



Tucker County Development Authority

PO Box 176

Thomas, WV 26292

(304) 614-8839

tuckercounty@gmail.com

www.TuckerWV.com

Minutes

Tucker County Development Authority

February 17, 2022 – 6:00 PM

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

Board Members Present:

Wayne Smith – President, Roscoe ‘Ronnie’ Beall –Treasurer, Sandra Frank – Secretary, JR Helmick, Robby McClung, Cory Chase, Ben Nelson, Dennis Filler, Steven Sponaugle,

Board Members Absent: Bruce Kolsun (excused), Jody Flanagan (excused), Commissioner - Mike Rosenau (excused), Dan Dilly – Vice President (excused), April Miller, Gary Roy

Quorum present? Yes

Guests:

Steve Leyh, Executive Director, Tucker County Development Authority

Call To Order

The meeting was called to order at 6:08 PM by President, Wayne Smith.

New Business

Local Economic Development Grant Resolution

Executive Director Leyh reported that the Local Economic Development Grant was approved. However, there was an error with the language on the grant resolution that was passed previously - the West Virginia Development Office is now the West Virginia Department of Economic Development. He presented a revised resolution for the board to consider:

The Tucker County Development Authority met on February 17, 2022, with a quorum present and passed the following resolution.

Be it resolved that the Tucker County Development Authority hereby authorizes Steven B. Leyh, Executive Director of the Tucker County Development Authority to act on its behalf to enter into a contractual agreement with the West Virginia Department of Economic Development to receive and



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administer grant funds pursuant to provisions of the FY 2022 Local Economic Development Grant Program.

Secretary Sandra Frank motioned to approve the resolution. The motion was seconded by JR Helmick and unanimously passed.

Accounting Contract

The Tucker County Development Authority bookkeeping contract has expired. A proposal from the Development Authority's current accounting firm Vandevander & Nypl, Certified Public Accountants was presented to the board for consideration. The proposal maintains the same components as the previous year - services will be charged at hourly rates, not exceeding \$300 per month.

Ronnie Beall motioned to approve the new contract. Robby McClung seconded the motion and it was approved unanimously.

Minutes

JR Helmick motioned to approve the minutes from the January 20, 2022, regular meeting. The motion was seconded by Ben Nelson. The minutes of the previous meetings were approved unanimously.

Communications and Billing

No communications or billing was presented.

Treasurer's Report

The financials were sent to board members prior to the meeting. They will be filed for audit.

Executive Director's Report

U.S. Economic Development Administration Grant Application

- The Canaan Valley PSD submitted a grant application to U.S. EDA for the new Canaan Valley State Park sewer plant.
- The Tucker County Development Authority helped Region VII Planning & Development Council with securing letters of support and beneficiary forms from businesses.

Central West Virginia Development Association

- CWVDA was formed by three county development authorities in 2016 to expand broadband connectivity throughout Barbour, Upshur, and Randolph counties.
- In 2019, the CWVDA was expanded to include Lewis and Tucker counties, with the intention of



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pursuing a Reconnect Grant, which in the end was unsuccessful.

- We are now considering pursuing a new round of grant funding and each representative has been asked to sign a non-disclosure agreement, which are very common in business and economic development.

West Virginia Hardwood Alliance Zone

- HAZ is developing a new marketing campaign and part of the campaign will include shooting a new video to send to prospective companies in a video mailer.
- HAZ will be exhibiting at the International Woodworking Fair (IWF) in Atlanta – August 23-26.
- IWF has more than 30,000 attendees, over 1,000 exhibitors, and over 1 million square feet of exhibit space.
- West Virginia will be hosting the 2022 Southern Association of State Departments of Agriculture (SASDA) annual meeting in June 4-8 at Canaan Valley Resort. West Virginia, along with 13 other states, the Virgin Islands and Puerto Rico, belong to SASDA.
- HAZ has committed to being one of the sponsors of the annual meeting.

Tucker Co. Planning Commission Meeting

- Provided an update on wastewater feasibility study to the Planning Commission.
- Subdivision Ordinance is continuing to move forward.
- Tim McLean is new President of Planning Commission.

House Bill 4002 - Creating the Certified Sites and Development Readiness Program

- The bill came out of committee with a few amendments and passed the House 98-0-2
- The legislation has been communicated to the Senate.
- The bill provides up to 50% matching funds to improve the readiness of sites that is repaid when the site is sold.
- Includes a \$25,000 micro grant program (without repayment) to help cure site deficiencies.

Assisting Small Businesses

- Continue to counsel and assist entrepreneurs.
- Actively identifying ways to support their efforts and connect them to resources.

Alpine Lodge Under New Ownership

- The 46 room Alpine Lodge hotel & Sawmill Restaurant in Davis was purchased and is under new ownership. I met with the new owner and connected him to various resources.

Old Business

Wastewater Feasibility Study



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Dana Burns and Everett Mulkeen from Potesta attended the Davis Town Council on Wednesday, February 9 to present the findings and recommendations of the Wastewater Feasibility Study to the town. Following the meeting, a draft resolution was sent to both the Town of Davis and City of Thomas for consideration. Passing the resolution will be next step if both communities want to move forward with the creation of a new Public Service District and the development of a combined wastewater treatment plant to serve both communities.

Industrial Park Deed Restriction

Executive Director Leyh reported that the Executive Director of the Aeronautics Commission indicated his willingness to sign the deed release but not before it was approved to form by the Attorney General's Office. The Attorney General's office won't approve it to form unless the Board of Public Works approves releasing the covenant first. Everybody seems willing to move forward with the release, it is just a matter of keeping the process moving forward.

FY21 Audit

The FY21 audit of the Tucker County Development Authority has been completed and submitted to the West Virginia auditor. Payment has been sent to the firm that completed our audit and to the West Virginia auditor for their fee. Printed copies of the revised audit have yet to arrive.

Public Comment

Robby McClung suggested placing the Davis Comprehensive Plan on the agenda for the next meeting.

The board discussed upcoming meetings. It was agreed to meet via Zoom on March 17, to skip the regular April meeting, and to plan on meeting in person for May.

Adjourn

The meeting was adjourned at 6:51 PM after a motion by Robby McClung seconded by Ronnie Beall.

The next meeting of the Tucker County Development Authority will be held on Thursday, March 17, 2022 at 6 PM via Zoom.

Minutes respectfully submitted by:



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Sandra Frank, Secretary