortable with what they currently have and may not want to surrender control to the State.

Mr. Young stated that the number one priority of Warren County government is public safety and that he sees no problem with conceptually partnering with the State. He then stated his opinion that it doesn't make sense to duplicate what the State can offer if it will save the county money.

Upon further discussion, the Board directed Mr. Kindell to submit a letter to initiate negotiations to develop a partnership agreement with MARCS.

Mike Yetter, Zoning Supervisor, was present along with Stan Williams, RPC, for the site plan review application of David Brown in Union Township.

Mr. Yetter stated that Mr. Brown is leasing the property, located at 2300 Lebanon Road, to Mr. Chuck Denton, owner of Buckeye Helicopter Rides. He stated that the property is zoned MXU-N (mixed use neighborhood) and this type of business is an allowable use under current zoning regulations. He then stated that Mr. Denton operates his business out of Put-in-Bay, Ohio during the months of May through September and would only be operating at the Lebanon Road address during the months of October through April.

Mr. Yetter reviewed the comments from agencies and elected officials concerned and stated his recommendation to approve the site plan subject to five conditions.

Mr. Yetter read into the record a letter from Dr. Dave and Mary Haeussler, adjacent property owners, stating that they are pro business but have concerns relative to noise.

Mr. Frank Dimos, area resident, expressed his concerns about the noise that additional helicopters in the area would create and that a business of this sort would not blend into the neighborhood. Mr. Dimos requested that if the Board approves the site plan, the hours of operation be limited to lessen the impact on the neighborhood.

Mrs. Doris Craft, area resident, stated that while she understands the need for the hospital helicopters that fly in the area, she is concerned that an additional helicopter and the noise that it brings will cause property values in the neighborhood to depreciate and urged the Board to please consider the families that live in the area and the impact this business would have.

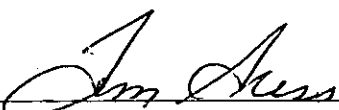
Mr. Yetter stated that the Zoning Department has received numerous phone calls from residents regarding this matter and that most of those callers expressed their concerns relative to the additional noise that the proposed business would bring to their neighborhood.

Upon further discussion, Commissioner Young stated his desire to continue this discussion to Thursday, March 22, 2012, in order for more residents to attend.

On motion, upon unanimous call of the roll, the Board entered into executive session at 11:25 a.m. to discuss matters required to be kept confidential per federal or state law pursuant to Ohio Revised Code Section 121.22 (G)(5) and exited at 11:59 p.m.

Upon motion the meeting was adjourned.

David G. Young, President

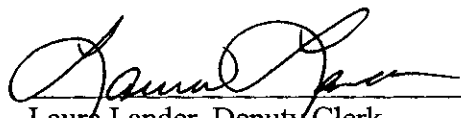


Tom Ariss



Pat Arnold South

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 March 13, 2011, in compliance with Section 121.22 O.R.C.



Laura Lander, Deputy Clerk
Board of County Commissioners
Warren County, Ohio



since 1895

Warren County Roof Update

Brian J. Hogan

Dennis X. Lee



Roof Update - New Admin. Bldg.

- Solved Long-Term Leak in the Office of Linda Lopez, Appraisal Department.
- Fixed leak in the front of the building near entrance - hole in boxed gutter.



Roof Update - Misc.

- Sherriff's Office - Replacement of Gutters where the metal rusted out.
- Old Courthouse - Address issues with Watertable surrounding building.
- Health & Human Svcs. - Walk-Through yesterday with Mike Shadoan to begin addressing debris and ponding water on roof areas.
- Corwin House - worked with Engineer's Office to perform minor maintenance on roof.



Roof Update - Common Pleas

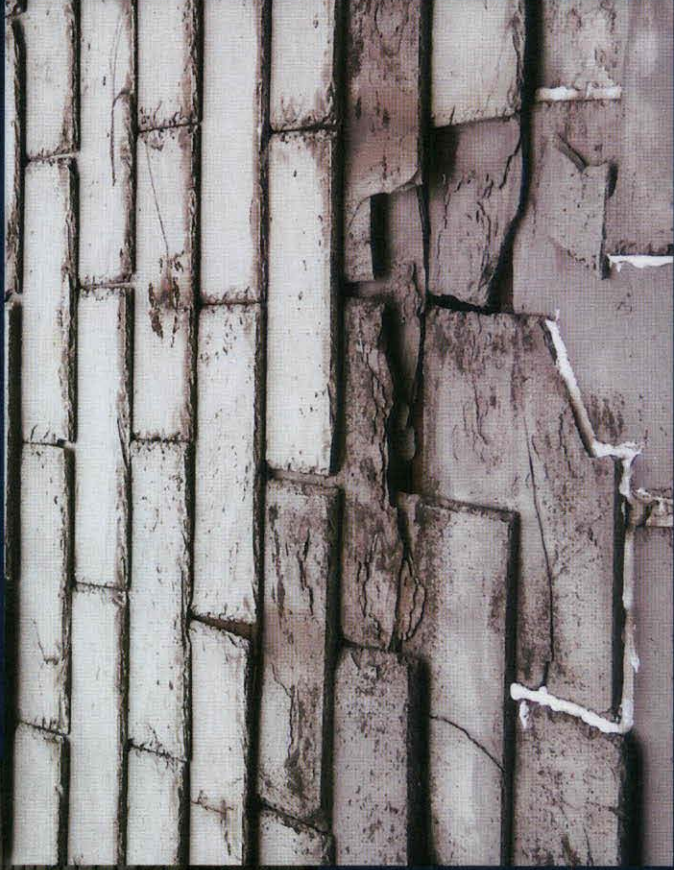
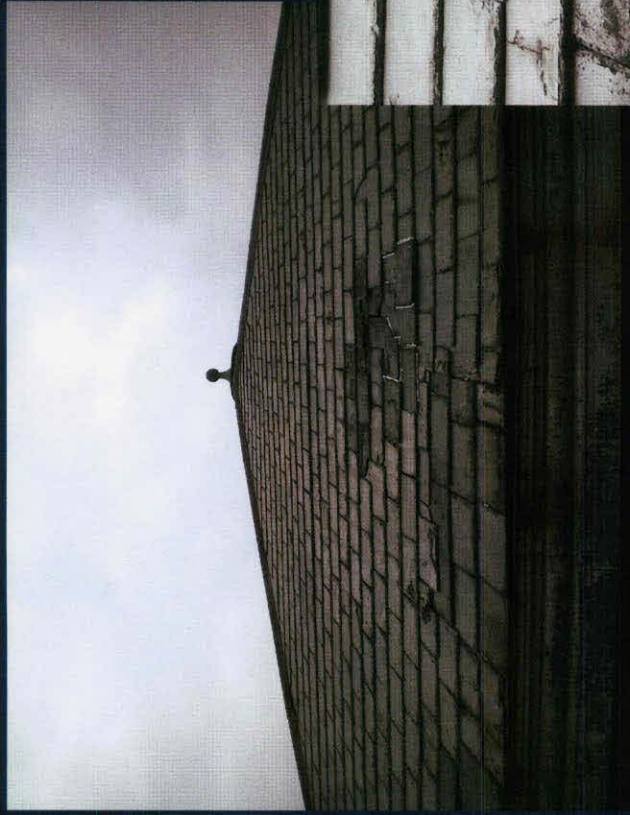
- Remediation of several long-term leaks.
- Engineering Study underway to investigate resolving the issue with interior boxed gutters on metal roofs near Main Entrance.
- Replacement of older Built-Up Roof in 2012 - Budget of \$95,000 presented on 10.3.11. This would be in conjunction with the solution for the boxed gutter issue.



Old Jail Building



Old Jail Building



Old Jail Building



Old Jail Building

- Budget Numbers for Roof Replacement:
 - \$240,000 - \$280,000. This is to replace all the steep sloped roofs on this building with new Dimensional Shingles and re-lining boxed gutters with new metal. A complete new wood deck is required to be installed on back half of building. The lower EPDM Roof is in good condition.
 - Masonry will have to be addressed as well.
 - \$10,000 - Price to re-line existing boxed gutters in front of the building - occupied office space.
 - \$35,000 - Price to re-line boxed gutters on rest of the building.



Old Jail Building



Old Jail Building

Proposed Starting Point:

- 10' x 10' Sample Panel
- Mobilization/Demobilization
- Provide all materials and labor
- Pressure Wash & Apply a Cleaning Compound
- Grind & Tuckpoint all mortar joints in 10' x 10' area
- Stone Patching if needed
- Final Cleaning of 10' x 10' area
- Apply 2 coats of Seal a Pore Water Repellent

Price to perform work \$3,500.00





Juvenile Justice Update



Juvenile Justice Building



Juvenile Justice Building



Juvenile Justice Building



Juvenile Justice Building



Juvenile Justice Building



Juvenile Justice Building



Juvenile Justice Building

- Price to replace Flat Roofs - \$175,000.
 - The existing flat roofs have failed and are completely saturated.
- Price to install new metal wall panels and insulation on all interior walls - \$120,000.
 - This will allow for better Energy Efficiency of the Building Envelope as well as solving a major problem with flashing height at the perimeter.
- These are Long-Term Structural Improvements to the Building.



Juvenile Justice Building



Juvenile Justice Building



Juvenile Justice Building



Juvenile Justice Building



Juvenile Justice Building



Juvenile Justice Building



Juvenile Justice Building

Proposed Starting Point:

- 10' x 20' Sample Panel
- Mobilization/Demobilization
- Provide all materials and labor
- Pressure Wash & Apply a Cleaning Compound
- Grind & Tuckpoint open mortar joints
- Replace 8 Broken Brick
- Caulk Brick Ledge
- Caulk one control joint
- Caulk one window
- Final Cleaning of 10' x 20' area
- Apply 2 coats of Seal a Pore Water Repellent

Price to perform work \$5,200.00



Questions / Action Items

- 1.
- 2.
- 3.
- 4.
- 5.

