



**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 – July 31, 2018**

The Board met in regular session pursuant to adjournment of the July 24, 2018, meeting.

Tom Grossmann – absent

Shannon Jones – present

David G. Young – present

Tina Osborne, Clerk – present

Minutes of the July 24, 2018 meeting were read and approved.

- 18-1183      A resolution was adopted to accept resignation of Makenzie Cotton, Emergency Communications Operator, within the Warren County Emergency Services Department, effective August 1, 2018. Vote: Unanimous
- 18-1184      A resolution was adopted to approve reclassification of Lucy Gambrel from the position of Cashier Receptionist to Administrative Assistant within the Building and Zoning Department. Vote: Unanimous
- 18-1185      A resolution was adopted to approve pay increase for various employees within the Building and Zoning Department. Vote: Unanimous
- 18-1186      A resolution was adopted to designate extended illness leave to Ed Walker, HVAC Tech, within the Warren County Department of Facilities Management. Vote: Unanimous
- 18-1187      A resolution was adopted to approve a pay increase for Kelly Fiebig within the Warren County Department of Emergency Services. Vote: Unanimous
- 18-1188      A resolution was adopted to authorize the posting of the “Eligibility Referral Specialist II” position, within the Department of Job and Family Services, Human Services Division, in accordance with Warren County Personnel Policy manual, Section 2.02 (A). Vote: Unanimous

- 18-1189 A resolution was adopted to approve promotion of Hollie Gordley from the position of Eligibility Referral Specialist II to the position of Eligibility Referral Supervisor I. Vote: Unanimous
- 18-1190 A resolution was adopted to approve reclassification of Brittany Yost from Protective Services Caseworker I to Foster Care Adoption Caseworker I within the Warren County Department of Job and Family Services, Children Services Division. Vote: Unanimous
- 18-1191 A resolution was adopted to amend Resolution #17-1079 adopted July 11, 2017 relative to adoption of the Tax Budget for Year 2018. Vote: Unanimous
- 18-1192 A resolution was adopted to amend Resolution #18-1106 adopted July 10, 2018 relative to adoption of the Tax Budget for Year 2019. Vote: Unanimous
- 18-1193 A resolution was adopted to approve and enter into Adoption Assistance Agreements with [REDACTED] on behalf of Ohio Department of Job and Family Services Children Services Division. Vote: Unanimous
- 18-1194 A resolution was adopted to approve and enter into a cooperative agreement by and between the Warren County Board of Commissioners and Warren County Community Services. Vote: Unanimous
- 18-1195 A resolution was adopted to enter into contract with Danis Industrial Construction Company for the Simpson Creek, Bear Run, Kings Union Lift Station Improvements Project. Vote: Unanimous
- 18-1196 A resolution was adopted to enter into an exclusive and permanent highway easement with Somerset at Deerfield Apartments, LLC., for the Wilkens Blvd Traffic Signal Upgrade Project. Vote: Unanimous
- 18-1197 A resolution was adopted to enter into an exclusive and permanent highway easement with Wal-Mart Real Estate Business Trust, for the Wilkens Blvd Traffic Signal Upgrade Project. Vote: Unanimous
- 18-1198 A resolution was adopted to enter into an exclusive and permanent highway easement with CDLC107 Mason Oh LLC., for the Wilkens Blvd Traffic Signal Upgrade Project. Vote: Unanimous
- 18-1199 A resolution was adopted to determine I Phone 6s Plus previously utilized by the Warren County Prosecutor at obsolete and no longer of value to Warren County and authorize transfer of ownership. Vote: Unanimous
- 18-1200 A resolution was adopted to authorize the Warren County Engineer to cooperate with the Butler County Engineer to construct improvements at the Intersection of Butler-Warren Road and Mason Road and Liberty Works Commission State Capital Improvement and/or Local Transportation Improvement Programs(s) and to execute contracts as required. Vote: Unanimous



- 18-1201 A resolution was adopted to authorize Warren County Sanitary Engineer or Deputy County Sanitary Engineer to prepare and submit a final application to participate in the Ohio Public Works Commission State Capital Improvement Program and to execute contracts, as required, for the Waynesville Sewer Collection System Improvements Project Phase 2 (Program Year 2019).  
Vote: Unanimous
- 18-1202 A resolution was adopted to authorize Vice President of the Board to sign Permit Application from the Ohio Department of Commerce, Division of Liquor Control for a fundraising event at the Warren County Fairgrounds. Vote: Unanimous
- 18-1203 A resolution was adopted to approve various refunds. Vote: Unanimous
- 18-1204 A resolution was adopted to acknowledge payment of bills. Vote: Unanimous
- 18-1205 A resolution was adopted to release subdivision public improvement performance and maintenance security agreement with Fischer Development Company, a Kentucky corporation for installation of certain improvements in Providence, Section Three, Block "A" situated in Hamilton Township. Vote: Unanimous
- 18-1206 A resolution was adopted to release subdivision public improvement performance and maintenance security agreement with Fischer Development Company, a Kentucky corporation for installation of certain improvements in Providence, Section Three, Block "B" situated in Hamilton Township. Vote: Unanimous
- 18-1207 A resolution was adopted to enter into erosion control bond agreement for Grand Communities, LLC F/K/A Grand Communities, Ltd. for completion of improvements in Providence, Section 8 situated in Hamilton Township.  
Vote: Unanimous
- 18-1208 A resolution was adopted to approve various record plats. Vote: Unanimous
- 18-1209 A resolution was adopted to approve supplemental appropriation into Juvenile Court Clerk Computer Fund #278. Vote: Unanimous
- 18-1210 A resolution was adopted to approve appropriation adjustments within Commissioners Fund #101-1110 and OMB Fund #101-1115. Vote: Unanimous
- 18-1211 A resolution was adopted to approve appropriation adjustment from Sheriff's Office Fund #101-2200 into #101-2211. Vote: Unanimous
- 18-1212 A resolution was adopted to approve appropriation adjustments from Juvenile Detention Fund #101-2600 into Juvenile Court Fund #101-1240.  
Vote: Unanimous
- 18-1213 A resolution was adopted to approve appropriation adjustment within Board of Elections Fund #217. Vote: Unanimous

- 18-1214 A resolution was adopted to approve appropriation adjustment within the Water Revenue Fund No. 510. Vote: Unanimous
- 18-1215 A resolution was adopted to approve appropriation adjustment within the Sewer Revenue Fund No. 580. Vote: Unanimous
- 18-1216 A resolution was adopted to approve appropriation adjustment within Mary Haven Fund #270. Vote: Unanimous
- 18-1217 A resolution was adopted to approve appropriation adjustment within Building and Zoning. Vote: Unanimous
- 18-1218 A resolution was adopted to authorize payment of bills. Vote: Unanimous
- 18-1219 A resolution was adopted to remove probationary employee Dennis McGeorge, within Facilities Management. Vote: Unanimous
- 18-1220 A resolution was adopted to determine the necessity for a certain road and bridge improvement project for public use without charge where special assessments are not to be levied or collected, to be known as the Townsley Drive Bridge #1201-0.50 and Everett Avenue Bridge #2032-0.23 Replacement Projects in Deerfield Township, Warren County, Ohio. Vote: Unanimous

#### DISCUSSIONS

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

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Neil Tunison, County Engineer, was present along with Chuck Petty, Assistant Engineer, and Bruce McGary, Assistant Prosecutor, to discuss a drainage concern relative to a resident in Harlan Township.

Mr. McGary provided background information relative to the letter received from Wendy VonBlon as well as the Ohio Revised Code section that relates to ditches. He then provided a legal opinion on the validity of the submitted letter as it does not contain the necessary items to be considered a "petition".

Mr. Tunison stated that he has worked with this property owner since the early 1990's. He reviewed the location of the property and stated that the owner has inquired about the availability



of Ohio Public Works Commission grant funding. He stated that he reviewed the request and determined that the project does not rank high enough to be considered for funding.

There was then discussion relative to the possibility of Community Development Block Grant (CDBG) funding to provide improvements.

Susanne Mason, Program Manager, stated that the area income exceeds the maximum allowed for the utilization of CDBG funds and short of an income survey showing otherwise, any project that the Harlan Township Trustees chose to submit for this area would not be eligible.

There was discussion relative to the process of a ditch petition and the requirement for the benefited property owner to be assessed any cost for improvements over a fifteen year time period. It was also determined that the project cost cannot outweigh the benefit of the improvement to the property.

Mrs. Mason discussed the CDBG application eligibility as well as the concern from the property owner relative to the funding of improvements to her home. She reviewed her discussion with Mrs. VonBlon relative to the home rehabilitation loan program as well as the requirement of a property lien to ensure repayment. She stated that the property owner was not interested in any program that would require a property lien.

Upon discussion, the Board stated the determination that the letter received from the homeowner does not constitute the filing of a ditch petition, that the use Ohio Public Works Commission funding is not a viable option due to ranking and the area does not qualify for CDBG funding without an income survey.

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Neil Tunison, County Engineer, was present for a work session to discuss a bridge replacement project on Townsley and Everett Drive in Deerfield Township.

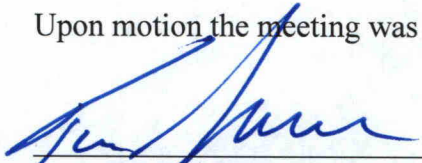
Mr. Tunison presented plans and a map providing the location of the project and discussed the need for the improvements as well as the temporary and drainage easements required.


The Board discussed how homeowners will access their property during construction.

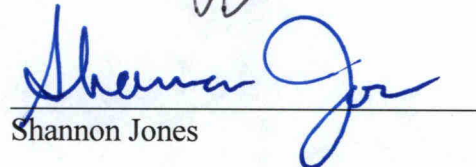
Upon further discussion, the Board resolved (Resolution #18-1220) to determine the necessity for a certain road and bridge improvement project for public use without charge where special assessments are not to be levied or collected, to be known as the Townsley Drive Bridge #1201-0.50 and Everett Avenue Bridge #2032-0.23 Replacement Projects in Deerfield Township, Warren County, Ohio.

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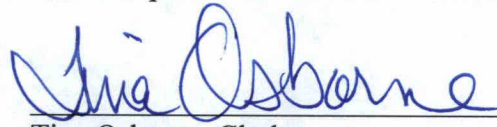
Upon motion the meeting was adjourned.

  
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Tom Grossmann, President

  
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David G. Young

  
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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 July 31, 2018, in compliance with Section 121.22 O.R.C.

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