

Subject: Bills – Approved – Madison County

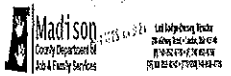
After reviewing each of the purchase orders, then and nows, and vouchers listed above, Mr. Wallace moved to approve all purchase orders and allow payment of all then and nows and vouchers.

Following a second from Mr. Forrest the result of the roll call was: Dr. Xenikis, yes, Mr. Wallace, yes, and Mr. Forrest, yes.

Subject: Appropriate – Approved – Job & Family Services

Mr. Wallace moved per the request of Lori Dodge – Dorsey, Job & Family Director, to approve the appropriation request for the following:

Appropriate: Transfers (2062-SS00-5-0049) in the amount of \$300,000.00.



Madison County Department of Job & Family Services
 2062-SS00-5-0049
 Approved
 Date: 6/1/21
 By: [Signature]
 Title: Director

Shay Wessman

From: Shay Wessman
 Sent: Wednesday, May 26, 2021 3:17 AM
 To: Wallace, Richard@jfs.madisoncounty.ohio.gov
 Subject: RE: Appropriation transfer

On June 1st I'll present this to the Commissioners.
 Thanks,
 Shay Wessman

-----Original Message-----

From: Wallace, Richard@jfs.madisoncounty.ohio.gov
 Sent: Wednesday, May 26, 2021 3:17 AM
 To: Shay Wessman
 Subject: Appropriation increase

Good morning!

I'm attaching a request for an appropriation increase in line 2062-SS00-50049 in the PCSA field. I dated it for next Tuesday, when the commissioners meeting would take place. If you read anything else, please let me know.

Thank you!

Richard

Richard Wallace
 Business Administrator
 Madison County Dept. of Job & Family Services
 2062-SS00-5-0049
 London, OH 43040
 P: 744.452.2410
 richard.wallace@jfs.madisoncounty.ohio.gov

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Following a second from Mr. Forrest the result of the roll call was: Dr. Xenikis, yes, Mr. Wallace, yes, and Mr. Forrest, yes.

Subject: Appropriate – Approved – Budget Stabilization

Mr. Wallace moved to approve the appropriation per unappropriated funds for the following:

Appropriate: Advances Out (1500-A15A-5-0046) in the amount of \$1,977,475.00.

Following a second from Mr. Forrest the result of the roll call was: Dr. Xenikis, yes, Mr. Wallace, yes, and Mr. Forrest, yes.

Subject: Transfer – Approved – General Fund

Mr. Wallace moved to approve the transfer of funding for the following:

Transfer from: Advances Out (1500-A15A-5-0046) in the amount of \$1,977,475.00.

Transfer to: Refund Reimbursement & Misc. (1000-0000-4-4200) in the amount of \$1,977,475.00.

Sissy Wiseman

From: Sissy Wiseman
Sent: Wednesday, May 26, 2021 8:52 AM
To: Justin Cox
Subject: RE: Budget Stabilization Fund

Justin,
I'll present this to the Commissioners on June 1st.
Thanks,
Sissy Wiseman

From: Justin Cox (<mailto:JCox@KJInc.biz>)
Sent: Wednesday, May 26, 2021 8:45 AM
To: Sissy Wiseman
Subject: Budget Stabilization Fund

Hey Sissy,

During our audit we noted \$5,000,000 was transferred to the Budget Stabilization Fund (1500) in 2020. This amount is above the limits set by Ohio Revised Code Section 5705.13. The limit per year is the greater of 3% of prior year general fund revenues (\$889,521) or 1/6 of general fund expenditures (\$3,022,525). The amount exceeding the limit, \$1,977,475, will have to be transferred back to the general fund. Can you please have council approve this transfer at their next meeting?

Can you also fill out, or have one of the council members fill out, the highlighted items on the attached corrective action plan? I also attached a draft of the finding for reference. Please let me know if you have any questions.

Thanks,

Justin Cox | Senior
Audit Services
☎ 614-846-1899
☎ 614-846-2799
📍 333 County Line Rd West
Westerville, OH 43082

**JG | Julian
& Grube**
Serving Ohio Local Governments

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MADISON COUNTY

SCHEDULE OF FINANCIAL
STATEMENTS
FOR FISCAL YEAR
DECEMBER 31, 2000

A FINANCIAL STATEMENT RELATED TO THE FINANCIAL STATEMENTS REQUIRED TO BE REPORTED IN ACCORDANCE WITH GASBS	
Filing Number	2000-001

Noncompliance Material Weakness

(Ohio Revised Code Section 5705.11) provides a taxing authority of a subdivision, by resolution or ordinance, may establish reserve balances to account for necessary taxable revenues to address the subdivision's budget against cyclical changes in revenues and expenditures. The amount of money to be reserved in such an account in any fiscal year shall not exceed five percent of the revenues certified in the preceding fiscal year to the fund in which the account is established, or, in the case of a reserve balance account of a county or of a township, the greater of that amount or one-sixth of the expenditures during the preceding fiscal year from the fund in which the account is established.

The County transferred \$5,000,000 to their Budget Stabilization Fund in 2000. This amount exceeded 5% of General Fund revenues in 2000 and 5% of General Fund expenditures during 2000.

With transfer a resulting finding for County is in direct noncompliance with Ohio Revised Code Section 5705.11.

We recommend the County follow Ohio Revised Code Section 5705.11 and not transfer funds into their Budget Stabilization Fund.

MADISON COUNTY

CORRECTIVE ACTION PLAN
FOR FISCAL YEAR
DECEMBER 31, 2000

Filing Number	Factual Corrective Action	Anticipated Completion Date	Responsible Contact Person
2000-001	The County has reviewed the transfer and has established policies and procedures to ensure compliance with this OIG in the future.	December 31, 2001	Steve Wescott, Commissioner's Office Clerk

Following a second from Mr. Forrest the result of the roll call was: Dr. Xenikis, yes, Mr. Wallace, yes, and Mr. Forrest, yes.

Government Forms and Supplies E2020-451XV

Subject: Intergovernmental Agreement Resolution #06012021-001- Approved - CIC

Mr. Forrest moved to approve the Intergovernmental Agreement resolution between Madison County Commissioners and the Madison County Community Improvement Corporation (CIC) to allow funds to be given to the CIC in order to further move forward with Project Ladder with a partner for a proposed project.

INTERGOVERNMENTAL AGREEMENT

This Intergovernmental Agreement (this "Agreement") is made effective this 1 day of July, 2021 (the "Effective Date") by and between the Board of County Commissioners for Madison County, Ohio (the "County"), a county and political subdivision formed and existing under the laws of the State of Ohio and the Madison County Community Improvement Corporation (the "CIC"), a community improvement corporation formed and existing under the laws of the State of Ohio. The County and the CIC are collectively referred to herein as the "Parties."

RECITALS

- A. The CIC was formed by the County pursuant to Ohio Revised Code ("R.C.") Chapter 1714 for the purposes of, among other things, advising, encouraging and promoting the industrial, economic, commercial, and other development and providing economic and business development in the County.
- B. Pursuant to R.C. Section 1714.11, the County designated the CIC as its agent for the industrial, commercial, distribution, and research development in the County.
- C. The County desires to provide funding from its general fund to the CIC to defray the expenses of the CIC, as provided in R.C. Section 1714.14. As set forth in R.C. Section 1714.14, the CIC may use these funds for any of its functions under R.C. Chapter 1714. These functions include, but are not limited to, the acquisition of interests in real property from others for development purposes pursuant to R.C. Section 1714.10(B)(1).
- D. The County and the CIC desire to execute this Agreement to specify the terms pursuant to which the County will provide general fund monies to the CIC for development purposes.

NOW, THEREFORE, the County and the CIC agree as follows:

Section 1. Term of Funds. No later than sixty (60) days after the Effective Date, the County shall transfer (1) \$10,000 from the County general fund to the CIC to be used for any purpose that the CIC is authorized to pursue under R.C. Chapter 1714.

Section 2. Miscellaneous

- (1) **Entire Agreement.** This Agreement shall constitute the entire understanding and agreement between the Parties and shall supersede all prior understandings and agreements relating to the subject matter hereof. This Agreement shall not be amended in whole or in part without approved written consent of all non-management Parties.
- (2) **Governing Law and Dispute.** This Agreement shall be governed by and interpreted in accordance with the laws of the State of Ohio. The Parties shall make good faith efforts to amicably negotiate any disputes arising from this Agreement. If Court proceedings shall fail, the Parties agree to resolve the dispute with a mediator chosen by agreement between

As evidence of their intent to be bound by this Agreement, the authorized representatives of each of the County and the CIC have executed this Agreement for and on behalf of the County and the CIC as of the Effective Date.

MADISON COUNTY BOARD OF COMMISSIONERS

Tony Xenikis 6/1/21
Dr. Tony Xenikis, Chair Date
Pursuant to Resolution No. _____

Approved as to Form:

Madison County Prosecutor

MADISON COUNTY COMMUNITY IMPROVEMENT CORPORATION

By Mark D. Smith, President of Board
Its: _____

Following a second from Mr. Wallace the result of the roll call was: Dr. Xenikis, yes, Mr. Wallace, yes, and Mr. Forrest, yes.

Government Forms and Supplies E000949 HV

Subject: Agreement – Approved – Enterprise Zone

Mr. Wallace moved to approve the Enterprise Zone agreement the Board of Madison County Commissioners, CIC, TPE, LLC.

GOVERNANCE AGREEMENT

This agreement entered into by and between the Board of Commissioners of Madison County, Ohio, with business address at [Madison Street, Ohio (hereinafter referred to as "Madison County") and Columbus TPE, LLC, with business address at [Madison St., Columbus, OH (hereinafter referred to as "Columbus TPE, LLC")

NOTE

All business and/or individual entities to make an investment, to create a job or to create a new business under this agreement must be licensed and in good standing with the State of Ohio.

WHEREAS, Madison County has encouraged the development of real property and the expansion of general property owned in the area designated as an Enterprise Zone; and

WHEREAS, Columbus TPE, LLC is desirous of developing a new or existing service center, with the construction of a new building to be used to create employment opportunities and serve as a space for a manufacturing, service or other business (hereinafter referred to as the "PROJECT") within the boundaries of the designated Enterprise Zone, provided that the appropriate development incentives are available to support the economic viability of said PROJECT; and

WHEREAS, the Board of Madison County Commissioners by Resolution No. 600208 adopted July 1, 2008, designated the area as an Enterprise Zone pursuant to Chapter 5709 of the Ohio Revised Code; and

WHEREAS, Governor ROBERT TAFT, the Director of the Department of the State of Ohio determined that the development area designated in said Resolution No. 600208 meets the requirements set forth in Section 5709.01 of the Ohio Revised Code and will be used as an Enterprise Zone under said Chapter 5709; and

WHEREAS, Madison County, having the appropriate authority for the establishment of business of Columbus TPE, LLC, will encourage investment for the development of the PROJECT in said Enterprise Zone under Chapter 5709 of the Ohio Revised Code; and

WHEREAS, Columbus TPE, LLC has submitted a proposed agreement application (hereinafter referred to as "APPLICATION") to Madison County (hereinafter referred to as "APPLICATION"); and

WHEREAS, Columbus TPE, LLC has submitted the required state application fee of \$750.00 made payable to the Ohio Development Services Agency with the application to be forwarded with the final agreement; and

WHEREAS, the Executive Director of Madison County Future, Inc. has investigated the application of Columbus TPE, LLC and has recommended the same to the Board of Commissioners of Madison County on the basis that Columbus TPE, LLC is qualified by financial responsibility and business experience to create and preserve employment opportunities in said Enterprise Zone and improve the economic climate of Madison County; and

WHEREAS, the project site as proposed by Columbus TPE, LLC is located in the Jefferson Local School District and Talles Career and Technical Center District, and the Board of Education of Jefferson Local School District and Talles Career and Technical Center have been notified in accordance with Section 5709.03 and been given a copy of the APPLICATION; and

WHEREAS, pursuant to Sections 5709.03(C), 5709.03(A) or 5709.032 and in accordance with the format required under Section 5709.01 of the Ohio Revised Code, the parties hereto desire to set forth their agreement with respect to matters hereinafter mentioned; NOW,

THEREFORE, in consideration of the mutual covenants hereinafter contained and the benefit to be derived by the parties from the execution hereof, the parties hereto agree as follows:

NOTE:

The agreement shall include a description of the investments to be made by the applicant (subproject) or by another party at the facility whether or not the investments are exempted from taxation, including existing or new building, site and cost thereof, the value of machinery, equipment, fixtures, and fixtures, including an itemization of the value of machinery, equipment, fixtures, and fixtures used at another location in this state prior to the agreement and intended or to be relocated from that location to the facility and the value of machinery, equipment, fixtures, and fixtures at the facility prior to the execution of the agreement that will not be exempted from taxation, the value of inventory at the facility, including an itemization of the value of inventory held at another location in this state prior to the agreement and intended or to be relocated from that location to the facility, and the value of inventory held at the facility prior to the execution of the agreement that will not be exempted from taxation.

1. Celebris TPE, LLC shall construct new City fire tower located at 1189 US HWY 100, (aka, 419) to house its existing monitoring and weather equipment. Said facility shall be constructed in period (4/1/21) to (1/31/22) located in Jefferson Township, Madison County, Ohio.

The PROJECT will begin on later date July 1, 2021, and all expansion, construction and installation will be completed by no later than May 1, 2022.

^{11/20/2021}

Project description:

2. Celebris TPE, LLC shall create within a three period not exceeding 36 months after the commencement of construction of the tower facility, the equivalent of 11 new full-time permanent job opportunities. Celebris TPE, LLC will use its best efforts to retain said full-time equivalent jobs at the address tower facility.

Celebris TPE, LLC schedule for hiring is as follows: within 1 year jobs in year one, 1 new full-time permanent job in year two and 9 new full-time permanent jobs in year three. The job creation period begins January 2021 and all jobs will be in place by December 2022.

Celebris TPE, LLC currently has 1 full-time permanent employee at the project site. In total, Celebris TPE, LLC has 1 full-time permanent employees in the State of Ohio.

This increase in the number of employees will result in approximately \$750,000 (seven hundred fifty thousand) of additional annual payroll to Celebris TPE, LLC. The following is a breakdown by the type of new jobs created full-time permanent (11/20/2021), the number of the existing jobs will maintain the current annual payroll of \$500,000 (five hundred fifty thousand).

1. Celebris TPE, LLC shall provide to the Project Tax Incentive Review Council any information reasonably required by the council to verify the compliance with the agreement, including but not limited to annual tax returns to section 5114 of the Ohio Revised Code if requested by the council.

Ohio Development Services Agency requests information regarding personal property tax incentives to assist in applying for the Ohio Department of Taxation State Tax return form 913 in the Tax Incentive Review Council for each year the agreement is in effect as required to be reviewed.

^{11/20/2021}

2. Business operating at the site shall maintain membership in the Madison County Chamber of Commerce.

4. Madison County hereby grants Celebris TPE, LLC a tax exemption for real property improvement made to the PROJECT as set forth in Section 5709.02, 5709.03 or 5709.04 of the Ohio Revised Code and shall be in the following amounts:

^{11/20/2021}

The percentage of the assessed value to be exempted for term in years and the amount. The exemption commences the first year for which the real property would have been taxable were that property not exempt from taxation. The exemption shall commence after January 1, 2023 and shall be good through December 31, 2024.

Example

Year of Tax Exemption	Tax Exemption Amount
YR 1	60%
YR 2	60%
YR 3	60%
YR 4	60%
YR 5	60%
YR 6	60%
YR 7	60%
YR 8	60%
YR 9	60%
YR 10	60%

Each identified project improvement will receive a three year exemption period.

Celebris TPE, LLC, with the help of Madison County Finance, Inc., must file the appropriate tax forms (DTE 21) with the County Auditor and (PIT) with the State Department of Taxation to effect and maintain the exemption covered in the agreement. The PIT DTE 21 form used to file annually.

^{11/20/2021}

NOTE: Waiver Requirement
If the Director of Development Services Agency fails to issue a waiver under section 5709.03 of the revised code as a condition for the agreement to be entered, the agreement shall include the following statement:

6. "Condition of this agreement is subject to the veracity of the circumstances upon which Celebris TPE, LLC applied for, and the Director of the Ohio Development Services Agency issued, the waiver pursuant to Section 5709.03 of the Ohio Revised Code. If, after formal approval of this agreement by Madison County, the Director of Madison County discovers that such a circumstance did not exist, Celebris TPE, LLC be deemed to have voluntarily failed to comply with this agreement."

The formal waiver document shall be incorporated as an exhibit to this agreement and must state the specific conditions enumerated in Section 5709.03 of the Ohio Revised Code upon which the waiver was based.

7. Celebris TPE, LLC shall pay an annual administration fee equal to three hundred dollars.

The fee shall be made payable to the Madison County Finance, Inc. once per year for each year the agreement is effective on the date in the form of certified check. The fee is to be paid to Madison County Finance, Inc. and made out to Madison County Finance, Inc. This fee shall be deposited in a special fund created for such purpose and shall be used exclusively for the purpose of complying with section 5709.03 of the revised code and by the tax incentive review council created under section 5709.15 of the revised code exclusively for the purpose of performing the duties prescribed under that section.

Government Forms and Supplies E2009497KV

1. Columbus TPE, LLC shall pay and hold in trust for the general public the amount of the Enterprise Zone Incentive...

2. Madison County shall pay and hold in trust for the general public the amount of the Enterprise Zone Incentive...

3. If any person or entity in violation of the provisions of this agreement...

4. Columbus TPE, LLC hereby certifies that it is not a party to any other agreement...

5. Columbus TPE, LLC hereby certifies that it is not a party to any other agreement...

6. Columbus TPE, LLC certifies that it is not a party to any other agreement...

7. Columbus TPE, LLC and Madison County hereby certify that this agreement is not...

8. Madison County hereby certifies that it is not a party to any other agreement...

16. "Exemptions from taxation granted under this agreement shall be revoked if it is determined that Columbus TPE, LLC, any successor enterprise, or any related member (as those terms are defined in Section 5709.61 of the Ohio Revised Code) has violated the prohibition against entering into this agreement under Division (B) of Section 3135.611 or Section 5709.62, 5709.63, or 5709.632 of the Ohio Revised Code prior to the time prescribed by that division or either of those sections."

17. Columbus TPE, LLC affirmatively covenants that it has made no false statements to the State or local political subdivisions in the process of obtaining approval for the Enterprise Zone incentives. If any representative of Columbus TPE, LLC has knowingly made a false statement to the State or local political subdivisions to obtain the Enterprise Zone incentives, Columbus TPE, LLC shall be required to immediately return all benefits received under the Enterprise Zone Agreement pursuant to ORC Section 9.66 (C)(2) and shall be ineligible for any future economic development assistance from the State, any state agency or a political subdivision pursuant to ORC Section 9.66(C)(1). Any person who provides a false statement to secure economic development assistance may be guilty of falsification, a misdemeanor of the first degree, pursuant to ORC 2921.13(D)(1), which is punishable by a fine of not more than \$1,000 and/or a term of imprisonment of not more than six months.

18. "This agreement is not transferable or assignable without the express, written approval of Madison County Board of Commissioners."

IN WITNESS WHEREOF, the Madison County, Ohio, by Tony Xenikis, its Board President, and pursuant to Resolution No. 0602201-001, has caused this instrument to be executed this 1st day of June, 2021 and Columbus TPR, LLC by John M. Vander Haag, its Manager, has caused this instrument to be executed on this 1st day of June, 2021.

Madison County Board of Commissioners

By Tony Xenikis
President of Board
Madison County

Columbus TPR-LLC

By John M. Vander Haag
President

Approved as to form:

(Legal counsel for municipal corporation or county)

Those cities with Enterprise Zone authority under Section 5709.62(A) and 5709.63(A)(1) of the Ohio Revised Code are not required to obtain County approval.

NOTE:

Note that Sub. S.B. 19 does not recognize the authority of township governments to enter into Enterprise Zone agreements alone. Ohio Development Services Agency strongly recommends that County designated zones either take the lead in execution of Enterprise Zone Agreements or maintain a policy of having both the local and county governments as part of the agreement.

In a multiparty agreement, each party's obligation and benefits should be clearly stated. In addition, all parties to receive a tax benefit should be a signatory party to the agreement.

Following a second from Mr. Forrest the result of the roll call was: Dr. Xenikis, yes, Mr. Wallace, yes, and Mr. Forrest, yes.

Government Forms and Supplies E20008491KV

Subject: Notice of Award – Approved – CDC

Mr. Wallace moved per the request of Whitaker Wright, CDC Consultant, to award the Madison County London Drainage Project to Buckeye Septic Tank Company, Inc. 460 West Jefferson Kiousville Rd. SE. West Jefferson, Ohio 43162 in the amount of \$71,313.00.

NOTICE OF AWARD

To: Buckeye Septic Tank Company, Inc.
460 West Jefferson
West Jefferson, OH 43162

Re: Madison County London Drainage Project

The Board of Commissioners of Madison County, Ohio, hereby awards a contract to the successful bidder, Buckeye Septic Tank Company, Inc., for the construction of the London Drainage Project, in the amount of \$71,313.00.

Accepted on this 1st day of June, 2021.

You are notified by this notice of award that the Board of Commissioners of Madison County, Ohio, has awarded a contract to the successful bidder, Buckeye Septic Tank Company, Inc., for the construction of the London Drainage Project, in the amount of \$71,313.00.

You are notified that the Board of Commissioners of Madison County, Ohio, has awarded a contract to the successful bidder, Buckeye Septic Tank Company, Inc., for the construction of the London Drainage Project, in the amount of \$71,313.00.

You are notified that the Board of Commissioners of Madison County, Ohio, has awarded a contract to the successful bidder, Buckeye Septic Tank Company, Inc., for the construction of the London Drainage Project, in the amount of \$71,313.00.

Accepted on this 1st day of June, 2021.

Madison County Seal

[Signature]
Seal

NOTICE OF WORK

Let the Board of Commissioners of Madison County, Ohio, know that you have received this notice of award.

Name	
Address	
City	
State	
Zip	

cc: [Name]
[Address]

Sissy Wiseman

From: Sissy Wiseman
Sent: Thursday, May 27, 2021 12:55 PM
To: Whitaker Wright, Bill Long, Amy Rees
Subject: RE: London Drainage bid opening

Will do.
Thanks,
Sissy Wiseman

From: Whitaker Wright [mailto:whitakerw@madisoncountyohio.gov]
Sent: Thursday, May 27, 2021 11:49 AM
To: Sissy Wiseman; Bill Long; Amy Rees
Subject: London Drainage bid opening

Sissy -

The City review Buckeye Septic Tank's bid and recommend awarding them the contract. (See Below)

Attached is the notice of award. Please ask the Board to review and approve it next week.

Call if you or the Board have any questions.

Whitaker

Whitaker W. Wright, Senior Planner
CDC of Ohio, Inc.
10000 Valley Road, Suite 1000
Columbus, Ohio 43240
614.291.4500 ext. 1000
www.cdc-ohio.com

----- Forwarded Message -----
From: Amy Rees [mailto:arees@madisoncountyohio.gov]
To: Whitaker Wright [mailto:whitakerw@madisoncountyohio.gov]
Cc: Bill Long [mailto:blong@madisoncountyohio.gov]; Sissy Wiseman [mailto:swiseman@madisoncountyohio.gov]
Sent: Wednesday, May 26, 2021, 12:54:18 PM EDT
Subject: Re: London Drainage bid opening

Hi Whitaker,
We have reviewed the information. We recommend awarding the bid to Buckeye Septic Tank Co., Inc.

Thank you,
Amy

Amy Rees
Executive Assistant
City of London
20 S. Walnut Street, Suite 100
(603) 622-3243

Following a second from Mr. Forrest the result of the roll call was: Dr. Xenikis, yes, Mr. Wallace, yes, and Mr. Forrest, yes.

Subject: Application – Approved – Local Agricultural Easement Purchase Program (LAEPP)

Mr. Wallace moved per the request of Julia Cumming, Soil & Water Program Administrator, to approve the LAEPP application for Matt and Kristin Furbee in the amount of \$80,688.00.

1313103		Commissioner Jeffrey Wallace
Corcoran-Hill 11/18/20		Commissioner David Miller
Locky (R) 0/0		Commissioner Jay Smith
8/18/2020		Madison County Administrator
6/18/2021		Madison County

NOTICE
(LAEP 2021)

Re: LAEPP

Madison County
333 Locky Rd
Locky, OH 43124

Dear Mr. Wallace:

Commissioner David Miller has approved the Local Agricultural Easement Purchase Program (LAEPP) application for the purchase of a 80-acre parcel in Madison County, Ohio, for Matt and Kristin Furbee.

The purchase price of your approved easement is equal to \$80,688.00 (Eighty Thousand Six Hundred Eighty Eight and 00/100 Dollars). This price is based on the average value of your 80 LAEPP application with the Madison County Commission as of 6/18/2021. The price will be adjusted if the actual value of your land is more or less than the average value of your application.

Open records of this notice:

1. Matt and Kristin Furbee (Landscape) acknowledge that the Madison County Commission did their best to determine the value of your land in the county (county) website and determine a value of the land to be purchased.
2. (Landscape) Madison County Commission through the easement purchase program, is not responsible for determining the value of the land to be purchased. The Madison County Commission will not be responsible for determining the value of the land to be purchased. The Madison County Commission will not be responsible for determining the value of the land to be purchased.
3. Madison County Commission will not be responsible for determining the value of the land to be purchased. The Madison County Commission will not be responsible for determining the value of the land to be purchased. The Madison County Commission will not be responsible for determining the value of the land to be purchased.
4. Madison County Commission will not be responsible for determining the value of the land to be purchased. The Madison County Commission will not be responsible for determining the value of the land to be purchased. The Madison County Commission will not be responsible for determining the value of the land to be purchased.

Madison County Commission Office | 11665 95th St | Locky, OH 43124
781-833-3322 | 781-833-3333 | www.madisoncountyohio.gov

1. Title to the application property shall not be subdivided into any other legal or equitable interests, the number of which would result in a reversion of the land from predominantly agricultural use. Landscape shall provide the subdivision agreement(s) from any party that has a legal or equitable interest in the land identified in the application, or in the title search, that Madison County Commissioners and/or OBA determines is not conducive to keeping the land in agriculture.

NOTE: Any fees, taxes, mortgages and encumbrances allowed to remain on the subject land in accordance with the policies of OBA before payment of the purchase price is permitted.

2. Landscape acknowledges that subdividing of an agricultural easement is prohibited. All parcels that make up the application property will be bonded together by one permanent agricultural easement. In the future, if the land under easement is sold or transferred, all parcels must be conveyed as one unit and cannot be sold or transferred separately.

3. Landscape acknowledges that no additional financing may be added to the property if a loan is already in place. If no financing currently exists, Landscape acknowledges that they will be permitted to finance a home site for one, future single-family residence.

4. Landscape acknowledges and accepts that Madison County Commissioners may submit Landscape's application to the United States Department of Agriculture's (USDA) National Resources Conservation Service (NRCS) for partial reimbursement under the Agricultural Conservation Easement Program - Agricultural Land Easement ("ACEP-AL") program for the purchase of the Agricultural Easement.

5. Landscape acknowledges that if Madison County Commissioners submit Landscape's application to USDA/NRCS, compliance with the ACEP requirements will be required by the landscape and Madison County Commissioners.

6. Landscape acknowledges that any award of public money and such information may be released to the media in accordance with the requirements of Ohio law.

7. Landscape acknowledges that any funding is contingent upon the availability of funds from the Ohio Agricultural Easement Fund.

8. Landscape further acknowledges that this Notice does not guarantee the receipt of funding, but is an agreement by Landscape to abide by the terms of this Notice and proceed to Phase 2 of the Local Agricultural Easement Purchase Program.

Sincerely,

Jay Xenikis
Madison County Commissioner

CC: Ohio Department of Agriculture, Office of Farmland Preservation (6/18/2021)

Government Forms and Supplies E2099481NY

Subject: Satisfaction and Release of Mortgage – Approved – CHIP

Mr. Wallace moved per the request of Whitaker Wright, CDC Consultant, to approve the Satisfaction and Release of Mortgage for the CHIP residence at 296 St. Rt. 142.

SATISFACTION AND RELEASE OF MORTGAGE

The undersigned, for valuable consideration, the receipt of which is hereby acknowledged, does hereby fully release and discharge that certain mortgage executed by Deborah K. Dietsch to the Board of Madison County Commissioners, dated February 27, 2009, and recorded on March 18, 2009, at Official Records Volume 246, Page 1646, Madison County Recorder.

In witness whereof, the undersigned has caused this satisfaction and release of mortgage to be executed on this the 1st day of May, 2021.
of 2021

Board of Madison County Commissioners

By: Madison County Chairman
Name: DR. JERRY GENITIS / my initials
Title: CHAIRMAN

STATE OF OHIO, COUNTY OF MADISON

This is an acknowledgment; no oath or affirmation was administered to the signer(s) with regard to the notarial act.

The foregoing instrument was acknowledged before me this 1st day of June, 2021, by Board of Madison County Commissioners on behalf of the Board of Madison County Commissioners. Jerry Genitis, Chairman



Laura G. Hamilton
Notary Public, State of Ohio
My Commission Expires 12/2023

Jerry Genitis
Notary Public

Instrument prepared by Flax Miller Law Firm LLC, Loudon, Ohio 43140

Wairman

Sisy Wairman
Wednesday, May 26, 2021 11:01 AM
RE: 28 SR 102

to:

has not been resolved
is in for the approval
Sisy Wairman

From: Wd Adams
Sent: Wednesday, May 26, 2021 7:59 AM
To: Sisy Wairman
Subject: RE: 28 SR 102

Sisy

Wairman if this has already been checked, that is fine.

Wd Adams
Prosecuting Attorney
Madison County, Ohio

From: Sisy Wairman
Sent: Monday, May 17, 2021 2:34 PM
To: Wd Adams <wd.adams@madisoncountyohio.gov>
Cc: Lisa R. Kenyon <lrkenyon@madisoncountyohio.gov>
Subject: RE: 28 SR 102

Wd,

Ms. Deborah Dierbach is deceased. Under the wills in the executor of the estate. Under wills the wills will be at the
myself before on the mortgage. Mr. Walter Wright, LLC Consultant, he has been involved since this is a CHIP mortgage.
Mr. Walter Wright's request is to be asked to prepare the wills and release of mortgage for
attached. For legal purposes Wd Adams asked for the Prosecutor to review it's for approval before the Commissioners
sign off on this.
Thanks,
Sisy Wairman

From: Wd Adams <wd.adams@madisoncountyohio.gov>
Sent: Friday, May 7, 2021 12:31 PM
To: Wd Adams; Sisy Wairman
Subject: RE: 28 SR 102

Pringle - see attachments

Walter W. Wright, Senior Partner

City of Ohio, Inc.
County of Madison
1251 High Street (1A to 250) / Columbus, Ohio 43260
614.463.4479 / 614.463.4480 / 614.463.4481

— Forwarded Message —
From: Wd Adams <wd.adams@madisoncountyohio.gov>
To: Walter Wright <wwright@wwrightllc.com>
Cc: Sisy Wairman <sisywairman@madisoncountyohio.gov>
Sent: Friday, May 7, 2021, 11:23:36 AM EDT
Subject: 28 SR 102

Kirkuk -

I have reviewed the mortgage for Deborah Dierbach, 285 SR 102, West Jefferson, Ohio. Ms. Dierbach executed
11/16/10 in addition to a mortgage from Madison County's CHIP Program.

The mortgage was in the form a deed and brought to the court with a mortgage on the property. The
mortgage was signed February 27, 2019, and filed on March 13, 2019 in Book 214, Pages 154-160 in Instrument
No. 20190001016.

My understanding from the May 4, 2021 request you came sent to the County, Ms. Dierbach has died, and Walter R.
Dierbach is the executor of the estate. The 10-year term requirement period ended February 27, 2019. There is no
balance remaining on the loan.

The mortgage was held by the Madison County Commissioners. Please prepare a Substitution of Mortgage/
Mortgage Release. Deliver the document to the Madison County Commissioners, Madison County Courthouse, 1
N Main Street, Logan, Ohio.

The County Prosecutor will review the document. If it is complete, the Commissioners will sign off on the
release. At that time, you can pick up the signed Substitution of Mortgage and file with the County Recorder's
Office.

I've attached a copy of your May 4, 2021 request and a copy of the CHIP mortgage. If you have any questions,
please contact me by email or call me at (614) 463-3171.

Walter W. Wright

Walter W. Wright, Senior Partner
City of Ohio, Inc.
County of Madison
1251 High Street (1A to 250) / Columbus, Ohio 43260
614.463.4479 / 614.463.4480 / 614.463.4481

Following a second from Mr. Forrest the result of the roll call was: Dr. Xenikis, yes, Mr. Wallace, yes, and Mr. Forrest, yes.

Government Forms and Supplies E2008401WV

Wiseman
 Sent: Wednesday, May 26, 2021 10:07 AM
 To: Mr. Forrester
 Subject: RE: 28 SR 192

As you can see, the mortgage has not been recorded. I will be recording it for you.

From: Mr. Forrester
 Sent: Wednesday, May 26, 2021 11:59 AM
 To: Stacy Wiseman
 Subject: RE: 28 SR 192

Stacy,
 The surety has not been recorded, but I suppose that's OK.

With Regards,
 Prosecuting Attorney
 Madison County, Ohio

From: Stacy Wiseman
 Sent: Monday, May 17, 2021 2:14 PM
 To: Mr. Forrester
 Cc: Stacy Wiseman
 Subject: RE: 28 SR 192

Hi,
 Mr. Deitch is deceased. I have the job in the name of the estate. I have a will and I'm the executor of the estate. I have the mortgage on the property. I have the deed and I'm the owner of the property. I have the mortgage on the property. I have the deed and I'm the owner of the property. I have the mortgage on the property. I have the deed and I'm the owner of the property.

CC of Ohio, Inc.
 County Development Consultants of Ohio
 15150 E. 1st Ave., Suite 200, Columbus, OH 43240
 614.444.4444 | 614.444.4444 | 614.444.4444

— Forwarded Message —
 From: Mr. Forrester
 To: Mr. Forrester
 Cc: Stacy Wiseman
 Sent: Friday, May 7, 2021, 11:40:18 AM EDT
 Subject: 28 SR 192

Wickel

I have reviewed the mortgage for Deitch's Estate, 28 SR 192, in Madison County, Ohio. Mr. Deitch retained Wickel in which his estate from Madison County's 2021 CHIP Program.

The mortgage was in the form of a deed, payable to the lender, secured with a mortgage on the property. The mortgage was signed February 27, 2021, and filed on March 13, 2021 in Book 194 - 194 in Instrument No. 20210300111.

My understanding from the May 4, 2021 request your office sent to the County, Mr. Deitch has died, and Andrew R. Deitch is the executor of the estate. The 10-year loan forgiveness period ended February 27, 2021. There is no balance remaining on the loan.

The mortgage was held by the Madison County Commissioners. Please prepare a Substitution of Mortgage/ Mortgage Release. Refer to document to the Madison County Commissioners, Madison County Courthouse, 1 N. Main Street, London, Ohio.

The County Prosecutor will review the document. If it is acceptable, the Commissioners will sign on the release. In that case, you can pick up the approved Substitution of Mortgage and file with the County Records Office.

I've attached a copy of your May 4, 2021 request and a copy of the CHIP mortgage. If you have any questions, please contact me by email or call me at 614.444.4444.

Wickel R. Wickel

Wickel R. Wickel, Senior Planner
 CC of Ohio, Inc.
 County Development Consultants of Ohio
 15150 E. 1st Ave., Suite 200, Columbus, OH 43240
 614.444.4444 | 614.444.4444 | 614.444.4444

Following a second from Mr. Forrest the result of the roll call was: Dr. Xenikis, yes, Mr. Wallace, yes, and Mr. Forrest, yes.

Subject: Engineer's Estimate – Old Xenia Bridge Project

The Engineer's estimate for the 02-2021 Old Xenia Bridge paving project is \$505,880.00.



IR: 11/17/21 (cl 7:11) 835 US 42 NE
LONDON, OHIO 43140
T: 740-852-0404 | F: 740-852-0530

June 1, 2021

Honorable Board of
Madison County Commissioners
1 North Main St.
London, OH 43140

Re: Engineer's Estimate – 02-2021 Old Xenia Road Paving Project
Tuesday, June 1, 2021 at 9:30 A.M. – Bid Opening

Gentlemen:

The Engineer's Estimate for the above mentioned project is as follows:

Base Bid: \$505,880.00

Sincerely,

Jeffrey Coleman
Jeffrey Coleman, PE
Madison County Deputy Engineer

cc: FDe

Subject: Bid Opening – Engineer

The bid opening for the 02-2021 Old Xenia Road paving project took place on June 1, 2021 at 9:30 a.m. Four bids were electronically received.

1. Shelly Company - \$479,722.24.
2. Kokosing Construction Company - \$520,671.13.
3. Cox Paving LLC - \$443,151.08.
4. Shelly & Sands Inc. - \$498,443.60.

These bids will be reviewed by the Engineer and a recommendation will be presented to the Commission's at a later date and time to award or deny this bid.

Subject: Personnel Action – Approved – Director of Job & Family Services

Mr. Forrest moved per the recommendation of Rob Slane, Administrator, to approve the personnel action to appoint the following:

Robin Bruno, as Director of Job & Family Services. Effective July 1, 2021.

Following a second from Mr. Wallace the result of the roll call was: Dr. Xenikis, yes, Mr. Wallace, yes, and Mr. Forrest, yes.

Chris Wallace
Dr. Xenikis

Chris Wallace
Chris Wallace

Mark Forrest
Mark Forrest

ATTEST:

Katie Coleman