Minutes 2017

Thursday January 19, 2017
Boardroom of the Commissioners
622 Croghan St., Fremont, OH 43420

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Commissioner Schwochow led the pledge of allegiance and then called session to order. Session began at 8:30am.

Throughout the day the following occurred .........................

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Commissioners reviewed numerous mailings. Minutes from session 1/17/17 were reviewed and approved. Invoices were approved in paper and electronic fashion.

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Other items for other offices were signed and/or reviewed by the Commissioners:

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County Administrator discussion: Clerk of Courts Tracy Overmyer met with the board about the possibility of transferring title funds to the general fund. She stated that she would like to transfer a total of $338,000. Overmyer asked that $113,822.67 be used to cover wage adjustments and benefits for the nonunion general fund employees who make less than $50,000 per year. All agreed that in order to maintain staff that adjustments are needed. The remaining $224,177.33 was requested by Overmyer to be used for payment for the courthouse renovation project. She said that this transfer is possible due to the cost saving measures that were implemented in the title fund, and the diligent work of her staff to bring title business to Sandusky County. Overmyer feels that transferring non-taxpayer funds to be used for general fund line items will alleviate the burden put on the taxpayers, and put a dent in the cost of the courthouse renovations. The list of adjustments will be forwarded to elected officials for review and then to the Auditor for processing.

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Then and Now:

One certificate was presented by DJFS. An emergency request was submitted for rent assistance after the cutoff for PO’s in December 2016. One invoice makes up this certificate.

Delaware Acres - $532.00

Two certificates were presented by the Commissioner’s office. PO’s were not established because the clerk was not aware that the invoice would be coming to this office. Two invoices make up these certificates.

CCAO - $350.00

Weickert Agencies - $266.00

One certificate was presented by the Sheriff’s office. PO’s from 2016 were not carried into 2017 for these expenses. Several invoices make up this certificate.

OE Meyer - $5.89
Ray’s Electronics - $1,500.00

Safeguard - $141.27
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MPH Industries - $980.00
Treasure, State of Ohio - $4,587.29
OH Dept. of Natural Resources - $5,549.78

Commissioner Schwochow moved to approve the certificates. Commissioner Reiter seconded the motion.

Schwochow – Yes  Miller – absent  Reiter– Yes

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Steve Shiets and Zack Mulder – Sanitary Engineer
1. County Projects
   a. W. Hayes Avenue (Phase 2 – Residential)
      • Couple driveways to address that were not completed before the weather got bad
      • Connection letters were sent with June 20, 2016 for start of connections
      • 17 of 19 permits were issued and 17 connections have been completed
      1. Douglas Kerns at 3040 Hayes Avenue
      2. Costume Holiday House at 3038 Hayes Avenue
   b. E. State Street (Phase 2 – Timpe Road) - $275,000 OPWC Loan
      • Connection letters were sent with June 20, 2016 for start of connections
      • 39 of 42 permits were issued and 39 connections have been completed
      1. Patricia Friend at 2269 E. State Street
      2. Martin Holmes Sr. at 922 Timpe Road
      3. Linda Pasch at 1000 Timpe Road
   c. Connections
      • Residential property connections are enforced by the Health Department
      • Commercial property connections are enforced by the Ohio EPA (Northwest Office)
      • History of Costume Holiday House Sanitary Sewage Issues
      • Ohio EPA Letter on September 28, 2001
      • Indicates 22 Employees
      • Indicates 2-3 washers with up to 20 Loads per Day
      • 1,640 gallons per day (219 cubic feet per day)
      • Connection of Public Sanitary Sewer Recommended by EPA
      • Ohio EPA Letter on September 27, 2006 (5 years later)
      • Same number of employees and washers
      • Ohio EPA allows for a tank to be installed
      • Onsite treatment system is recommended for owner to proceed
      • Unless public sewer becomes available
      • Ohio EPA issues Findings & Orders
      • Issued to County on December 10, 2007
      • Costume Holiday House never built treatment system
      • Utilization of the tank installed has limited washing capacity
      • During County ESFU Determination for Connection Charge
      • Connection Charge is for sewer capacity of the structure
      • Originally estimated 6 ESFU (40,392 gallons per month)
      • Currently has 15 Employees and 2-3 washers
      • ESFU Determination yielded 3 ESFU from plumbing
      • 3 ESFU is equivalent to 18,850 gallons per month (2,520 cu. ft.)
      • Ohio Revised Code requires 90 days to connect to public sewer
      • County has always given 150 days to connect (typically because of winter
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months)
• Determine penalty for not connecting by November 16, 2016 and effective date
• County could go as severe as $100 per day
• Typically add the monthly debt plus penalty on to the Connection Charge
• Resolution 2013-261 for State Route 6 Connections
• Hayes Debt Component is complicated and actually more than $20 per month
• A portion of the monthly bill ($15 per month) is also for debt

2. Design Services
   a. General Sewer District Rehabilitation (ms consultants - $59,800)
      • Design Agreement with ms consultants was completed for $59,800
      • Invoice #1 - $12,920.00
      • Invoice #2 - $16,758.00
      • OWDA Design Loan Application was approved in October 2016
      • ms consultants needs to complete an OWDA Pay Request for invoices
      • OWDA check will come to Sandusky County electronically
      • Sanitary Engineers will reimburse ms consultants via Billing Voucher
      • Preliminary Plans were reviewed and discussed with ms consultants
      • Project estimate came in at $997,000
      • Rice O & M raised from $5.00 to $6.50 effective January 1, 2017
      • Port Clinton O & M raised from $5.36 to $8.36 effective January 1, 2017
      • Westwood Charge is estimated to need $20.00 per month increase
      • Current Monthly Charge is $46.00
      • Address later this year to reflect actual costs
      • ms consultants is working on the Final plans
      • Once final review is completed, plans will be submitted with the Ohio EPA PTI
      • OPWC Agreement for the $275,000 grant and $112,500 loan is available
      • OPWC Schedule will be updated once Ohio PTI is sent
   b. Wightmans Grove Sanitary Sewer Collection & Treatment System (Poggemeyer – $110,400)
      • Ohio EPA Findings & Orders – 2007
      • Design Agreement with Poggemeyer was completed for $110,400
      • Invoice #1 - $8,338.98
      • Invoice #2 - $9,700.69
      • Invoice #3 - $9,549.92
      • Invoice #4 - $5,848.54
      • OWDA Design Loan Application was approved in December 2016
      • Poggemeyer needs to complete an OWDA Pay Request for invoices
      • OWDA check will come to the Sandusky County electronically
      • County will reimburse Poggemeyer via Billing Voucher
      • Need to determine how to facilitate payment to Poggemeyer
      • DEFA Funding Application and OPWC Grant Application submitted by Poggemeyer
      • Did not score well enough for OPWC Funding
      • Test bores along force main alignment were completed
      • Field survey and preliminary design is ongoing
      • Poggemeyer contacted the County for property owners to start LMI Survey
      • Meeting on January 31, 2017 for project update
   c. White Star Water & Sanitary Sewer Extensions (Jones & Henry - $80,000)
      • Design Agreement with Jones & Henry was completed for $80,000
      • Sewer / Water portion is $80,000 and Building Renovations portion is $60,000
      • Jones & Henry are working on the OWDA Design Loan Application (Legal Counsel?)
      • Met with Jones & Henry numerous times to discuss the design
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- Meeting on January 23, 2017 for project site walk through
- Meeting on January 30, 2017 including EMS on Building Renovations & Infrastructure

3. District #1 Agreement
   - District #1 Agreement was sent to Ken Myers for City review
   - I/I Plan was approved via Ohio EPA with the following commitments:
     - County is committing $50,000 annually for I/I Plan over the 10 year period
     - If $50,000 is not spent in that year, funding rolls over to the next year
     - Basically committed spending $500,000 on I/I issues within the next 10 years
     - Township Sewer District is committing $15,000 annually over the 10 year period

4. District #1 Sewer District
   - Two Manholes on Brush Street need the concrete rings (chimneys) replaced

5. General Water District
   - Shorewood Water Plant
     - Pitless Adaptor on Well #2 was replaced (approximately $7,000)
     - Well was flushed until it became clear and put back into service
     - Line flushing was not completed due to weather
     - Lead Plumbing & Fixture Requirements (OEPA) as of January 6, 2017
     - Requires mapping of all lead in individual buildings served by the County
     - Any lead in plumbing, solder, and fixtures are to be noted and identified on a map
     - Map will be submitted to the Ohio EPA by March 9, 2017
     - Putting out a survey to all residents receiving County water to help identify plumbing within private property
   - NEXUS Pipeline
     - TRC Solutions contacted us in regards to NEXUS in our Well Protection Area
     - We had NEXUS move it from within 150’ to over 600’ away
     - TRC shows it within a larger Well Protection Area than the 300’ radius (OEPA)
     - Forwarded to ms consultants for their opinion

6. Sandusky Township Sewer District
   - 2015 Sewer Extension Project
     - One connection completed and three to be done (two of them are grinders)
     - A spare Grinder Station will be kept for future use by the Township Sewer District
     - To be delivered by Dellinger Excavating
     - 1781 Port Clinton Road (Yard & House Settlement)
     - GGJ indicated that Bowser Morner performed soil borings on the property
     - Hawk Road Lift Station - Odor Issues
     - Property owner has reported many odor complaints over the years
     - Feeding Calcium Nitrate which has pretty much removed the Hydrogen Sulfide
     - Feeding Orange Float as a masking agent as well
     - Hawk Road Lift Station - Pump Issues
     - Gorman Rupp Pumps have all been changed
     - Old pumps cannot be repaired, so new pumps with additional wiring controls are needed
     - Modifying the pumps to Flygt Pumps – Pump #2 was converted
     - Township Sewer District purchased an additional spare Flygt pump
     - Logsdon Lift Station - Plugged Pumps
     - Pulling pump(s) at least twice a month (if not more) due to blockages
     - Cleaning wipes probably from hotels and/or service station
     - Letter was sent with Township Sewer District notifying commercial properties of the problem

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7. Miscellaneous
   • Shorewood Wastewater Building
   • Moved electric service and replaced wood siding with vinyl siding on the gables
   • Replaced all three doors, roof with a steel roof, and gutters & downspouts
   • Replaced the toilet inside building as well
   • Installed a yard light which was a request from neighbor
   • Neighbor indicates people are parking under light now
   • Requested signage for no parking
   • Power Outage on January 12, 2017
     • SCADA called out at 2:01 a.m. for power outage at the office
     • Callout list started calling out employees and failed at approximately 2:10 a.m.
     • With it being the office, I came in to check on the generator
     • Found no one had acknowledged the alarm yet
     • SCADA was attempting to call but couldn’t since phones were down
     • Acknowledged alarms to stop the dialer from attempting a callout
     • Called AEP at 2:47 a.m. to alert them of the power outage
   • Backhoe
     • Parts for the 1983 Backhoe are getting harder and harder to obtain
     • Backhoe has 2520.3 hours on it
     • Probably worth between $5,000 to $7,000 via GovDeals. The Board agreed he should
       sell the old one on GovDeals and use the money toward a new or good used one.
   • Employees would prefer Mini-Excavator, Skid-Steer Loader and Trailer

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John Arehart – Apex Clean Energy. Talked about the republican wind project. Based out of
Seneca County but does come close to Sandusky County. Working towards final permits for the
project. Looks like there will be ten wind turbines in Sandusky County but just over the Seneca
County line. Provided fliers and documents about the project. Looking at 82 locations to permit
for the turbines. They go in knowing not all permits will be granted. Goal is to have the whole
grid up by the end of 2018. Land leases are almost all in place for the farms.

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Personnel actions taken: none.
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Travel Request: none
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Public forum portion of session proceeded.

Citizen attendees: Dave came in to talk about land bank property and demolition options. The
Commissioners reviewed the land bank process and suggested this be brought up to the land
bank board at the next meeting.

Media attendees: Craig Shoup, News Messenger

** RESOLUTIONS ***

TO APPROVE THE SANDUSKY COUNTY DEPARTMENT OF JOB AND FAMILY SERVICES’
“TITLE XX COUNTY PROFILE” FOR INCLUSION IN THE STATE OF OHIO TITLE XX PLAN
FOR FEDERAL FISCAL YEARS 2018 AND 2019

M – Reiter S- Schwochow

Schwochow – Yes Miller – absent Reiter– Yes
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2017 - 30
APPROVING THE TERMINATION OF MASTER LEASE-PURCHASE AND SUBLEASE-PURCHASE AGREEMENT, AND THE COUNTY OF SANDUSKY, OHIO; FIFTH THIRD BANK AND THE BELLEVUE HOSPITAL ARE HEREBY RELEASED AND DISCHARGED FROM ALL OBLIGATIONS THEREUNDER

M – Reiter  S- Schwochow

Schwochow – Yes  Miller – absent  Reiter– Yes

2017 - 31
APPROVING PARTIAL RELEASE AND TERMINATION OF MASTER LEASE-PURCHASE AND SUBLEASE-PURCHASE AGREEMENT, AND THE COUNTY OF SANDUSKY, OHIO; FIFTH THIRD BANK AND THE BELLEVUE HOSPITAL ARE HEREBY RELEASED FROM A PORTION OF THE PROJECT FROM SAID MASTER LEASE

M – Schwochow  S- Reiter

Schwochow – Yes  Miller – absent  Reiter– Yes

2017 – 32
RESOLUTION ---- APPROVING BONDS FOR KAY E. REITER AND SCOTT MILLER, COUNTY COMMISSIONERS
** Discussion on the need for a resolution was had. Commissioner Schwochow requested to have the resolution removed from the agenda. Resolution was removed with the understanding that the bonds have been approved by the Assistant Prosecutor and the Probate Judge and is not necessary. **

2017 – 33
APPROVING APPROPRIATION TRANSFER FOR DECEMBER INMATE HOUSING COSTS ($15,281.60)

M – Schwochow  S- Reiter

Schwochow – Yes  Miller – absent  Reiter– Yes

2017 – 34
APPROVING SUPPLEMENTAL APPROPRIATION TO COURTHOUSE RENOVATION FUND FOR INTERNET SERVICE FOR 2017 ($12,000.00)

M – Schwochow  S- Reiter

Schwochow – Yes  Miller – absent  Reiter– Yes

2017 – 35
APPROVING SUPPLEMENTAL APPROPRIATION TO DEBT RETIREMENT FUND FOR OPWC CE44Q ($3,789.92)

M – Reiter  S- Schwochow

Schwochow – Yes  Miller – absent  Reiter– Yes
At 11:32am and with business concluded for the day Commissioner Reiter moved to adjourn with a second to the motion offered by Commissioner Miller. The ensuing vote was unanimous in the affirmative.

Board of County Commissioners, Sandusky County, Ohio

Attest:
_____________________________________
Clerk to the Board / County Administrator

I, the undersigned, Clerk of the Board of Commissioners, Sandusky County, Ohio, do hereby certify that the foregoing is a true and correct copy from the official record of said Board of County Commissioners as recorded in its Journal.

_____________________________________
Clerk, Board of County Commissioners, Sandusky County, Ohio