



SASHA L. RITTENHOUSE

CHARLES A. PATTERSON

RICHARD L. LOHNES

3130 East Main Street, Springfield, OH 45503 | Phone: 937.521.2005 | Email: commission@clarkcountyohio.gov

Wednesday, March 4, 2026

**Board of Clark County Commissioners
Meeting Agenda**



Pledge of Allegiance

5:30 P.M. Call to Order – Regular Meeting No. 10 (Resolution 2026-0167)

Review:

- Matters before the Board and Departmental Requests: Review Agenda
- Commissioners' Updates
- Calendar/Event Updates
- County Administration Team Updates
- Elected Officials Updates/Comments

Action:

- Motion to approve minutes and journal of the last meeting(s) and dispense with reading of same
- Motion to approve the agenda

Motion to Adjourn – Regular Meeting (Resolution 2026-0185)

Connections. Communities. Opportunities.

The Board of County Commissioners, in and for Clark County, Ohio, met this 4th day of March, 2026 in regular session, pursuant to adjournment, in accordance with Ohio Revised Code Section 121.22 (Sunshine Law), with the following members present, viz:

Sasha L. Rittenhouse

Charles A. Patterson

Richard L. Lohnes

Resolution 2026-0168
COMC file

**Authorize Contract with
Community Improvement Corporation (CIC)**

Commissioner ____ moved to authorize a contract with:

Organization Name:	Community Improvement Corporation
Organization Address:	20 South Limestone Street, Suite 100, Springfield, Ohio 45502
In the amount of:	\$10,000.00
Funding Source(s):	General Fund
Purpose:	Provide funding to the Small Business Development Center (SBDC), Inc. so that SBDC, Inc. can market its services and programs and to conduct seminars to provide for the cost of business counselors to encourage economic development activity in Clark County, Ohio
Effective Dates:	March 1, 2026 through December 31, 2026

Further, move to authorize the County Administrator to execute the contract and related documents, including the purchase order.

Commissioner ____ seconded the motion and the roll being called for its passage, the vote resulted as follows:

Commissioner Lohnes, Commissioner Patterson, Commissioner Rittenhouse,

I, Angela Wheeler, Clerk to the Board of County Commissioners, do hereby certify that the above is a true and correct copy of a motion as recorded in the Journal of the Clark County Commissioners, under the date of March 4, 2026.

Angela Wheeler, Clerk

copy: County Auditor
Requesting Department(s)

The Board of County Commissioners, in and for Clark County, Ohio, met this 4th day of March, 2026 in regular session, pursuant to adjournment, in accordance with Ohio Revised Code Section 121.22 (Sunshine Law), with the following members present, viz:

Sasha L. Rittenhouse

Charles A. Patterson

Richard L. Lohnes

Resolution 2026-0169
COMC file

**Authorize Contract with
Community Improvement Corporation (CIC)**

Commissioner ____ moved to authorize a contract with:

Organization Name:	Community Improvement Corporation
Organization Address:	20 South Limestone Street, Suite 100, Springfield, Ohio 45502
In the amount of:	\$28,000.00
Funding Source(s):	General Fund
Purpose:	Provide funding for the Dayton Development Coalition to assist with administrative and advertising/promotional costs to advance, encourage, and promote the industrial economic, commercial, and civic development of Clark County
Effective Dates:	March 1, 2026 through December 31, 2026

Further, move to authorize the County Administrator to execute the contract and related documents, including the purchase order.

Commissioner ____ seconded the motion and the roll being called for its passage, the vote resulted as follows:

Commissioner Lohnes, Commissioner Patterson, Commissioner Rittenhouse,

I, Angela Wheeler, Clerk to the Board of County Commissioners, do hereby certify that the above is a true and correct copy of a motion as recorded in the Journal of the Clark County Commissioners, under the date of March 4, 2026.

Angela Wheeler, Clerk

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Requesting Department(s)

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Sasha L. Rittenhouse

Charles A. Patterson

Richard L. Lohnes

**Resolution 2026-0170
COMC file**

**Authorize Contract with
Community Improvement Corporation (CIC)**

Commissioner ____ moved to authorize a contract with:

Organization Name:	Community Improvement Corporation
Organization Address:	20 South Limestone Street, Suite 100, Springfield, Ohio 45502
In the amount of:	\$325,000.00
Funding Source(s):	General Fund
Purpose:	Provide funding to assist CIC in promoting and encouraging new economic development within Clark County as well as the retention of the existing industrial, commercial, distribution, and research facilities existing with Clark County
Effective Dates:	January 1, 2026 through December 31, 2026

Further, move to authorize the County Administrator to execute the contract and related documents, including the purchase order.

Commissioner ____ seconded the motion and the roll being called for its passage, the vote resulted as follows:

Commissioner Lohnes, Commissioner Patterson, Commissioner Rittenhouse,

I, Angela Wheeler, Clerk to the Board of County Commissioners, do hereby certify that the above is a true and correct copy of a motion as recorded in the Journal of the Clark County Commissioners, under the date of March 4, 2026.

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Charles A. Patterson

Richard L. Lohnes

**Resolution 2026-0171
COMC file**

**Authorize Contract with
CivicPlus**

Commissioner ____ moved, per the request of County Administrator, to authorize a contract with:

Organization Name:	CivicPlus
Organization Address:	302 South 4 th Street, Suite 500, Manhattan, Kansas 66502
In the amount of:	\$29,800.00 (DocAccess PDF remediation services year 1) \$12,873.13 (AudioEye website accessibility compliance tool)
Funding Source(s):	General
Purpose:	DocAccess is a document accessibility platform that scans, converts, and monitors PDF documents on websites to support ADA and Section 508 compliance efforts for users with disabilities. AudioEye ensures website accessibility for users with disabilities.
Effective Dates:	March 15, 2026 through December 31, 2026

Further, move to authorize the County Administrator to execute the contract and related documents, including the purchase order.

Commissioner ____ seconded the motion and the roll being called for its passage, the vote resulted as follows:

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I, Angela Wheeler, Clerk to the Board of County Commissioners, do hereby certify that the above is a true and correct copy of a motion as recorded in the Journal of the Clark County Commissioners, under the date of March 4, 2026.

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Requesting Department(s)

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Charles A. Patterson

Richard L. Lohnes

Resolution 2026-0172
ENG file

**Authorize Contract with
Mad River Steel Ltd.**

Commissioner ____ moved, per the request of the County Engineer, to authorize a contract with:

Organization Name:	Mad River Steel Ltd.
Organization Address:	P.O. Box 411, New Carlisle, Ohio 45344
In the amount of:	\$15,625.00 (Not to exceed)
Funding Source(s):	MV> (Local)
Purpose:	Building Repair Services per quote
Effective Date:	March 4, 2026 through project completion

Further, move to authorize the County Administrator to execute the contract and related documents, including the purchase order.

Commissioner ____ seconded the motion and the roll being called for its passage, the vote resulted as follows:

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Richard L. Lohnes

Resolution 2026-0173

ENGB file

**Acknowledge the 2026 Unit Price Bids for
Asphalt Emulsion, Fog Seal and Aggregate**

Commissioner ____ moved, per the request of the County Engineer, to acknowledge the bids below. The bid opening for 2026 Unit Price Bids for Asphalt Emulsion, Fog Seal and Aggregate was held on Thursday, February 26, 2026. The following bids were read:

Asphalt Emulsion

Asphalt Materials Inc.

Terry Asphalt Materials Inc.

Marathon Petroleum

Asphalt HFRS2-P

\$2.01/Gallon

\$2.22/Gallon

\$2.32/Gallon

Asphalt Emulsion

Terry Asphalt Materials Inc.

Asphalt Materials Inc.

Fog Seal SS1H

\$1.48/Gallon

\$1.55/Gallon

Fog Seal Alt

\$1.48/Gallon

\$1.55/Gallon

Aggregate No. 8 Crushed Limestone

Martin Marietta

Location 1

No. 8 FOB

\$32.70/Ton

No. 8 Delivered

\$38.20/Ton

Location 2

No. 8 FOB

\$32.70/Ton

No. 8 Delivered

\$39.45/Ton

Aggregate Unit Price

Aggregate	Martin Marietta	
	<i>FOB at Plant Per Ton</i>	<i>Delivered / Ton 4075 Laybourne Rd Springfield, Ohio</i>
No. 2	\$20.65	\$26.15
No. 57	\$28.95	\$34.45
No. 67	NO BID	NO BID
No. 8	\$32.70	\$38.20
No. 9	NO BID	NO BID
No. 304	\$19.85	\$25.35
No. 411	\$22.25	\$27.75
No. 617	NO BID	NO BID
RCP Type A	\$34.90	\$46.40
RCP Type B	\$34.90	\$46.40
RCP Type C	\$33.60	\$45.10
RCP Type D	\$32.55	\$45.05

Further, move to refer the bids to staff for further evaluation.

Commissioner ____ seconded the motion and the roll being called for its passage, the vote resulted as follows:

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Resolution 2026-0174
COMP file

**Approve Release of Retainage to
Elford, Inc.**

Commissioner ____ moved, per request of the County Administrator, to approve the following retainage release:

Payment to: Elford, Inc.
Address: 1220 Dublin Road, Columbus, Ohio 43215
Services: To be released within payment 21 and final payment
Project: Clark County Courthouse Renovation Project
Amount: \$635,630.86 plus interest

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Resolution 2026-0175

INVS file

Authorize Disposal of Obsolete Equipment

Commissioner ____ moved, per the request of the Emergency Management Agency Director, to dispose of the following through on-line auction for 15 calendar days in accordance with Resolution 2026-0022 §307.12(E) of the Ohio Revised Code:

Item Name	Serial #	Quantity/Total Cost	Reason for Disposing
Astron SS30 Power Supply	205040086	1/ \$100	No Longer Works
Harris M/A-Com MAH0-88MXX	9825979	1/ \$165	Obsolete
APC Power Supply BR1300G	4B1232P28151	1/ \$200	No Longer Works
Kenwood TK2312	B2500801	1/ \$200	Obsolete
Kenwood TK2312	B2500802	1/ \$200	Obsolete
Kenwood TK2312	B2500803	1/ \$200	Obsolete
Kenwood TK2312	B2500805	1/ \$200	Obsolete
Kenwood TK2312	B2500806	1/ \$200	Obsolete
Kenwood TK2312	B2500807	1/ \$200	Obsolete
Kenwood TK2312	B2500808	1/ \$200	Obsolete
Kenwood TK2312	B2500809	1/ \$200	Obsolete
Kenwood TK2312	B2500810	1/ \$200	Obsolete
Sharp PNL703B Smartboard	54004959	1/ \$3600	
ViewSonic N3235W Monitor	QNF082520040	1/ \$500	No Longer Works

Commissioner ____ seconded the motion and the roll being called for its passage, the vote resulted as follows:

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Charles A. Patterson

Richard L. Lohnes

Resolution 2026-0176

INVS file

Authorize Disposal of Obsolete Equipment

Commissioner ____ moved, per the request of the Emergency Management Agency Director, to dispose of the following by way of discard or salvage in accordance with §307.12(I) of the Ohio Revised Code:

Item Name	Serial #	Date of Purchase	Quantity/Total Cost	Reason for Disposing
VIORE Monitor LC37Vf72		7/14/2009	1/ \$469.95	Damaged No Longer Works
VIORE Monitor LC37Vf72		7/14/2009	1/ \$469.95	Damaged No Longer Works
Booster Pack ES5000			1/ \$150	No Longer Works
Tyrell Chenergy Booster Pack	HH-745		1/ \$160	No Longer Works
Scott RadioComm Voice Amp	0035-48	6/7/2008	1/ \$50	No Longer Works
Scott RadioComm Voice Amp	0035-49	6/7/2008	1/ \$50	No Longer Works
Scott RadioComm Voice Amp	0035-50	6/7/2008	1/ \$50	No Longer Works
Scott RadioComm Voice Amp	0035-51	6/7/2008	1/ \$50	No Longer Works
Scott RadioComm Voice Amp	0035-52	6/7/2008	1/ \$50	No Longer Works
Scott RadioComm Voice Amp	0035-53	6/7/2008	1/ \$50	No Longer Works
Norstar M7310 Phone	NNT1025		1/ \$35	No Longer Works
Norstar M7310 Phone	NNT3061		1/ \$35	No Longer Works
GEN IV Technologies DVR	G4-DLXT-4CH	6/15/2009	1/ \$75	No Longer Works
Toshiba 24C4200U TV	C40218C58105A1	5/1/2010	1/ \$100	No Longer Works
Toshiba 24C4200U TV	C13218C32112A1	5/1/2010	1/ \$100	No Longer Works
AIPHONE- Intercome	LEM-1DL		1/ \$164	Broken
SuperCircuit TV	VC20PN		1/ \$60	No Longer Works
HP 6520 Printer	CX028-90037		1/ \$250	Broken

Further, the Board finds the property is not needed for county use and of no value.

Commissioner ____ seconded the motion and the roll being called for its passage, the vote resulted as follows:

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Charles A. Patterson

Richard L. Lohnes

Resolution 2026-0177
Modifies Resolution 2026-0067
FIN* file

Resolution to Establish New Fund

Commissioner ____ moved, per the request of the Department of Job and Family Services Director, to establish a new fund:

<u>Fund Name</u>	<u>Fund Number</u>
Custodial Trust Fund	8010

This fund will be used to track Social Security payments JFS receives for youth in custody.

Reason for Modification: Updated fund number

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Charles A. Patterson

Richard L. Lohnes

Resolution 2026-0178

FINI file

Authorize Inter-Fund Transfer(s)

Commissioner ____ moved, upon the recommendation of the County Administrator, to authorize the following Inter-Fund Transfer(s):

Transfer From	Amount	Transfer To	Amount
General		Dog & Kennel	
0001-710-851213	\$250,000.00	1213-010-540001	\$250,000.00
Reason: Dog & Kennel Budgeted Transfer			

Water District		Water District Reserve	
5510-610-850000	\$ 28,000.00	5520-610-540000	\$ 28,000.00
Reason: Transfer of budgeted funds into Water CIP Fund for payment of Lawrenceville debt to North Hampton.			

Water District		Sewer District Reserve	
5510-610-850000	\$400,000.00	5120-610-540000	\$400,000.00
Reason: Transfer of budgeted funds into Sewer CIP fund.			

Water District		Water District Reserve	
5510-610-850000	\$400,000.00	5520-610-540000	\$400,000.00
Reason: Transfer of budgeted funds into Sewer CIP fund.			

Commissioner ____ seconded the motion and the roll being called for its passage, the vote resulted as follows:

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I, Angela Wheeler, Clerk to the Board of County Commissioners, do hereby certify that the above is a true and correct copy of a motion as recorded in the Journal of the Clark County Commissioners, under the date of March 4, 2026.

Angela Wheeler, Clerk

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Requesting Department(s)

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Charles A. Patterson

Richard L. Lohnes

Resolution 2026-0179

FINT file

Approve Issuance of Warrants for Then and Now(s)

Commissioner ____ moved, upon the recommendation of the County Administrator, to approve the issuance of warrants for then and now(s) are as follows:

P.O. Number	Fund	Vendor	Date	Purchase Amount
260037064	General (BOCC)	CivicPlus	1/1/26	\$23,267.26

Reason: Budget not approved when invoice was created. They cannot post date and it comes from the current year's budget.

260037138	General (Public Def.)	Woodhull	1/27/26	\$ 190.91
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Reason: Final bill came from Woodhull rather than US Bank. Was not aware of this at the time.

Commissioner ____ seconded the motion and the roll being called for its passage, the vote resulted as follows:

Commissioner Lohnes, Commissioner Patterson, Commissioner Rittenhouse,

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Sasha L. Rittenhouse

Charles A. Patterson

Richard L. Lohnes

Resolution 2026-0180

TRAV file

Approve Travel and Expense Allowance(s)

Commissioner ____ moved, per the request of the following Department Director(s) or Elected Official(s), to approve the following not to exceed travel allowances:

Dept.	Name	Purpose	Place	Date	Cost
BOCC Includes: Membership Fund: General	J. Hutchinson	OCMA Membership	Columbus, OH	2026	\$ 180.00
JFS Includes: Registraton Fund: Public Assistance	J. Powell	CHF Training	Springfield, OH	3/12/26	\$ 50.00
Recorder Includes: Mileage and parking Fund: Recorder's Technology Fund	N. Pence, B. Sakaitis	OH Recorder's Assoc. Spring CE Session	Dublin, OH	4/24/26	\$ 79.46
Reentry Includes: Background check cost Fund: Special Revenue	B. Kidder	BCI for Notary	Springfield, OH	3/5/26	\$ 70.00
Utilities Includes: Registration and class materials Fund: General Sewer	J. Gray	CDL Training	Springfield, OH	3/30-5/1/26	\$6,000.00
Veterans Includes: Registration, lodging, mileage, and per diem. Fund: Employee Travel	C. Wood	New Officer School	Dublin, OH	3/29-4/3/26	\$2,015.00

Further, move reimbursements shall comply with all requirements of the Travel Policy as adopted in the Personnel Manual and/or Office Policy.

Commissioner ____ seconded the motion and the roll being called for its passage, the vote resulted as follows:

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Angela Wheeler, Clerk
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Charles A. Patterson

Richard L. Lohnes

Resolution 2026-0181

SUBL file

**Affix Signatures to Mylar, Contract and Assurance Agreement for
Liberty Place Subdivision Phase I**

Commissioner ____ moved, to affix signatures to the mylar, contract and assurance agreement for the Liberty Place Subdivision Phase I.

Further, move to authorize the County Administrator to execute all the Liberty Place Subdivision Phase I documents.

Commissioner ____ seconded the motion and the roll being called for its passage, the vote resulted as follows:

Commissioner Lohnes, Commissioner Patterson, Commissioner Rittenhouse,

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Charles A. Patterson

Richard L. Lohnes

Resolution 2026-0182

SUBL file

**Place Constructed Improvements on Ditch Maintenance
Liberty Place Subdivision Phase I**

Commissioner _____ moved, per the request of the County Engineer, to accept the agreement, plans, and schedule of assessments for the drainage improvements associated with the Liberty Place Subdivision Phase I (see attachment). It's further moved to certify same to the Clark County Auditor.

Commissioner _____ seconded the motion and the roll being called for its passage, the vote resulted as follows:

Commissioner Lohnes, Commissioner Patterson, Commissioner Rittenhouse,

I, Angela Wheeler, Clerk to the Board of County Commissioners, do hereby certify that the above is a true and correct copy of a motion as recorded in the Journal of the Clark County Commissioners, under the date of March 4, 2026.

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Richard L. Lohnes

Resolution 2026-0183

ZBTH file

Set Date and Time for Public Hearing for

Rezoning Cases Z-2026-01 & Z-2026-02 filed by Danny & Sherry McFadden

Commissioner ____ moved, per the certification and recommendation of the Clark County Rural Zoning Commission, to set 10:00 A.M, Wednesday, March 18, 2026 in the Commissioners Chambers, Room 151 at the Springview Government Center, 3130 E. Main St. Springfield, Ohio as the date and time for public hearing Z-2026-01 to rezone .67 acres in Bethel Township. The proposed rezoning is from B-2 (Community Business) to B-3 (General Business) for the continued use of a hair salon and the potential future expansion of the used car sales lot being proposed to the west. Public hearing Z-2026-02 is to rezone .05 acres in Bethel Township. The proposed rezoning is from A-1 (Agricultural) to B-3 (General Business) for the proposed use of a used car sales lot for 2 to 20 cars.

Commissioner ____ seconded the motion and the roll being called for its passage, the vote resulted as follows:

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Charles A. Patterson

Richard L. Lohnes

Resolution 2026-0184
TIFL file

**Set Public Hearing for Consideration of the Approval
of a TIF Resolution as Referred to in Resolution 2026-0160 & 2026-0161
for Liberty Place Subdivision located in Moorefield Township**

Commissioner ____ moved, per the recommendation of the Clark County Community and Economic Development Director, to set 10:00 A.M, Wednesday, April 8, 2026 in the Commissioners Chambers, Room 151 at the Springview Government Center, 3130 East Main Street, Springfield, Ohio as the date and time for a public hearing for consideration of the approval of a TIF resolution as referred to in resolution 2026-0160 & 2026-0161.

Commissioner ____ seconded the motion and the roll being called for its passage, the vote resulted as follows:

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