

Minutes for Monday, June 03, 2024

Commissioners Present: Cameron, Bell, Crooks

Staff Present: Susan Reese

Visitor: Carlene Barnes

RES 24-0504 Meeting was called to order at 7:45 a.m. on the motion of Commissioner Cameron and the second of Commissioner Bell.

Vote was Cameron, aye; Bell, aye, Crooks, absent at the time of voting. Motion carried.

Commissioner Cameron moved to approve the payment of bills, pending review.

Seconded by Commissioner Bell.

Vote was Cameron, aye; Bell, aye; Crooks, absent at the time of voting. Motion carried.

Commissioner Cameron moved to approve the payroll, pending review.

Seconded by Commissioner Bell.

Vote was Cameron, aye; Bell, aye; Crooks, absent at the time of voting. Motion carried.

The following legislation was now considered:

RESOLUTION 24-0505 authorize Cindy S. Cameron to sign on behalf of the Board of Muskingum County Commissioners the Ohio Department of Development Residential Anti-Displacement and Relocation Assistance Plan as requested by Kyle Dunn, Director, Muskingum County Community Development.

Motion made by Commissioner Cameron, seconded by Commissioner Bell.

Roll call: Cameron, aye; Bell, aye; Crooks, absent. Motion carried.

RESOLUTION 24-0507 adopted a resolution determining to submit to the electors of Muskingum County, Ohio, the question of levying a tax in excess of the ten-mill limitation, as described below, a copy of which resolution was certified to the County Auditor of Muskingum County; and

WHEREAS, the County Auditor has certified to this Board that an estimated annual levy of 0.40 mills for each \$1.00 of taxable value, which is \$14.00 for each \$100,000 of the county auditor's appraised value, which will be required to produce the annual amount required set forth in the Resolution of Necessity; and

WHEREAS, the County Auditor has certified to this Board that the total current tax valuation of Muskingum County is \$2,462,329,560 and the dollar amount of revenue that will be produced annually by the millage stated below would be \$805,000.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners, Muskingum County, Ohio, that:

Section 1. This Board desires and determines to proceed with the submission to the electors of the question of levying a tax in excess of the ten-mill limitation for the benefit of Muskingum County, Ohio, for the purpose of the support of the Muskingum Tuberculosis and Respiratory Clinic of the Rambo Memorial Health Center.

Section 2. Said levy is a renewal of an existing 0.40 mill levy, which amounts to \$0.0004 for each dollar of valuation, for five years.

Section 3. The question of approving the levy shall be submitted to the electors of Muskingum County at the election to be held on November 5, 2024, and that said levy be placed on the tax lists commencing in 2025, first due in calendar year 2026, in compliance with the provisions of Section 5705.34 if a majority of the electors voting thereon vote in favor thereof.

Section 4. The Clerk of this Board of County Commissioners is hereby directed to certify a copy of this Resolution to the Board of Elections, Muskingum County, Ohio, not less than ninety days before the

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election, and notify said Board of Elections to cause notice of election on the question of levying said tax to be given as required by law.

Section 5. It is found and determined that all formal actions of this Board concerning and relating to the adoption of this resolution were adopted in an open meeting of this Board, and that all deliberations of this Board and of any of its committees that resulted in those formal actions were in meetings open to the public, in compliance with the law.

Commissioner Bell seconded the Resolution and the roll being called upon its adoption, the vote resulted as follows:

Cindy S. Cameron: aye; Melissa J. Bell: aye; Mollie S. Crooks: absent Motion carried.

RESOLUTION 24-0508 authorize Cindy S. Cameron to sign on behalf of the Board of Muskingum County Commissioners the Environmental Review Certification Form for General Administration, Fair Housing, and Planning, as requested by Kyle Dunn, Director, Muskingum County Community Development.

Motion made by Commissioner Cameron, seconded by Commissioner Bell.

Roll call: Cameron, aye; Bell, aye; Crooks, absent. Motion carried.

RESOLUTION 24-0509 acknowledge the resignation of Travis C. Roach from the Muskingum County EMA – Disaster Services effective June 14, 2024.

Motion made by Commissioner Cameron, seconded by Commissioner Bell.

Roll call: Cameron, aye; Bell, aye; Crooks, absent. Motion carried.

RESOLUTION 24-0510 acknowledge the resignation, without notice, of Holly G. McConiha from Muskingum County Maintenance/Housekeeping effective 05.31.2024

Motion made by Commissioner Cameron, seconded by Commissioner Bell.

Roll call: Cameron, aye; Bell, aye; Crooks, absent. Motion carried.

Commissioner Crooks joined session approximately 7:55 a.m.

The Commissioners met with the following to discuss jail project budget and scope:

Eric Reed, County Administrator
Jennifer Shuey, DLZ Architectural
Eric B. Ratts, DLZ Architectural
Carlene Barnes, Visitor
Debra Nye, County Auditor
Matt Lutz, Sheriff
Brian Addis, APG Architects
Mark Zanghi, Assistant Prosecutor
Stephanie Spencer, Chief Administrator
Todd Reiser, Granger Construction Company
Todd Butler, Granger Construction Company/Virtual
Margie Ramsey, Granger Construction Company/Virtual

Commissioner Cameron began by reporting that visiting Judge Wallace reversed the City's Board of Zoning ruling on the location of the new jail. He has ordered the City to provide all necessary permits for the County to proceed with the building of the jail at 1525 Pershing Road.

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Eric Ratts of DLZ Architects, presented the preliminary plans along with the following information:

- Original estimated construction cost \$55 - \$60 million
- Objective is to get the most beds with the same number of staff as currently
 - Plans for 357 beds; 102,000 square feet
 - Eric Ratts, DLZ, has preliminary plans
- Mr. Ratts explained the perimeter chase that will give maintenance workers access to plumbing, HVAC, wiring, etc. with no inmate contact
- Inmates must be able to see daylight, which will be accessed through skylights
 - Inmates will not be able to visually see outside or be seen from the outside
- There will be an ADA cell in every unit

Todd Rieser of Granger Construction Company, CMR, addressed the group;

- Estimated cost of construction \$63 million
 - \$75 million total project cost
 - \$72 million if changes with value engineering items
 - Additional owner costs to consider; FFE one of several items
 - Eric working with Granger and DLZ determining costs
 - Schematic design submitted to State
- DLZ nearly completed with Design Development
- Granger will refine design budget as progressing to reach GMP
- Eric Reed will coordinate completing the boundary, site and Geotech surveys

The Commissioners met with Allison Binkley of Squire Patton Boggs and Kathleen Clark of FHN Financial Capital Markets came to discuss jail project financing. Others in attendance included:

Matt Lutz, Sheriff
Debra Nye, County Auditor
Eric Ratts, DLZ Architectural
Jennifer Shuey, DLZ Architectural
Todd Hixson, County Treasurer
Jody Spencer, Park National Bank
Stephanie Spencer, Chief Administrator
Mark Zanghi, Assistant Prosecutor
Eric Reed, County Administrator
Brian Addis, APG Architects
Anthony Adornetto, Park National Bank

Kathleen discussed the following points:

- Principal and Interest payments for 36 and 40 year notes at \$60 million, \$65 million and \$70 million
- Rates of Principal and Interest with a 50 basis point increase
- Tentative bond issuance schedule

Allison presented the following for consideration:

- Direct versus In-direct debt
- Borrowing capacity and total mills based on assessed valuation
- Allison and team will prep preliminary official statements

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County Auditor will be working on five year forecast.

RESOLUTION 24-0511 PURSUANT to the authority granted in Section 307.01 of the Ohio Revised Code, the Board of Muskingum County Commissioners resolves to proceed with the construction of a new county jail to be located at 1525 Pershing Road, Zanesville, Ohio. Motion made by Commissioner Crooks, seconded by Commissioner Bell.
Roll Call: Cameron, aye; Bell, aye; Crooks, aye. Motion carried.

RESOLUTION 24-0506 authorize Melissa J. Bell to sign on behalf of the Board of Muskingum County Commissioners the Warning System Siren Service Contract for Commercial Electronics, requested by Jeff Jadwin, Director of EMA.
Motion made by Commissioner Bell, seconded by Commissioner Crooks.
Roll call: Cameron, abstain; Bell, aye; Crooks, aye. Motion carried.

The Commissioners worked on the 2025 Preliminary Budget.

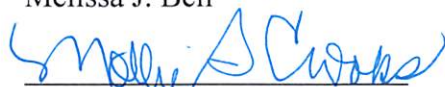
Dave and Cathy Goss of 270 Rusty Rifle Road, Perry Township, came to discuss property easement concerns, with the Commissioners.
Andy Roberts, GIS Director, was called and he will research and follow up with the Goss'. Andy believes the issue is fixable.

Mark Zanghi, Assistant Prosecutor, came to discuss and review this morning's jail project budget and scope.

With no further business being before the Board, the meeting was adjourned at approximately 2:47 p.m. on the motion of Commissioner Cameron and the second of Commissioner Crooks.


Cindy S. Cameron


Melissa J. Bell


Mollie S. Crooks