



**BOARD OF COUNTY COMMISSIONERS
WARREN COUNTY, OHIO
406 Justice Drive, Lebanon, Ohio 45036**
www.co.warren.oh.us
commissioners@co.warren.oh.us

Telephone (513) 695-1250
Facsimile (513) 695-2054

**TOM GROSSMANN
SHANNON JONES
DAVID G. YOUNG**

**BOARD OF COUNTY COMMISSIONERS
WARREN COUNTY, OHIO**

MINUTES: Regular Session – August 14, 2018

The Board met in regular session pursuant to adjournment of the August 7, 2018, meeting.

Tom Grossmann – present

Shannon Jones – present

David G. Young – present

Tina Osborne, Clerk – present

Minutes of the July 31, 2018 and August 7, 2018 meetings were read and approved.

- | | |
|---------|---|
| 18-1260 | A resolution was adopted to approve lateral transfer of Bethany Bird from the position of Alternative Response Caseworker II to Investigative Caseworker II within the Warren County Department of Job and Family Services, Children Services Division. Vote: Unanimous |
| 18-1261 | A resolution was adopted to designate Family and Medical Leave of Absence to Abbie Downie, Protective Services Caseworker II, within Warren County Department of Job and Family Services, Children Services Division. Vote: Unanimous |
| 18-1262 | A resolution was adopted to designate Family and Medical Leave of Absence to Jennifer Stacy, Screener II within Warren County Department of Job and Family Services, Children Services Division. Vote: Unanimous |
| 18-1263 | A resolution was adopted to hire Jessica Anderson as an Eligibility Referral Specialist II, within the Warren County Department of Job and Family Services, Human Services Division. Vote: Unanimous |
| 18-1264 | A resolution was adopted to approve end of 365-day probationary period and approve a pay increase for Nakita Sanders within the Warren County Department of Job and Family Services, Human Services Division. Vote: Unanimous |

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- 18-1265 A resolution was adopted to approve leave donation for Phyllis Davidson, Custodial Supervisor within the Warren County Facilities Management Department. Vote: Unanimous
- 18-1266 A resolution was adopted to authorize the posting for "Custodial Worker I" position within the Facilities Management Department, in accordance with Warren County Personnel Policy Manual, Section 2.02(A). Vote: Unanimous
- 18-1267 A resolution was adopted to approve and authorize the Board to enter into an agreement with Fidlar Technologies on behalf of the Warren County Recorder. Vote: Unanimous
- 18-1268 A resolution was adopted to approve and authorize the Board to enter into an agreement with Fidlar Technologies on behalf of the Warren County Recorder. Vote: Unanimous
- 18-1269 A resolution was adopted to enter into an exclusive and permanent drainage easement with Kimberly & Karen Munroe Morgan for the Gheils-Carroll Road Repair Project. Vote: Unanimous
- 18-1270 A resolution was adopted to approve and enter into agreement with On Site Dental, Inc to provide dental service to the inmates at the Warren County Jail. Vote: Unanimous
- 18-1271 A resolution was adopted to approve change of township boundaries of Mason Township to make them, in part, identical to those of the City of Mason. Vote: Unanimous
- 18-1272 A resolution was adopted to declare an emergency and waive competitive bidding for the immediate replacement of an exterior secured door at Health & Human Services building. Vote: Unanimous
- 18-1273 A resolution was adopted to approve Notice of Intent to award bid to RA Miller Inc for the FY18 City of Franklin – Franklin Woods Curb and Gutter CDBG project. Vote: Unanimous
- 18-1274 A resolution was adopted to advertise for bids for the FY18 Deerfield Township – Rich/Davis/Primrose Intersection Reconfiguration CDBG project. Vote: Unanimous
- 18-1275 A resolution was adopted to advertise for bids for the Lower Springboro Road Water Improvement Project, Phase I. Vote: Unanimous
- 18-1276 A resolution was adopted to advertise for bids for the New Burlington Road Bridge #36-1.94 Replacement Project Design Build. Vote: Unanimous

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- 18-1277 A resolution was adopted to advertise for Public Hearing #1 for Fiscal Year 2019 Community Development Block Grant Program. Vote: Unanimous
- 18-1278 A resolution was adopted to amend the contract between the Warren County Commissioners and Winton Transportation Incorporated, D.B.A. Universal Transportation Services (U.T.S.) on behalf of the Warren County Department of Human Services. Vote: Unanimous
- 18-1279 A resolution was adopted to affirm "Then and Now" requests pursuant to Ohio Revised Code 5705.41 (D) (1). Vote: Unanimous
- 18-1280 A resolution was adopted to approve various refunds. Vote: Unanimous
- 18-1281 A resolution was adopted to acknowledge payment of bills. Vote: Unanimous
- 18-1282 A resolution was adopted to enter into security agreement for streets & appurtenances and sidewalks with the Warren County Port Authority for construction and maintenance of public improvements in the Warren County Sports Complex, and waiving the posting of security. Vote: Unanimous
- 18-1283 A resolution was adopted to enter into erosion control bond agreement for VWC Holdings, LTD for completion of improvements in The Villages of Winding Creek, The Boulevards, Section 7 situated in Clearcreek Township. Vote: Unanimous
- 18-1284 A resolution was adopted to approve various record plats. Vote: Unanimous
- 18-1285 A resolution was adopted to approve appropriation decreases within various funds. Vote: Unanimous
- 18-1286 A resolution was adopted to approve an operational transfer from Commissioners fund #101-1112 into Human Services fund #203. Vote: Unanimous
- 18-1287 A resolution was adopted to approve supplemental appropriation into Fairgrounds Construction Project fund #498. Vote: Unanimous
- 18-1288 A resolution was adopted to approve supplemental appropriation into the Warren County Probate Juvenile Court Building Expansion Project fund #499. Vote: Unanimous
- 18-1289 A resolution was adopted to approve appropriation adjustments from Commissioners General fund #101-1110 into OMB fund #101-1115. Vote: Unanimous

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- 18-1290 A resolution was adopted to approve appropriation adjustment within the Water Revenue fund No. 510. Vote: Unanimous
- 18-1291 A resolution was adopted to approve appropriation adjustments from Commissioners fund #101-1110 into #101-1111. Vote: Unanimous
- 18-1292 A resolution was adopted to authorize Warren County Administrator to sign Letter of Authority with Windstream Communications on behalf of Warren County Telecommunications. Vote: Unanimous
- 18-1293 A resolution was adopted determining real property titled in the name of Board of County Commissioners being held for the benefit of the Board of Developmental Disabilities is not needed for public use by Warren County, and further approving the transfer and authorizing the President or Vice-President of the Board to execute a Deed of Conveyance to the City of Mason consistent with the legislative history and intent of Substitute House Bill 269 of the 125th General Assembly dated 2/4/2004, and further authorizing the County Administrator to notify the County Auditor and C.O.R.S.A. Vote: Unanimous
- 18-1294 A resolution was adopted to enter into contract with HGC Construction relative to Design Build Services of the Warren County Probate/Juvenile Court Expansion Project. Vote: Unanimous
- 18-1295 A resolution was adopted to establish boundaries of the Waynesville Regional Wastewater Treatment Service Area of the Warren County Sewer District. Vote: Unanimous

DISCUSSIONS

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

Barney Wright, County Treasurer, was present along with James Spaeth, Clerk of Courts, for a meeting of the Investment Advisory Board.

Mr. Wright presented the attached report showing the investments as of June 30, 2018. He discussed the need to keep investments short due to rising interest rates along with updated legislation relative to investments.

PUBLIC HEARING
ESTABLISH BOUNDARIES OF THE WAYNESVILLE WASTEWATER TREATMENT
SERVICE AREA OF THE WARREN COUNTY SEWER DISTRICT

The Board met this 14th day of August 2018, in the Commissioners' Meeting Room to consider the establishment of boundaries for the Waynesville Regional Wastewater Treatment Service Area of the Warren County Sewer District.

Chris Brausch, Sanitary Engineer, presented the attached PowerPoint presentation providing a map of the collection system, a brief history of the plant along with future projects needed to eliminate water infiltration in order to delay expansion. He then reviewed plant flows, the number of new connections over the last few years and the need for a future expansion in order to provide sewer service to the existing and preliminary approved subdivision.

Mr. Brausch reviewed Wayne Township Zoning Map showing the transition area of approximately 2800 acres of acreage that would require future sanitary sewers and the area map showing the service areas of Waynesville, Harveysburg, and Corwin. He reviewed the total treatment plant service area acreage of approximately 3800 which includes developed and undeveloped acreage and is based upon gravity flow to the treatment plant. He then discussed the recommendation of Commissioner Grossmann from a previous discussion to include the small island on the map and his concurrence with the recommendation.

Kimberly Kaan, Village of Waynesville, requested the number of homes that are adjacent to the sanitary sewer line but not connected.

There was discussion relative to the unintended consequence to a property owner from the Ohio Environmental Protection Agency (OEPA) requirement to connect to a sanitary sewer if it is within a certain proximity to a home.

Gus Edwards, Wayne Township Administrator, presented the urban Service Area Map and stated the area designated on the map is for planning purposes. He then discussed the peninsula on the map that includes a small subdivision of homes and requested consideration that that area be included in the service area in the event of septic failure.

Upon discussion, Mr. Edwards stated the Township's concurrence with the proposed map.

David Stubbs, Village of Waynesville, stated the Village's recommendation to approve the proposed boundary area.

John Federle, 5615 Lytle Road, stated he has started developing under the Township's transition zoning which requires sanitary sewer service. He stated his property is included in the sewer boundary map and asked the Board to approve the proposed map.

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There was discussion relative to the map including all of the incorporated areas of Waynesville, Harveysburg and Corwin.

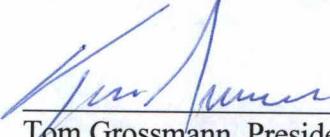
Upon further discussion, the Board resolved (Resolution #18-1295) to establish the Waynesville Regional Wastewater Treatment Service Area of the Warren County Sewer District with the service boundary area to include the island and peninsula as discussed during the hearing.

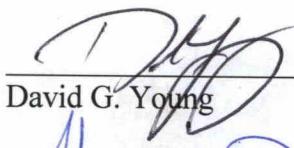
Tiffany Zindel, County Administrator, questioned the Board's interest in selling approximately six acres of land, that is not utilized, located adjacent to the Warren County Fairgrounds to the City of Lebanon.

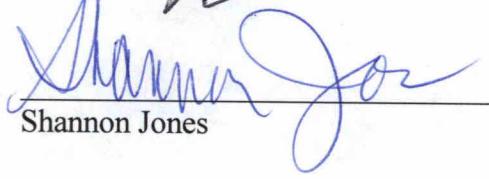
Mrs. Zindel stated Lebanon has a desire to purchase the property and the proceeds of the sale could be utilized for the funding gap needed for the Event Center Project.

Upon discussion, the Board authorized Mrs. Zindel to work with the City on their request.

Upon motion the meeting was adjourned.


Tom Grossmann, President


David G. Young

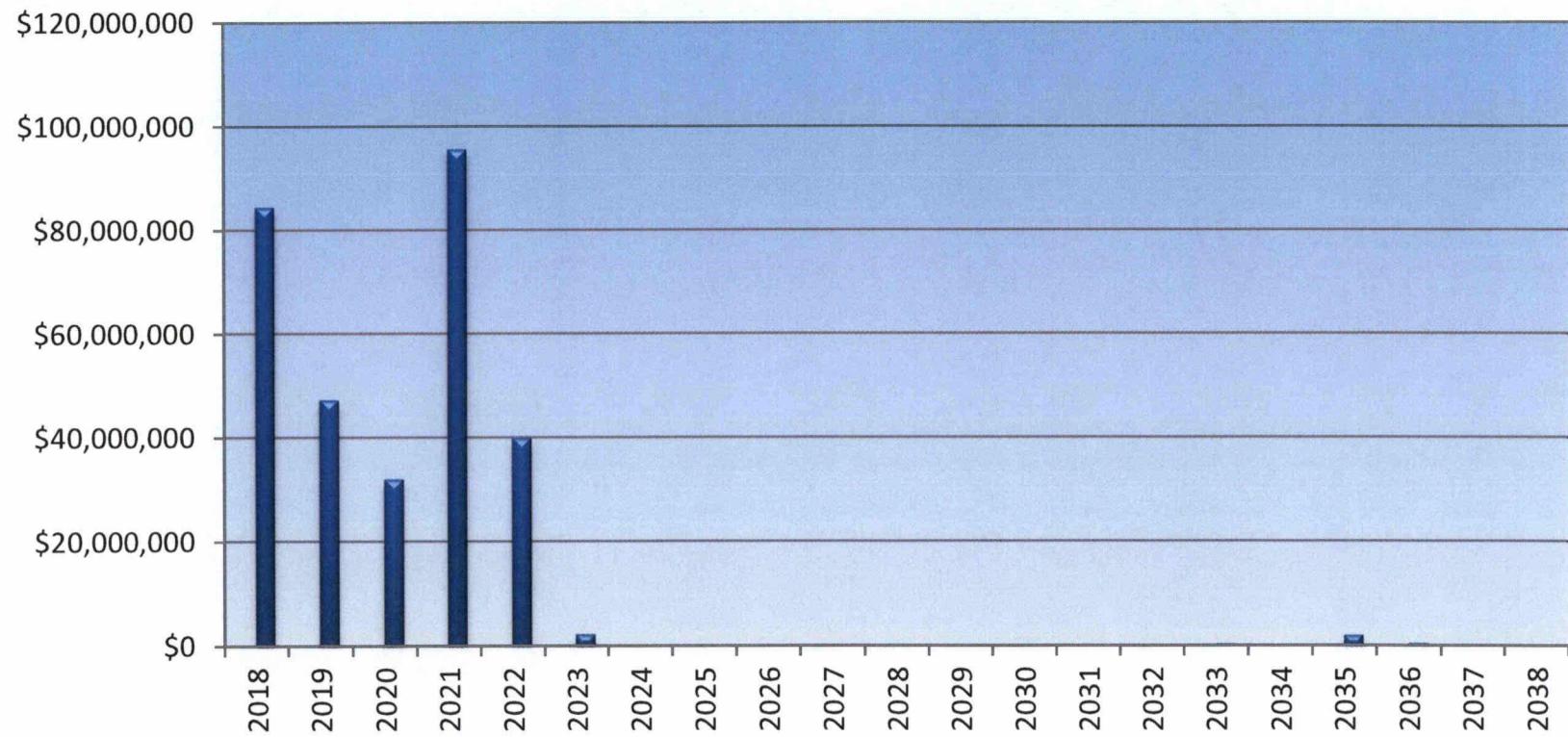

Shannon Jones

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 August 14, 2018, in compliance with Section 121.22 O.R.C.


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

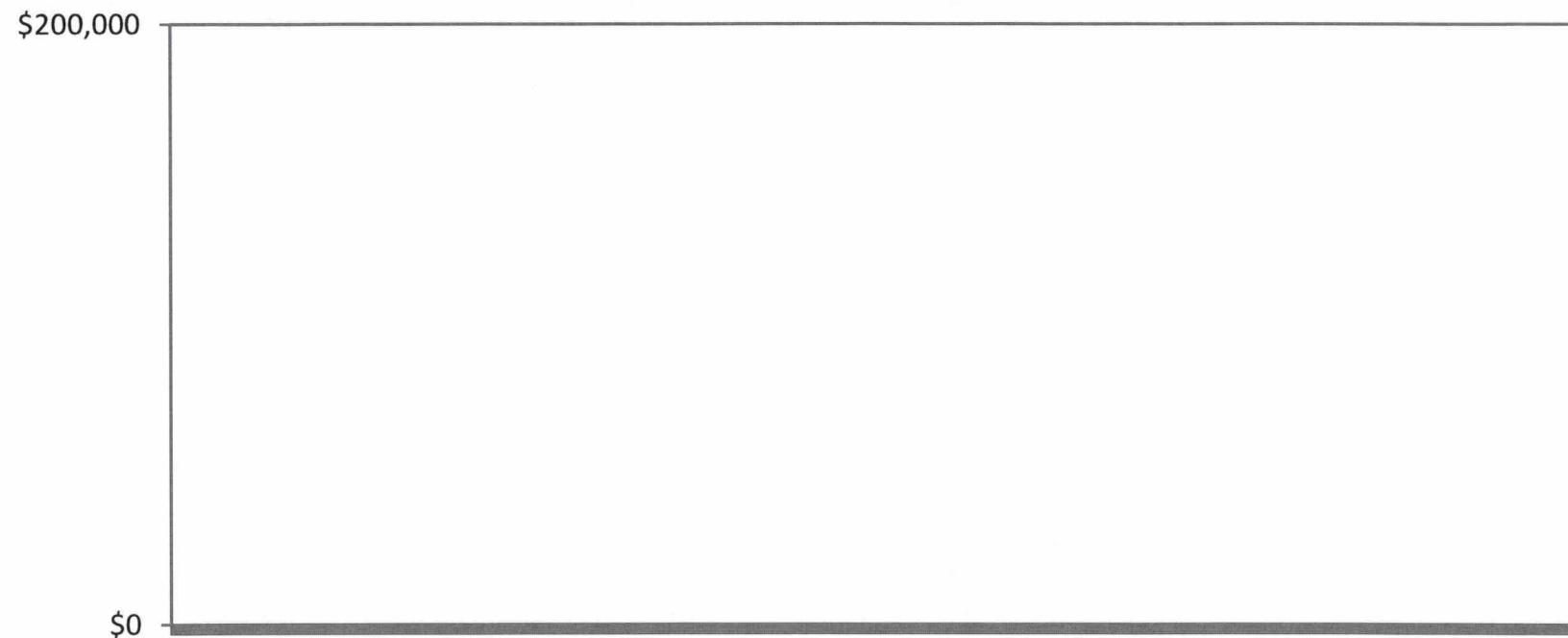
Morgan Stanley

Warren County Maturity Summary



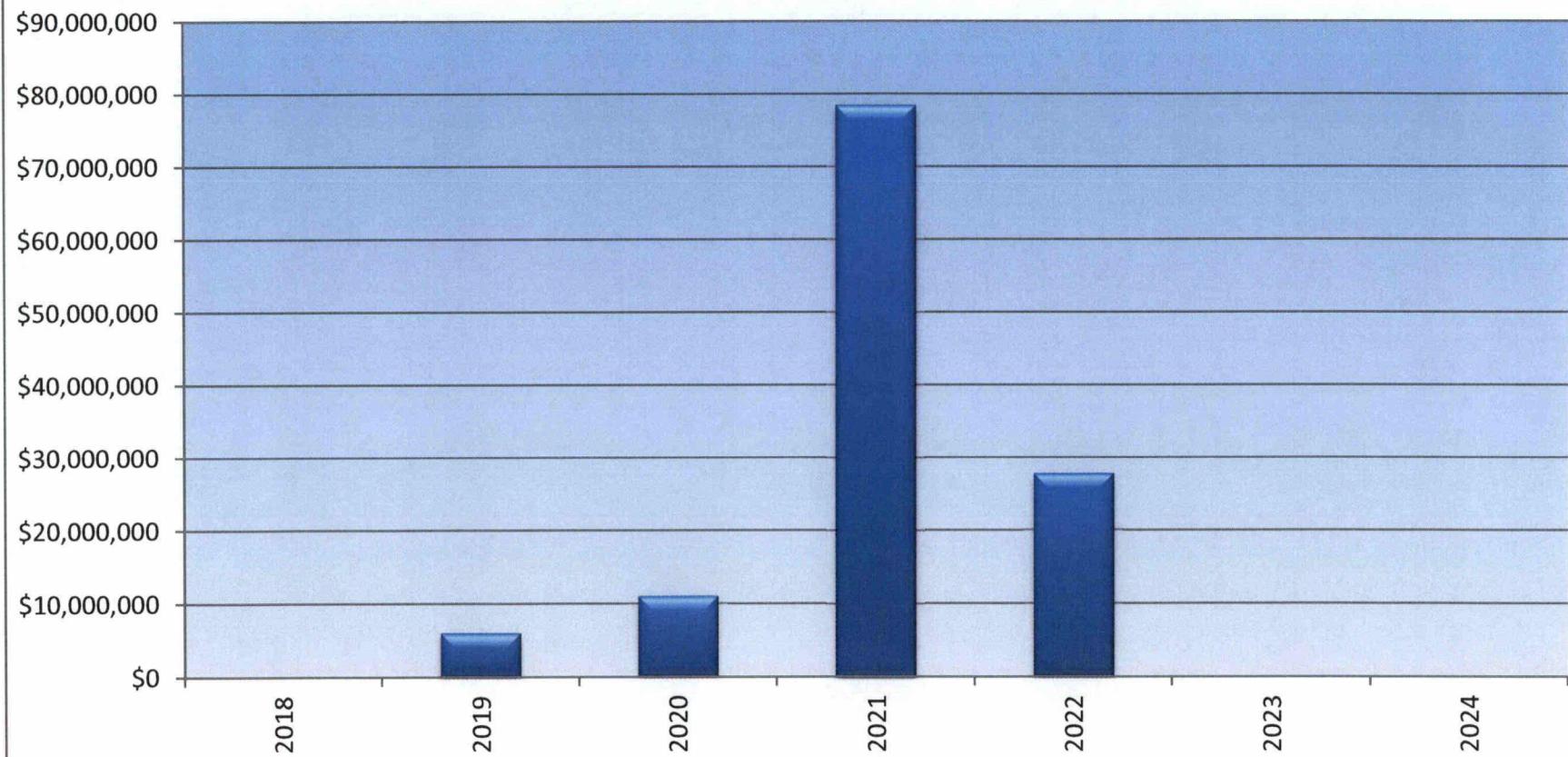
Morgan Stanley

Warren County Total Maturity Detail



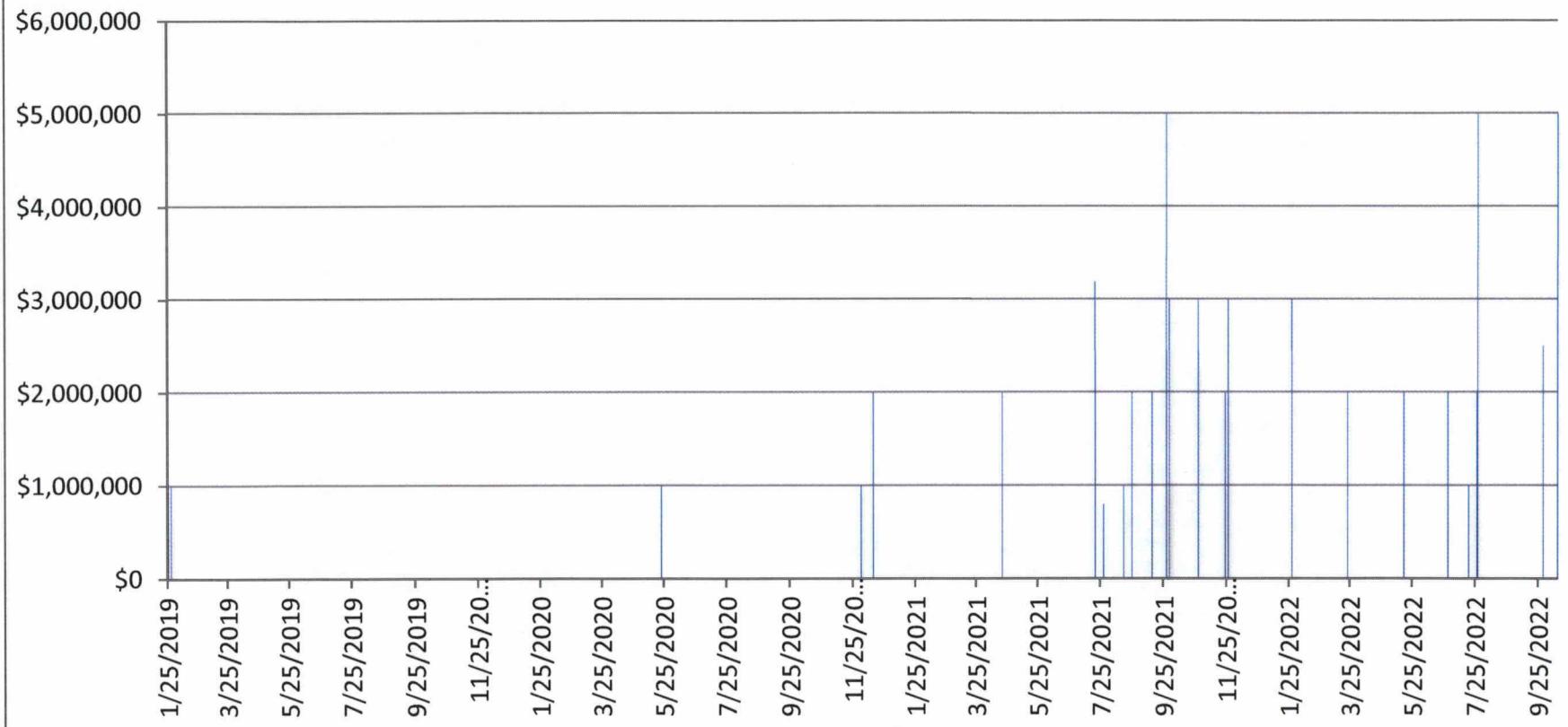
Morgan Stanley

Warren County Agency Maturity Summary



Morgan Stanley

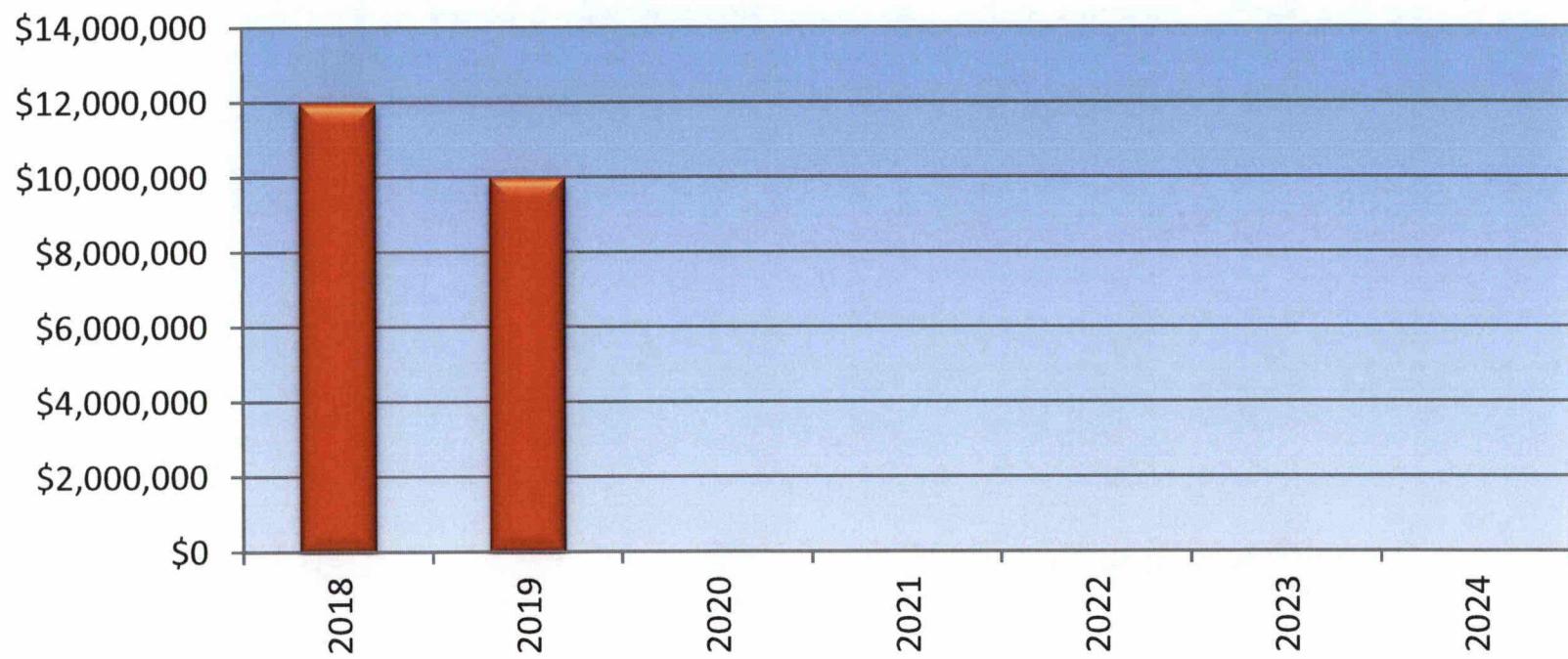
Warren County Agency Maturity Detail



Morgan Stanley

Warren County

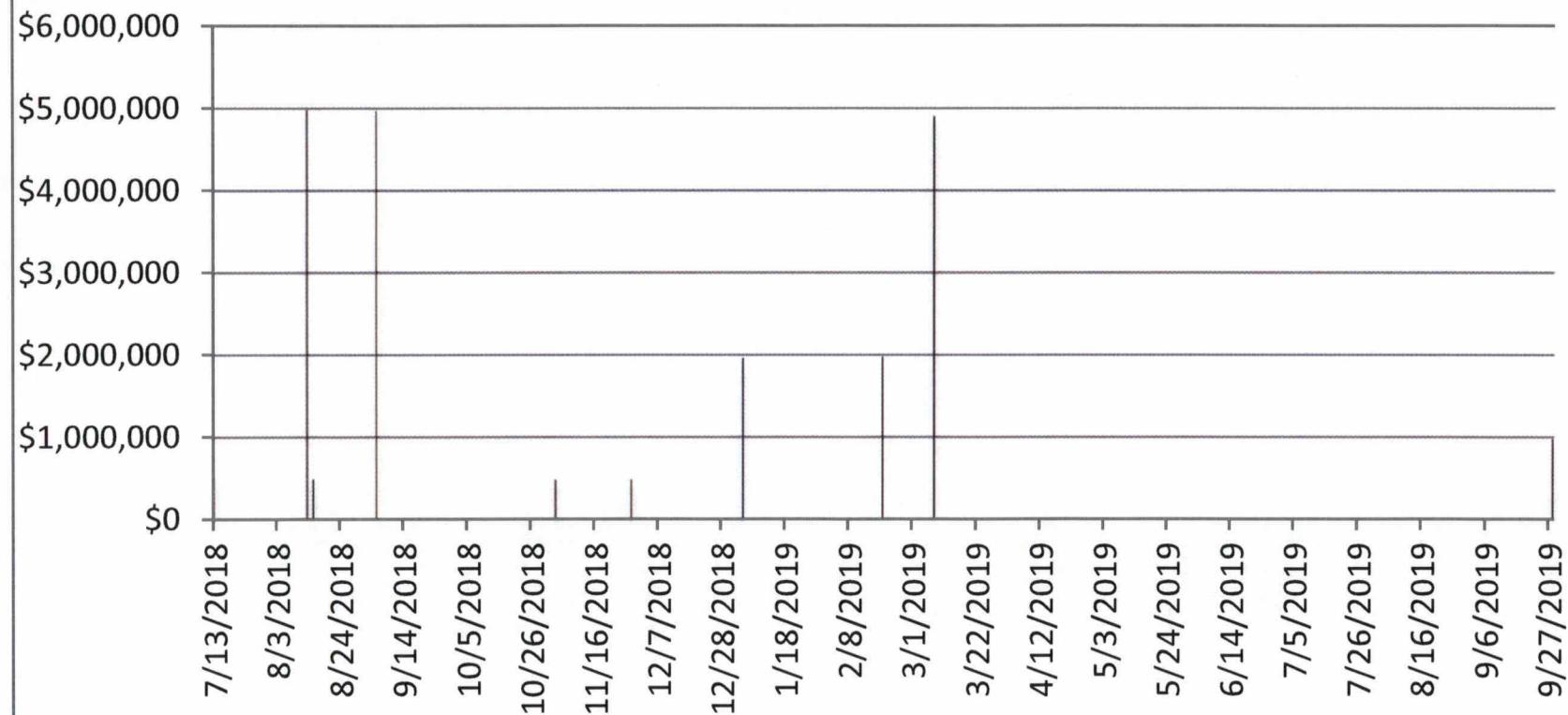
Corporate Bonds / Commercial Paper Maturity Summary



Morgan Stanley

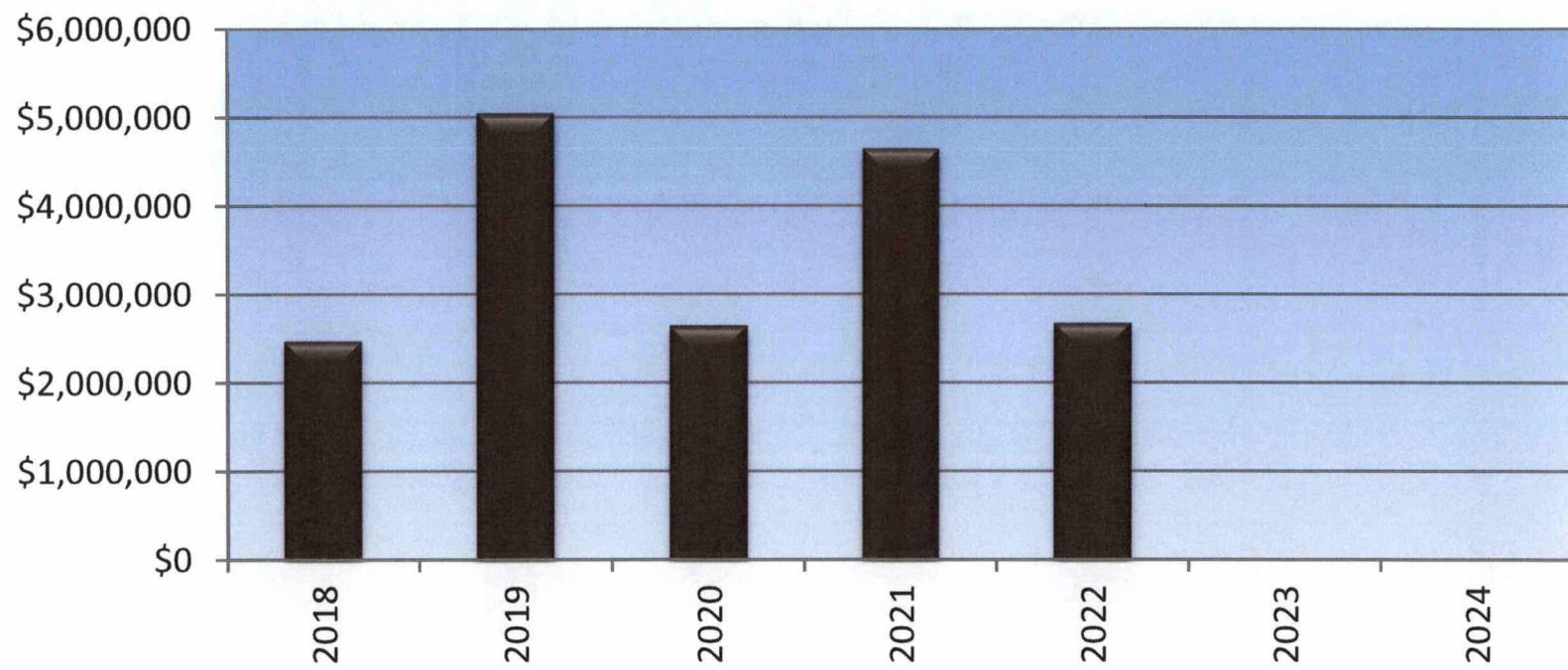
Warren County

Corporate Bonds / Commercial Paper Detail



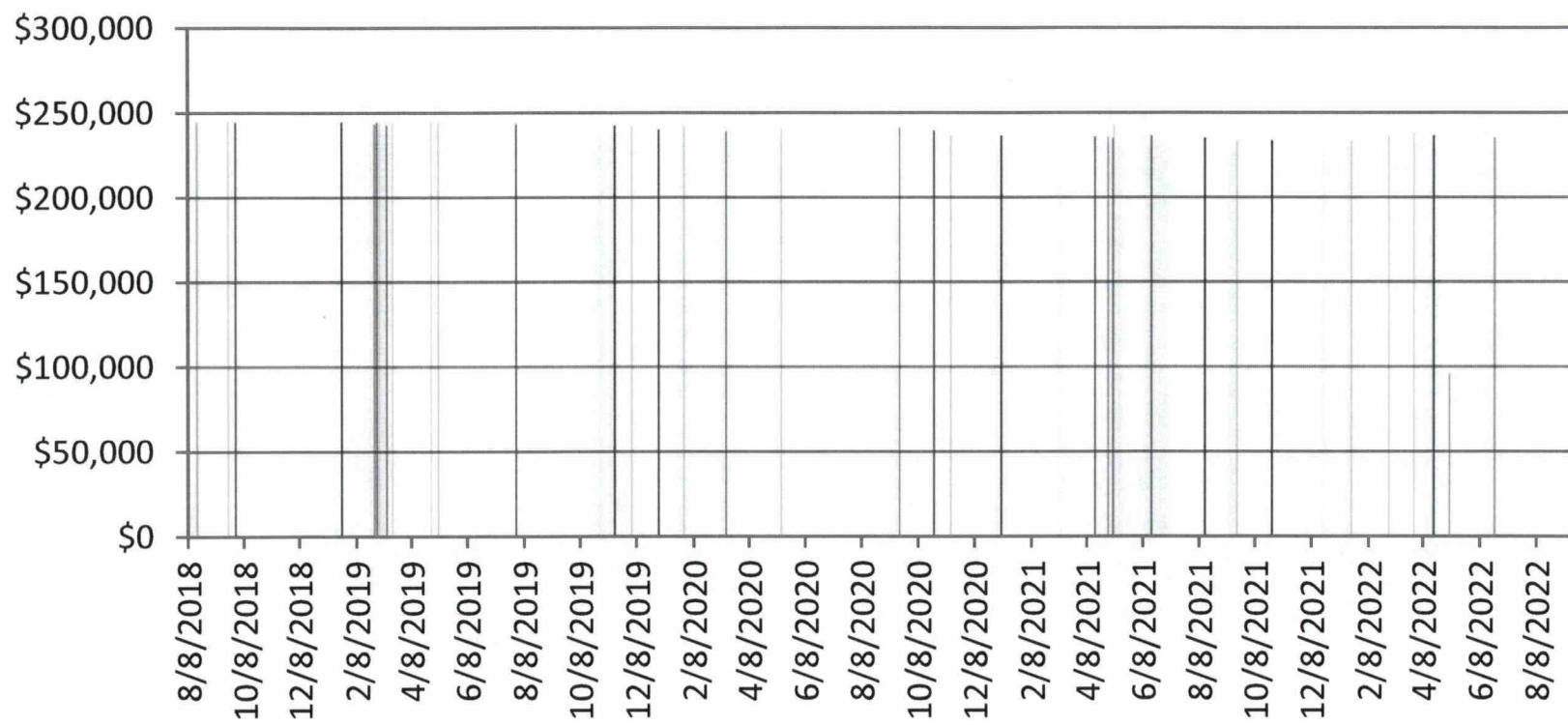
Morgan Stanley

Warren County Brokered CD's Maturity Summary



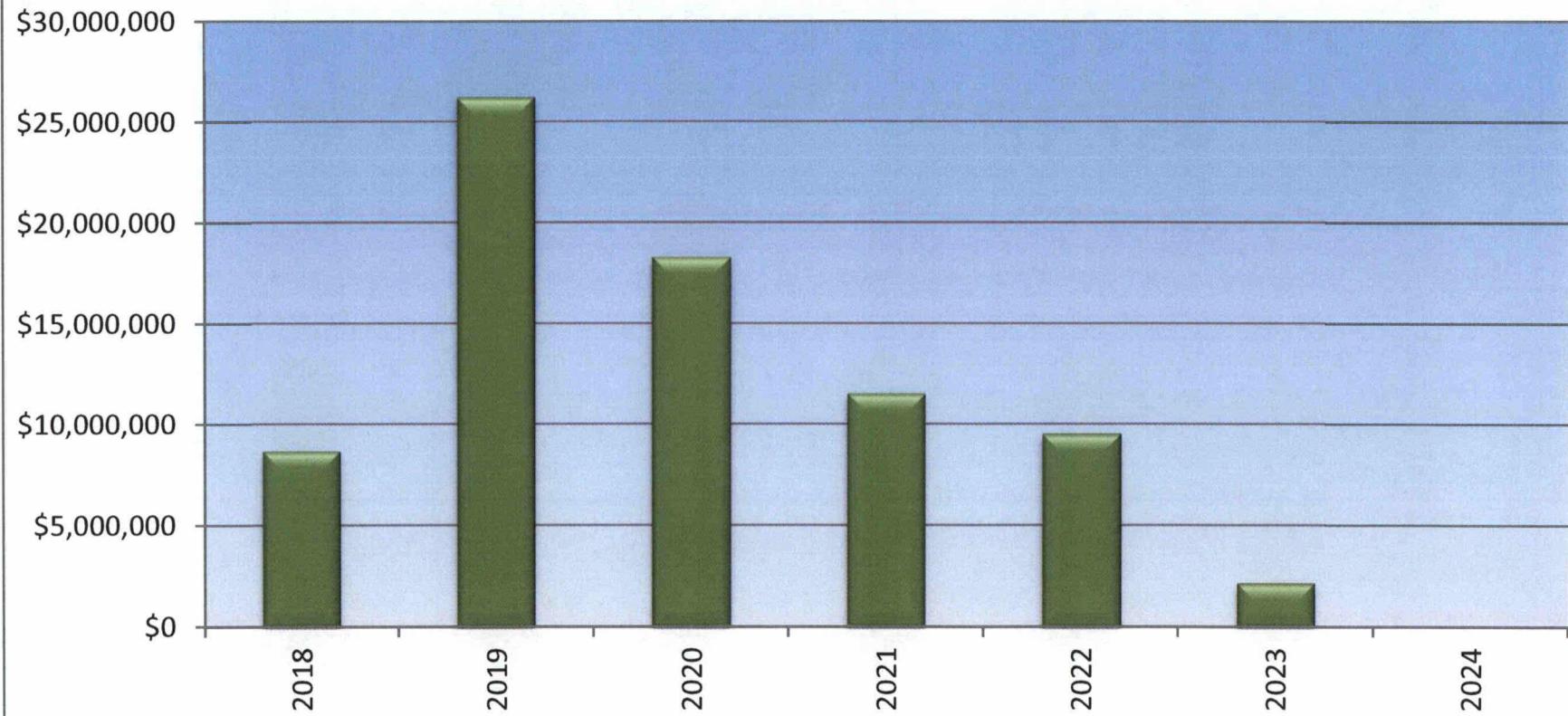
Morgan Stanley

Warren County Brokered CD's Maturity Detail



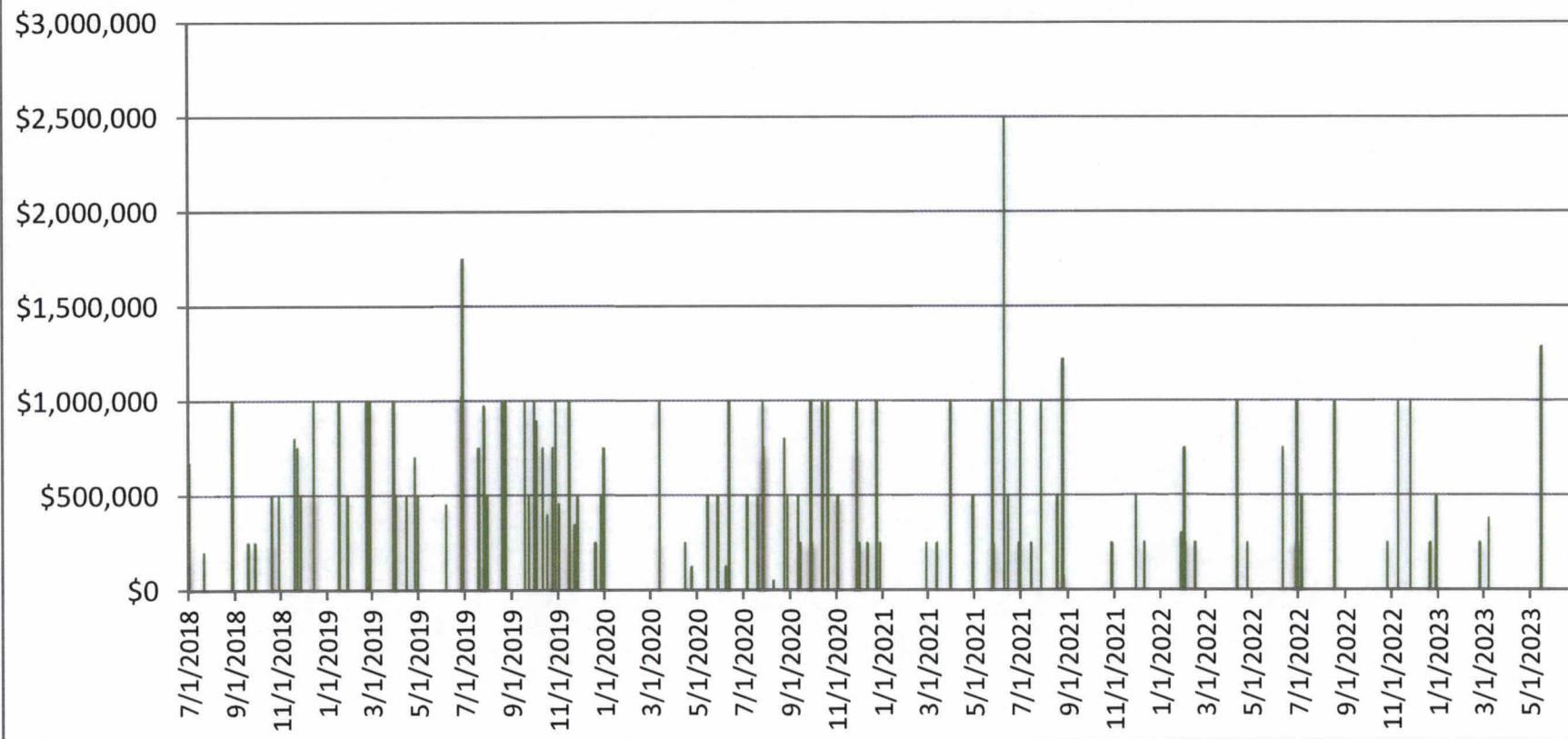
Morgan Stanley

LAM Holdings Maturity Summary



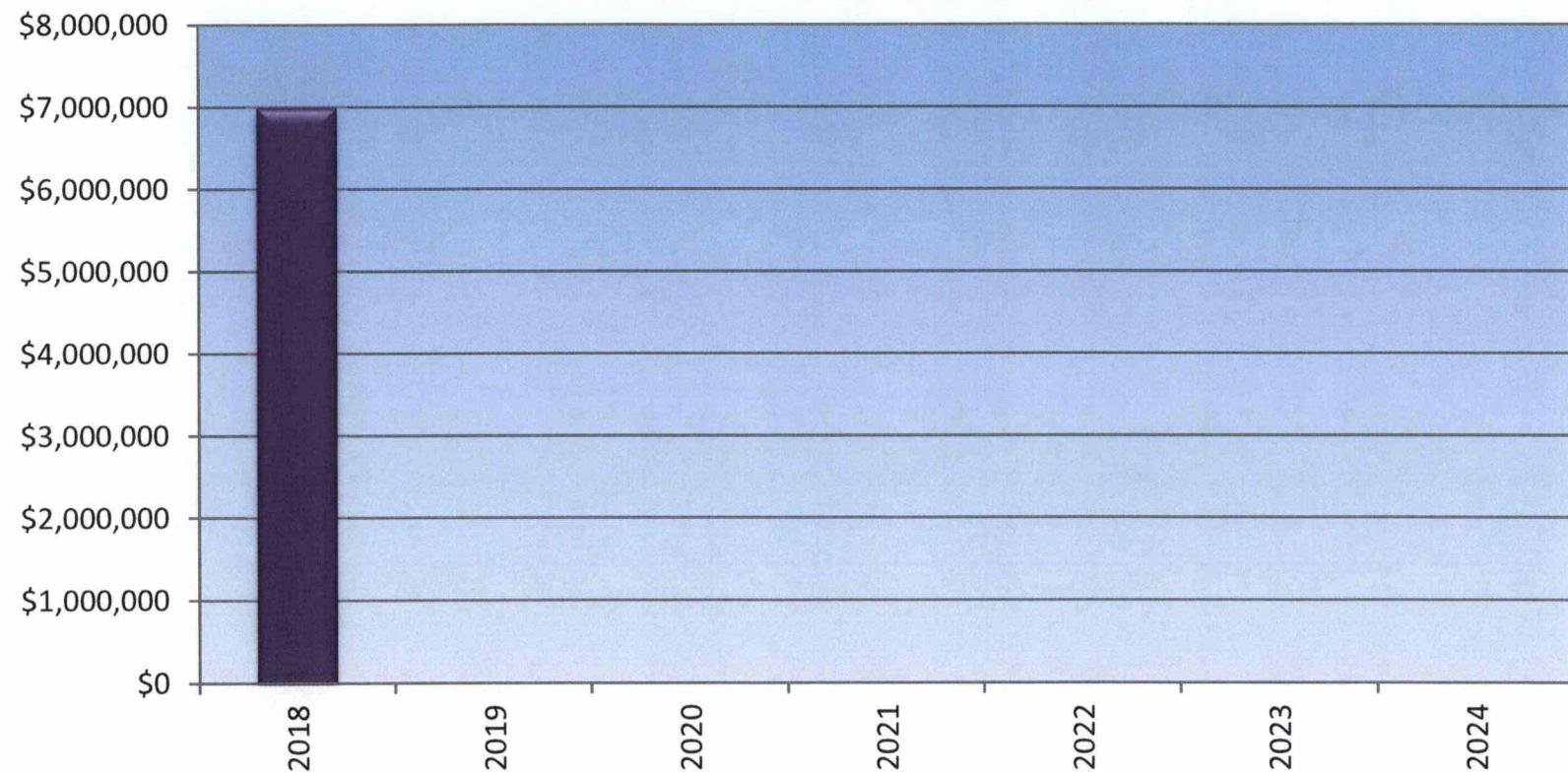
Morgan Stanley

LAM Holdings Maturity Detail



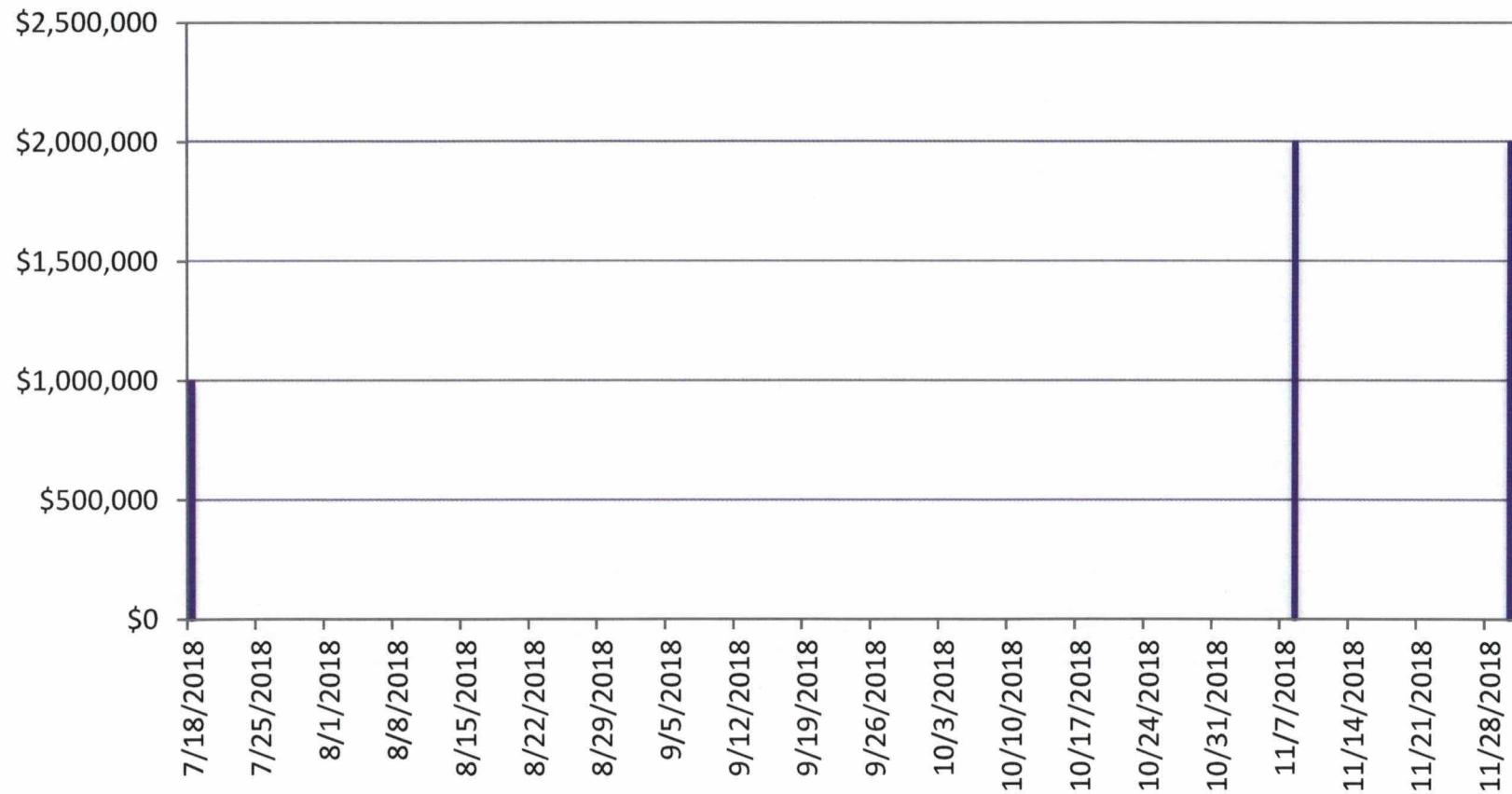
Morgan Stanley

BANK CD's Maturity Summary



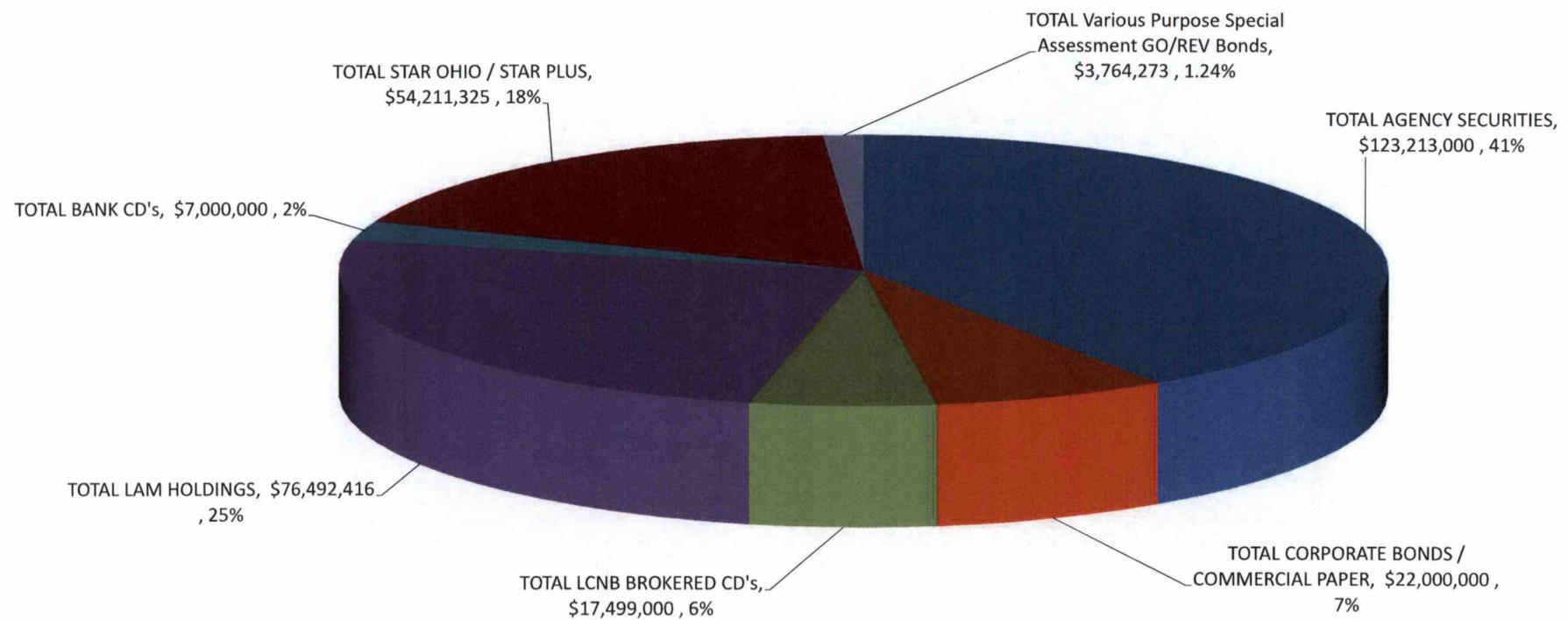
Morgan Stanley

BANK CD's Maturity Detail



Morgan Stanley

WARREN COUNTY Holdings Summary by Allocation





WATER & SEWER DEPARTMENT

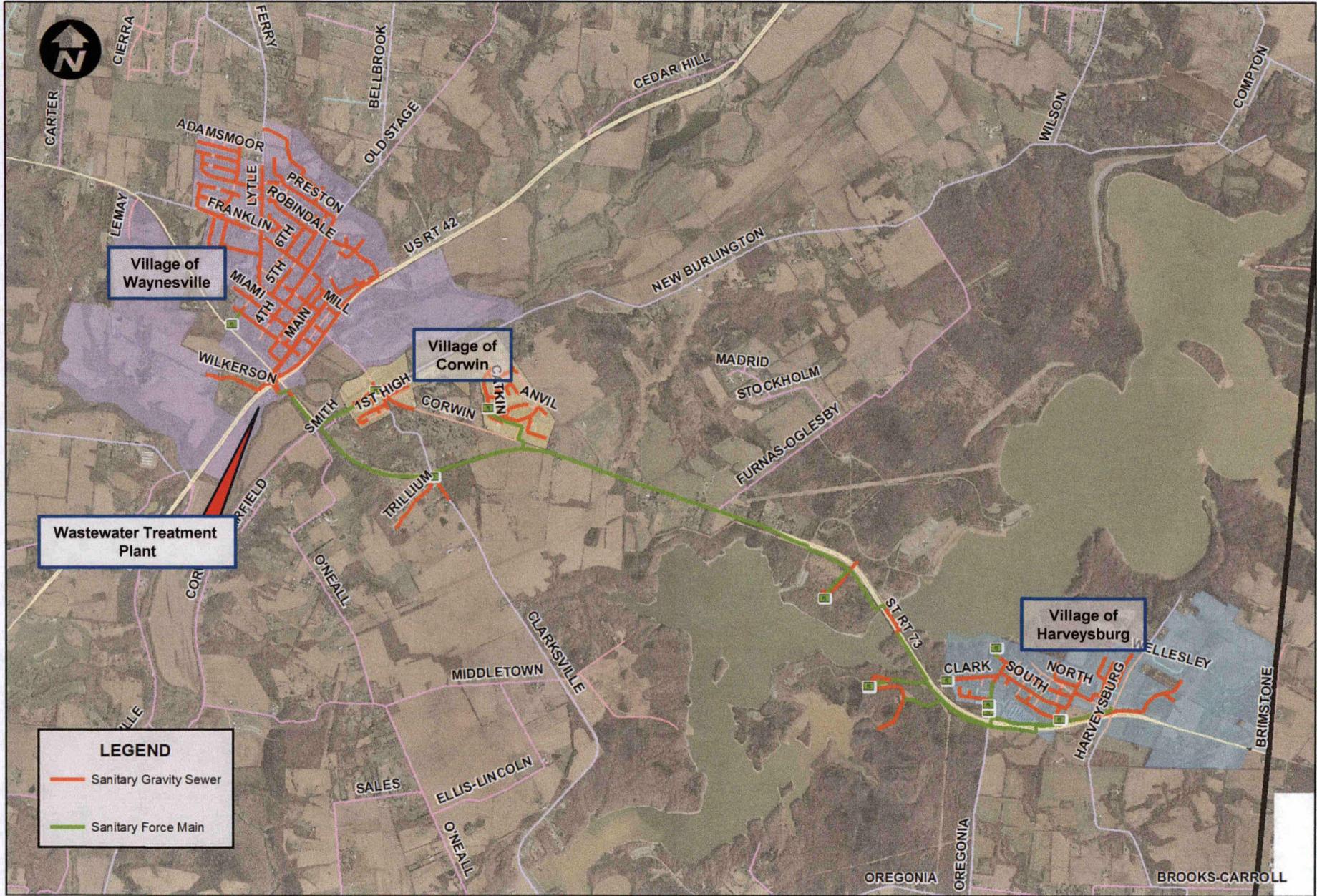
AGENDA

1. Waynesville sewer system service area

Warren County Commissioners
August 14, 2018



Water & Sewer Department



WAYNESVILLE REGIONAL WWTP

COLLECTION SYSTEM

6/18/18



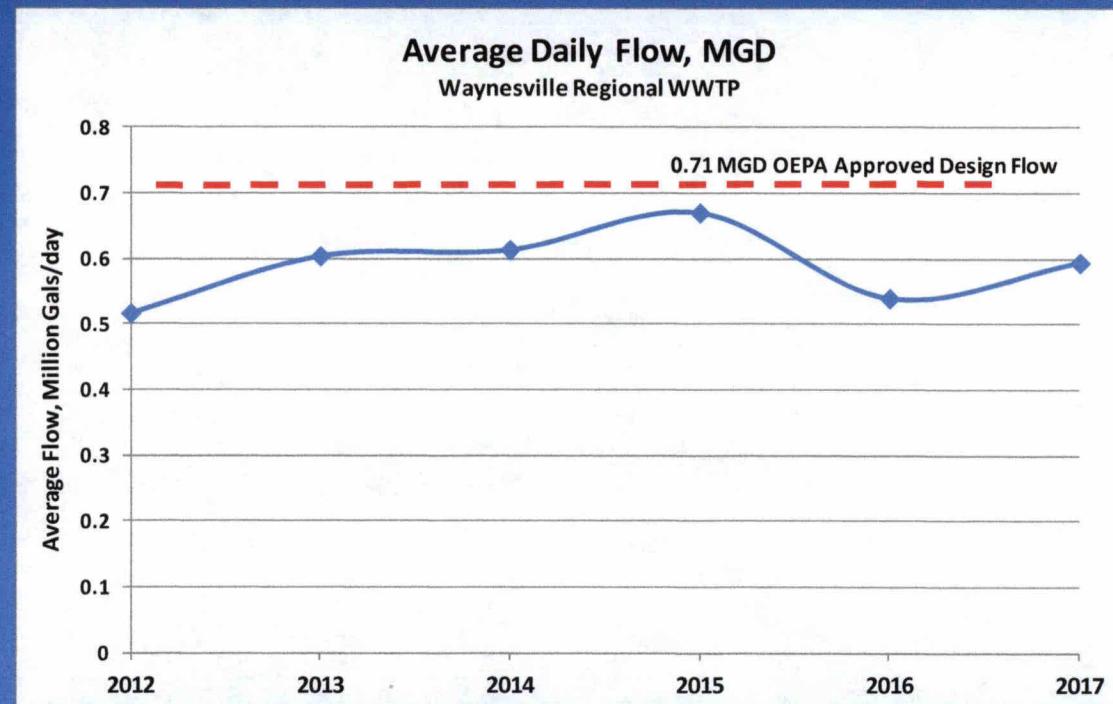
Investing in the Waynesville treatment plant provides for strong Villages and Townships

- **1997-1998** \$4 Million Upgrades
- **July 2015** – Warren County begins operating the treatment plant.
- **Jan 2016** – Warren County accepts ownership of the treatment plant.
- **Mar 2017** – Jacobs Engineering begins design project
- **Fall 2017** – Begin \$3 Million Upgrades
- **2017-2019** – Complete \$2.9 Million in collection system sewer lining & rehab.



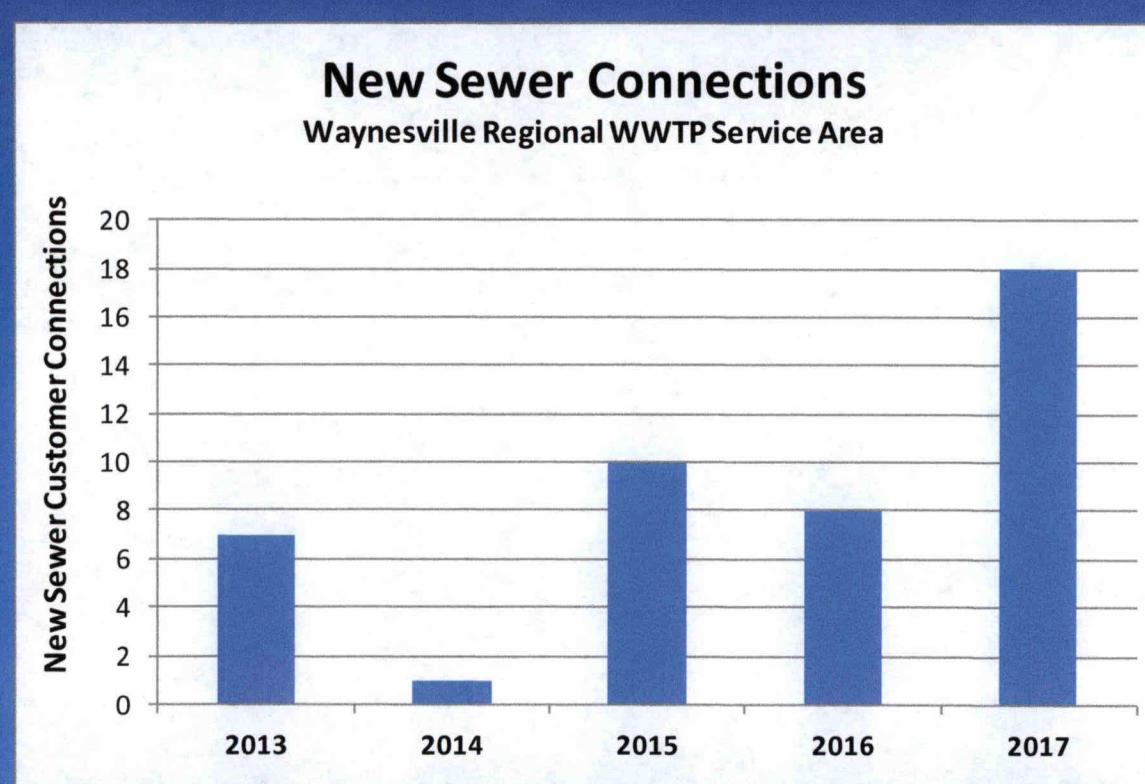
Tracking the plant flows will allow the County to plan for the next expansion

- 0.71 million gallons per day design
- Treatment Plant runs at approximately 83% capacity
- Available capacity: 300 homes
- Expect OEPA warning when average flow hits 90% (0.64 mgd).



Housing demands in will dictate when the next expansion will occur.

- Anticipate hitting 90% capacity within 5 to 7 years
- Anticipate hitting 100% capacity within 15 to 20 years

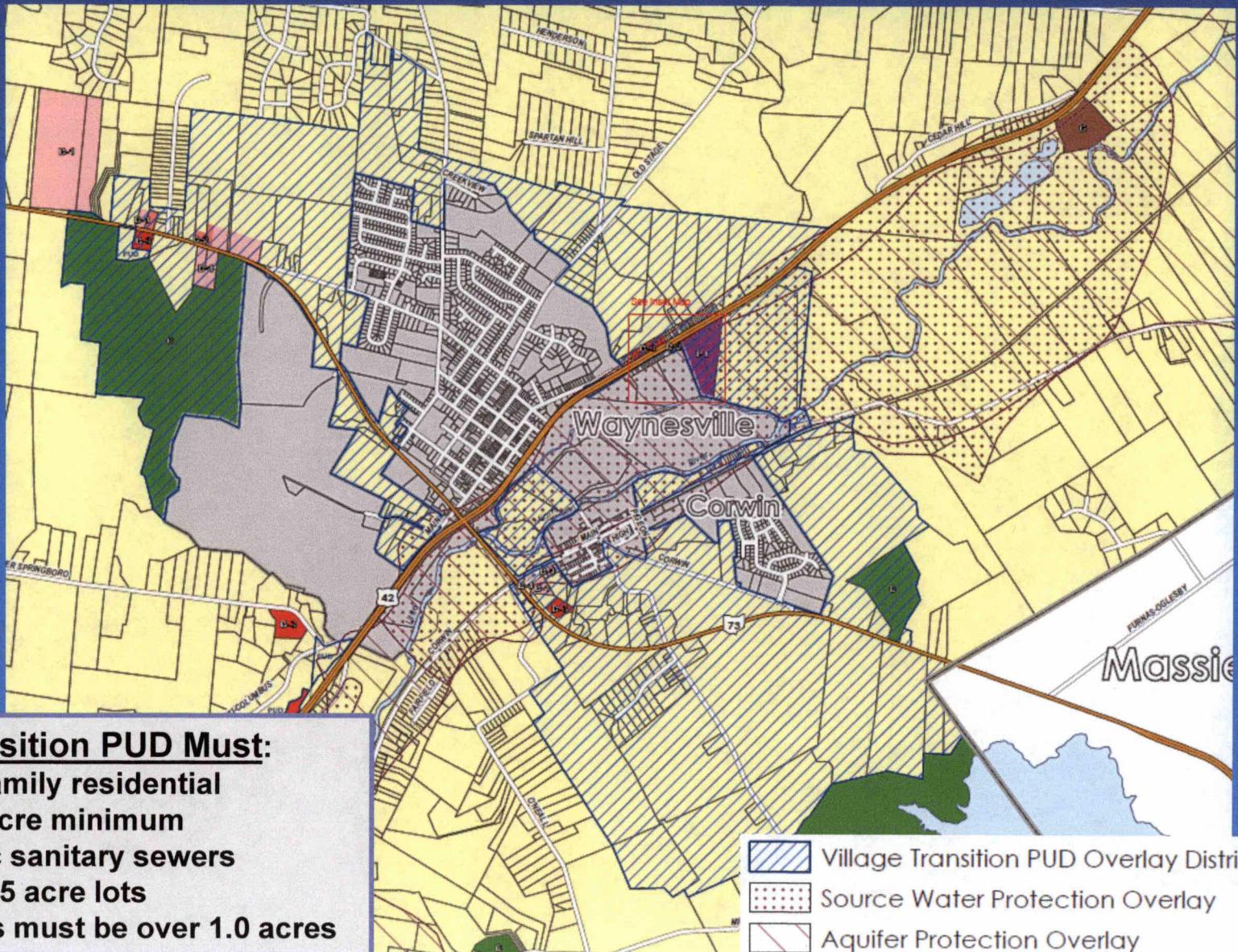


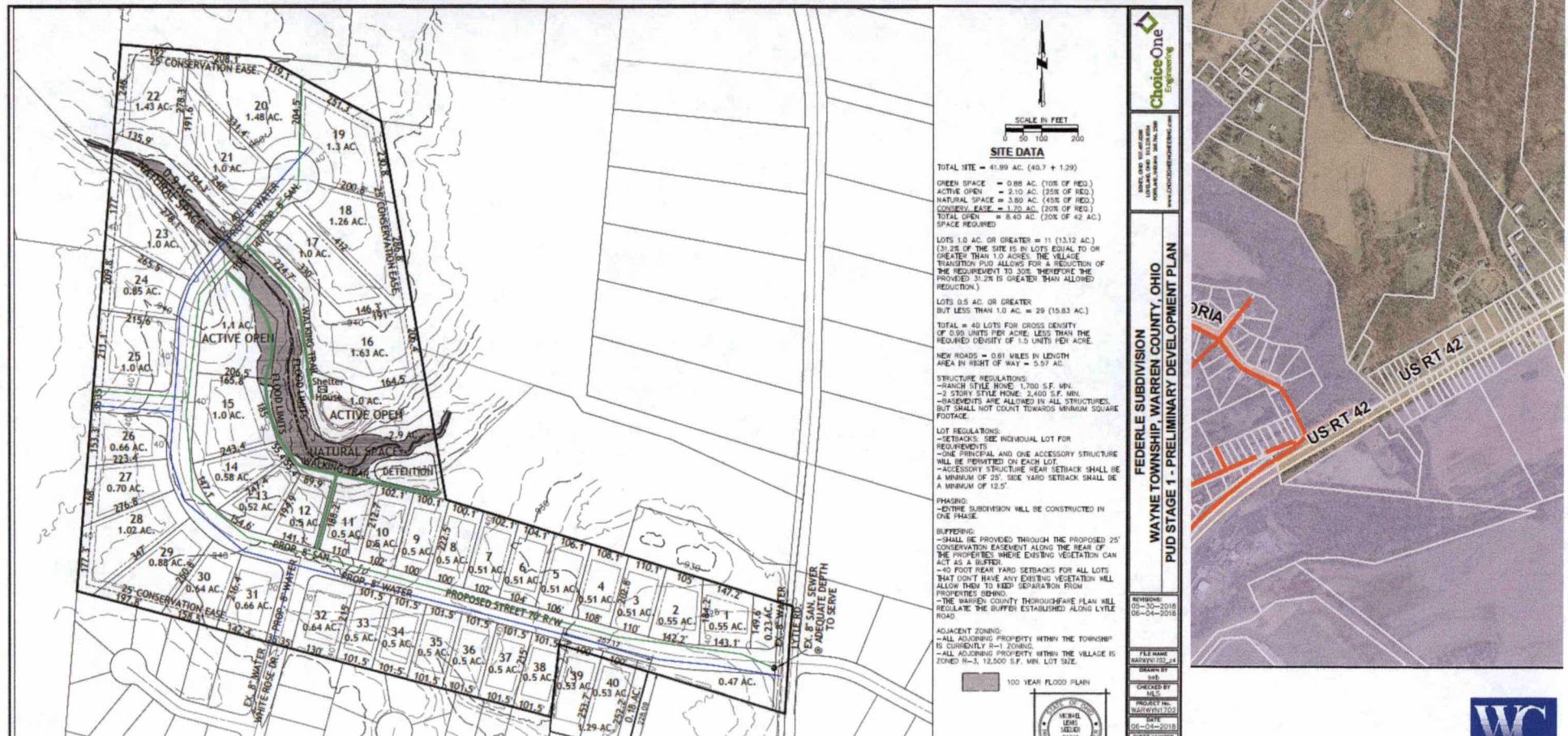
An expansion is necessary to serve existing and planned subdivisions

- Vacant / Undeveloped Lots: 1108
- Undeveloped Areas: 117 Acres

Subdivision		Location	Vacant / Undeveloped Lots	Undeveloped Acres
Creekview Acres	Platted	Village of Waynesville	9	
Old Stage Road (Betty Johnson)	Unplatted	Village of Waynesville		5.001
Victoria Place	Platted	Village of Waynesville	7	
Old Stage Road (Barbara Lestz)	Unplatted	Village of Waynesville		42.56
Somerset Crossing Lot 2	Unplatted	Village of Waynesville		3.37
Waterford Place	Platted	Village of Waynesville	2	
Victoria Glen	Platted	Village of Waynesville	5	
Lytle Road Estates	Platted	Village of Waynesville	3	
LeMay Property (Commercial)	Unplatted	Village of Waynesville		44.78
LeMay Property (Residential)	Unplatted	Village of Waynesville	786	
Undeveloped Lots	Unplatted	Village of Corwin	10	
Furnas Forge (Residential)	Platted	Village of Corwin	34	
Furnas Forge (Commercial)	Platted	Village of Corwin		11.695
Trillium Run	Platted	Wayne Township	10	
Caesar Creek Lake Estates 1	Platted	Village of Harveysburg	23	
Caesar Creek Lake Estates Remaining	Unplatted	Village of Harveysburg	194	
Shepherds Ridge	Platted	Village of Harveysburg	19	
Harveysburg Road Lots	Platted	Village of Harveysburg	3	
Hendrickson Estates	Platted	Village of Harveysburg	3	
Paul Brothers (Commerical)	Unplatted	Village of Harveysburg		7.26
Dwayne Gross (Commerical)	Unplatted	Village of Harveysburg		2.04
		TOTAL	1108	116.7

Wayne Township zoning includes Village Transition PUD overlays for 2,800 acres of future sewer areas





Service to the Village of Waynesville

The COUNTY will provide sanitary sewer to the VILLAGE's residents within the corporate limits of the municipality, insofar as service is available, and subject to limitations of its facilities and those imposed by law. The COUNTY shall have the right to limit the number of connections and/or impose bans for wastewater connections provided such limitations or bans are equally imposed on other areas outside the Village of Waynesville, including the unincorporated areas of Massie Township and Wayne Township, and the incorporated areas of the Village of Corwin and the Village of Harveysburg.

- Asset Transfer Agreement, January 1, 2016