

FAIRFIELD COUNTY TRANSPORTATION IMPROVEMENT DISTRICT

MINUTES OF REGULAR BOARD MEETING

April 11, 2023

FAIRFIELD COUNTY RECORDS CENTER
138 WEST CHESTNUT STREET; LANCASTER, OHIO 43130

Sonja Simpson called the meeting to order just after 1:00 p.m. on April 11, 2023 at the Fairfield County Records Center. The following persons were present: Sonja Simpson (TID Chairperson); Jeremiah Upp (TID Secretary/Treasurer); Rick Szabrak (TID Vice Chairperson); Curt Shonk (TID Board Member); Greg Butcher (TID Board Member); Dave Levacy (Fairfield County Commissioner); Bill Lozier (TID); Mitch Noland (Fairfield County Engineer's Office); Jason Grubb (Fairfield County Engineer's Office); Anthony Iachini (Fairfield County Economic Development); Ron Thomas (Thomas Property); Ralph Hedrick (Amanda Township); Holly Mattei (Regional Planning Commission); Tony Vogel (Fairfield County Utilities)

1. APPROVAL OF MEETING MINUTES:

- a. Approval of the March 14, 2023, regular meeting minutes.
- b. We have a motion by Mr. Upp. Second by Mr. Butcher. All members approved. Motion carried.

2. PUBLIC COMMENT:

- a. No public comments.

3. REPORT FROM FINANCE COMMITTEE: County TID Financial Report

- a. March 7th of 2023 to April 7th of 2023.
 - 3/7/23 beginning balance of \$337,780.96
 - 3/13/23 check to Transcon Ltd for \$2,000.00.
 - 4/7/23 ending Balance of \$335,780.96.
- b. Motion to approve the report from Mr. Butcher. 2nd by Mr. Shonk. All members approved. Motion carried.

4. NEW BUISNESS: No new business

- a. **Agreement with Kegler, Brown, Hill & Riter-** Mr. Upp presented the board with a proposed agreement from Kegler, Brown, Hill & Riter (KBHR). The board briefly reviewed the agreement. After some discussion the board requested a courtesy review from the county prosecutor's office. Mr. Upp agreed to take the agreement to the Fairfield County Prosecutor for possible review. The board discussed the fact that the county prosecutor may not be able to review the document because the county prosecutor does not provide legal counsel for the TID. The board also discussed the rates and services provided by KBHR. Mrs. Simpson and Mr. Upp noted they would like to see some items addressed. One item discussed was a not-to-exceed dollar amount or a pre-approved amount. Mrs. Simpson noted that she would prefer a total not-to-

exceed (NTE) amount with a breakdown of services and prices. Mrs. Simpson also discussed having 2 separate not-to-exceed items in the agreement. Mr. Lozier discussed inter-governmental agreements may be necessary with the Commissioner's Office, County Engineer's Office, Port Authority, Economic Development Office, etc. Mr. Szabrak noted his only concern is the lobbying side of this agreement. Mr. Butcher noted that anything affecting the board should be reviewed by the board before anything is voted on. Mr. Lozier noted the TID board attorney needs to review any documents or agreements before the board can vote on the agreements. Mrs. Simpson noted the board could advertise a special meeting and the board could vote on the KBHR agreement at the special meeting. The board agreed to a special meeting to vote on the KBHR agreement on April 25th at 1:00pm at the Records Center.

- b. **Basil Western Rd. Realignment** – The board discussed the consultant selection process and the contract process for this project. Mr. Szabrak made a motion for the TID Secretary/Treasurer to request the Fairfield County Engineer perform an engineering request for qualifications on the Basil-Western Road project. Mr. Butcher seconded the motion. All members approved. Motion carried.

5. OLD BUISNESS:

a. **Consultant Project Update Report**

- i) **Far East Freeway** – Mr. Butcher noted he received an email from Carpenter Marty Transportation (CM Trans), the ODOT consultant. CM Trans noted the survey work has been completed and they are working on the preliminary plan now. CM Trans is coordinating with ODOT to hold a stakeholder meeting in May. Invitations should go out sometime in April.
- ii) **Refugee Road Corridor (1:05.02)** – Mr. Lozier stated that he reached out to Congressman Balderson's office about the Community Project Funding for 2024. The board agreed to apply for design of Refugee Road of approximately 2 million dollars. Mr. Lozier stated he had some discussion with Michelle May at ODOT District 5 and there is a possibility that ODOT could approved funding of approximately 2.1 million dollars for construction of the pathway. Mr. Lozier also noted that Commissioner Levacy talked to Congressman Troy Balderson. Mr. Lozier noted, this kind of project needs a lot of local support. Numerous local Fairfield County agencies sent letters of support for the project. This kind of support is paramount in making these projects move forward.
- iii) **US33/I-70 Connector (1:12.03)** – Mr. Lozier discussed the travel demand model that was put together long before Intel began to show how much traffic would be diverted onto a new or improved roadway. Mr. Upp noted that this project needs to remain as a point of focus for the board. The board discussed the possibility of re-designing the route but landed on the fact that the board needs to keep the idea of the project alive until the opportunity arrives to take the next step.


- iv) **East Side Industrial Connector** (1:17.57) – Mr. Shonk is reviewing the planning study from Structurepoint. They have identified a preferred corridor. There will be additional studies needed in the future. Mr. Shonk noted it may be beneficial for Structurepoint to come before the board and present their findings so the board can better understand the corridor. Mr. Szabrak noted that there are numerous jobs coming into the area. There are numerous businesses that would benefit from the corridor. The board agreed it would be beneficial to see a presentation on the project.
- v) **US33 Corridor Lane Widening CAP Project** (1:25.40) – Mr. Lozier noted that ODOT District 6 continues to discuss breaking out the lane addition project as a stand-alone project. Mr. Upp and Mr. Lozier have a meeting with ODOT District 6 Deputy Director Tony Turowski to discuss the project. The meeting is scheduled for April 27th. We will continue to monitor this project.
- vi) **Basil Western Rd. Realignment** – (1:37.45) Mr. Lozier noted that he had applied for TID grant funding with ODOT as requested by the board last month. Mr. Lozier noted that the Fairfield County Economic Development team have been working on development compensation agreements, that include upfront costs for the developer, and ongoing TIF (Tax Increment Financing) agreements. The board discussed inter-governmental agreements to assist with the financing of the project until reimbursement funds are available. The board discussed the 7 million dollars in remaining financing needed for the project. Mr. Szabrak discussed utilizing the Fairfield County Port Authority. The Port Authority has the authorization to carry the bond for up to 30 years with the backing of the Fairfield County Commissioners. This gives greater flexibility to the financing portion of the project.

6. **OTHER BUSINESS:** (1:52.10) No other business

7. **ADJOURNMENT:** (1:52. 30)

- a. Mr. Shonk moved to adjourn. Second by Mr. Upp. All approved. The meeting was adjourned.

Minutes approved by:



Jeremiah Upp
Secretary/Treasurer