

IN THE COUNTY COMMISSION OF WOOD COUNTY, WEST VIRGINIA

319 MARKET STREET  
PARKERSBURG, WV 26101

IN RE: MINUTES OF MEETING HELD  
THURSDAY, OCTOBER 1, 2020

PRESENT: DAVID BLAIR COUCH, PRESIDENT  
ROBERT K. TEBAY, COMMISSIONER  
JAMES E. COLOMBO, COMMISSIONER

At 9:30 A.M., the County Commission of Wood County met in regular session. They signed purchase orders, invoices and other correspondence.

**AGENDA AND DISCUSSION ITEMS**

At 9:30 A.M., the County Commission approved the requested rate increase and waived the forty-five (45) day waiting period for the Lubeck Public Service District. (Order A/2295)

At 9:46 A.M., the County Commission met with Fred Rader from the Mid-Ohio Valley Regional Council. Mr. Rader requested the Commission to sign a FEMA application remediate a piece of property.

At 9:56 A.M. the Commission approved a Proclamation for National Disability Employment Awareness Month. Proclamation is attached to these minutes and shall be made a part thereof.

At 10:00 A.M., Wood County Compliance Officer, Sarah Robinson and County Engineer, Maria Hardy presented an abandoned and dilapidated property at Gihon Terrace Trailer Park owned by Tom Hohman. After discussion the County Commission gave Mr. Hohman sixty days

to begin the process to gain ownership of the mobile homes in Gihon Terrace Trailer Park.  
(Order A/2294)

At 10:26 A.M., upon motion of Robert K. Tebay, seconded by James E. Colombo, and made unanimous by David Blair Couch, County Commissioners, upon prior adjournment of the regular session, convened in EXECUTIVE SESSION upon authority granted by the West Virginia Code, Chapter 6, Article 9A, Section 4, as amended. The Commissioners met with Marty Seufer, County Administrator, Pat Lefebure, Prosecuting Attorney, Sheriff Steve Stephens and Chief Deputy Rob Sims. All those present proceeded to discuss the matter for which the said EXECUTIVE SESSION was had, being covered by personnel matters. The Commission having concluded said discussion, the said EXECUTIVE SESSION adjourned at 11:03 o'clock A.M. (Order M/4245

Having no scheduled appointments or business to attend to, the County Commission adjourned at 11:08 A.M.

ORDERS APPROVED AND ATTACHED TO THESE MINUTES

A/2294. A/2295, M/4245

APPROVED:

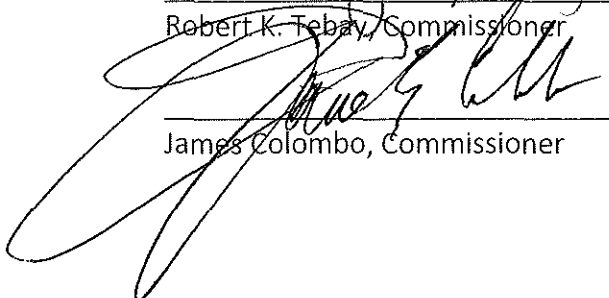
THE COUNTY COMMISSION OF WOOD COUNTY



David Blair Couch, President



Robert K. Tebay, Commissioner



James Colombo, Commissioner



Wood County Commission Meeting  
Held October 1, 2020

Please Print

|     |                  |
|-----|------------------|
| 1.  | Fred R. Rader    |
| 2.  | John Isner       |
| 3.  | Kelle Cosner     |
| 4.  | David H. Lawson  |
| 5.  | BLAINE MYERS     |
| 6.  | Larry Martin     |
| 7.  | Rogky McConnell  |
| 8.  | Sarah Robinson   |
| 9.  | Mama Hardy       |
| 10. | Thomas M. Hohman |
| 11. |                  |
| 12. |                  |
| 13. |                  |
| 14. |                  |
| 15. |                  |
| 16. |                  |
| 17. |                  |
| 18. |                  |
| 19. |                  |
| 20. |                  |



Wood County Commission  
Agenda

10/01/2020  
317 Market Street  
Parkersburg, WV 26101

|            |  |                                     |
|------------|--|-------------------------------------|
| 9:30 A.M.  | Consider Lubeck Public Service District water and sewer rate increases           |                                     |
|            | Discuss and consider FEMA Application  | Mid-Ohio Valley Regional Council    |
|            | Consider signing the National Disability Employment Awareness Month Proclamation |                                     |
| 10:00 A.M. | Discuss Abandoned and Dilapidated Property – Gihon Terrace Trailer Park          | Sarah Robinson, Compliance Officer  |
|            | Administrator's Report   | Marty Seuffer, County Administrator |
|            | County Commission Reports  |                                     |
|            |  |                                     |

**Discussion, Review and Approval of expenditures and disbursements identified on Exhibit 1, hereto attached**

**Correspondence for this meeting will be available for public review during regular office hours in Room 205 of the Wood County Courthouse two (2) days prior to the meeting**

**Exhibit 1**

Discussion, Review and Approval of the following items may be included during this meeting and are available for public inspection in the Office of the County Administrator two days prior to this meeting.

Budget revisions

Purchase orders and requisitions

Revisions, reimbursement requests, resolutions and correspondence for grants

Grant disbursements to other entities

Invoices for expenditures to be paid

Reimbursements for travel expenses

Bid specifications and procedures for bids previously authorized by the Commission

Monthly Hotel Occupancy Tax Collection disbursements

Disbursements for previously approved Innovative Programming Grants

Tax refunds, exonerations, improprieties and consolidations

Probate items, including settlements, petitions and Fiduciary Commissioner reports

General Fund disbursements to entities

Funding requests from local organizations by written form

Payroll modification as submitted by elected officials



OCTOBER 1, 2020

IN THE COUNTY COMMISSION OF WOOD COUNTY, WEST VIRGINIA



### **2020 National Disability Employment Awareness Month: A Proclamation**

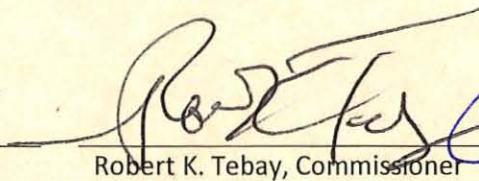
Whereas, workplaces welcoming the talents of all people, including people with disabilities, are a critical part of our efforts to build an inclusive community and strong economy. In this spirit, the Wood County Commission is recognizing National Disability Employment Awareness Month this October to raise awareness about disability employment issues and celebrate the many and varied contributions of people with disabilities. Activities during this month will reinforce the value and talent people with disabilities add to our workplaces and communities and affirm Wood County's commitment to an inclusive community.

Whereas, The Arc of the Mid Ohio Valley, in collaboration with SW Resources and Westbrook Health Services, is establishing a cafe to provide an inclusive venue for employment and vocational training for people with and without disabilities, to foster full inclusion and participation for all, and to enhance our community and recognize the valuable contributions people with disabilities provide in the workplace and in our community every day.

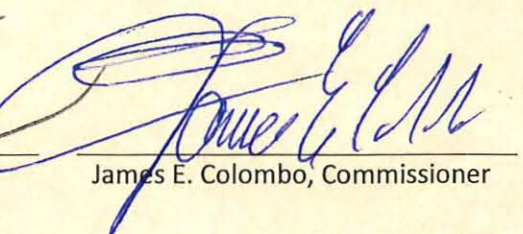
Therefore we, The Wood County Commission, do hereby proclaim October 2020 as National Disability Employment Awareness Month. In doing so, we call upon employers, schools and other community organizations in Wood County, West Virginia to observe this month with appropriate programs and activities, and to advance its important message that people with disabilities are equal to the task throughout the year.



David Blair Couch, President



Robert K. Tebay, Commissioner



James E. Colombo, Commissioner

## Rocky McConnell

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**From:** Zack Dobbins <Zack@bdcPAS.net>  
**Sent:** Tuesday, September 29, 2020 3:25 PM  
**To:** rocky.lubeckpsd@cascable.net; 'kelle.lubeckpsd@cascable.net'  
**Subject:** County Commission

Rocky

With the Order 183.11 relating to the SB 234 there is no cap on how much we will put in, we will be required to continue to fund the cash working capital reserve account in perpetuity

Then as we have extraordinary expenses we can take monies from that account to pay for them.

For right now the monthly contribution will be 4.97% of sewer's monthly billings and 5.45% of Water's monthly billings.

Let me know if you need anything else.

Thanks

Zachary D. Dobbins, CPA  
Bennett and Dobbins, PLLC  
317 Cleveland Avenue  
Fairmont, West Virginia 26554-1604  
Telephone: (304) 366-4295 ext. 22  
Fax: (304) 366-4311  
zack@bdcPAS.net<mailto:zack@bdcPAS.net>

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in with  
Oct 1<sup>st</sup>  
minutes



OCTOBER 1, 2020

IN THE COUNTY COMMISSION OF WOOD COUNTY, WEST VIRGINIA

IN RE: THE COUNTY COMMISSION DID HEREBY ORDER PROPERTY OWNER  
TOM HOHMAN 60 DAYS TO BEGIN PROCESS TO GAIN OWNERSHIP  
OF ABANDONED AND DILPAIDATED MOBILE HOMES IN GIHON  
TERRACE TRAILER PARK.

**ORDER**

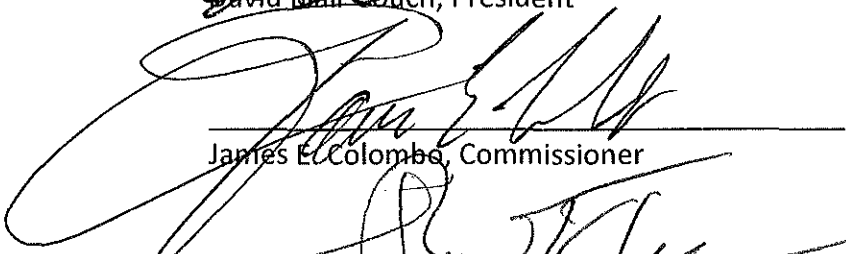
On this date, the County Commission of Wood County, upon motion made by David Blair Couch, seconded by James E. Colombo and made unanimous by Robert K. Tebay, did hereby ORDER Tom Hohman sixty (60) days to begin the process to gain ownership of abandoned and dilapidated mobile homes in Gihon Terrace Trailer Park. A hearing has been set for December 3, 2020 at 10:00 A.M. so that Mr. Hohman can report progress at that time.

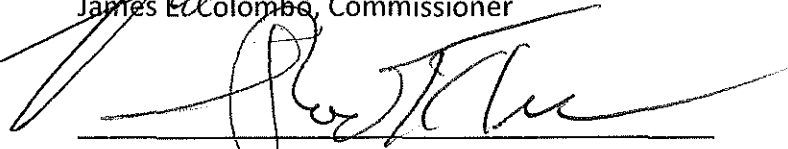
Documentation pertaining to the aforementioned property is on file in the Wood County Compliance Office.

APPROVED:

THE COUNTY COMMISSION OF WOOD COUNTY

  
David Blair Couch, President

  
James E. Colombo, Commissioner

  
Robert K. Tebay, Commissioner

A/2294

Mark Rhodes  
WOOD COUNTY 11:59:23 AM  
Instrument No 8825564  
Date Recorded 10/01/2020  
Document Type 000  
Pages Recorded 1  
Book-Page 75-108

**IN THE COUNTY COMMISSION OF WOOD COUNTY, WEST VIRGINIA**

**IN RE:        LUBECK PUBLIC SERVICE DISTRICT  
              Proposed Water and Sewer Rate Increases**

**ORDER**

On the 24<sup>th</sup> day of July 2020, Lubeck Public Service District presented to the County Commission proposed water and sewer rate increases in accordance with the provisions of West Virginia Code 16-13A-9.

On August 13, 2020, Lubeck PSD advised the Commission that it agreed to an additional thirty (30) day extension beyond the forty-five (45) day window set forth in the statute in order to enable the Commission consider the proposed increases. At the time said extension was agreed, Lubeck PSD further requested that in the event rate increases were approved by the Commission that the same be made effective on or after October 1, 2020.

At the request of the Commission, Lubeck Public Service District thereafter submitted revisions to its proposed water and sewer rate increases which slightly reduced the percentage increase originally requested.

A public hearing was held before the Commission on September 28, 2020, during which the Commission considered public comments.

On the 1<sup>st</sup> day of October 2020, at its regular meeting, a Motion was duly made, seconded and unanimously adopted by the County Commission to approve the following rate increases for Lubeck Public Service District, and it is so ORDERED as follows:

**WATER**

|                                   | <u><b>ADJUSTED<br/>RATE</b></u> | <u><b>PERCENTAGE<br/>INCREASE</b></u> |
|-----------------------------------|---------------------------------|---------------------------------------|
| First 5,000 gallon                | \$10.45                         | 7.29%                                 |
| Next 95,000 gallons               | \$ 7.87                         | 7.22%                                 |
| All over 100,000 gallons          | \$ 4.38                         | 7.35%                                 |
| Minimum Charge<br>(2,000 gallons) | \$20.90                         | 7.29%                                 |

**SEWER**

|                         | <u><b>ADJUSTED<br/>RATE</b></u> | <u><b>PERCENTAGE<br/>INCREASE</b></u> |
|-------------------------|---------------------------------|---------------------------------------|
| Per 1,000 gallon charge | \$14.12                         | 11.50%                                |
| Customer charge         | \$13.74                         | 11.50%                                |
| Minimum Charge          | \$13.74                         | 11.50%                                |

\*Per 1,000 gallons.

It is further **ORDERED**, upon request by Lubeck Public Service District and the Commission believing good cause having been shown that the forty-five (45) day waiting period as provided in West Virginia Code 16-13A-9(F) is hereby waived, and the rate increases hereby approved shall be effective upon all customer bills rendered on or after the 1<sup>st</sup> day of October 2020.

Entered this 1<sup>st</sup> day of October 2020.

**COUNTY COMMISSION OF WOOD COUNTY**

By: \_\_\_\_\_

Its: \_\_\_\_\_ President

Mark Rhodes  
WOOD County 12:10:56 PM  
Instrument No 88225565  
Date Recorded 10/01/2020  
Document Type 020  
Pages Recorded 2  
Book-Page 75-108

OCTOBER 1, 2020

**EXECUTIVE SESSION OF THE WOOD COUNTY COMMISSION**

This 1<sup>ST</sup> day of October, 2020, at 10:26 o'clock A.M., in the Fort Boreman Conference Room of the Judge Donald F. Black Annex, Parkersburg, West Virginia, upon motion of Robert K. Tebay, seconded by James E. Colombo, and made unanimous by David Blair Couch, County Commissioners, upon prior adjournment of the regular session, convened in EXECUTIVE SESSION upon authority granted by the West Virginia Code, Chapter 6, Article 9A, Section 4, as amended:

WHEREUPON, the said David Blair Couch, President of the Commission, Robert K. Tebay and James E. Colombo, Commissioners met with Marty Seufer, County Administrator, Pat Lefebure, Prosecuting Attorney, Sheriff Steve Stephens and Chief Deputy Rob Sims.

All those present proceeded to discuss the matter for which the said EXECUTIVE SESSION was had, being covered by personnel matters.

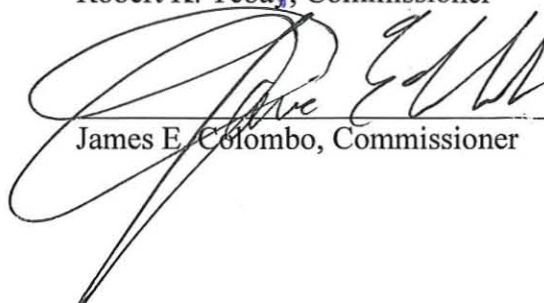
The Commission having concluded said discussion, the said EXECUTIVE SESSION adjourned at 11:03 o'clock A.M.

APPROVED:

THE COUNTY COMMISSION OF WOOD COUNTY

  
David Blair Couch, President

  
Robert K. Tebay, Commissioner

  
James E. Colombo, Commissioner

M/4245

Mark Rhodes  
WOOD County 12:12:14 PM  
Instrument No 8822566  
Date Recorded 10/01/2020  
Document Type CDO  
Pages Recorded 1  
Book-Page 75-108