

IN THE COUNTY COMMISSION OF WOOD COUNTY, WEST VIRGINIA
#1 COURT SQUARE, SUITE 203
PARKERSBURG WV 26101

IN RE: MINUTES OF MEETING HELD
MONDAY, MARCH 11, 2013

PRESENT: WAYNE DUNN, PRESIDENT
STEPHEN GAINER, COMMISSIONER
DAVID BLAIR COUCH, COMMISSIONER

At 9:00 A.M., the County Commission of Wood County met in regular session. They signed purchase orders, invoices, orders and other correspondence.

Upon a motion duly made, seconded and passed, the County Commission approved minutes of March 4, 2013.

Upon a motion duly made, seconded and passed, the County Commission approved Erroneous Assessment Applications in regard to real property. Copies are attached to these minutes.

AGENDA AND DISCUSSION ITEMS

At 9:00 A.M., representatives from the Mid-Ohio Valley Health Department were in attendance to apprise the Commission of upcoming items they are hosting, including the Affordable Health Care Act.

At 10:00 A.M., Rich Shaffer, Wood County Assessor, met with the Commission to discuss his budget request for the next fiscal year.

At 10:07 A.M., Bill Brown, Wood County Engineer, along with Wood County Compliance Officer, John Reed and members of the Mid-Ohio Valley Health Department met with the Commission to discuss the Civil Air Patrol building. Mr. Brown stated if the roof on the building was replaced, the mold and mildew could then be remediated. Based on Mr. Brown's recommendations, President Dunn stated this issue will be moved to the next planning meeting the Commission has.

At 10:36 A.M., Wood County E-911 Director Randy Lowe, met with the Commission to discuss his budget requests for the next fiscal year. Mr. Lowe stated his requests this year are less than last year's requests. He stated his budget can sustain any salary increases for employees without having to raise fees to the general public. He asked for a \$1,300.00 annual increase for Assistant Director, Carl Sizemore. He stated Mr. Sizemore's salary is \$2,600.00 below the level for Assistant Directors in Class A counties.

ORDERS APPROVED AND ATTACHED TO THESE MINUTES

None

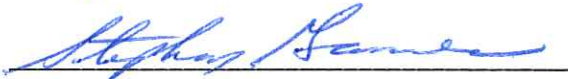
Having no further scheduled appointments or business to attend to, the County Commission adjourned at 12:21 P.M.

APPROVED:

THE COUNTY COMMISSION OF WOOD COUNTY



Wayne Dunn, President



Stephen Gainer, Commissioner



David Blair Couch, Commissioner

To listen to this meeting, please refer to DVD labeled March 11, 2013.

Wood County Commission Meeting
Held March 11, 2013

Please Print

1.	Tim Miller - MOVED
2.	Dana Singer - MOVED
3.	Rich Shaffer Assessor
4.	Bill Brown
5.	Randy Lowe
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Wood County Commission Agenda

3/11/2013

1 Court Square, Suite 203
Parkersburg, WV 26101

9:00 AM	WVU-P requesting a lease agreement with land at Happy Valley for their horticulture program	Geni Astorg
	Consider action on Civil Air Patrol Building at Mid-Ohio Valley Regional Airport	Bill Brown
	Approve and sign minutes, orders, purchase orders, invoices, new road names, erroneous assessment applications and any other administrative duties	Marty Seufer, County Administrator
10:00 AM	Discuss budget	Rich Shaffer, Assessor
10:15 AM	Discuss budget	Randy Lowe, Director – Telecommunications Center
	Work on budget for fiscal year 2013/2014	

Wood County Commission

Erroneous Assessment Application

Tax Type: **Real Estate**

Description

TCT .552 OLD ST MARYS PIKE

Tax Ticket: **37165**

Tax Year: **2011**

Upon the application of **HICKEY SHANE M; STARKEY RICHARD** whose address is **920 LANCASTER ST MARIETTA, OH 45750-0000** aggrieved by an erroneous assessment in UNION District (09), in the County of Wood, for the **2011** tax year.

The County Commission therefore, orders that the said applicant be and hereby exonerated from the said erroneous assessment and from the payment of the taxes so assessed in and for the **2011** tax year.

If the taxes have been paid the Sheriff shall refund the same to them; or if more than a year from the time the property books were delivered to the Sheriff for the the affected tax year, the Sheriff shall allow a credit on future taxes payable.

HUMMER PROPERTIES PURCHASED PROPERTY FROM THE DEPUTY LAND COMMISSIONER AND IN ACCORDANCE WITH WV CODE 11A-3-62 PROPERTY SHOULD NOT HAVE BEEN SOLD AND TAXES NEED TO BE EXONERATED TO CORRECT THIS CLERICAL ERROR.

All of which is ordered to be certified to the Auditor of the State of West virginia and the Sheriff of WOOD County

Date	Transaction Type	Class	Amount	Tax Rate	Tax Class	Net Value
07/01/2011	BILLING	3	9.64	2.190800	3	440
11/14/2012	SOLD TO STATE	3	-9.64	2.190800	3	0
11/14/2012	SOLD TO STATE	3	-0.88			
11/14/2012	SOLD TO STATE	3	-20.00			
11/14/2012	SOLD TO STATE	3	-10.00			
11/14/2012	SOLD TO STATE	3	-25.00			
11/14/2012	SOLD TO STATE	3	-15.00			
11/14/2012	SOLD TO STATE	3	-10.00			
11/14/2012	SOLD TO STATE	3	-1.00			
02/24/2013	PENDING EXONERATION	3	-9.64			
			Adjusted Net Taxes			440

Robert J. Tranquill
Taxpayer

[Signature]
Prosecutor

Rich Shuff
Assessor

[Signature]
Commissioner

[Signature]
County Commission President

[Signature]
Commissioner

At a regular session of the County Commission of Wood County, West Virginia, held at the Courthouse of said County, The County Commission did approve this exoneration on March 11, 2013

By: Mark

Wood County Commission

Erroneous Assessment Application

Tax Type: Real Estate

Description :

LOT #31 FERRELLS VALLEY

Tax Ticket: 31047

Tax Year: 2011

Upon the application of MC CARTNEY JANICE S 1/2 INT whose address is 6873 HIGHLAND DR SOLON, OH 44139-0000 aggrieved by an erroneous assessment in SLATE District (06), in the County of Wood, for the 2011 tax year.

The County Commission therefore, orders that the said applicant be and hereby exonerated from the said erroneous assessment and from the payment of the taxes so assessed in and for the 2011 tax year.

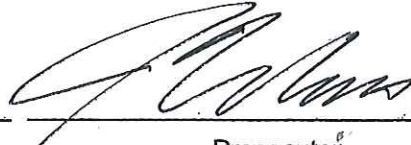
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Date	Transaction Type	Class	Amount	Tax Rate	Tax Class	Net Value	
07/01/2011	BILLING	2	30.24	1.095400	2	2,760	
11/14/2012	SOLD TO STATE	2	-30.24	1.095400	2	0	
11/14/2012	SOLD TO STATE	2	-2.42				
11/14/2012	SOLD TO STATE	2	-20.00				
11/14/2012	SOLD TO STATE	2	-10.00				
11/14/2012	SOLD TO STATE	2	-25.00				
11/14/2012	SOLD TO STATE	2	-15.00				
11/14/2012	SOLD TO STATE	2	-10.00				
11/14/2012	SOLD TO STATE	2	-1.00				
02/24/2013	PENDING EXONERATION	2	-30.24				
			Adjusted Net Taxes			-113.66	
						Adjusted Net Value	2,760


Taxpayer


Prosecutor


Assessor


Commissioner


County Commission President


Commissioner

At a regular session of the County Commission of Wood County, West Virginia, held at the Courthouse of said County, The County Commission did approve this exoneration on March 11, 2013

By: Mark

Application Printed On

Sunday, February 24, 2013 11:04 am

Wood County Commission

Erroneous Assessment Application

Tax Type: Real Estate

Description

LOT #38 FERRELLS VALLEY
(HUNTING)

Tax Ticket: 31048

Tax Year: 2011

Upon the application of MC CARTNEY LEWIS R whose address is 6873 HIGHLAND DRIVE SOLON, OH 44139-4614 aggrieved by an erroneous assessment in SLATE District (06), in the County of Wood, for the 2011 tax year.

The County Commission therefore, orders that the said applicant be and hereby exonerated from the said erroneous assessment and from the payment of the taxes so assessed in and for the 2011 tax year.

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All of which is ordered to be certified to the Auditor of the State of West Virginia and the Sheriff of WOOD County

Date	Transaction Type	Class	Amount	Tax Rate	Tax Class	Net Value
07/01/2011	BILLING	2	15.12	1.095400	2	1,380
11/14/2012	SALE PAYMENT	2	-15.12	1.095400	2	0
11/14/2012	SALE PAYMENT	2	-1.32	Adjusted Net Value		1,380
11/14/2012	SALE PAYMENT	2	-20.00			
11/14/2012	SALE PAYMENT	2	-10.00			
11/14/2012	SALE PAYMENT	2	-25.00			
11/14/2012	SALE PAYMENT	2	-15.00			
11/14/2012	SALE PAYMENT	2	-10.00			
11/14/2012	SALE PAYMENT	2	-1.00			
02/24/2013	PENDING EXONERATION	2	-15.12			
Adjusted Net Taxes			-97.44			

Robert J. Tranquill
Taxpayer

[Signature]
Prosecutor

[Signature]
Assessor

[Signature]
Commissioner

[Signature]
County Commission President

[Signature]
Commissioner

At a regular session of the County Commission of Wood County, West Virginia, held at the Courthouse of said County, The County Commission did approve this exoneration on March 11, 2013

Wood County Commission

Erroneous Assessment Application

Tax Type: **Real Estate**

Description

LOT 17A IMPERIAL POINTE S/D
.266-A

Tax Ticket: **29652**

Tax Year: **2011**

Upon the application of **BANK OF NEW YORK** whose address is **7105 CORPORATE DR B35 PLANO, TX 75024-4100** aggrieved by an erroneous assessment in SLATE District (06), in the County of Wood, for the **2011** tax year.

The County Commission therefore, orders that the said applicant be and hereby exonerated from the said erroneous assessment and from the payment of the taxes so assessed in and for the **2011** tax year.

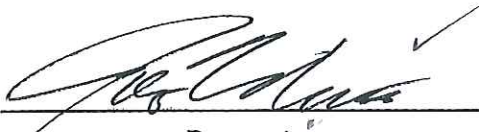
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All of which is ordered to be certified to the Auditor of the State of West Virginia and the Sheriff of WOOD County

Date	Transaction Type	Class	Amount	Tax Rate	Tax Class	Net Value
07/01/2011	BILLING	2	47.98	1.095400	2	4,380
11/14/2012	SALE PAYMENT	2	-47.98	1.095400	2	0
11/14/2012	SALE PAYMENT	2	-3.96			Adjusted Net Value 4,380
11/14/2012	SALE PAYMENT	2	-20.00			
11/14/2012	SALE PAYMENT	2	-10.00			
11/14/2012	SALE PAYMENT	2	-25.00			
11/14/2012	SALE PAYMENT	2	-15.00			
11/14/2012	SALE PAYMENT	2	-10.00			
11/14/2012	SALE PAYMENT	2	-1.00			
02/24/2013	PENDING EXONERATION	2	-47.98			
			Adjusted Net Taxes			-132.94



Taxpayer


Prosecutor


Assessor


Commissioner


County Commission President


Commissioner

At a regular session of the County Commission of Wood County, West Virginia, held at the Courthouse of said County, The County Commission did approve this exoneration on March 11, 2013

By: Mark

Application Printed On

Sunday, February 24, 2013 11:07 am

Wood County Commission

Erroneous Assessment Application

Tax Type: Real Estate

Tax Ticket: 22443

Tax Year: 2011

Description

#3 M J BELT S/D OF PT OF LOT
OF TAVENNER LAND

Upon the application of **MERCER ROBERT E** whose address is **3607 6TH AVE PARKERSBURG, WV 26101-0000** aggrieved by an erroneous assessment in **PARKERSBURG District (05)**, in the County of Wood, for the **2011** tax year.

The County Commission therefore, orders that the said applicant be and hereby exonerated from the said erroneous assessment and from the payment of the taxes so assessed in and for the **2011** tax year.


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All of which is ordered to be certified to the Auditor of the State of West Virginia and the Sheriff of WOOD County

Date	Transaction Type	Class	Amount	Tax Rate	Tax Class	Net Value
07/01/2011	BILLING	2	66.38	1.455760	2	4,560
11/14/2012	SALE PAYMENT	2	-66.38	1.455760	2	0
11/14/2012	SALE PAYMENT	2	-5.50			
11/14/2012	SALE PAYMENT	2	-20.00			
11/14/2012	SALE PAYMENT	2	-10.00			
11/14/2012	SALE PAYMENT	2	-25.00			
11/14/2012	SALE PAYMENT	2	-15.00			
11/14/2012	SALE PAYMENT	2	-10.00			
11/14/2012	SALE PAYMENT	2	-1.00			
02/24/2013	PENDING EXONERATION	2	-66.38			
			Adjusted Net Taxes			4,560
						-152.88



Taxpayer


Prosecutor


Assessor


Commissioner


County Commission President


Commissioner

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Wood County Commission

Erroneous Assessment Application

Tax Type: Real Estate

Description

LOT 15TH STREET 25X63

Tax Ticket: 23511

Tax Year: 2011

Upon the application of **OHSE PAMELA D** whose address is **1702 1/2 LATROBE ST PARKERSBURG, WV 26101-0000** aggrieved by an erroneous assessment in **PARKERSBURG District (05)**, in the County of Wood, for the **2011** tax year.

The County Commission therefore, orders that the said applicant be and hereby exonerated from the said erroneous assessment and from the payment of the taxes so assessed in and for the **2011** tax year.


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Date	Transaction Type	Class	Amount	Tax Rate	Tax Class	Net Value	
07/01/2011	BILLING	4	141.50	2.911520	4	4,860	
11/14/2012	SALE PAYMENT	4	-141.50	2.911520	4	0	
11/14/2012	SALE PAYMENT	4	-11.66				
11/14/2012	SALE PAYMENT	4	-20.00				
11/14/2012	SALE PAYMENT	4	-10.00				
11/14/2012	SALE PAYMENT	4	-25.00				
11/14/2012	SALE PAYMENT	4	-15.00				
11/14/2012	SALE PAYMENT	4	-10.00				
11/14/2012	SALE PAYMENT	4	-1.00				
02/24/2013	PENDING EXONERATION	4	-141.50				
			Adjusted Net Taxes			-234.16	
						Adjusted Net Value	4,860


Taxpayer


Prosecutor


Assessor


Commissioner


County Commission President


Commissioner

At a regular session of the County Commission of Wood County, West Virginia, held at the Courthouse of said County, The County Commission did approve this exoneration on March 11, 2013

By: Mark

Application Printed On

Sunday, February 24, 2013 11:10 am

Wood County Commission

Erroneous Assessment Application

Tax Type: **Real Estate**

Description

PT #11 S P WELLS ADN
27X125

Tax Ticket: **28788**

Tax Year: **2011**

Upon the application of **WILEY TEDDY R** whose address is **3986 TONEYS BRANCH BLOOMINGROSE, WV 25024-0000** aggrieved by an erroneous assessment in **PARKERSBURG** District (05), in the County of Wood, for the **2011** tax year.

The County Commission therefore, orders that the said applicant be and hereby exonerated from the said erroneous assessment and from the payment of the taxes so assessed in and for the **2011** tax year.


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Date	Transaction Type	Class	Amount	Tax Rate	Tax Class	Net Value
07/01/2011	BILLING	4	50.66	2.911520	4	1,740
11/14/2012	SOLD TO STATE	4	-50.66	2.911520	4	0
11/14/2012	SOLD TO STATE	4	-4.18	Adjusted Net Value		1,740
11/14/2012	SOLD TO STATE	4	-20.00			
11/14/2012	SOLD TO STATE	4	-10.00			
11/14/2012	SOLD TO STATE	4	-25.00			
11/14/2012	SOLD TO STATE	4	-15.00			
11/14/2012	SOLD TO STATE	4	-10.00			
11/14/2012	SOLD TO STATE	4	-1.00			
02/24/2013	PENDING EXONERATION	4	-50.66			
			Adjusted Net Taxes			-135.84


Taxpayer


Prosecutor


Assessor


Commissioner


County Commission President


Commissioner

At a regular session of the County Commission of Wood County, West Virginia, held at the Courthouse of said County, The County Commission did approve this exoneration on March 11, 2013

Wood County Commission

Erroneous Assessment Application

Tax Type: Real Estate

Description

LOT 27X102.8X48.6X110.1
STAUNTON AVE

Tax Ticket: 26862

Tax Year: 2011

Upon the application of STEWART GARNET I whose address is 1314 STAUNTON AVE PARKERSBURG, WV 26101-0000 aggrieved by an erroneous assessment in PARKERSBURG District (05), in the County of Wood, for the 2011 tax year.

The County Commission therefore, orders that the said applicant be and hereby exonerated from the said erroneous assessment and from the payment of the taxes so assessed in and for the 2011 tax year.


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All of which is ordered to be certified to the Auditor of the State of West Virginia and the Sheriff of WOOD County

Date	Transaction Type	Class	Amount	Tax Rate	Tax Class	Net Value
07/01/2011	BILLING	2	48.92	1.455760	2	3,360
11/14/2012	SOLD TO STATE	2	-48.92	1.455760	2	0
11/14/2012	SOLD TO STATE	2	-3.96			Adjusted Net Value 3,360
11/14/2012	SOLD TO STATE	2	-20.00			
11/14/2012	SOLD TO STATE	2	-20.00			
11/14/2012	SOLD TO STATE	2	-25.00			
11/14/2012	SOLD TO STATE	2	-15.00			
11/14/2012	SOLD TO STATE	2	-10.00			
11/14/2012	SOLD TO STATE	2	-1.00			
02/24/2013	PENDING EXONERATION	2	-48.92			
	Adjusted Net Taxes		-143.88			

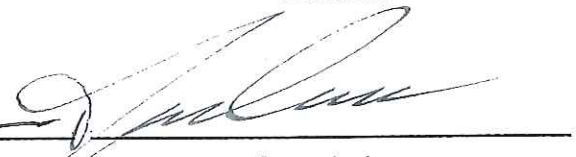

Taxpayer


Prosecutor


Assessor


Commissioner


County Commission President


Commissioner

At a regular session of the County Commission of Wood County, West Virginia, held at the Courthouse of said County, The County Commission did approve this exoneration on March 11, 2013

By: Mark

Application Printed On
Sunday, February 24, 2013 10:56 am

William M. Brown, P. E.

1. Technical qualifications

a. Completed college-level engineering courses related to technical aspects materials and forces ...

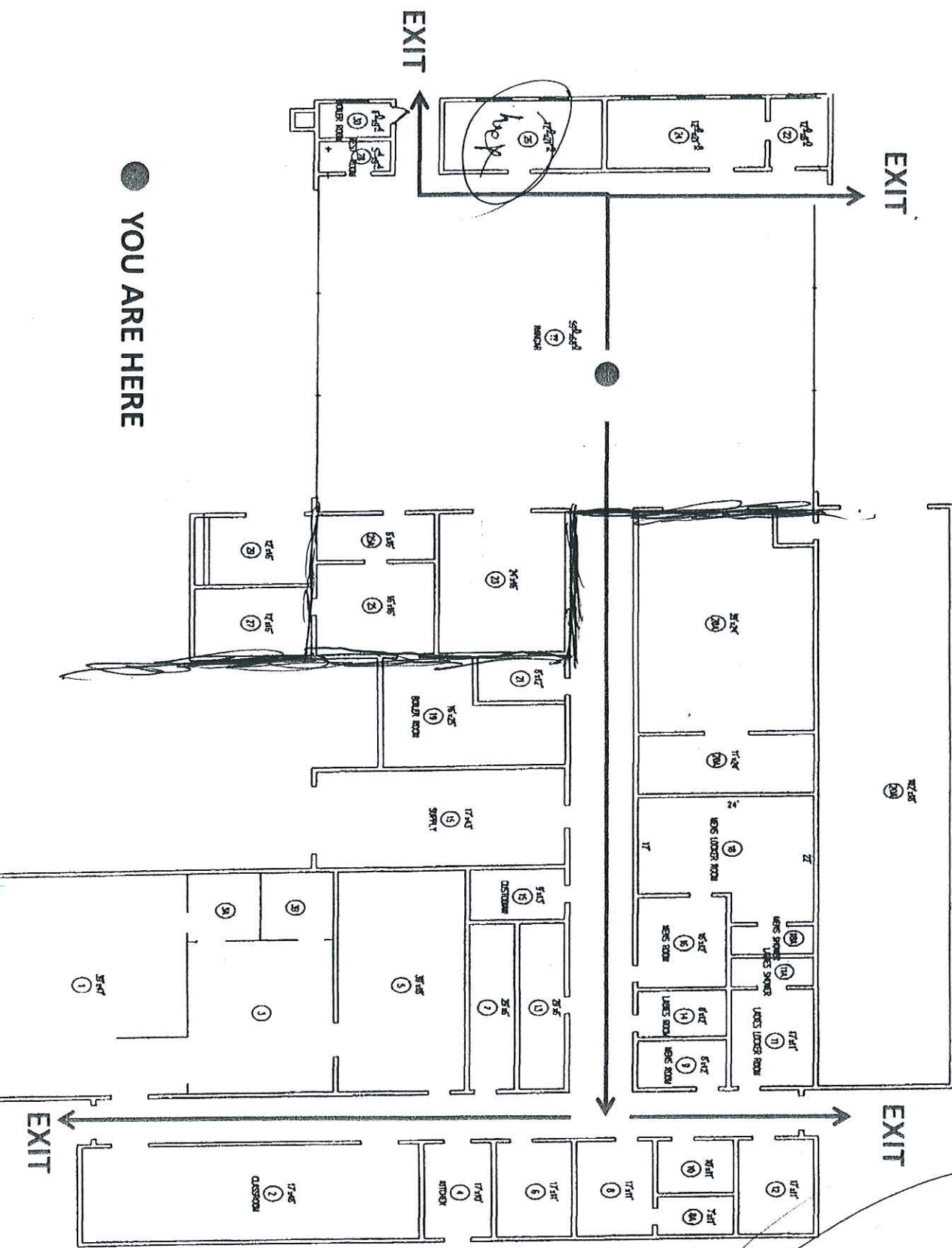
i. **Physics.** Physics is the science of matter and energy and of interactions between the two, grouped in traditional fields such as acoustics, optics, mechanics, thermodynamics, and electromagnetism, as well as in modern extensions including atomic and nuclear physics, cryogenics, solid-state physics, particle physics, and plasma physics. And teaches the physical properties, interactions, processes, or laws. REF: www.thefreedictionary.com

ii. **Statics.** Statics is a branch of mechanics concerned with the maintenance of equilibrium in bodies by the interaction of forces upon them. It incorporates the study of the center of gravity and the moment of inertia. In a state of equilibrium all the forces acting on a body are exactly counterbalanced by equal and opposite forces, thus keeping the body at rest. The principles of statics are widely applied in the design and construction of buildings and machinery. REF: <http://www.thefreedictionary.com>

iii. **Dynamics.** Dynamics is a branch of mechanics concerned with the maintenance of equilibrium in bodies by the interaction of forces upon them. It incorporates the study of the center of gravity and the moment of inertia. In a state of equilibrium all the forces acting on a body are exactly counterbalanced by equal and opposite forces, thus keeping the body at rest. The principles of statics are widely applied in the design and construction of buildings and machinery. REF: www.thefreedictionary.com

iv. **Mechanics of materials.** Strength of materials is the measurement in engineering of the capacity of metal, wood, concrete, and other materials to withstand stress and strain. Stress is the internal force exerted by one part of an elastic body upon the adjoining part, and strain is the deformation or change in dimension occasioned by stress. When a body is subjected to pull, it is said to be under tension, or tensional stress, and when it is being pushed, i.e., is supporting a weight, it is under compression, or compressive stress. Shear, or shearing stress, results when a force tends to make part of the body or one side of a plane slide past the other. Torsion, or torsional stress, occurs when external forces tend to twist a body around an axis. Materials are considered to be elastic in relation to an applied stress if the strain disappears after the force is removed. The elastic limit is the maximum stress a material can sustain and still return to its original form. According to Hooke's law, the stress created in an elastic material is proportional to strain, within the elastic limit. In calculating the dimensions of materials required for specific application, the engineer uses working stresses that are ultimate strengths, or elastic limits, divided by a quantity called factor of safety. In laboratories materials are frequently "tested to destruction." They are deliberately overloaded with the particular force that acts against the property or strength to be measured. Changes in form are measured to the millionth of an inch. Static tests are conducted to determine a material's elastic limit, ductility, hardness, reaction to temperature change, and other qualities. Dynamic tests are those in which the material is exposed to a combination of expected operating circumstances including impact (e.g., a shell against a steel tank), vibration, cyclic stress, fluctuating loads, and fatigue. Polarized light, X rays, ultrasonic waves, and microscopic examination are some of the means of testing materials. REF: www.thefreedictionary.com

Parkersburg CAP Building Evacuation Plan Hanger



● YOU ARE HERE

March 18

28 January 2013

To: Dr. Wayne Dunn, President
Wood County Commission

From: William M. Brown, P. E.
County Engineer

Subject: Civil Air Patrol Building (old Armory Building), Mid-Ohio Valley Airport

The building used by the Civil Air Patrol has serious roof conditions that may have resulted in growth of possible mold and/or mildew within the building. After visiting the property on 28 January 2013, there are issues related to the Wood County Abandoned and Dilapidated Building Ordinance that need attention.

The property has the following issues that need corrected:

- The roof has numerous leaks that has resulted in water penetrating the building.
 - This excessive water has apparently caused mold and/or mildew within the building.
 - Many containers have been placed around the building to facilitate collecting water dripping from the ceilings. These containers create hazards in emergency situations in which occupants may have to exit the building quickly.
- There are windows that have been broken out and make the property less secure.
- There is one window in a service roof adjacent to the hanger that will not lock; it needs secured.
- The Health Department of the Mid-Ohio Valley uses one section for storage. The interior door accessing this area is so warped (due to moisture) that it cannot be opened.
- One of the hanger doors is not functioning and provides building access by wildlife.

These are symptoms of serious issues within the structure. This situation could result in serious hazards with the electrical and plumbing services within the structure and could result in serious and calamitous conditions.

These issues are not in compliance with the following ordinance statements:

- 1) The dwelling or building is unfit for human habitation due to dilapidation, whether the result of natural or man-made force or effect which could cause the dwelling or other building to be unsafe, unsanitary, dangerous or detrimental to the public safety or welfare. [Section 4.5 (a) (1)]
- 2) The dwelling or building has defects that increase the hazard of fire, accidents or other calamities, whether the result of natural or man-made force or effect, which would cause the dwelling or other building to be unsafe, unsanitary, dangerous or detrimental to the public safety or welfare. [Section 4.5 (a) (2)]

- 3) The dwelling or building lacks ventilation, light or sanitary facilities whether the result of natural or man-made force or effect which would cause the dwelling or other building to be unsafe, unsanitary, dangerous or detrimental to the public safety or welfare. [Section 4.5 (a) (3)]
- 4) The dwelling or building has other conditions prevailing therein whether used for human habitation or not, and whether the result of natural or man-made force or effect, which would cause such dwelling or other building to be unsafe, unsanitary, dangerous, or detrimental to the public safety and welfare. [Section 4.5 (a) (4)]

There are some observations that should be considered:

- The hanger may be repairable. It would be necessary to repair the roof to prevent water penetration. It appears that there is degradation of the roof decking. Roofing contractors and/or inspectors would need to appraise the condition of the decking and roofing materials. [NOTE: If this composite roof cannot be economically repaired, a metal roof may be an economical alternative.]
 - One large hanger door needs to be repaired to provide security; in other words, it needs repairs so that it will fully close.
 - The broken window panes need to be repaired.
 - The window frame in the adjacent service room needs secured so that it can be secured.
- The adjacent meeting rooms and offices have serious water leaks in the roof.
 - The odor of mildew and/or mold is not healthy and creates the possibility of a serious health liability.
 - Occupying this interior could create a health problem.
 - The clothing items stored in this area may be exposed to contamination by mold and/or mildew.

We appreciate your working with us to correct the deficiencies on this property in a timely manner. The related ordinance points are as follows: ABANDONED AND DILAPIDATED BUILDING ORDINANCE

Section 3.2 Condemnation of Unsafe Structures

- (a) *Unsafe Structures.* An unsafe structure is one that is found to be dangerous to the life, health, property or safety of the public or the occupants of the structure by not providing minimum safeguards to protect or warn occupants in the event of fire, or because such structure contains unsafe equipment or is so damaged, decayed, dilapidated, structurally unsafe, or of such faulty construction or unstable foundation, that partial or complete collapse is possible.
- (c) *Structure unfit for human occupancy.* A structure is unfit for human occupancy whenever the County Engineer finds that such structure is unsafe, unlawful or, because of the degree to which the structure is in disrepair or lacks maintenance, is unsanitary, vermin or rat infested, contains filth and contamination, or lacks ventilation, illumination, sanitary or heating facilities or other essential equipment, or because the location of the structure constitutes a hazard to the occupants of the structure or to the public.