



**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 – November 1, 2022

This is a summary of actions and discussions of the meeting. You may view this meeting through our YouTube Channel at <https://www.youtube.com/channel/UC1ELh0jGpXd4VV2DTgsuqPA> or by contacting our office.

The Board met in regular session pursuant to adjournment of the October 25, 2022, meeting.

Tom Grossmann – present

David G. Young – present

Shannon Jones – present

Tina Osborne, Clerk – present

Minutes of the October 25, 2022 meeting were read and approved.

- 22-1644 A resolution was adopted to approve the promotion of Zach Thompson from deputy Dog Warden II to Dog Warden III within Dog and Kennel.
Vote: Unanimous
- 22-1645 A resolution was adopted to approve reclassifications and wage increases for multiple employees within the Warren County OhioMeansJobs.
Vote: Unanimous
- 22-1646 A resolution was adopted to approve reclassification of Matthew Atkins within the Facilities Management Department. Vote: Unanimous
- 22-1647 A resolution was adopted to hire Nick Vearil as Water Treatment Plant Technician, within the Warren County Water and Sewer Department.
Vote: Unanimous
- 22-1648 A resolution was adopted to approve appointment of Matt Fetty, Director of OhioMeansJobs Warren County to the Warren County Metropolitan Housing Authority to fill the unexpired term of Lauren Cavanaugh due to resignation.
Vote: Unanimous

- 22-1649 A resolution was adopted to approve appointment of Arlene Byrd, Interim Director of Warren County Job and Family Services, Human Services Division, to the Family Services Planning Committee. Vote: Unanimous
- 22-1650 A resolution was adopted to acknowledge and accept the renewal verification with United Healthcare effective January 1, 2023. Vote: Unanimous
- 22-1651 A resolution was adopted to authorize the President and/ or Vice President of the Board to sign two satisfactions of mortgage for Karen M. Ball. Vote: Unanimous
- 22-1652 A resolution was adopted to transfer temporary evidence lockers no longer being utilized by the Warren County Sheriff's Office to the City of South Lebanon and Deerfield Township. Vote: Unanimous
- 22-1653 A resolution was adopted to approve the destruction of various Warren County Sheriff's Office equipment. Vote: Unanimous
- 22-1654 A resolution was adopted to authorize Probate- Juvenile Court to initiate contract negotiations for medical services for the Warren County Juvenile Detention Center and Mary Haven Youth Center. Vote: Unanimous
- 22-1655 A resolution was adopted to amend the contract with Lifespan, Inc. on behalf of the Warren County Department of Human Services. Vote: Unanimous
- 22-1656 A resolution was adopted to approve and enter into an agreement with Agape for Youth, Inc. for reunification services, enhanced visitation services, and preservation services for families of Warren County Children Services. Vote: Unanimous
- 22-1657 A resolution was adopted to approve and authorize the President of the Board to enter into a host agency training agreement on behalf of OhioMeansJobs Warren County. Vote: Unanimous
- 22-1658 A resolution was adopted to enter into a youth worksite agreement on behalf of OhioMeansJobs Warren County. Vote: Unanimous
- 22-1659 A resolution was adopted to declare various items within Board of Developmental Disabilities, Facilities Management, Sheriff's Office, Telecommunications, Prosecutor's Office, and Health Departments as surplus and authorize the disposal of said items through internet auction. Vote: Unanimous
- 22-1660 A resolution was adopted to acknowledge payment of bills. Vote: Unanimous
- 22-1661 A resolution was adopted to acknowledge approval of financial transactions. Vote: Unanimous
- 22-1662 A resolution was adopted to approve supplemental appropriation within Local Fiscal Recovery Fund #2211. Vote: Unanimous

- 22-1663 A resolution was adopted to approve supplemental appropriation into Road Infrastructure Fund #4451. Vote: Unanimous
- 22-1664 A resolution was adopted to approve supplemental appropriation into Health Insurance Fund #6632. Vote: Unanimous
- 22-1665 A resolution was adopted to approve appropriation adjustment from Commissioners' General Fund #11011110 into Facilities Management Fund #11011600. Vote: Unanimous
- 22-1666 A resolution was adopted to approve appropriation adjustment from Commissioners' General Fund #11011110 into Common Pleas Court Services Fund #11011223. Vote: Unanimous
- 22-1667 A resolution was adopted to approve appropriation adjustment within Domestic Relations Court Fund #10111230. Vote: Unanimous
- 22-1668 A resolution was adopted to approve appropriation adjustment within Juvenile Court Fund #10111240. Vote: Unanimous
- 22-1669 A resolution was adopted to approve appropriation adjustment within the Mary Haven Fund #2270. Vote: Unanimous
- 22-1670 A resolution was adopted to approve appropriation adjustment within Board of Elections Fund #11011300. Vote: Unanimous
- 22-1671 A resolution was adopted to approve appropriation adjustment within Coroner's Fund #11012100. Vote: Unanimous
- 22-1672 A resolution was adopted to approve appropriation adjustment within Coroner's Fund #11012100. Vote: Unanimous
- 22-1673 A resolution was adopted to approve appropriation adjustment within Sheriff's Office Fund #11012200. Vote: Unanimous
- 22-1674 A resolution was adopted to approve appropriation adjustment within Telecommunications Department Fund #11012810. Vote: Unanimous
- 22-1675 A resolution was adopted to approve appropriation adjustment within Emergency Services / Communications Fund #11012850. Vote: Unanimous
- 22-1676 A resolution was adopted to approve appropriation adjustment within Human Services Fund #2203. Vote: Unanimous
- 22-1677 A resolution was adopted to approve appropriation adjustment within Workforce Investment Board Fund #2238. Vote: Unanimous

- 22-1678 A resolution was adopted to approve appropriation adjustment within Children Services Fund #2273. Vote: Unanimous
- 22-1679 A resolution was adopted to approve appropriation adjustment within the Water Revenue Fund #5510. Vote: Unanimous
- 22-1680 A resolution was adopted to approve requisitions and authorize County Administrator to sign documents relative thereto. Vote: Unanimous
- 22-1681 A resolution was adopted to approve appointment of Gary Hubbs, Chief Building Official to the Warren County Rehab Board to fill the unexpired term of Lauren Cavanaugh due to resignation. Vote: Unanimous
- 22-1682 A resolution was adopted to enter into a subrecipient agreement with Warren County Park District relative to the Landen Deerfield Park Pond Project and the American Rescue Plan Act – Coronavirus State and Local Fiscal Recovery Funds. Vote: Unanimous
- 22-1683 A resolution was adopted to enter into a subrecipient agreement with Warren County Park District relative to the Armco Park Turf Field Project and the American Rescue Plan Act – Coronavirus State and Local Fiscal Recovery Funds. Vote: Unanimous
- 22-1684 A resolution was adopted to authorize County Engineer to execute Ohio Department of Transportation State Funds Exchange Agreement with the Ohio Department of Transportation (ODOT) for the McClure Road Bridge #71-0.39 Rehabilitation Project (PID #115793) over Turtle Creek. Vote: Unanimous
- 22-1685 A resolution was adopted to authorize changes to the Warren County Healthcare Plan effective January 1, 2022. Vote: Unanimous
- 22-1686 A resolution was adopted to terminate the contract between Jones-Warner Consultants, Inc. and Warren County relative to the FY2021 Pleasant Plain Playground Community Development Block Grant (CDBG) Project. Vote: Unanimous
- 22-1687 A resolution was adopted to enter into an access/development agreement with BSMH Fairfield, LLC. memorializing the Warren County access permit conditions for the Mercy Health Hospital Mason Development, located on Kings Island Drive in Deerfield Township, and authorize the County Administrator to execute said agreement. Vote: Unanimous

DISCUSSIONS

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

Susanne Mason, Warren County Grants Administration Program Manager, was present to discuss nonperformance relative to the engineering agreement relative to the FY2021 Pleasant Plain Playground Community Development Block Grant (CDBG) Project.

Mrs. Mason explained that the Board entered into contract with the engineer for the project, but no work has been performed to date. She then stated that due to the limited amount of funding available for the project, they are recommending contracting directly with the contractor, forgoing any need for engineering.

Upon further discussion, the Board resolved (Resolution #22-1686) to terminate the contract between Jones-Warner Consultants, Inc. and Warren County relative to the FY2021 Pleasant Plain Playground Community Development Block Grant (CDBG) Project.

Katie Horvath, Assistant Prosecutor, stated she will provide a 5-day written notice to terminate per contract requirements, on behalf of the Board.

Neil Tunison, County Engineer, was present for a work session to discuss the Mercy Health Development Agreement for their facility being constructed on Kings Mills Road in the City of Mason.

Dave Mick, Assistant County Engineer, stated that the Board approved an access variance which required a development agreement to comply with the conditions of approval. He presented the attached PowerPoint Presentation and reviewed the major points of the agreement with a total cost of \$7.5 million in construction improvements.

Commissioner Jones questioned if all of the concerns have been addressed in this agreement.

Mr. Mick stated that the agreement included provisions to construct a temporary path to address the concerns of the residents along Wilson Avenue. He then stated that their office is comfortable to proceed with the agreement.

Upon further discussion, the Board resolved (Resolution #22-1687) to enter into an access/development agreement with BSMH Fairfield, LLC. memorializing the Warren County access permit conditions for the Mercy Health Hospital Mason Development, located on Kings

Island Drive in Deerfield Township, and authorize the County Administrator to execute said agreement.

On motion, upon unanimous call of the roll, the Board entered executive session at 9:17 a.m. to discuss acquisition of property pursuant to Ohio Revised Code Section 121.22 (G)(2) and exited at 10:03 a.m.

Commissioner Young exited the meeting at 10:00 a.m.

The Board conducted a work session in the Commissioners' Conference Room to discuss the 2023 Budget.

Upon motion the meeting was adjourned.

Tom Grossmann, President




Shannon Jones



David G. Young

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 November 1, 2022, in compliance with Section 121.22 O.R.C.



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

Bon Secours Mercy Health Development/Access Agreement

Summary

Major Points

1. Improvements noted in the agreement have been identified as needed public improvements for the past 15 years
2. Bon Secours Mercy Health is providing the needed funding necessary to complete the project so that the improvements may coincide with the opening of the hospital
3. Warren County will acquire highway easements and temporary easements needed to construct the improvements
4. The Warren County Engineer's Office and the Warren County Transportation Improvement District will manage the construction projects as identified

Major Points, continued

5. The estimated cost of construction and right-of-way funded by BSMH is \$7,500,000. The agreement includes a schedule of fund transfers in Section 5 of the agreement
6. All improvements are either to be contracted/funded for construction or bonded at 130% of the estimated cost of improvements no later than 30 days prior to the opening of the Mercy Health Mason Development as found in Section 3

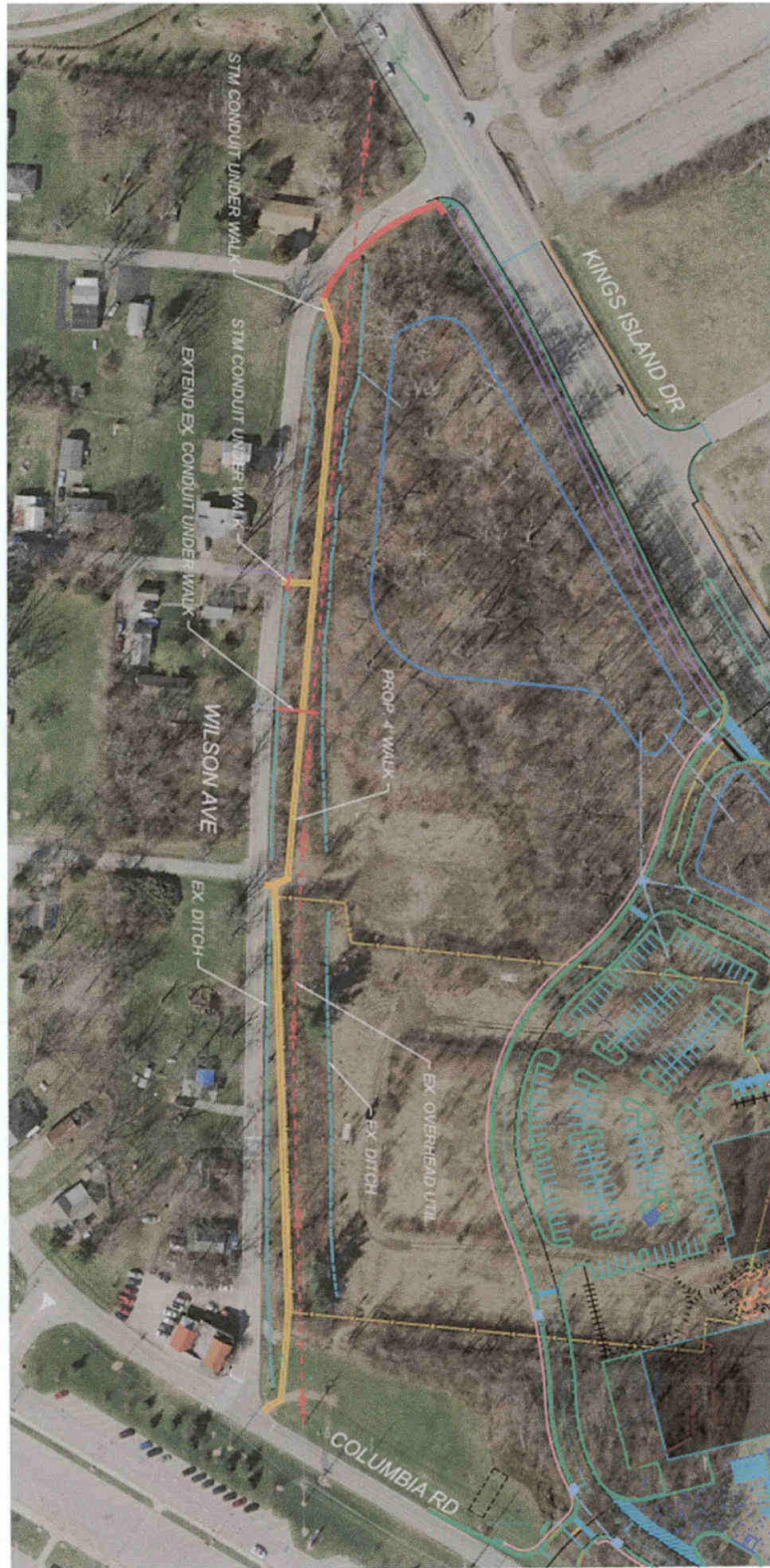
PROJECT CARE AREA ROADWAYS



DATE	10/15/2023
BY	AMM
NO.	0
PROJECT	NAI 0212422
DESCRIPTION	LANE
STATUS	LANE



EXHIBIT 2



LEGEND
 ◻ GRAVEL OR TURF WALK
 ◻ ASPHALT WALK

DATE	2/14/2018
TIME	12:52:29 PM
USER	jpw@pwr.com
PROJECT	2018-02
FILE	Wilson Ave Walk Exhibit.dwg
SCALE	AS SHOWN
BY	JPW
CHECKED	
DATE	
TIME	
USER	

WILSON AVE WALK EXHIBIT

KINGS MILLS ROAD (CR 31) / KINGS ISLAND DRIVE (CR 110) IMPROVEMENTS 2023

MODEL: 1/18/24 Draw: 04/10/2024 SHEET NO.: DATE: 3/14/2024 TIME: 4:18:36 PM USER: jason@j
© 2024 HNTB INC. - Project: Kings Mills Road Improvement/Phase 2 Planning Exhibit A-2



DATE	3/14/2024
BY	JASON
CHECKED	
APPROVED	
DESIGNED	
DRAWN	
SCALE	
	

INTERIM CONDITIONS