

URBAN RENEWAL AUTHORITY
OF THE CITY OF PARKERSBURG
AGENDA

Meeting Date: September 27, 2016

Time: Immediately Following Parkersburg City Council Meeting at 7:30 p.m.

Location: City Council Chambers

AGENDA

1. Call to Order -- Councilman Mike Reynolds, Chairman
2. Approval of Meeting Minutes from August 9, 2016
3. Public Hearing
4. New Business
 - A. Recommendation to demolish 2210 Latrobe Street and file a judgment lien against the property owner, property owner's company and all other properties owned by said owner.
 - B. Recommendation to demolish 1214 22nd Street and place a lien on the property.
 - C. Recommendation to demolish 1114 Williams Street and place a lien on the.
 - D. Resolution to acquire and demolish 800 Hillcrest Street by Eminent Domain.
 - E. Resolution to acquire and demolish 524 West Virginia Avenue by Eminent Domain.
 - F. Recommendation to demolish 1006 17th Street and place a lien on the property.
 - G. Recommendation to demolish 1114 Swann Street and place a lien on the property.
 - H. Recommendation to demolish 1007 7th Street and place a line on the property.

5. Old Business

- A. Resolution reaffirming the acquisition and demolition of 1027 Mary Street by Eminent Domain.
- B. Resolution reaffirming the acquisition and demolition of 422 12th Street by Eminent Domain.
- C. Resolution reaffirming the acquisition and demolition of 1119 12th Street by Eminent Domain.
- D. Resolution reaffirming the acquisition and demolition of 1715 and 1715 1/2 Staunton Avenue by Eminent Domain.

6. Any other Business

7. Adjournment

August 9, 2016

The Council of the City of Parkersburg, acting in their legal capacity as the Urban Renewal Authority of the City of Parkersburg, met Tuesday, August 9, 2016 at 8:35 PM immediately following the City Council meeting that evening. They met in the Council Chambers on the second floor of the Municipal Building at One Government Square, Parkersburg, WV 26101.

The meeting was called to order by Councilman Mike Reynolds, who presided over the meeting. Members attending included Councilmen Sharon Lynch, Roger Brown, Kim Coram, JR Carpenter, Warren Bigley, John Rockhold and Mike Reynolds. Councilman Jim Reed and Nancy Wilcox were absent.

MINUTES – Mr. Rockhold moved, seconded by Mr. Bigley, to approve the minutes from the meeting held April 19, 2016, and the motion was adopted by unanimous vote.

PUBLIC HEARING – Chairman Reynolds declared a public hearing open to accommodate the owners of each property that we discuss this evening, and the time was 8:37 PM, with proper motion made by Mr. Rockhold and seconded by Mr. Bigley, and was adopted by unanimous vote.

1017 Laird Avenue – the City received an application from Ross Family Investments LLC to donate this property to the City, but there was no one from the family present this evening. Development Director, Ricky Yeager explained the amount of fees owed including taxes and liens, and said the property had been approved for demolition.

MOTION – Mr. Brown moved, seconded by Mr. Carpenter, to accept the offer to donate the property at 1017 Laird Avenue if all liens and fees were paid within 30 days, but the motion failed with all members voting “no” with the exception of Mr. Brown and Mr. Carpenter who voted “yes”.

1419 Covert Street, applicant to donate this property to the City, Charles Hall was not present. Assistant City Attorney, Rob Tebay, explained that we could proceed with demolition. This is not a large lot, and if we tore it down and put a lien on it, the property owners would never pay.

MOTION – Mr. Brown moved to accept the property at 1419 Covert Street, but there was no second to the motion.

1340 St. Mary's Avenue, applicant to donate this property to the City, Bryon Amos was not present. Mr. Yeager said the City took this property down by emergency, and explained fees owed on the property. The URA owns 1340, 1340 and 1346 St. Mary's Avenue.

MOTION – Mr. Rockhold moved, seconded by Mr. Bigley, to accept the property if the liens and fees are cleared within 30 days.

VOTE – the motion was adopted by majority vote with Mr. Brown, Mr. Bigley, Mr. Rockhold and Mr. Reynolds voting “yes”; and Ms. Lynch, Ms. Coram, and Mr. Carpenter voting “no”.

1327 Latrobe Street, applicant to donate this property to the City, Martin Lee Carpenter was not present. Mr. Yeager said the property was on the demolition list.

The Authority took no action on this property.

The public hearing was declared closed at 8:55 PM.

Under discussion or action about properties on the demolition list:

1411 20th Street:

Ms. Gloria Cunningham was present to ask the City if she could demolish the house so she could keep the property. It belonged to her aunt, and Ms. Cunningham was over the estate. The house was burned with no insurance, there was a civil suit and no money in the estate, she said. She would like to set up a payment plan on what is owed, will keep the yard mowed, and wants to build there. She hopes to get the proper permits and take the building down by October 15, 2016.

MOTION – Mr. Rockhold moved, seconded by Mr. Bigley, to allow Ms. Cunningham to demolish the property by October 31, 2016, and report back to the Authority when it is completed, and the motion was adopted by majority vote with all members voting “yes” with the exception of Ms. Lynch, who voted “no”.

Mr. Tebay explained procedures for the demolitions. He said that the Building Enforcement Agency bends over backwards to help people because of health, etc. Some properties can be saved, and some not. When it gets to the point where they can't, they come to URA or they proceed under code to demolish. There are rare emergencies because we are taking someone's property by due process. Many houses need work with limited resources. Certain environmental issues, including having qualified inspectors, qualified asbestos inspectors, meth inspections, etc. There are also historic issues you go through and that slows the process down. It can be a very lengthy process, he said.

The meeting adjourned at 9:00 PM.



City Clerk

Chairman, URA