

Minutes

February 21, 2023

Commissioners present: William Bateson, Timothy Bechtol and Michael Pepple.

Also Present: Alec Helms, Phil Johnson, Adam Witteman, Lizzy Essinger and Lou Wilin from the Courier.

Commissioner Bateson opened the meeting at 9:30 a.m. in the Commissioner's 1st floor conference room. The Pledge of Allegiance was recited. Minutes from the February 16th, 2023 meeting was read with Michael Pepple making a motion to approve, William Bateson seconded. Motion passed 2-0.

The Commissioners requested to hold approval on the October through December 2022 Stantec Expense reimbursement for the Maumee Watershed Conservancy District until Thursday when they are able to ask Steve Wilson some questions.

The Assistant Clerk presented the following resolutions for consideration:

Resolution #113-23 – Authorizing payment of the listed and/or attached Purchase Orders. Michael Pepple made a motion to approve, Timothy Bechtol seconded. Motion passed 3-0.

Resolution #114-23 – Advance of funds from the General Fund to Brownfield Grant Fund #2195. Michael Pepple made a motion to approve, Timothy Bechtol seconded. Motion passed 3-0.

Phil Johnson presented the following resolutions:

Resolution #115-23 – Authorizing entry into a contract with CBE, LLC, for provision of materials and services to enhance electric capacity for additional electronic devices at the Hancock County Justice Center. Phil Johnson stated this is entering into a contract with Charles Beagle Electric for running an additional conduit, wire and other work at the jail. This is to increase the electrical capacity in the computer room. The total cost of this is \$6,280.00. Michael Pepple made a motion to approve, Timothy Bechtol seconded. Motion passed 3-0.

Resolution #116-23 – Authorizing the purchase of a 2023 Chevy Silverado 1500 work truck from LaRiche Chevrolet in Findlay for use at the Hancock County Landfill. Phil Johnson stated there have been a couple trucks that have gone out of service at the landfill. This will purchase a new service truck with a 3-year 36,000 mile warranty and a 5-year 60,000 mile drivetrain warranty. The total cost is \$40,370.00. Michael Pepple made a motion to approve, Timothy Bechtol seconded. Motion passed 3-0.

Resolution #117-23 – Authorizing entry into contract with All Excavating & Demolition, Ltd., for demolition of structures located at 201 Clinton Court, 201 Meeks Court and 206 Meeks Court in Findlay. Phil Johnson stated there was a bid opening last week and this was the lowest and

best bid. The cost will be \$15,350.00. Michael Pepple made a motion to approve, Timothy Bechtol seconded. Motion passed 3-0.

Resolution #118-23 – Authorizing the correction of the contract amount stated within Resolution No. 110-23, which authorized the entry into an execution of an agreement with All Excavating & Demolition, Ltd. for demolition of properties located at 20239 Township Road 162 in Mt. Blanchard and 313 South Buffalo Street in Vanlue. Phil Johnson stated this resolution and the next one are companions. Last week's resolutions were to enter into 2 contracts but the amounts on the original resolutions were switched. These two resolutions will correct the record. This will make the contract for 20239 Township Road 162, Mt. Blanchard and 313 South Buffalo Street, Vanlue \$20,600.00. The contract for 614 Clinton Court and 6146 County Road 236, Findlay and 120 North Street, McComb will be \$46,800.00 Michael Pepple made a motion to approve, Timothy Bechtol seconded. Motion passed 3-0.

Resolution #119-23 – Authorizing the correction of the contract amount stated within Resolution No. 111-23, which authorized the entry into and execution of a contract with All Excavating & Resolution #120-23 – Demolition, Ltd., for demolition of structures located on real property at 614 Clinton Court and 6146 County Road 236 in Findlay and at 120 North Street in McComb, pursuant to the Building Demolition and Site Revitalization Grant Program. Michael Pepple made a motion to approve, Timothy Bechtol seconded. Motion passed 3-0.

Resolution #120-23 – Authorizing entry into contract with King Development, Ltd. d/b/a King Environmental Group for environmental remediation and restoration services in Findlay. Phil Johnson stated this is the next step for the Ra-Nik property. There was a request for proposal issued for the cleanup of this property. This is for contracting to have that work done. The contract amount is \$198,726.35. Lizzy Essinger stated they are ready to begin the work as soon as the contract is executed. Michael Pepple made a motion to approve, Timothy Bechtol seconded. Motion passed 3-0.

Resolution #121-23 – Selection of and ranking of qualified environmental consulting firms for consulting services for the assessment of environmental conditions of a property located at 212 South Todd Street in the Village of McComb, Ohio, within the Hancock County Brownfield Grant No. OSDA – 2022-192156. Phil Johnson stated this is the next step in the string of resolutions for this property. There was an RFQ completed and two qualifications were received. This will rank the two companies and allow negotiations to begin with Civil & Environmental Consultants, Inc. to enter into a contract. Michael Pepple made a motion to approve, Timothy Bechtol seconded. Motion passed 3-0.

Phil Johnson requested executive session in regards to pending litigation and potential real estate acquisition.

Meetings/Reports

Michael Pepple attended the Habitat for Humanity finance meeting on Thursday where the budget for 2023 was discussed. He also attended the city annex meeting where there was a good discussion on the proposed annexations.

Timothy Bechtol had nothing to report.

William Bateson also attended the annexation meeting where the Mayor did a good job conducting the meeting. This morning he also attended a Wraparound meeting on the new system to help children in care.

At 9:51 a.m., William Bateson made a motion to enter into executive session in regards to pending litigation and potential real estate acquisition. Timothy Bechtol seconded. A roll call vote resulted as follows: William Bateson, yes; Timothy Bechtol, yes; Michael Pepple, yes;

At 10:21 a.m., William Bateson made a motion to come out of executive session, in regards to pending litigation and potential real estate acquisition with no action taken. Timothy Bechtol seconded. Motion passed 3-0.

At 11:00 a.m., the Commissioners met with Mike Thompson for a maintenance update. Also present was Alec Helms and Phil Johnson. Mike Thompson stated he has spoken to someone to help create specs for the fire suppression system at the County Home. The Commissioners agree to have Phil will take a look at the specs and have a request for bids put together. There was a discussion on the estimate sent over for new windows at the jail. The Commissioners agreed to move forward with having the work completed. Mike Thompson stated he received a preliminary estimate of \$30,500.00 for the fire suppression system at the JFS building. Wood county would need to come in to do an inspection and they could require additional work to be done to bring the system up to code. This would increase the price and there would also be monthly costs for monitoring. Dynamic has finished their preliminary report. Mike Thompson has reviewed it and sent over the questions. The final report should be sent to Commissioner Bechtol later today or tomorrow. The Ag building roof has been leaking. The guys have gone up and done some roof patching. They will not know if it is fully fixed till the next rain. Mike Thompson stated he has received compliments on the cleaning crew for the County Road 140 buildings. Mike Thompson stated the Ag building parking lot is about 4 years over due to be redone and is starting to deteriorate. The lot will need sealing and restriping. The Commissioners agreed to move forward with receiving bids. There were discussions on hiring and the JFS building change orders.

Phil Johnson inquired about ordering the new mail machine. Alec Helms stated it has been ordered and is to be delivered this week.

Respectfully submitted,



Alec Helms, Assistant Clerk

Reviewed and approved by:



William L. Bateson

Timothy K. Bechtol

Michael W. Pepple

Michael W. Pepple