

AUGUST 14, 2025

The Gallia County Board of Commissioners met on this date for the purpose of approving the minutes of the previous meeting and current transfers, appropriations and bills. At 9:00 a.m. the meeting was called to order by President Leslie Henry. Roll Call: President Leslie Henry, present; Vice President Q. Jay Stapleton, absent due to pre scheduled vacation; Commissioner Jeremy Kroll, present.

The President entertained a motion for approval of the August 7, 2025 minutes. Jeremy Kroll made and Leslie Henry seconded the motion. Roll call: Ms. Henry, yea; Mr. Stapleton, absent; Mr. Kroll, yea.

TRAVEL REQUESTS				
DEPARTMENT	NAME	DATE	TO	RE:
Commissioners	Jeremy Kroll Amanda Phillips Janie Peck	8/14/25	Wellston, Ohio	Solid Waste Meeting
	EMS	Robert Cornwell	8/14/2025	Huntington, WV MCA Meeting
EMS	Robert Cornwell	8/18/2025	Columbus, Ohio	Contract Meeting with Labor Atty.

The President entertained a motion to approve travel requests as submitted. Jeremy Kroll moved and Leslie Henry seconded the motion. Roll call: Ms. Henry, yea; Mr. Stapleton, absent; Mr. Kroll, yea.

2025 Canine Shelter Weekly Report														
Week Ending	Came in	Adopted	Reclaimed	Euthanized	Out to Rescue	MIA	Died (Natural or unknown Causes)	Destroyed (in field)	Total Out	Remaining at shelter	Out to County Foster	In from County Foster	Died in Foster (Natural or Unknown Causes)	Total in Foster
8/10	1	3	1	0	0	0	0	0	4	23	0	0	0	23

RIO GRANDE COMMUNITY COLLEGE BOARD OF TRUSTEES – BOARD REAPPOINTMENT

The Commissioners received the following letter from Rio Grande Community College Chief Operating Officer Rebecca Long:

August 8, 2025

Gallia County Board of Commissioners
18 Locust Street
Gallipolis, OH 45631

Dear Gallia County Commissioners:

Mr. Paul Reed has been a member of the Rio Grande Community College Board of Trustees since 2004. His is a valuable member of the Board and is an excellent representative for students and residents of the Community College District. Mr. Reed's term is up for renewal, as it expires on September 10, 2025. He is a joint county commissioner appointee. I respectfully request that the Gallia County commissioners appoint Mr. Reed to a renewed five-year term, 9/11/25-9/10.

Please contact me if you have questions or need additional information. Thank you for your consideration in this matter.

Sincerely,

s/Rebecca Long
Rebecca Long
Chief Operating Officer
Rio Grande Community College

The President entertained the motion as recommended by Ms. Long to appoint Paul Reed to the Rio Grande Community College Board of Trustees. Jeremy Kroll made and Leslie Henry seconded the motion. Roll call: Ms. Henry, yes; Mr. Stapleton, absent; Mr. Kroll, yea.

STATE ARC GRANT (S-P-21-1AY-1) 7th STATUS REPORT

GMCAA Grants Administrator Karen Sprague presented the Commission with the 7th Status Report for the period May 1, 2022 thru July 31, 2025 for the County's FY 2021 State ARC Grant (S-P-21-1AY-1) for the Airport Terminal Building Project which has been submitted to the Ohio Department of Development. The following project/activity were noted:

· Airport Terminal Building – ARC Grant award \$250,000; Drawn/Expended \$112,663.66

- Project Grant Match – 2022 FAA AIP Grant \$106,875; Expended \$106,875
- Project Grant Match – 2023 ODOT Grant \$5,937; Expended \$5,937
- County ED Matching Funds – Committed \$185,270; Expended \$117,604.57

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- County General Matching Funds – Committed \$183,884.11; Expended \$69,002.77
 - County ARPA Grant Matching Funds – Committed \$552,628.80; Expended \$35,109.67
 - County General Matching Funds CO #3 – Committed \$61,386.19; Expended \$0.00
 - Airport Fund Matching Funds CO 1&2 – Committed \$2,707.67; Expended \$0.00
 - Project Grant Match - 2024 FAA AIP Grant \$126,540; Drawn/Expended \$85,284.68
 - Project Grant Match – 2024 FAA BIL ATP Grant \$1,868,803; Drawn/Expended \$421,517.87
 - Project Grant Match – 2025 ODOT Aviation Grant \$7,030; Drawn/Expended \$4,738.04
- Total all Funding Sources = \$3,351,061.77
 - Total all Funds Spent Thru 7/31/2025 = \$958,733.26
 - Balance of Funds to Spend as of 7/31/2025 = \$2,392,328.51
- Bid was awarded 6/6/2024, 2024 FAA BIL ATP Grant Award 8/6/2024, Delta Airport Consultants Agreement signed 8/8/2024, Hoon, Inc. contract signed 8/15/2024, preconstruction conference held 9/5/2024, 2024 FAA AIP Grant award 9/9/2024 & Notice to Proceed issued to Hoon 9/16/2024.
 - ODOT 2025 AIP Grant application contract received from ODOT & signed by County 1/16/2025

Ms. Henry entertained a motion that the 7th Status Report be approved as submitted to ODOT. Jeremy Kroll made and Leslie Henry seconded that motion. Upon roll call votes were as follows: Ms. Henry, yea; Mr. Stapleton, absent; Mr. Kroll, yea. The form is on file in the County's Airport ARC grant files.

CHANGE ORDER #4 – GREEN SEWER 2 PROJECT – FIELDS EXCAVATING CONTRACT

GMCAA Grants Administrator Karen Sprague presented the Commission with Change Order No. 4 paperwork for the Green Sewer 2 Project with Fields Excavating, Inc. This is the Adjusting Quantities Change Order DLZ discussed recently with the Commission for Fields' Contract. These quantities have all been installed to-date, other than the restoration Fields has agreed to perform for Sunset Farms and the Daycare. Those seed and mulch quantities are in the change order, but not in this current pay request. Also outstanding for payment (but accounted for in the change order) are the hold-back percentages on the stations that aren't yet running, along with retainage yet to be paid to Fields. Line item changes are as follows:

- Item 6" SDR-356 Sanitary Sewer Service = (\$4,550.00)
- Item 301 6" Bituminous Aggregate Base, Roads = \$39,774.00
- Item 301 6" Bituminous Aggregate Base, Driveways = \$7,002.00
- Item 304 6" Crushed Limestone = \$326.25
- Item 448 2" Asphalt, Roads = \$11,124.00
- Item 448 2" Asphalt, Driveways = \$3,492.00
- Item 611 8"-15" Storm Sewer Replacement = \$3,150.00
- Item 659 Seeding & Mulching = \$95,951.04
- Item C01D 4' Force Main = \$920.00
- Item CO2A Concrete Escalation Price = \$46,889.28
- Item CO3A Replace 2" Force Main (Vanco) = \$13,066.78

Contract amount adjustments as follows:

- Original contract price = \$6,998,565.10
- Change order #1 = \$225,511.55
- Change order #2 = \$627,766.11
- Change Order #3 = \$98,808.62
- Change Order #4 = \$217,145.35
- New contract total = \$8,167,796.73
- No change in contract time: substantial completion 10/21/2025 & final payment 11/20/2025

DLZ Project Engineer Gary Silcott is in agreement with and has signed this change order. Ms. Henry entertained a motion to approve the OWDA & EJCDC change order forms as requested. Jeremy Kroll made and Leslie Henry seconded that motion. Upon roll call votes were as follows: Ms. Henry, yea; Mr. Stapleton, absent; Mr. Kroll, yea. Form was signed by Ms. Henry, as President of the Commission

GREEN SEWER PHASE 2 PAYMENT RESOLUTION # 41

GMCAA Grants Administrator Karen Sprague presented the Commission with Payment Resolution # 41 for the Green Sewer Phase 2 Project for the following items:

- Construction - \$195,160.88
- Legal Fees = \$0.00
- Engineering: \$27,141.13
- Administration: \$1,768.60
- Bond/Loan payments: \$9,093.38
- Bond Counsel: \$10,950.00
- Total = \$244,113.99

Invoices to be paid as follows:

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- Fields Excavating Pay Application #20 = \$195,160.88 to be paid by Gallia County from USDA Loan Fund #372
- DLZ invoice 226756 = \$11,675.96 already paid by Gallia County from USDA Loan Fund #372
- DLZ invoice 227063 = \$15,465.17 to be paid by Gallia County from USDA Loan Fund #372
- GMCAA July 2025 Administration Billing = \$1,768.60 to be paid by Gallia County from Settlement Fund #410
- OWDA Loan 9406 = \$9,093.38 already paid by Gallia County from Settlement Fund #410
- Dinsmore Invoice for bond counsel = \$10,950.00 already paid by Gallia County from USDA Loan Fund #372

Jeremy Kroll moved and Leslie Henry seconded a motion to approve payment resolution # 41 as submitted. Upon roll call votes were as follows: Ms. Henry, yea; Mr. Stapleton, absent; Mr. Kroll, yea.

GREEN SEWER PHASE 2 SETTLEMENT FUND DISBURSEMENT #20

GMCAA Grants Administrator Karen Sprague presented the Commission with Settlement Fund Disbursement #20 for the Green Sewer Phase 2 Project for the following items:

- GMCAA July 2025 Administration Billing = \$1,768.60 to be paid by Gallia County from Settlement Fund #410
- OWDA Loan 9406 = \$9,093.38 already paid by Gallia County from Settlement Fund #410
- Total Settlement Fund Disbursement Request = \$10,861.98

Jeremy Kroll moved and Leslie Henry seconded a motion to approve the Green Sewer 2 Settlement Fund Disbursement #20 as submitted. Upon roll call votes were as follows: Ms. Henry, yea; Mr. Stapleton, absent; Mr. Kroll, yea.

USDA - GREEN SEWER PHASE 2 DISBURSEMENT #33

GMCAA Grants Administrator Karen Sprague presented the Commission with USDA Disbursement #33 for the Green Sewer Phase 2 Project for the following items:

- Fields Excavating Pay Application #20 = \$195,160.88 to be paid by Gallia County from USDA Loan Fund #372
- DLZ invoice 226756 = \$11,675.96 already paid by Gallia County from USDA Loan Fund #372
- DLZ invoice 227063 = \$15,465.17 to be paid by Gallia County from USDA Loan Fund #372
- Dinsmore Invoice for bond counsel = \$10,950.00 already paid by Gallia County from USDA Loan Fund #372
- Total USDA Loan Funds Disbursement Request = \$233,252.01

Jeremy Kroll moved and Leslie Henry seconded a motion to approve and sign the USDA Disbursement #33 as submitted. Upon roll call votes were as follows: Ms. Henry, yea; Mr. Stapleton, absent; Mr. Kroll, yea.

INDEPENDENT FEE ESTIMATE REVIEW – AIRPORT

Grants Administrator Karen Sprague presented the Commission with the Independent Fee Estimates from CMT Engineering noting the IFE Analysis is the FAA required review and analysis of Delta Airport Consultants Professional Services Agreements for Task Order 1 proposal to Expand Apron (Terminal) 160' x 85' – Phase 1 of 2 Design and Task Order 2 proposal to Rehabilitate Apron (Terminal) 4,950 square feet – Phase 1 of 2 Design. These Professional Services Agreements include the Scope of Services, Rate Schedules, Fee Summary, Scope of Services with Estimated Hours, Labor Detail & RFP's and Subconsultant Proposals along with Project Plan Sheets. The project descriptions are as follows:

- Task Order 1 – Expand Apron (Terminal) – Expand Asphalt Apron (Approx. 160' x 85'); Design Services; Includes Categorical Exclusion; Includes ALP Update
- Task Order 2 – Rehabilitate Apron (Terminal) – Mill and Overlay Aprons (Approx. 4,950 SY); Design Services; Includes Categorical Exclusion; Includes ALP Update

It was noted the Independent Fee Estimate by CMT Engineering has been performed in accordance with FAA AIP Handbook Table 3-67, d. and FAA AC 150-5100-14E, Architectural, Engineering, and Planning Consultant Service for Airport Grant Projects, para. 2.13 arriving at an independent fee estimate for Task Orders 1 & 2) as follows:

- Task Order 1 = \$168,100
- Task Order 2 = \$148,700

President Henry entertained a motion that the Commission determine the costs outlined in the Delta Airport Consultants Professional Services Agreement Task Orders 1 & 2 for the projects noted above appear reasonable when all of the data is compared with the IFE and the Commission grant approval to sign the IFE Cost Analysis letters and Statement of Cost Reasonableness letters to the FAA as presented by Ms. Sprague. It was noted the breakdown of Delta Task Orders are slightly above the IFE Analysis and are as follows:

- Task Order 1 = \$175,000
- Task Order 2 = \$155,000

Jeremy Kroll made and Leslie Henry seconded the motion. Roll call votes: Ms. Henry, yea; Mr. Stapleton, absent; Mr. Kroll, yea. IFE Cost Analysis letters & Statement of Cost Reasonableness letters to the FAA are in the County's Airport files.

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FAA 2025 AIP GRANT AGREEMENT APPROVAL
GALLIA-MEIGS REGIONAL AIRPORT PROJECT

Grants Administrator Karen Sprague presented the Commission with a grant agreement from the FAA for the FY 2025 AIP Grant agreement. This grant agreement is for the Rehabilitate Apron (Terminal 4,950 SY – Design – Phase 1 of 2. Ms. Henry entertained a motion to approve and grant authority to the President of the Board to sign the grant agreement electronically on 8/14/2025 and request the County Budget Commission to create a new fund for this grant titled "2025 FAA AIP Airport Grant", give that grant fund number 434 and increase the amended certificate by this \$154,375 grant. It was noted the County's local match share of 5% for this grant agreement is \$8,125 and will be paid from the County's Airport Authority Fund. Jeremy Kroll moved and Leslie Henry seconded this motion. Upon roll call votes were as follows: Ms. Henry, yea; Mr. Stapleton, absent; Mr. Kroll, yea.

APPROPRIATE FAA 2025 AIP GRANT
GALLIA-MEIGS REGIONAL AIRPORT PROJECT

Appropriate the funds into the grant fund titled "2025 FAA AIP Airport Grant", grant fund number 434, \$154,375 grant into the following grant line items:

Appropriate	\$147,250.00	into	434.0434.531100	title	Professional Fees
	\$7,125.00	into	434.0434.531101	title	Administration

Create Revenue Line Items as follows:

Create	434.3000.400100	Payins for FAA 2025 AIP Grant (\$154,375.00)
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Jeremy Kroll moved and Leslie Henry seconded this motion. Upon roll call votes were as follows: Ms. Henry, yea; Mr. Stapleton, absent; Mr. Kroll, yea.

FAA 2025 BIL GRANT AGREEMENT APPROVAL
GALLIA-MEIGS REGIONAL AIRPORT PROJECT

Grants Administrator Karen Sprague presented the Commission with a grant agreement from the FAA for the FY 2025 BIL Grant agreement. This grant agreement is for the Expand Apron (Terminal 1,500 SY – Design – Phase 1 of 2. Ms. Henry entertained a motion to approve and grant authority to the President of the Board to sign the grant agreement electronically on 8/14/2025 and request the County Budget Commission to create a new fund for this grant titled "2025 FAA BIL Airport Grant", give that grant fund number 435 and increase the amended certificate by this \$173,375 grant. It was noted the County's local match share of 5% for this grant agreement is \$9,125 and will be paid from the County's Airport Authority Fund. Jeremy Kroll moved and Leslie Henry seconded this motion. Upon roll call votes were as follows: Ms. Henry, yea; Mr. Stapleton, absent; Mr. Kroll, yea.

APPROPRIATE FAA 2025 AIP GRANT
GALLIA-MEIGS REGIONAL AIRPORT PROJECT

Appropriate the funds into the grant fund titled "2025 FAA AIP Airport Grant", grant fund number 435, \$173,375 grant into the following grant line items:

Appropriate	\$166,250.00	into	435.0435.531100	title	Professional Fees
	\$7,125.00	into	435.0435.531101	title	Administration

Create Revenue Line Items as follows:

Create	435.3000.400100	Payins for FAA 2025 AIP Grant (\$173,375.00)
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Jeremy Kroll moved and Leslie Henry seconded this motion. Upon roll call votes were as follows: Ms. Henry, yea; Mr. Stapleton, absent; Mr. Kroll, yea.

CONLEY BUILDING – WINDOWS

Special Projects Manager presented the Commissioners with the following quotes to change 15 windows in the Conley Building:

- **A1 Glass & Doors**
15- Kawneer storefront fixed windows, thermally broke, low-e tempered insulated glass, dark bronze color and installed
11-23"x 69"
4-43"x 69" split vertically into two lites
Total \$18,650.00
- **JTW Masonry**
Remove 15 windows
Install 15 windows
Caulk sills, jambs and headers of 15 newly installed windows
Total \$ 16,290.69

CASTO & HARRIS, INC. — RE-ORDER NO. 26411-24

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- AP 8/21/25

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Mr. White recommended to go with A1 Glass & Doors in the higher amount of \$18,650.00 due to the low-tempered insulated glass windows they would provide. President Henry entertained a motion to allow Mr. White to move forward with A1 Glass and Doors as recommended by Mr. White. Jeremy Kroll moved and Leslie Henry seconded this motion. Upon roll call votes were as follows: Ms. Henry, yea; Mr. Stapleton, absent; Mr. Kroll, yea.

RECESS

At 10:00 a.m. the President entertained a motion to recess today's meeting and reconvene on August 14, 2025 at 1:30 p.m. to continue unfinished business. Jeremy Kroll moved and Leslie Henry seconded the motion. Roll call: Ms. Henry, yea; Mr. Stapleton, absent; Mr. Kroll, yea.

10:20 a.m. – Commissioner Kroll and Interim County Administrators attended the Solid Waste Meeting in Wellston, Ohio.

AUGUST 14, 2025

The Gallia County Board of Commissioners reconvened on this date for the purpose of completing unfinished business from the earlier Commissioner meeting. At 1:30 p.m. the meeting was called to order by President Henry. Roll Call: Ms. Henry, yea; Mr. Stapleton, absent; Mr. Kroll, yea.

ECONOMIC DEVELOPMENT – CRA RESOLUTION

The Board of Commissioners of Gallia County, Ohio met in regular session on this date with the following members present:

Leslie Henry Jeremy Kroll

Leslie Henry offered the following resolution, Jeremy Kroll moved the adoption of same, which was duly seconded by Leslie Henry.

RESOLUTION**APPROVING A COMMUNITY REINVESTMENT AREA AGREEMENT AND A COMMUNITY REINVESTMENT AREA COMPENSATION AGREEMENT WITH PI CAPITAL LLC**

WHEREAS: the Gallia County Board of Commissioners adopted on September 5, 2024, and designated the area as a "Community Reinvestment Area" pursuant Chapter 3735.65-70 of the Ohio Revised Code; and

WHEREAS: PI Capital LLC has made application for a Community Reinvestment Area Agreement to the County of Gallia, Ohio to construct on parcel 006-001-141-00 (575 SR 160 Gallipolis, Ohio 45631); and

WHEREAS: The CRA rate would be 75% with a ten-year term;

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of Gallia County, Ohio, that they did this day enact this Resolution.

Voting Yea thereon: Ms. Henry, Mr. Kroll

Adopted August 14, 2025

EXECUTIVE SESSION – COMMISSIONERS

At 1:47 p.m. the president entertained a motion to enter into executive session with Economic Development Director Taylor Stepp, Auditor Robert Jacks and Interim County Administrators Amanda Phillips and Janie Peck to discuss Economic Development updates. Jeremy Kroll moved and Leslie Henry seconded the motion. Roll call: Ms. Henry, yea; Mr. Stapleton, absent; Mr. Kroll, yea. Returned to regular session at 2:15 p.m., no action taken.

ECONOMIC DEVELOPMENT – CRA RESOLUTION

The Board of Commissioners of Gallia County, Ohio met in regular session on this date with the following members present:

Leslie Henry Jeremy Kroll

Leslie Henry offered the following resolution, Jeremy Kroll moved the adoption of same, which was duly seconded by Leslie Henry.

RESOLUTION**APPROVING A COMMUNITY REINVESTMENT AREA AGREEMENT AND A COMMUNITY REINVESTMENT AREA COMPENSATION AGREEMENT WITH PI CAPITAL LLC**

AUGUST 14, 2025

WHEREAS: the Gallia County Board of Commissioners adopted on September 5, 2024, and designated the area as a "Community Reinvestment Area" pursuant Chapter 3735.65-70 of the Ohio Revised Code; and

WHEREAS: Riverbend Service Center LLC has made application for a Community Reinvestment Area Agreement to the County of Gallia, Ohio to construct on parcel 020-001-415-00 (18693 Hannan Trace Road); and

WHEREAS: The CRA rate would be 45% with a ten-year term;

NOW, THEREFORE, BE IT RESOLVED by the Board of Commissioners of Gallia County, Ohio, that they did this day enact this Resolution.

Voting Yea thereon: Ms. Henry, Mr. Kroll

Adopted August 14, 2025

IT – AIRPORT SECURITY

President Henry entertained a motion to allow an expenditure of up to \$8,000.00 to fulfill the Gallia County IT recommendation for the Security System at the Airport. Jeremy Kroll moved and Leslie Henry seconded the motion. Roll call: Ms. Henry, yea; Mr. Stapleton, absent; Mr. Kroll, yea.

IT – UPDATES

IT Director Tracy Atkins provided the Commissioners with the following updates/proposals:

- LEGACY EQUIPMENT MIGRATION OPPORTUNITY
Mr. Atkins discussed a cost savings initiative to migrate from legacy Cisco equipment and licensing to alternative vendor. The project deadline, if pursued would be December 19, 2025. The Commissioners directed the IT Director to develop an implementation plan and cost analysis.
- IT DEPARTMENT STAFFING RESTRUCTURE
Mr. Atkins discussed hiring a new IT Specialist I position. He also discussed promoting his current IT resource to IT Specialist II position.

No action taken.

EMS – AMBULANCE REMOUNT

President Henry entertained a motion to allow EMS Director Robert Cornwell to move forward with the purchase of a 2025 remounted Osage Type III "Warrior" ambulance body onto a new 2025 Ford E350 gas chassis from Myers Equipment Corporation in the amount of \$219,494.00. Jeremy Kroll moved and Leslie Henry seconded the motion. Roll call: Ms. Henry, yea; Mr. Stapleton, absent; Mr. Kroll, yea.

EMPLOYEE HIRE – 911 – WAYNE SWEENEY

911 Director Sherry Daines recommended to hire Wayne Sweeney, as a part-time employee effective August 14, 2025, with a one-year probationary period and a pay rate of \$18.95 per hour. The president entertained the motion to hire Mr. Sweeney part-time as recommended by Mrs. Daines. Jeremy Kroll moved and Leslie Henry seconded the motion. Roll call: Ms. Henry, yea; Mr. Stapleton, absent; Mr. Kroll, yea.

ADJOURN

At 3:30 p.m. the President entertained a motion for adjournment. Jeremy Kroll moved and Leslie Henry seconded the motion. Roll call: Ms. Henry, yea; Mr. Stapleton, absent; Mr. Kroll, yea.

Absent

Leslie Henry, President

Amanda Phillips

Amanda Phillips, Clerk to the Board

[Signature]

Q. Jay Stapleton, Vice President

[Signature]

Jeremy A. Kroll, Commissioner

CASTO & HARRIS, INC. — RE-ORDER NO. 26411-24