



Minutes

Tucker County Development Authority

April 23, 2020 – 6:00 PM

Due to COVID-19 health concerns the meeting was held by videoconference

Board Members Present (by teleconference):

Wayne Smith – President, Al Tomson – Vice President (joined late), Roscoe ‘Ronnie’ Beall – Treasurer, Sandra Frank – Secretary, Robert McClung, Bruce Kolsun, JR Helmick, Cory Chase, April Miller, Jon Bush – County Commissioner, Ben Nelson, Dennis Filler, Dan Dilly (joined late)

Board Members Not Present: Kennetha Greenlief, Matt Quattro,

Quorum present? Yes

Attendees:

Steve Leyh, Executive Director, Tucker County Development Authority

Call To Order

The meeting was called to order at 6:01 PM by President, Wayne Smith.

Minutes

Cory Chase motioned to approve the minutes from the February 13, 2020 meeting. The motion was seconded by Robert McClung. The minutes of the previous meeting were approved unanimously.

6:09 PM - Al Tomson joined the meeting

Communications and Billing

No communication or billing

Treasurer’s Report

The financial report was emailed to the board. President Smith asked if there were any questions about the report. There being none, the financial report will be placed on file for audit.



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6:15 PM – Dan Dilly joined the meeting

Executive Director's Report

Timberline Mountain Investment

- The public event was cancelled, but Perfect North Slopes, the new owners of Timberline Mountain announced over 10 million in capital improvements to the mountain. They will install a new 6-passenger high speed chairlift - the first of its kind in West Virginia as well as a new 4-passenger mid-mountain chairlift. The mountain will get extensive upgrades to the snowmaking system, a fully remodeled rental shop and consolidated food service facilities. They are planning to open the mountain this winter.

WV Development - International Division Visit

- Organized a site visit for the West Virginia Development Office in early March. We visited Tucker County businesses and discussed opportunities to export their products.

Corridor H Authority

- Participated in the April 3 Corridor H Highway Authority Meeting. The Federal Transportation Infrastructure Bill has always been the focus of our discussions with our federal delegation. The hope has always been that 2020 would be the year of a bipartisan Transportation Infrastructure Bill. The President and Congress are now looking at a massive transportation bill in addition to the stimulus created by the CARES Act. This has the potential to accelerate the completion of Corridor H.

Reconnect Broadband Grant

- I attended by teleconference the March meeting of the Central West Virginia Development Association. The multi-county organization was formed to seek funding for broadband projects. Tucker County joined the organization to apply for the Reconnect Grant.
- The multi-county wireless project as planned was deemed not feasible for the Reconnect Grant, therefore the group decided to not apply. I sent letters to the landowners we were working with for tower locations to notify them of this disappointing news.

Mon Forest Towns Virtual Meeting

- I continue to assist and provide guidance to Mon Forest Towns. The Mon Forest Towns partnership consists of eleven communities including Davis, Thomas, and Parsons in Tucker County. The organization is being developed to help build the recreation economy in Monongahela National Forest gateway communities. The organization is working on a new website and new signage for each of the towns.

Board of Education Building



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- We were scheduled to present our plan to redevelop at the March meeting of the Board of Education, but the presentation was cancelled due to health concerns.

Workforce Housing Project in Industrial Park

- Woodlands is providing a grant to BC Workshop to continue design work on the housing units. The design could be replicated to other sites in the county.

County Commission Update

- Provided an update on the Tucker County Development Authority's economic response to the County Commission on April 8.

Blueprint Program

- Continue to be involved on the Parsons Blueprint Team. We have moved our coaching online and the team recorded a small business resources webinar on Monday April 20.

Retention Calls

- I have been reaching out to Tucker County businesses to check on their operations, answer questions and connect them to resources. I have been providing multiple resources and support to Tucker County businesses.

Old Business

Tucker Accelerator Project (TAP) Room

Executive Director Leyh reported that the Governor has not announced the Abandoned Mine Land Grants (AML). Woodlands is applying to the West Virginia Housing Development Fund to try to secure funding for the housing portion of the project. Since Woodlands will be the building owner, they also will be the applicant to EDA to fund the first floor. As part of that process Woodlands is required to secure a market study and detailed engineering to apply for the EDA grant. In this instance, it made sense for Woodlands to be the applicant because they will construct and own the building. Dave Clark communicated that Woodlands remains open to working out an agreement to sell or lease the first floor to Development Authority.

Industrial Park Wastewater Project

Region VII hosted a telephone conference with stakeholders including the Mayors of Thomas and Davis, as well as representatives from the County Commission, Planning, Development Authority, Solid Waste Authority and Woodlands regarding the wastewater project. Region 7 is willing to apply on behalf of the Tucker County Commission to EDA for a feasibility study to determine the best technical and financial way to move forward. The study will require a



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financial match. Commissioner Moore has requested Thomas and Davis discuss the matter at their Mayor and Council meetings and agree to move forward with the study. TCDA is waiting to determine if both towns are willing to participate. Davis Mayor, Doug Martin has stated that it may require multiple meetings with public input, so this project may require some time. Al Tomson said that Davis has not met since the stay-at-home order. Dennis Filler explained that the Solid Waste Authority has a major expense with trucking leachate. President Smith asked what happens if the Town of Davis does not participate in the feasibility study. Vice President, Al Tomson explained that Davis needs to be the driving force on the issue, but there is concern about the outcome of the feasibility study.

Accounting Services

This item was tabled at our last meeting. Executive Director Leyh explained that our accounting firm Vandevander & Nypl, sent a contract for continued service for the year ahead. Recently, the firm has been more responsive to the needs of the Development Authority. In addition, we did receive a quote for similar services from another accounting firm. The quote was essentially the same, there would not be any significant financial savings by changing.

Cory Chase motioned to not change accountants, Ben Nelson seconded the motion and the motion carried.

New Business

COVID-19 Economic Response

Executive Director Leyh explained that the Tucker County Development Authority has transitioned very quickly under the circumstances. He moved the office into his home. The Development Authority purchased a monthly subscription to Zoom conferencing not only to use for this, but because it has been the platform of choice for most of my meetings.

The Pitch Contest was cancelled, and we can attempt when the time is right. Steve cancelled the trip to the Economic Development Institute that was to take place in May. TCDA was refunded the hotel deposit on our credit card, and a travel credit, (not a refund) for the airline in the amount of \$341.96. TCDA is still awaiting the refund from EDI. It has been delayed because everybody is working from home. There will be additional institutes this Fall and the following Spring that Steve could attend.

The Tucker County Development Authority's COVID-19 response has been recognized by other Economic Development professionals from around the state. A COVID-19 business resource page with links to valuable economic programs on our website TUCKERWV.com as the first



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resources were being introduced. We have been instrumental in working together with our partners to connect small business owners to grants, loans, and technical assistance. Steve continues to be in contact with SBA and numerous conference calls with both Senator Capito and Manchin to discuss the federal response and provide feedback.

The Development Authority hosted a Small Business Roundtable on Zoom that attracted more than 30 small business owners. We provided an in-depth look into the Small Business Administration Programs that are available to them and then worked with them or connected them to technical assistance to help them apply.

Just last week we rolled out our latest initiative – A Support Our Shops at sos.tuckerwv.com campaign in collaboration with the Tucker County CVB and Woodlands to help encourage people to buy local. We have 88 businesses listed and the list is still growing. Since its launch last week, the site has received 1,685 visits. On the site we provide links to websites, online stores, social media as well as telephone and email. We are encouraging businesses to provide online gift cards.

Parsons Economic Development Authority

Steve explained that the City of Parsons Economic Development Authority has graciously invited him to serve on their Board of Directors. He wanted to discuss this with the board of the Development Authority. He sought the advice and guidance of the WV Ethics Commission because the organizations serve a similar function. The West Virginia Ethics Commission advised that nothing in the Ethics Act would exclusively forbid the Executive Director from serving without compensation as a board member of a City Economic Development Authority, but that particular projects might come up that could potentially cause a conflict of interest

Ronnie Beall stated that the Executive Director should talk and help with the Parsons Economic Development Authority, but he does not feel that the Executive Director should serve on the board. He moved that the Executive Director should not be allowed to serve on their board. The motion was seconded by Al Tomson and passed. It was agreed that the Director would continue to provide technical assistance to Parsons.

Insurance Proposal

WVCorp FY20-21 Insurance Proposal was sent email. The amount is \$2,616, a \$116 increase from last year. Dennis Filler motioned to approve the proposal and Ronnie Beall seconded the motion. The motion passed unanimously.



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FY21 Draft Budget

FY21 draft budget has not been completed. Steve explained that Pro Poly had a change of management at the Davis plant at the end of March. They also had a major fire at their Florida plant last week. Nobody was hurt, but their Florida plant did sustain some damage. Steve reached out to Tim and he did not indicate any changes to the Davis plant. The additional rent from Pro Poly will help our budget starting in June.

The Economic Development line was not listed in the preliminary county budget. Steve has explained that he has been assured that the county funding will be there for FY21. He is also working with the state to ensure the Local Economic Development Grant will still be in place. The draft budget will be presented at the May meeting.

Public Comment

There was no public comment.

Adjourn

The meeting was adjourned at 6:52 PM following a motion by Al Tomson and a second from Ronnie Beall. The motion carried unanimously.

The next regular Tucker County Development Authority meeting will be held on Thursday, May 21 at 6 PM.

Minutes respectfully submitted by:

Sandra Frank, Secretary

Approved by the Tucker County Development Authority this **21st** day of **May** 2020.