



Montgomery County Transportation Improvement District Minutes of the April 8, 2019 Board Meeting

The two hundred and twenty-first meeting of the Montgomery County Transportation Improvement District (TID) Board of Trustees was convened in Room 1002 of the Montgomery County Administration Building in Dayton, Ohio on April 8, 2019.

Mr. Meyer called the meeting to order at 2:07 PM.

VOTING BOARD

Art Meyer
Stephanie Singer
Walt Hibner
Tom Tatham
David Bills

STAFF

Steve Stanley, Executive Director
Crystal Corbin, Deputy Director
Sean Fraunfelder, Finance Director
Bev Shillito, General Counsel
Mike Eddy, Project Manager
Veronica Hull, Administrative Asst

EXCUSED ABSENCE

OTHERS IN ATTENDANCE

Paul Gruner, Montgomery County Engineer
Vanessa Glotfelter, Barge Design Solutions
Andy Shahan, LJB
Nick Yeretizian, The Kleingers Group

■ Minutes of March 11, 2019 {Resolution 2019-27}

Mr. Meyer referred the Board members to Resolution 2019-27 and the minutes of the March 11, 2019 TID Board meeting, copies of which were included in the Board Packet.

Following discussion and response to Board questions and comments, adoption of Resolution 2019-27, approving the minutes of the March 11, 2019 TID Board meeting, as presented, was moved by Mr. Tatham, seconded by Ms. Singer, and unanimously approved.

■ Financial Reports: March 2019 {Resolution 2019-28}

Mr. Meyer referred the Board to Resolution 2019-28 and the Financial Report for March 2019, copies of which were included in the Board Packet.

Mr. Fraunfelder directed the Board to Page 1 of the report for the Operating Fund (# 700). He noted that the TID had received fees totaling \$39,222 for the Byers Road Connector Project, Montgomery County's share of the Lower Miamisburg Road Project, and the Deeds Point Bridge Project.

Mr. Fraunfelder referred the Board to Page 2 of the report for the Austin Road Fund (# 702). He noted corresponding revenues and expenditures of \$111,512, which he explained reflected the federal share of the Lyons Road Pedestrian Access Project. Mr. Fraunfelder explained that, even though the payment of the federal share had been made directly by ODOT to R.B. Jergens for construction of the project, the TID's accounting

needed to reflect the payment for audit purposes. He also noted the receipt of \$200,000 from the City of Miamisburg for further enhancement of Nikolai Boulevard as part of the Byers Road Connector Project. Mr. Fraunfelter further explained that the "Austin JEDD Revenue" entry of \$42,301 reflected the contribution of revenue from the JEDD for the first debt service payment on the SIB loan for the Austin Interchange Phase 2 Enhancement Project.

Mr. Fraunfelter also referred to Page 20 of the report to highlight the entry for the TID's Unrestricted Cash Balance. He explained that the cash balance of \$832,279 would fluctuate based on the occasional necessity of holding vendor payments until reimbursements were received.

Following discussion and response to Board questions and comment, adoption of Resolution 2019-28, approving the March 2019 Financial Report, as presented, was moved by Ms. Singer, seconded by Mr. Hibner, and unanimously approved.

Mr. Meyer remarked that he had not asked for introductions at the beginning of the meeting and requested that everyone in attendance introduce himself or herself. Self-introductions followed.

■ March 2019 Bills & Expenses {Resolution 2019-29}

Mr. Meyer referred the Board to Resolution 2019-29 and the summary of bills and expenses for March 2019, copies of which were included in the Board Packet.

Ms. Corbin highlighted a few bills and expenses. She explained that:

- (1) The payment of \$1,400 to the Dayton Development Coalition was for the 2019 Community Leader Fly-In that she attended on April 3-5, and
- (2) The payment of \$120,105 to Grunder Landscaping was for landscaping and irrigation related to the Byers Connector Project, and
- (3) The entries for the Fairgrounds Redevelopment Project were related to signage.

Ms. Corbin reported that the Fairgrounds Redevelopment Project was now complete.

Mr. Tatham asked if the TID would be performing additional work related to the new Montgomery County Fairgrounds. Mr. Stanley answered that he did not anticipate involvement of the TID with additional Fairgrounds construction; however, he reminded the Board that the TID was assisting with the creation of a joint economic development district containing the Fairgrounds and nearby property owned by Montgomery County and Jefferson Township.

Following discussion and response to Board questions and comments, adoption of Resolution 2019-29, approving the payment of bills and expenses for March 2019, as presented, was moved by Mr. Hibner, seconded by Mr. Tatham, and unanimously approved.

Deeds Point Pedestrian Bridge Project

■ PMFA Phase I – 1st Amendment & Addendum {Resolution 2019-30}

Mr. Meyer referred the Board to Resolution 2019-30 approving the First Amendment and Addendum to the Project Management and Financing Agreement (“PMFA”) for Phase I of the Deed’s Point Pedestrian Bridge Project, copies of which were included in the Board Packet.

Ms. Corbin reminded the Board that in January 2019 it had approved Resolution 2019-08 approving an initial PMFA with Five Rivers MetroParks (“Five Rivers”) to assist in (1) evaluating alternatives for removing or replacing the Deeds Point Pedestrian Bridge over the Mad River in downtown Dayton and (2) developing financing plans for those alternatives. She explained that Five Rivers had agreed that the scope of the PMFA should be expanded to include the engagement of E. L. Robinson Engineering (“ELR”) for evaluation of specific bridge replacement alternatives.

Mr. Stanley explained that the proposed addendum would increase the agreement by \$39,727, which would include an additional TID Phase I fee of \$10,000. He further explained that, if the TID’s scope was expanded in the future to include Phase II construction, the additional \$10,000 Phase 1 fee would be credited toward the normal 5% Phase II TID fee.

Mr. Tatham asked if Five Rivers MetroParks was part of the Montgomery County organization. Mr. Stanley explained that Five Rivers MetroParks was an independent park district that did include all of Montgomery County within its jurisdiction, but that it was not affiliated with County government.

Following discussion and response to Board questions and comments, adoption of Resolution 2019-30, approving the First Amendment and Addendum to the Phase I PMFA with Five Rivers MetroParks for the Deed’s Point Pedestrian Bridge Project, as presented, was moved by Mr. Bills, seconded by Ms. Singer, and unanimously approved.

Lightner Road Project

■ Bowser-Morner Proposal for Inspections & Material Testing {Resolution 2019-31}

Mr. Meyer referred the Board to Resolution 2019-31 accepting the proposal from Bowser-Morner for the Lightner Road Project, copies of which were included in the Board Packet.

Ms. Corbin explained that Bowser-Morner would provide field inspection and material testing services for the Lightner Road Project in an amount not to exceed \$20,000. She noted that the amount was higher than previous proposals for similar services from Bowser-Morner due to the addition of field inspection to its scope for the Lightner Road Project.

Following discussion and response to Board questions and comments, adoption of Resolution 2019-31, accepting the Bowser-Morner proposal for inspections and material testing services for the Lightner Road Project, as presented, was moved by Ms. Singer, seconded by Mr. Bills, and unanimously approved.

Lyons Road Pedestrian Access Project

■ R. B. Jergens Change Order #4 {Resolution 2019-32}

Mr. Meyer referred the Board to Resolution 2019-32 and R.B. Jergens Change Order #4, copies of which were included in the Board Packet.

Mr. Eddy provided the Board with a brief progress report concerning the Lyons Road Pedestrian Access Project and commented that the project was on schedule. He reported that the proposed change order would add \$16,205.98 to R.B. Jergens' contract for various drainage adjustments and additional embankment and aggregate base for a small cross-section gap. Mr. Eddy recommended approval of Change Order #4.

Following discussion and response to Board questions and comments, adoption of Resolution 2019-32, approving the R.B. Jergens Change Order #4 for drainage adjustments and additional embankment and aggregate base for the Lyons Road Pedestrian Access Project and increasing the contract by \$16,205.98, as presented, was moved by Mr. Bills, seconded by Mr. Hibner, and unanimously approved.

Presentation

Ms. Corbin directed the Board to a brief PowerPoint presentation describing the status of the Lyons Road Pedestrian Access Project and the Lower Miamisburg Road Project (copy attached).

■ Public Comments

There were no public comments.

■ Next Meeting

Mr. Meyer confirmed that the next regular Montgomery County TID Board Meeting would be held in room 1002 on the 10th floor of the Montgomery County Administration Building on May 13, 2019 at 2:00 PM.

■ Executive Session

Mr. Meyer suggested that the Board recess to executive session.

Ms. Shillito explained that the executive session would be necessary to (1) discuss and review the employment and compensation of the TID's Executive Director, (2) discuss and review succession planning for the TID's Deputy Director, and (3) discuss economic development projects and related infrastructure improvements in northern Montgomery County.

Mr. Hibner moved that the Board recess to executive session for the purposes indicated by Ms. Shillito. Mr. Bills seconded the motion. Ms. Singer voted for the motion. Mr. Tatham voted for the motion. Mr. Meyer voted for the motion. Mr. Hibner voted for the motion. Mr. Bills voted for the motion.

The Board recessed to executive session at 2:24 PM. Ms. Corbin, Mr. Stanley, Mr. Fraunfelder, Mr. Eddy, and Ms. Shillito joined the Board in executive session.

The Board returned to open session at 3:14 PM.

■ **Executive Director's 2019 Base Salary & Performance Goals {Resolution 2019-33}**

Mr. Meyer summarized the results of the Board's evaluation of Mr. Stanley's 2018 performance as Executive Director of the TID. He congratulated Mr. Stanley for his leadership and an outstanding year of TID accomplishments.

Following discussion and additional Board comments, adoption of Resolution 2019-33, establishing the Executive Director's base salary and performance goals for 2019 per his employment agreement was moved by Mr. Hibner, seconded by Mr. Tatham, and unanimously approved.

■ **Adjourn**

With no further business, Mr. Meyer adjourned the meeting at 3:16 PM.



Tom Tatham, Secretary-Treasurer

5-13-19

Date