

REQUEST FOR PROPOSAL

PROJECT MANAGER FOR
APPALACHIAN COMMUNITY GRANT PROGRAM –
TECHNICAL ASSISTANCE PLANNING PROCESS

Jefferson County Port Authority

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March 31, 2023

1.0 Introduction

The Jefferson County Port Authority ("PORT AUTHORITY") received a State of Ohio Appalachian Community Grant Program (ACGP) Technical Assistance Grant. As such, the PORT AUTHORITY is issuing a Request for Proposal ("RFP") from qualified individuals, companies or organizations that provide project management services to assist the PORT AUTHORITY in the administration of its ACGP planning process. The fee for project management services will be paid with ACGP funds.

The Appalachian Community Grant Program was created to fund sustainable, transformative projects in the 32 counties of the Appalachian region of Ohio. Included in Ohio House Bill 377, signed by Governor DeWine on June 28, 2022, the Appalachian Community Grant Program will be administered by the Ohio Department of Development ("ODOD"). Projects should be designed to bring about transformational change and be a catalyst for future development by providing generational investments in the Appalachian region.

In the PORT AUTHORITY's Technical Assistance grant application, \$50,000.00 was allocated for the project management services outlined in this RFP. The Port Authority reserves the right to request permission from ODOD to re-purpose budgetary amounts set forth in the Technical Assistance Grant Application in the Port Authority's sole and absolute discretion. The primary focus of the project management activity is to ensure that proposed projects will be ready for inclusion in an Appalachian Community Development grant application by the fall of 2023. Projects may be included in a county-wide or regional application. The Project Manager will, therefore, oversee various planning processes (e.g. seeking architectural and engineering cost estimates from service providers involved in the ACGP process) as specific projects are prepared for inclusion in the 2023 Development grant application.

The Project Manager will work with the PORT AUTHORITY and any committees or sub-committees that may be developed and with communities and organizations throughout Jefferson County and/or the Appalachian region of Ohio. The Project Manager will take a leadership role by developing systems and materials that assist the committees, communities, and organizations that will deliver a slate of projects that can be included in a 2023 Development (implementation) grant application(s) to the Appalachian Community Grant Program. The PORT AUTHORITY has budgeted \$50,000 for the Project Manager. As noted in the preceding paragraph, the Port Authority reserves the right to request permission from ODOD to re-purpose budgetary amounts set forth in the Technical Assistance Grant Application in the Port Authority's sole and absolute discretion.

This Request for Proposals (RFP) is being issued by the PORT AUTHORITY, which is the sole point of contact during the selection process. The person responsible for managing the procurement process is Robert Naylor and any questions concerning this RFP should be directed to him at rnaylor@jcport.com.

The anticipated schedule is

<u>Date</u>	<u>Event</u>
March 31, 2023	Issuance of the RFP
April 14, 2023	Last Day for Submitting Inquiries
April 25, 2023	Proposals Due by 5:00 PM EST
May 2, 2023	Notification of Selected Consultant

2.0 Scope of Work

The Project Manager must have an in-depth understanding of ACGP goals, objectives, and constraints. The Project Manager will develop and manage the project controls, processes, and tools, including:

- Scope of management including but not limited to coordination and facilitation of meetings
- Create presentation content, agendas, and official meeting minutes
- Resource planning and deployment (State Procured Community Planners and other technical assistance consultants that may be procured by the PORT AUTHORITY)
- Risk management
- Write and present technical reports, working papers, and formal correspondences
- Progress/status reporting

The Project Manager will work with the committees, communities, and organizations in Jefferson County and/or the Appalachian region of Ohio to reach agreement and buy-in on their respective responsibilities which are as follows:

- Provide strategic direction to each project
- Ensure the project aligns with ACGP investment and related PORT AUTHORITY's strategic priorities
- Set targets for achievement of each proposed projects' Evidence Based Decision Making, Leverage and Sustainability requirements
- Manage project conflicts that occur
- Provide guidance to committees, communities, and organizations

- Assure participants get their recommended projects to the committee or subcommittee in a timely fashion for their “Go or No-Go” project decision.
- Monitor the schedule and budget requirements of State Procured Community Planners and other technical assistance consultants
- Make recommendations to the PORT AUTHORITY and any committee or sub-committee that may be developed
- Stay informed of the project’s activities, progress, and outcomes
- Secure Letters of Support; Legislation; Sub-recipient Agreements/MOUs (Evidence of Leverage Commitments)
- Provide recommendations on partnership opportunities with communities and organizations in the Appalachian Ohio region
- Secure assistance for Return on Investment/Impact analysis and ACGP Grant writing services
- Secure assistance for and oversee planning, preliminary engineering, and other resources needed for submission of ACGP Development Application(s) by the fall of 2023. The Project Manager will be expected to assist in the Development Application(s) grant-writing process, with additional assistance provided by local partners and the Ohio Mid-Eastern Governments Association (OMEGA)
- Manage activities to ensure that projects continue to move forward for ACGP Development Application(s)

A copy of the ACG Technical Assistance Application submitted by the PORT AUTHORITY is included in Attachment A. Please note that this copy was printed directly from the application portal and is not the complete application as the portal did not allow for printing the application and attachments in their entirety.

3.0 Preferred Skills and Experience

The Project Manager needs to have the following skills and experience:

- Strong verbal and written communication skills to include the ability to develop consensus
- Strong data analysis skills
- Write and present technical reports, working papers, and formal correspondences
- Demonstrated problem solving ability
- Microsoft Excel, Microsoft Word, PowerPoint, and Adobe
- Must be able to manage multiple projects and tasks simultaneously
- Detail oriented
- Highly developed organization, collaboration, and communication skills

- Ability to work under pressure to manage multiple priorities, often with competing and tight deadlines
- Strong editing skills and attention to detail
- Ability to work independently and as part of a team

4.0 RFP Solicitations and Requirements

Proposals are limited to no more than 20 pages including references and qualifications and should include the following:

- Detailed Approach and Scope of Work
- Demonstrated understanding of the ACGP
- Schedule with Milestones
- Budget
- Point of contact
- Qualifications
- Minimum of three references with contact name, phone number, e-mail address and brief description of work performed

Qualifications, Experience, and Capabilities. Describe the qualifications and capabilities of implementing the scope of services as well as demonstrated understanding of the ACGP. Include qualifications associated with economic and community development project-level planning and consulting in the Appalachian Ohio region. Include knowledge and familiarity with the people and socio-economic conditions of the Appalachian Ohio region. Include project summaries of relevant projects completed.

Key Staff Assigned to Project. Include resumes of key staff assigned to this project and provide an organizational chart identifying personnel assigned to this proposal, including their roles and anticipated level of involvement. Personnel identified in the proposal must be the principal staff that will work with the PORT AUTHORITY and represent the majority of hours billed.

Company History (if applicable). Provide overview of company including but not limited to:

- Legal name of business
- Identification of parent companies, subsidiaries, and affiliates
- Years in business
- Names, addresses, position of all persons having a financial interest in the company
- State of formation
- Number of employees
- Licenses and certifications relevant to the described work

Relevant Experience. Provide documentation on relevant project experience (minimum of three projects) and skills needed to successfully manage this program for the PORT AUTHORITY.

Budget. Provide a detailed budget based on projected hours, proposed hourly rates, as well as any other appropriate costs. List additional fees, overhead charges, or reimbursable expenses, if any. As a general policy, the PORT AUTHORITY does not pay mark-ups on reimbursable or out-of-pocket expenses. The PORT AUTHORITY also does not pay for word processing, overtime or meals. For travel costs, the PORT AUTHORITY pays the IRS rate per mile. As noted earlier herein, the Port Authority reserves the right to request permission from ODOD to re-purpose budgetary amounts set forth in the Technical Assistance Grant Application in the Port Authority's sole and absolute discretion. In such a case, the Port Authority may consider a lump sum actual contract amount.

All proposals are due by **April 25, 2023 at 5:00 PM EST** by **e-mail only** to:

Jefferson County Port Authority
rnaylor@jcport.com

5.0 Evaluation Process and Criteria

Proposals will be evaluated and ranked based on the selection criteria outlined below. The PORT AUTHORITY may ask the top ranked firms, groups, or persons to interview as part of the evaluation process. After the conclusion of the evaluation process, the firms, groups, or persons will be ranked in priority order with the highest-ranking firm, group, or person being selected to negotiate a contract and scope of services with the PORT AUTHORITY. If a contract satisfactory to both parties cannot be negotiated, the PORT AUTHORITY will then enter into negotiations with the next highest ranked firm, group, or person and so on until an agreement is reached.

In the event the PORT AUTHORITY elects to negotiate a contract with a selected firm, group, or person, the PORT AUTHORITY reserves the right to negotiate such terms and conditions of the contract, including, but not limited to scope, role, price, and staffing which may be in the best interests of the PORT AUTHORITY.

The selected firm, group, or person shall provide written proof of insurance coverage for personal injury and property damage, including comprehensive general and automobile liability and contractual liability.

The PORT AUTHORITY will evaluate proposals based upon the following criteria:

- **Strength of Overview:** Proposals will be evaluated on the strength of the firm and their team. Are their submitted relevant projects similar in complexity to what the PORT AUTHORITY is asking for and needing? Do their references match the projects identified

and did the reviewers investigation prove their assertions of hurdles/solutions and outcomes?

- **Strength of Team:** Proposals will be evaluated on the demonstrated strength of the project team. If sub-consultants are a part of the project, do they bring expertise? Have they worked on previous relevant projects?
- **Strength of Creative Approach:** Proposals will be evaluated on creativity to meet project objectives and schedules.
- Experience and ability to successfully complete the scope of work
- Relevant project experience and demonstration of skills needed to complete the scope of work
- Familiarity with, and work experience in, Ohio's Appalachian counties and with the ACGP
- Ability to complete Scope of Work leading to the submission of ACGP Development Applications by the fall of 2023.

The order of these factors does not generally denote relative importance. The goal of this Solicitation is to select and enter into an Agreement with Respondents that will most closely align with the PORT AUTHORITY's goals in the publication of this RFP. The PORT AUTHORITY reserves the right to consider such other relevant factors as it deems appropriate.

The PORT AUTHORITY shall evaluate each complete RFP Submission that is properly submitted. As part of the selection process, the PORT AUTHORITY may invite finalists to answer questions regarding their Proposal in person or in writing. In its sole discretion, the PORT AUTHORITY may also choose to enter into a negotiation period with one or more Respondent(s) and then ask the Respondent(s) to submit additional information.

Lack of debarment status by either the state or federal government is also required.

Any and all responses, Applications, data, materials, information and documentation submitted to the PORT AUTHORITY in response to this Solicitation shall become the PORT AUTHORITY's property and shall be subject to public disclosure. As a public entity, the PORT AUTHORITY is subject to the State of Ohio Public Records Laws. There are very limited and narrow exceptions to disclosure under the Public Records Law. If a Respondent wishes to have the PORT AUTHORITY treat certain information or documentation as confidential, the Respondent must submit a written request to the PORT AUTHORITY's office no later than 12:00 p.m. five (5) business days prior to the required date of the RFP submission. The request must precisely identify the information and/or documentation that is the subject of the request and provide a detailed explanation supporting the application of the statutory exemption(s) from the public records cited by the Respondent. The PORT AUTHORITY will issue a written determination within three (3) business days of receipt of the written request. If the PORT AUTHORITY approves the request, the Respondent shall clearly label the relevant information and/or

documentation as “CONFIDENTIAL” in the RFP submission. Any statements in the proposal reserving any confidentiality or privacy rights that is inconsistent with these requirements and procedures will be disregarded.

6.0 General Conditions

If a proposal fails to meet any material terms, conditions, requirements or procedures, it may be deemed unresponsive and disqualified. The PORT AUTHORITY reserves the right to waive omissions or irregularities that it determines to be not material.

This RFP Solicitation, as may be amended from time to time by the PORT AUTHORITY, does not commit the PORT AUTHORITY to select any organization(s), award any grant funds pursuant to this Solicitation, or pay any costs incurred in responding to this Solicitation. The PORT AUTHORITY reserves the right, in its sole discretion, to withdraw the RFP, to engage in preliminary discussions with prospective Respondents, to accept or reject any or all proposals received, to request supplemental or clarifying information, to negotiate with any or all qualified Respondents, and to request modifications to the proposals in accordance with negotiations, all to the same extent as if this were a Request for Information.

On matters related solely to this Solicitation that arise prior to an award decision by the PORT AUTHORITY, Respondents shall limit communications with the PORT AUTHORITY to the designated contact listed in this RFP. No other PORT AUTHORITY employee or representative is authorized to provide any information or respond to any questions or inquiries concerning this RFP Solicitation. Respondents may contact the designated contact for this Solicitation in the event this Solicitation is incomplete.

The PORT AUTHORITY may provide reasonable accommodation, including the provision of materials in an alternative format, for Respondents with disabilities or other hardships. Respondents requiring accommodation shall submit requests in writing, with supporting documentation justifying the accommodation, to the contact listed in Section 1.0. The PORT AUTHORITY reserves the right to grant or reject any request for accommodation.

Respondent’s proposal shall be treated by the PORT AUTHORITY as an accurate statement of Respondent’s capabilities and experience. Should any statement asserted by Respondent prove to be inaccurate or inconsistent with the foregoing, such inaccuracy or inconsistency shall constitute sufficient cause for the PORT AUTHORITY in its sole discretion to reject the Application and/or terminate of any resulting Agreement.

Costs that are not specifically identified in the Respondent’s response and/or not specifically accepted by the PORT AUTHORITY as part of the Agreement will not be compensated under any contract awarded pursuant to this RFP.

The PORT AUTHORITY's prior approval is required for any subcontracted services under any Agreement entered into as a result of this RFP. The selected Respondent will take all appropriate steps to assure that minority firms, women's business enterprises, and labor surplus area firms are used when possible. The selected Respondent is responsible for the satisfactory performance and adequate oversight of its subcontractors. Subcontractors are required to meet the same requirements and are held to the same reimbursable cost standards as the selected consultant.

Submitted responses must be valid in all respects for a minimum period of sixty (60) days after the deadline for submission.

The PORT AUTHORITY reserves the right to amend the Agreement at any time prior to execution. Respondents should review the Agreement as they are required to specify any exceptions to the Agreement and to make any suggested counterproposal in their proposal. A failure to specify exceptions and/or counterproposals will be deemed an acceptance of the Agreement's general terms and conditions, and no subsequent negotiation of such provisions shall be permitted.

Posting of Modifications/Addenda to Solicitation

If the PORT AUTHORITY determines that it is necessary to revise any part of this Solicitation, or if additional data is necessary to clarify any of its provisions, an addendum will be posted to the websites. It is the responsibility of each potential Respondent to check the PORT AUTHORITY's website for any addenda or modifications to the Solicitation. The PORT AUTHORITY accepts no liability and will provide no accommodation to Respondents who submit a response based on an out-of-date Solicitation.

Attachment A

Jefferson County Port Authority ACGP Technical Assistance Application

Please note that this copy was printed directly from the application portal and is not the complete application as the portal did not allow for printing the application and attachments in their entirety.



Appalachian Community Grant Program

Application Information

Application Name: DEV--2022 - 196866
Project Type: Appalachian Community Grant-Technical Assistance
Created On: 12/3/2022 4:04 PM
Created By: Gary Folden
Online Application Status: Application Submitted

Applicant Organization

Federal Tax ID: 46-2039709
OAKS ID:
Applicant Name: JEFFERSON COUNTY PORT AUTHORITY -
Applicant Address: 500 Market Street, First floor - Suite 3
 Steubenville, Jefferson , 43952

Project Contact Information

Position/Role	First Name	Last Name	Primary Contact	Secondary Contact	Phone Number	Email
Authorized Official	Robert	Naylor	✓		(740) 283-2476	rnaylor@jcport.com
Authorized Official	Gary	Folden			(740) 598-4225	fiscalofficer@jcport.com

Project Information

Project Name:

Jefferson County Appalachian Community Grant Technical Assistance Application

Please Provide a brief description of the project:

Located on the Ohio River, Jefferson County endured one of Appalachia's largest loss of industrial output over the last 40 years. In 1980 wages in Jefferson County averaged 10 percent above the national average. Global market forces ushered in decades of job losses in the coal and steel-dominated local economy which resulted in a population decline of 91,564 in 1980 to 65,249 in 2020. The combination of job and population losses continues to resonate today as the county is left with blighted properties, an aging infrastructure, and a reduced tax base. The county's poverty rate (16.8%) exceeds the state poverty rate with 23.4% of Jefferson County children living in poverty. The county also faces a growing opioid epidemic which only escalated during the COVID-19 pandemic. The Appalachian Community Grant Program (ACG) and the prospect of substantial investment in Appalachia Ohio has brought hope and excitement. Community leaders recognize the ACG represents an unprecedented opportunity to holistically create a new economic vision for our county. Jefferson County's story, yet to be written, will focus on evidenced based and collaborative region-wide economic development planning to enable the county to shed its rust belt image. While site development remains a priority, Jefferson County faces the same site development issues that plague many communities in Appalachia. Hilly terrain, aging infrastructure, and highways and rail networks throughout the former river-based mills make it difficult to develop sites for modern manufacturers. Thus, a balanced economic development program must include entrepreneurship and quality of life and place aspects. Previously, concepts like downtown revitalization, riverfront development, trail development, and improving parks and recreation facilities were discussed and approved by community leaders. Such endeavors include the 2008 Community Investment Plan, Jefferson County Trails and Greenways Plan (2012), Jefferson County Land Use Plan 2013, and Steubenville's Comprehensive Plan (July 2013). Through ACG, now is the time to plan and implement a coordinated set of development strategies. The following core components are proposed as part of the county's project to be further refined in 2023 if awarded Technical Assistance support: 1. River Corridor -- A reinvention of our heavily-industrialized corridor can be accomplished via ACG. Project ideas include: ferry/water taxi with docking strategies, marina improvements, and industrial relocation strategies, as pockets of quality small industrial employers could potentially relocate from the riverfront for enhanced trails and new retail districts. 2. An Enhanced Trail Network -- A radical new vision of connections to the river via trail networks emerged through preliminary planning. The historic industrial linkages between several coal towns in western Jefferson County and the steel mills on the river must be reimagined to create an interconnected county and economy. Facilitating the Great American Trail's (<https://www.railstotrails.org/greatamericanrailtrail/>), WV-OH linkage via Jefferson County, and incorporating downtown improvements along the trail, county leaders propose a network of trails, with each revolving around historical sites, the county's unique natural features, and the Ohio River. 3. Downtown Redevelopment -- Built into our proposal are several specific historic downtown redevelopment efforts, including Steubenville's 4th Street streetscape project, which is located within a National Historic District on the proposed Jefferson County segment of the Great American Trail. 4. Asset Development -- Jefferson County boasts several attractive recreational facilities, workforce development centers and healthcare facilities operated by successful non-profit agencies. The sections below will detail our efforts to utilize the planning process to enhance these sites for new programs, conference space, and trail connections to celebrate our rich history which pre-dates Ohio's founding. 5. A New Regionalism -- For too long, the Upper Ohio Valley's regional efforts have only revolved around industrial development efforts along the river corridor. The ACG process has allowed our county to view our neighbors through an entirely new lens. As the enclosed support letters indicate, our proposal hinges upon unique cultural and physical linkages to counties as far away as Meigs. Continuing to explore these new relationships and realize the full potential of Appalachian Ohio's uniqueness is an exciting aspect of this planning process. The lead applicant, the Jefferson County Port Authority (Port) has been

fortunate to receive several ODOD grants in recent years, allowing the Port to form a strong relationship with ODOD. We look forward to expanding this relationship by working closely with the Governor's Office of Appalachia. We hope you join us on this journey.

Select County(ies) served:

Project Location (list city/village):

Adena;Bowerston;Hopedale;Jewett;Scio;Bloomingdale;Brilliant;Mount Pleasant;Richmond;Steubenville;Toronto;Wintersville

Project Start date:

1/2/2023

Project End date:

12/29/2023

Project Description

A. Please include which project components you will include in your plan:

B. Please describe in detail what you hope to accomplish in the planning/technical assistance phase. This section should include a vision for transformational change. Please address the following Investment Priorities in your description.

1. Public/Private Partnerships: How does your plan incorporate partners in the planning process? How will the planning process help establish or expand public/private partnerships?
2. Evidence Based: How will you prioritize evidence-based research in your plan and ensure? Is there proof of concept for this project to replicate? How will you ensure the activities generated by the plan are best to address the needs of the region?
3. Sustainability: Do you have a long-term vision for how funding can transform the communities included? Does this plan provide a visible, lasting impact, and is it sustainable (>20 years)?

Project Descriptions Listed below are short project descriptions of the innovative ideas that have surfaced through the ACG Advisory Committee process. These and other ideas will be very closely analyzed throughout 2023, as the county assembles a compelling Appalachian Community Development Grant application. As noted throughout all project descriptions, the envisioned network of new trails, downtown redevelopment projects, river corridor recreation (i.e. marina and ferry system projects) etc. will be consistently assessed with and through the lens of integrating Jefferson County's property and business developers into the projects. Exciting new businesses are currently opening in the county seat (the 4th St. Corridor, Steubenville) as well as in nearby towns like Toronto and Wintersville. The trail network and bold visions of creating a new river crossing tourist attraction (an integrated ferry, docking, marina system) will be designed to transition Jefferson County into more of a tourist draw with unique retail establishments catalyzed through these public investments. In addition to our general public-private development philosophy, it is important to note that the county leaders are closely aligned with Jefferson County's strong non-profit healthcare system. Trinity Health is completing a major \$75 million capital expansion in Steubenville, set to open in early 2023 and the Jefferson Health Plan, a subsidiary of the Jefferson Educational Service Center, has consulted with our committee in regard to their compelling ACG Round 1 Development Grant to develop a rural health clinic. While our overall ACG goal is to create a more vibrant, well-rounded local economy attractive to young residents and visitors, it is undeniable that our county still struggles with severe mental health, drug abuse, and general health challenges, thus partnerships with these healthcare leaders is critical. Jefferson Soil and Water Conservation District Pollinator Trail/Quaker Ridge: Jefferson Soil and Water Conservation District (JSWCD) seeks to create an Ohio Pollinator Trail throughout Appalachia Ohio that will allow people to explore public gardens and pollinator areas mapped throughout the 32 county region. This will allow people to journey through small towns and village all over the region including public and private areas such as backyards, greenhouses, garden centers. Locally, it will allow JSWCD to place the Quaker Ridge Arboretum Property at the forefront and develop the space into a conservation, preservation, and recreation locale. Plans are to develop a small visitors' center with restroom and educational facilities. (Additional details attached.) Hellbender Preserve and Trail System: The Hellbender Preserve and Regional Trails System is a multi-pronged activity that will physically tie in multiple counties and communities into a regional trail system that can be part of and feed into a larger regional and national trail system. The development of the culturally and historically rich Hellbender Preserve property will be a vital component that will not only attract tourism to Appalachia Ohio, but provide a place for conservation, education, preservation, and recreation that will greatly enhance the quality of life for citizens of the region. (Additional details attached.) Morgan's Raid: JSWCD is seeking to collaborate with Meigs County, Carroll County, and the Village of Salineville on an intergovernmental basis to acquire, preserve, interpret and educate the region on two federally designated Civil War battlegrounds. In Meigs County, plans include the expansion of the Buffington Island Park and the addition of a visitor center. In Jefferson County, plans include preserving the battlefield lands, with fencing being added, an interpretive park being created, and cannon replicas being acquired. In Carroll County, land will be enhanced with the removal of the Old Riley Run Dam the planting of with native grasses. Additionally, the historic pump house will be

transformed into a visitor's center. (Additional details attached.) Water Trail: JSWCD seeks to develop kayak launches and courtesy docks for water trail users who choose to kayak on Yellow Creek, Cross Creek, and the Ohio River.

Ferry/Water Taxi: Prior to the passage of the ACG, community leaders in Jefferson County investigated how to close existing gaps in The Great American Route of the Great American Rail-Trail between Steubenville, OH and Weirton, WV and Steubenville, OH and Jewett, OH (the "GAPS") to attract travel and tourism, enhance quality of place, and provide a catalytic spark to the re-development of Jefferson County. With the Ohio River being the primary obstacle, the concept of a "river ferry" was born. A separate ARC ARISE grant is being considered to contemporaneously link with West Virginia. With the passage of the ACG, the concept focus evolved into the form of a Ferry/Water Taxi to reconnect multiple counties and communities by utilizing the largest obstacle to connecting the GAPS – the Ohio River. Historically, the Ohio River has been utilized to transport industry resources. Now it will be utilized to transport our most valuable commodity, our people. A Ferry/Water Taxi network will be created in Jefferson County, with Steubenville serving as its transportation hub, to provide a direct connection to 8 Ohio communities with possible outreach to 5 West Virginia communities. The concept is modular and can be utilized both north and south on the Ohio River in Columbiana and Belmont Counties, and beyond. The network of boats, with accompanying docks, will utilize modern designs and incorporate state of the art electric drive systems and have the potential to be autonomous. They will be ADA compliant and accommodate tourists, trail hikers, bikers and their gear. Terminals and docks will be equipped with automated kiosks for ticketing, updating trail maps, and searching directories for restaurants, lodging, shopping, and historical sites. Plans to create docking opportunities in communities lining the Ohio River will lead to further economic and tourism growth for along Ohio River (and potentially West Virginia communities). The Water Taxi system highlights the myriad the other activities included in the projects including the various trail expansion projects, the revitalization of downtown Steubenville, and the other outdoor recreational projects proposed. This solution has the foundation to transform this region of Appalachia. A true path from Rust Belt to Green Belt, revitalizing the original Gateway to the West, connecting to the Great American Trail north, south, and west to five counties in the OMEGA District through a river and land trail system. (Additional details attached.)

Historic Fort Steuben: Under the umbrella of the Old Fort Steuben Project, Inc., a tax-exempt organization under IRS 501(c)(3), Historic Fort Steuben, Fort Steuben Park, and the Fort Steuben Scenic Byway Visitor Center operate in downtown Steubenville. Historic Fort Steuben seeks to expand by constructing an Education and Events Center. All three activities welcome between 25,000 to 50,000 visitors annually over the past 25 years. As part of the Ohio River Scenic Byway and the Lewis & Clark National Historic Trail, the site attracts travelers from all over the nation. Fort Steuben Park hosts summer concerts and events that bring visitors from the tri-state region. Historic Fort Steuben (Fort) provides tours to school groups and adult tour buses, educational programs, and meeting facilities. An archaeology dig under the direction of Franciscan University of Steubenville draws historians and students every summer. The Visitor Center welcomes cyclists and others seeking outdoor recreation and directs the Downtown Farmers' Market that provides seasonal fresh produce in a "food desert." The Fort received a donation of a 3,000-piece arrowhead collection with artifacts dating back three million years along with a substantial cash contribution to construct an Education and Event Center to permit school groups, historians, and the general public to view this collection, to hold meetings and conferences, and to provide restroom facilities. This Center would serve as a site for trainees in the hospitality service industry by collaboration with local vocational schools and community colleges. The Fort has cooperated with tourism partners in Belmont, Guernsey, and Harrison Counties and our interactions with hotels, restaurants, retail businesses, tourism agencies, and other non-profits give us a large footprint in the area. Data from Placer.ai provides there were 38,000 unique visits to the Fort and the other activities in the last 12 months. In its July 2022 The Ohio Visitor Economy – Appalachian Region report, Tourism Ohio reported visitation to Appalachia Ohio accounted for \$6.9B in Total Economic Impact with \$4.0B in Direct Visitor Spending, and \$1.6B in Total Labor Income Impact. The Historic Landmarks Foundation: The foundation seeks to complete the revitalization efforts on the Grand Theater. The restoration efforts will support performing arts in the greater Steubenville and Jefferson County area and will bring cultural and art assets to the region. The theater was originally constructed in 1880 with the theater auditorium added in 1924. The restoration of the theater will promote the history of performing art. Renovations include the theaters main auditorium, and smaller ballroom spaces, which will allow for small events and cultural events to take place. In 2022, the Voinovich School of Leadership and Public Service completed an Economic Impact Study for the Grant Theater and is a corresponding attached document. (Additional details attached.)

Steubenville Marina Linear Park For 225 years, the Ohio River has been a primary source of life for the City of Steubenville. The City has grown west, away from the river, but the Steubenville Marina is an opportunity to draw people back to roots of our city's founding, enjoying the Ohio River in new ways. It's time to be forward-thinking

about the recreation we can offer our people through riverfront development at the Marina Linear Park – boating, canoeing, kayaking, fishing, biking, walking, jet-skiing, exercising, sailing, having picnics, and taking in the beautiful view. We want to add a Community Room with a kitchen area and bathrooms to accommodate year-long activities. And we want to create concrete seating over the lock and dam wall to help this be an entertainment venue. The Marina will serve people traversing the Ohio River from Columbiana County through Washington County and beyond as there is no other Marina with such a large public park area between East Liverpool and Marietta. We also have an opportunity to develop a biking/walking trail as well as a blue trail, connecting the Marina with Blum Park (also City-owned) next to the Market Street Bridge. The trail offers a flat, handicap-accessible pathway that accommodates people with walkers, strollers, or wheelchairs as well as runners and bikers. This trail would lead to Ft Steuben, throughout the Historic Downtown District, and along Historic 4th Street to the recently-completed Marina Shared Use Path crossing Dean Martin Boulevard (State Route 7) and back to the Marina. It would also connect with the Great American Trail and on to the Hellbender Preserve and on to the Conotton Creek Trail in Carroll County. (Additional details attached.)

Miracle Park: The City of Steubenville Parks and Recreation Department (Park Department) seeks to incorporate an adaptive park to enable persons of all abilities engage in and enjoy recreational activities. The Park Department seeks to redevelop 2 acres of land in Steubenville's Belleview Park. Design features will include a twelve feet high dual slide, two rail zip lines, a forty-yard turf dash, a champions challenge course, and a Miracle League Baseball Field.

4th Street Streetscape Project: The City of Steubenville CBD Streetscape Project will include redeveloping the built fabric of the street and sidewalk in the core business district to include new sidewalks, crosswalks, curb extensions, historic reproduction street lighting, and decorative amenities such as, but not limited to, planters, benches, and bicycle amenities. It will improve mobility and create an attractive corridor where people can enjoy sidewalk and night-life and businesses can thrive. It will create an area where people will feel safe and welcome. The project area includes the 100 blocks of North and South Fourth Street; and the 300 and 400 blocks of Market Street in the Steubenville Historic District Area. The total estimated project cost is \$6,883,117. The engineering plans for the area of the 100 block of North Fourth Street are 90% complete and this phase of the project can be let out for bid relatively quickly. Pre-engineering planning work has been completed for the entire project area. The 4th Street Corridor is a unique co-working space, developed and operated by recent Franciscan University of Steubenville graduates and set to open in mid-2023. This new entrepreneurial focal point in Downtown Steubenville will become a critical part of the county's future workforce and business development efforts. (A Central Business District Streetscape Character Study completed in 2016 and attached with additional details.)

The Urban Mission Ministries: The Urban Mission seeks to develop an urban greenspace for local food development in the heart of their Urban Mission corridor. This will allow for locally grown produce to be cultivated in the city of Steubenville. The Urban Mission also seeks to continued implementation process of a workforce opportunity center, located in the plaza adjacent to the greenspace and food warehouse they currently operate. The Urban Mission has previously received an ARC Power Grant currently being implemented to begin revitalization efforts. (Attached are more detailed plans and listings of project partners.)

Nutcracker Village Castle Hall Artisan Center: The Steubenville Cultural Trust seeks to revitalize Nutcracker Village Castle Hall Artisan Center into a cultural artisan center located in downtown Steubenville, OH. The center will support local artists by helping them develop their skills, education, and businesses. The space would be open to the entire community to continue to create public art display and workshops for the training in various artistry. The historic building was built 100 years ago as the Knights of Pythias Castle Hall and has significant history within the city, including being known as Walker Café, a place where Steubenville's own Dean Martin was known to perform.

Moses Fleetwood Walker Foundation: 60 years before Jackie there was Moses. On October 7, 1857 Moses Fleetwood Walker was born in Mount Pleasant, Jefferson County, Ohio. In baseball circles, Moses is recognized as the first black professional baseball player by the Major League Baseball Hall of Fame. The Moses Fleetwood Walker Foundation's dream is to renovate a building in the Fourth Ward in Steubenville, Ohio for use as a Cultural Center which will feature a black history library, black history art gallery of American athletes, computer lab, state of the art exercise facility, commercial kitchen, study room, and an infirmary. The art gallery will be set up so you can take virtual tours. The Cultural Center will be available for kids to come and have a clean safe place to do homework, get tutoring, ACT/SAT training preparation, and support for career and job placement. Adults can use the center to apply for jobs, perform computer research, and access the Internet. Three of the project's partners, the Steubenville City Schools, the Jefferson County Public Library, and the Jefferson County Health District plan to have facilities in the Fourth Ward in the north end of Steubenville to offer all the services these partners bring to the community as well.

City of Toronto: The City of Toronto seeks to develop expand upon the county's trail concepts with a "Hike Toronto" walking and bike path. The plans would include a dock and substation for

the Ferry/Water Taxi and will expand downtown district plans that include bike accommodations and accessibility.

Village of Adena: Adena's activity titled "Heart of Main Street Ohio" seeks to develop a trail connection and trailhead within the village to connect to the historic downtown and municipal park. With Adena's location straddling both Jefferson and Harrison County, it offers connectivity to trails and other activities included in the ACG application. Adena is connected to Morgan's Raid Battlefield and complements the Underground Railroad found in Mount Pleasant, Jefferson County, Ohio and the Underground Railroad Museum activity included in Belmont County, Ohio's ACG application.

Village of Wintersville: The Village is proposing the Wintersville Community Park. The park will be a state-of-the art park located in the heart of the community that will turn a vacant parcel into tourist and economic center. Plans include the installation of an inflatable domed building, outdoor pavilion, splash pad, amphitheater, a dog park, and walking and biking trails aimed at improving the quality-of-life to benefit the village and region. (Additional details attached.)

Salem Township: Salem Township plans to partner with the Festival in the Woods, a tax-exempt organization under IRC 501(c)(3) to connect the Richmond College Campus Park to Jefferson State Lake in Salem Township and upgrade both facilities. The project would create a bike route starting with a trail head in the Village of Richmond and would connect to Township Road 218 traveling down a scenic route to connect with Township Road 219. Project plans include a visitors' center, new restroom facilities, upgraded park features including a new handicap accessible playground, basketball courts, splash pad, and stage/amphitheater. (Additional details attached.)

Smithfield Township: Smithfield Township seeks to create a walking-trail connection to the Piney Fork Trail, which is included in JSWCD's Hellbender Preserve Trail. This project allows for the creation of a trailhead and the construction of a community center. The community center will serve the communities of Adena, Piney Fork, Smithfield, and Dillonvale and can be used as a shelter in emergency situations. Plans for the center may include recreational facilities.

Wayne Township: Wayne Township proposes to create a biking and walking trail connecting to the proposed Hellbender path via County Roads 39 and 166. The trail will include a trail head, expanded bicycle and vehicle parking (in accordance with national trail standards), and a shelter house with an outdoor accessible bathroom. A pollinator garden and beehive are additional considerations for the site. Lastly, the Township along with the local township fire department seek to install a helipad adjacent to the helipad to expand emergency access for Life Flight in this rural area of the county.

Wells Township: Wells Township seeks to build a state-of-the art baseball complex on a 7-acre plot of land in Brilliant, Ohio located on the site of a former school and football field complex. The Township plans to develop three youth baseball fields to host both local and regional baseball tournaments. Additional improvements to the complex include improving the gymnasium facility to permit indoor recreational activities and upgrading the Township's Olympic sized pool, located just below the proposed baseball complex.

Friendship Park District of Jefferson County: The Park District seeks to expand outdoor recreational activities at the park including a community lodge center, rental cabins, ADA boat launches and fishing piers, restroom facilities, the development of hiking, biking and equestrian trails, and a family fun area. The park has on-going projects with ODNR-DMRM and AMLER, having complete Phase #1 and beginning Phase #2 in the fall of 2023.

The Public Library of Steubenville and Jefferson County: The Public Library seeks wide-reaching activities located in multiple communities throughout the county. Project 1 seeks to construct a new library branch in Tiltonsville, Oh. Project 2 seeks to purchase and renovate the Brilliant, OH branch location and relocate the Library Extension Service Center. Project 3 seeks expanding the Library Extension Service Center to allow for outreach to the local elementary schools. Project 4 seeks to construct an outreach building at the Steubenville 4th Street location to house the Library's Community Outreach Program. Lastly, Project 5 seeks to improve lighting at the 4th Street location and would continue with the beautification efforts in Steubenville's South End. The library system has clearly developed a county-wide program that reaches all citizens and has become a cornerstone of workforce development efforts.

Evidence-Based County leaders have already closely rallied around several local plans as well as regional, state, and even national trends as a foundation for the activities to be presented in a future Development Grant Application. Ranging from detailed studies to strong marketing brands, all of these initiatives point to the need for a more balanced economy, with a stronger emphasis on quality of place and asset development. While the 2023 planning process will involve a bold analysis of regional and multi-state trail connections, the work rests on a widely-accepted Jefferson County plan (Jefferson County Trails & Greenways Plan - Jefferson Soil and Water Conservation District (jeffersonswcd.org)). The ACGP planning efforts will also be built upon the State's 2018 Statewide Comprehensive Outdoor Recreation Plan (SCORP) (2018_SCORP_Appendices.pdf (ohiodnr.gov)). Other examples of closely following evidence-based activity include:

- Close Alignment with State Tourism Marketing – Jefferson County is making great progress in terms of cultural heritage and unique tourism draws, hosted in venues like Historic Fort Steuben. The State of Ohio has become a close tourism marketing partner (Steubenville Nutcracker Village | Ohio. Find It Here.) and the

ACGP is a wonderful opportunity to further enhance the tourism and recreation economy through asset development. • The Great American Trail – As reflected in recent media stories and on Rails to Trails mapping Great American Rail-Trail | IMAGINE WHAT’S POSSIBLE WITH A TRAIL THAT CONNECTS THE COUNTRY | Rails-to-Trails Conservancy (railstotrails.org), Jefferson County is now on the national stage with an opportunity to solidify itself as a link across the Ohio River into the WV Northern Panhandle as part of this coast-to-coast national trail. Leaders are already exploring this opportunity, while simultaneously pursuing downtown redevelopment along the pending Great American Trail through Steubenville. ACGP will allow the team to integrate this effort into regional trail upgrades. • National Best Practices – Leaders have been closely following the very successful turnaround of the Chattanooga, TN economy from a purely heavy-industry focus to a higher quality of place that has reimagined the riverfront as a source of pride and enjoyment, and not just industrial use. Chattanooga, Tennessee---birthplace of the "renewal engine"---announces two new \$100 million revitalization initiatives While Chattanooga is larger than Jefferson County, the Chattanooga story remains very instructive, in terms of how to envision and implement bold trail and downtown redevelopment visions within a very industrialized (including several legacy brownfields) area. Chattanooga’s playbook will remain a source of inspiration, validation, and information, as 2023 planning begins. • Land Development Strategies, led by the Port Authority – The Port Authority has consistently communicated to its Board and stakeholders the need for a more comprehensive economic development program envisioned through ACGP. The key evidence leading to this strategy is the severe lack of flat, developable industrial sites that are necessary for modern industrial recruitment. For decades, large sites along the river corridor hosted three mills (Steubenville, Mingo Junction, and Yorkville) that collectively employed 5,000 steelworkers on a combined 500 acres of the best industrial land. These mills literally formed the backbone of a very exclusive steel/coal local economy. While the 300-acre Mingo mill site has reopened and employs 300, the 120-acre Downtown Steubenville mill site is a successful shipping terminal, but only employs 80 full-time workers. Finally, the 80-acre Yorkville mill site at the southern border of the county remains a vacant demolition site with no active prospect activity. Beyond these brownfield situations, the County Industrial Park, 10 miles west of Steubenville, is well-operated, but again, offers very limited land (only 40 developable acres currently available) as it sits amidst steep ravines and abandoned coal strip mine activity in Island Creek Township. The bottom line is that significant job retention and creation for our citizens will never be successful if local economic development efforts only focus on industrial site activity. We simply do not have the “land product” to operate a purely industrial local economy in the 21st century. Historic redevelopment, quality of place, and cutting-edge workforce and healthcare initiatives are imperative to make our county an attraction for remote workers, visitors, and entrepreneurs. Sustainability Launching the Appalachian Community Grant Planning Process Jefferson County began the ACG planning process prior to the release of the ACG Guidance Document. The County Commissioners began by establishing an Advisory Committee comprised of representatives from its regional partners. This group shepherded the process for activity ideas that might bring about transformational changes in the area. Regional representatives brought their unique ideas that in totality would bring economic and community improvements in several sectors. The Advisory Committee worked together to design activities into a cohesive slate of proposed projects for a potential ACGP Development grant. In the last few short weeks, the initial project ideas have already been expanded through collaboration communication; linkage with partners and their work, and visioning of other potential investment opportunities. These actions set the table for great work in the planning phase, delivering immense transformational potential when coupled with our neighboring counties similar activities, to be examined in early 2023. Expected Planning Program Accomplishments Jefferson County will deliver an ACG Development Grant application in late 2023. That application will propose implementation of a set of cohesive, regional activities designed to increase/expand Jefferson County’s tourism economy through diverse trail systems development, which includes connecting links to the national bicycle paths, and creation of a water trail on the Ohio River that links Jefferson County’s villages together with adjoining counties. We will plan a series of improvements to our Steubenville’s and villages’ Central Business District’s buildings and streetscape appeal; historic activity sites, marinas, and parks. Other projects include The Urban Mission’s Green Space and Opportunity Center, an important workforce development, revitalization Castle Hall to support local artists, and Moses Fleetwood Walker Foundation providing after school services to school aged children, a unique downtown redevelopment project. Delivering ACG Planning through Steering Committee/Sub-Committees When tackling a major initiative like the ACG, organizations rely on large, diverse teams of highly educated specialists to get the job done. The Port Authority will consult with the Jefferson County Board of County Commissioners to establish the proper committee structure to oversee the process to deliver planning outcomes culminating in a quality ACG Development Grant application. It is assumed a committee structure may be helpful to assemble the knowledge and breadth of expertise required to pull off

many of the complex tasks required for converting transformational ideas into actionable projects/initiatives that are transformative when completed by October 31, 2026. Identified project ideas that have been submitted thus far have been through a thorough review/vetting by the Advisory Committee in late November. Any new project ideas that may surface during December (2022) and the early months of 2023 will be further explored by either the Advisory Committee or other committee as identified in the preceding paragraph. It is envisioned that by the end of January 2023, the committee designated may form activity specific sub-committees whose number, composite makeup, and protocols will subsequently be determined. It is assumed a project sponsor may serve on the that project's sub-committee with others having subject matter experience and expertise. The sub-committee(s) develops each proposed activity in partnership with the state procured community planners. Sub-committees will review and make recommendations in a transparent manner, utilize "evidence-based decision making in design; develop a sustainability plan for the project, and identify potential public-private partners that could bring leverage to the project.

C. What other efforts is the community making to help support this project? This is not limited to other funding sources, but also includes commitments of time, energy, or other non-cash resources dedicated to supporting this project.

1. What other local, state, or federal programs could be utilized to fund activities related to this project? Additionally, list any ongoing efforts that would complement this project.

2. List committed project partners and others who could become potential partners through the planning process.

Budget

Costs

Cost Category	Activity/Description	Project Location	Total Estimated Cost
Administrative Costs	Cover costs of Port Authority Director and Administrative Assistant from time of award to time of submission of ACG Development Grant.	Steubenville	\$15,000.00
Community Planners	Port Authority will hire an ACG Project Manager. The PM will oversee operations of ACG planning process, schedule and coordinate meetings, assure engineers/architects are on track to complete preliminary design, secure MOU(s) and Sub-recipient Agreements, and other related tasks.	Steubenville	\$50,000.00
Preliminary Engineering Costs	Specialized architectural or engineering design build or surveying costs for trail development costs and building construction/renovation costs.	Steubenville	\$180,000.00
Contractual	Miscellaneous matters not provided for by free State community planners.	Steubenville	\$5,000.00
Total:			\$250,000.00

County Requests

County Name	Amount Requesting from County
Jefferson	\$250,000.00
Meigs	\$0.00
Carroll	\$0.00
Columbiana	\$0.00
Belmont	\$0.00

Harrison	\$0.00
Holmes	\$0.00
Muskingum	\$0.00
Noble	\$0.00
Perry	\$0.00
Scioto	\$0.00
Trumbull	\$0.00

Required Documents

Required Documents			
Document Name:	Description	Date Uploaded:	Uploaded by:
Maps	Ferry/Water Taxi Map and Images	12/9/2022 3:34 PM	Gary Folden
Community Support Letters	Partnership Letters & Project Support	12/9/2022 3:08 PM	Gary Folden
Other	Ferry/Water Taxi Narrative	12/9/2022 3:14 PM	Gary Folden
Other	Morgans Raid Battlefields	12/9/2022 3:12 PM	Gary Folden
Community Support Letters	Community Wide Support Letters	12/9/2022 3:07 PM	Gary Folden
Other	Urban Mission Activity	12/9/2022 3:15 PM	Gary Folden
Other	Pollinator Trail	12/9/2022 3:13 PM	Gary Folden
Other	Hellbender Preserve & Regional Trails	12/9/2022 3:12 PM	Gary Folden
Other	Steubenville Streetscapes Central Business Study	12/9/2022 3:15 PM	Gary Folden
Other	Grand Theater Narrative.	12/9/2022 3:16 PM	Gary Folden
Other	Grand Theater Steubenville Economic Impacts Study	12/9/2022 3:17 PM	Gary Folden
Other	Steubenville Marina Plan	12/9/2022 3:18 PM	Gary Folden
Other	Steubenville Marina Linear Park Narrative	12/9/2022 3:18 PM	Gary Folden
Other	Castle Hall Nutcracker Village Narrative	12/9/2022 3:19 PM	Gary Folden
Other	Castle Hall Renovation- Renderings	12/9/2022 3:20 PM	Gary Folden
Other	Castle Hall Nutcracker Ohio Tourism Support.	12/9/2022 3:21 PM	Gary Folden
Maps	Steubenville Marina Map	12/9/2022 3:34 PM	Gary Folden
Other	Wintersville Community Park	12/9/2022 3:32 PM	Gary Folden
Other	SSalem Township/Festival in the Woods Summary	12/9/2022 3:33 PM	Gary Folden

Submit

I understand that by signing this application, I grant the Ohio Department of Development or its authorized agents access to any records needed for verification and evaluation of the information provided in this application. I understand that filling out this application does not guarantee that I will receive assistance.

I certify that the information I have provided in this application is, to the best of my knowledge, a true, accurate and complete disclosure of the requested information. I understand that I may be held civilly and criminally liable under Federal and State law for knowingly making false or fraudulent statements.

Typed Name: Robert Naylor **Title:** Executive Director, Jefferson County Port Authority **Date:**
12/9/2022