

The Board of County Commissioners, Highland County, Ohio, met this day in Regular Session with David Daniels, Brad Roades and Terry Britton present.

Mr. Daniels called the meeting to order at 9:00 a.m. All documents referenced in the minutes are filed in the Commissioners' office and are available for review upon request.

**NOTE** Caitlin Forsha, Jacob Clary, Alex Butler, Vickie Warnock, Mark Current, Brenda Whitt, Nicole Oberrecht were present for the meeting.

**MOTION** Mr. Roades moved, seconded by Mr. Britton, to approve the minutes from the previous meeting. The vote resulted as follows: Mr. Daniels, yea; Mr. Roades, yea and Mr. Britton, yea,

**MOTION** Mr. Roades moved, seconded by Mr. Britton, to approve payment of Bill File No. 24-16. The total bill file amount paid was \$795,036.63. The total General Fund paid was \$22,569.01. The vote was as follows: Mr. Daniels, yea; Mr. Britton, yea; and Mr. Roades, yea.

#### **MEETINGS/APPOINTMENTS**

9:00 a.m. – Mark Current – Highland County Community Action, Subordination of Mortgage  
Mr. Mark Current introduced Ms. Brenda Whitt, who will be replacing him after his retirement this week. She will be the Administrator of the CHIP program. Mr. Current was there for the Subordination of Mortgage which was on a home that was in its fifth year of rehab. At this point, only fifteen percent of the mortgage is left, and the owner is wanting to refinance and for them to do this, Community Action has to subordinate the mortgage so that it can be encompassed by the banks loan. Commissioner Daniels asked if they had fulfilled the agreement thus far. Mr. Current said all obligations have been fulfilled.

**MOTION** Mr. Britton moved, seconded by Mr. Roades, to approve the subordination of mortgage on this CHIP home. The vote was as follows: Mr. Daniels, yea; Mr. Britton, yea; and Mr. Roades, Yea

#### **RESOLUTIONS**

**Res No 24-65** Mr. Roades moved, seconded by Mr. Britton, Clerk of Courts requests to create the following two-line items within the 1000 County General fund: Contracts & Services and Other Expense. The vote was as follows: Mr. Daniels, yea; Mr. Britton, yea; and Mr. Roades, yea.  
**Res No 24-66** Mr. Roades moved, seconded by Mr. Britton, Commissioners authorize a budget modification within the 1000 County General fund in the amount of \$8,000.00. The vote was as follows: Mr. Daniels, yea; Mr. Britton, yea; and Mr. Roades, yea.

#### **CONTRACTS**

**#22** Commissioners, Canon Solutions America, Inc., Auditor – Canon Copier Lease Agreement (63 months)

**MOTION** Mr. Britton moved, seconded by Mr. Roades, to approve the contract as submitted for the Auditor's office Canon Contract. The vote was as follows: Mr. Daniels, yea, Mr. Britton, yea; and Mr. Roades, yea

#### **AUTHORIZE TO EXECUTE**

**CORSA** – Application for Surety Bond  
Multi Settlement Agreement and Release – Otis Elevator Company  
Sedgwick – Unemployment Compensation Services  
Contractor's Application for Payment #8 – Doll Layman, Ltd.

Commissioner Daniels explained the Otis Agreement was so that we can buy out the current contract and then switch to Schindler as it would be a cost savings in the future. Also discussed was the Doll Layman pay app. Commissioner Daniels said this project was on track and they are continuing to do good work.

**MOTION** Mr. Britton moved, seconded by Mr. Roades, to authorize Commissioner Daniels to sign the CORSA surety bond, Otis Settlement Agreement, Sedgwick Unemployment Compensation bill increase, and Doll Layman app for payment. The vote was as follows: Mr. Daniels, yea; Mr. Britton, yea; and Mr. Roades, yea.

## APPROVALS

### Quit-Claim Deed

**MOTION** Mr. Britton moved, seconded by Mr. Roades, to approve the Quit-Claim Deed for it to be able to be signed over to the Village of Greenfield. The vote was as follows: Mr. Daniels, yea; Mr. Britton, yea; and Mr. Roades, yea.

## DISCUSSION

Alpha Construction

- Pay App #3 – Materials store off site
- PCO #005 – Continued delays due to bad soil
- PCO #006 – additional footer undercut
- PCO #008 – Water line size changes
- PCO #009 – Gas Main

Commissioner Daniels started off by saying all the above-listed change orders had been denied and Alpha is asking that the Commissioners reconsider those decisions. Commissioner Roades and Ms. Oberrecht attended a meeting with Alpha Construction, but after the meeting decided that more discussion was needed between the group.

Ms. Oberrecht discussed Pay App #3 which was the steel. Commissioners discussed and agreed that they would pay this once the material was in the lay-down yard. Ms. Oberrecht explained that they could technically ask for written permission to store the material at their location, but they have not done this either. As of now, they have just sent the pay app and expressed with pictures that 90% of the steel is on-site at their warehouse. Commissioner Daniels said that moving forward they would be a little more apt to pay if things like this took place and were done cooperatively. Ms. Oberrecht said pay app four includes things from pay app three, and we would not be paying these out of order which in turn is slowing down the subs who have material in and have already paid for these things. Commissioner Roades said that the layout yard is being used for other things, so there is no reason that they shouldn't bring the material up.

Moving on to PCO #005 & #006, Ms. Oberrecht explained five was asking for two additional weeks on the project. Commissioners agreed to wait on this one as well, as we would reassess and see if the additional two weeks were needed towards the end of the project. Commissioner Daniels explained that it is fair to say we have received information that confirms this style of progress is more of a business practice for Alpha Construction. From information received, it is clear that giving change orders, and delaying progress is more of a problem on their end.

PCO #009 was up for discussion next, as this one was for the costs of the gas line that was dug into and repaired by Pike Natural Gas as it was not marked, and no easement was there for the gas company. Per McCarty's recommendation, Ms. Oberrecht suggested this change order/quote be sent to Pike Natural Gas to absorb the cost. Commissioners agreed to send this on to Pike, but they may not cover the cost of labor either, as the quote states it was for eight hours and the commissioners are concerned that the repair did not take that long to do.

The last change order to discuss was PCO#008. This was for the difference between the water line and the main. After discussion, commissioners agreed that the lack of initial research and reading of the engineering plans on their end did not compensate or make it the Commissioners problem to pay for an upgraded water line/main when the correct size was actually listed in the plans. Ms. Oberrecht said that she would pass this information on to Alpha, and we would see what was said from there.

Letter of Resignation – C. Lovenshimer

Commissioner Daniels said Clarabelle Lovenshimer had turned in her two weeks resignation letter. **MOTION** Mr. Britton moved, seconded by Mr. Roades, to accept Ms. Lovenshimer's two-week resignation letter. The vote was as follows: Mr. Daniels, yea; Mr. Britton, yea; and Mr. Roades, yea

Ms. Oberrecht said that the OSU Extension walk through would be at 1:00 today for a punch list of the interior work that has taken place.

Commissioner Daniels told the press that they would be going to the Statehouse tomorrow with thirty-five individuals talking to representatives, the Lt. Governor, Workforce Transformation, ODA, ODD, etc. He wanted to thank Julie Bolender for putting this together.

**CORRESPONDENCE**

Department of Development – Registration Open for Small Business MatchMaker – May 8-9, 2024  
 Nick Colli – CCAO Webinar: Funding for Broadband Projects  
 Dara Gullette – Mock Trial for LE and FNE’s\_ Testifying in Sexual Violence Cases  
 Mike Glennon – JP Nauseef OBGG Letter – JobsOhio  
 Gov. DeWine Comms – Governor DeWine Announces Tumpeter Swans Removed from Threatened Species List  
 Gov. DeWine Comms – Governor DeWine Recognizes Purple Star Schools for Commitment to Serving Students in Military Families  
 Gina Collinsworth – CDBG Upcoming Statewide Training from Office of Community Infrastructure(s)  
 AEP Ohio – Severe Storms Advisory  
 Nick Colli – Broadband Accelerator Program Seeking Three More Counties  
 Common Pleas Court – Notice of Sheriff’s Sale and Proof of Publications  
 Carmelle Sasuman – Demolition and/or Clearing of Seven (7) Properties  
 Gina Collinsworth – ARC Seeking Applicants for Mo-Cost Leadership Development Program for Appalachian Community Leaders  
 Gov DeWine Comms – Governor DeWine Delivers 2024 State of the State Address, Announces New Initiatives to Help Ohio’s Children Thrive  
 Nick Ciolli – Reminder Small County Affairs Committee In-Person Meeting on April 30  
 Gina Collinsworth – Please Take Quick Survey on Transportation Safety  
 Ted McReynolds – Weed Spraying  
 Robin Garrett – Deadline Approaching: 2024 Ohio Counties Scholarship  
 Chris Willett – Highland County – Prohibitions on Wind & Solar

**REPORTS**

*Dog and Kennel – Dog Count Report 03/31/2024 to 04/06/2024*  
*Dog and Kennel – Call Log Report 04/01/2024 to 04/06/2024*

**MEETINGS ATTENDED**

Economic Development Board Meeting

**Meeting Adjourned at 9:34 a.m.**




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Clerk




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Board of County Commissioners  
Highland County, Ohio

