

Informal Minutes

Brooke-Hancock Brownfield Redevelopment Task Force

December 10, 2014

Persons Present:

Michael Paprocki/ BHJ/ Interim Director
Barb Zimnox/ BH Regional Council/ Community Development Specialist
Sue Simonetti/ Mayor, City of Wellsburg
Mark Henne/ City Manager, City of Wellsburg
Jim Andreozzi/ Brooke County Commissioner
Mark Zatezalo/ City of Weirton/ Redevelopment Authority
John DeStefano/ City Manager/ City of Follansbee
Dave Olson/ Engineer/ CEC
Marvin Six/ BDC
Pat Ford/ BDC
Patrick Kirby/ Executive Director/ Northern WV Brownfields Assistance Center

The Brooke-Hancock Brownfield Redevelopment Task Force met at noon in the Activity Room of the Mary H. Weir Public Library to (1) adopt the minutes for the June 11, 2014 meeting, and (2) hear/discuss existing and proposed projects and review activities targeted at these projects.

Michael Paprocki opened the meeting at 12:10, introducing himself to everyone and giving his background.

Adoption of June 11, 2014 minutes

Mark Zatezalo requested that the minutes be corrected to show that the Weirton Old Post Office Building is under the direction of the Weirton Urban Redevelopment Authority at this time, not ownership as stated in the minutes. Sue Simonetti made the motion to accept the minutes with this correction. Mark Zatezalo seconded. Motion carried.

Program Update

Patrick Kirby gave an update on the US EPA Assessment Grant to be submitted this month by the BH Regional Council, and Marvin Six and Pat Ford updated the group on the applications the BDC is submitting – 3 clean-up grants (Beech Bottom, Brooke Glass, and TS&T), and an area-wide assessment grant. They also gave the status of the targeted grants they now are in receipt of: Wheeling Corrugated – Complete, Brooke Glass - Almost Complete, Jimmy Carey Stadium – Just starting up, and The Riverbank at the TS&T Site – Will start soon.

Mark Henne and Sue Simonetti updated the group regarding the City of Wellsburg's Comprehensive Plan which has been adopted. The Redevelopment Group is now going to work on the Blight Plan and Zoning Plan for the City. Discussion ensued regarding the New Ohio River Bridge and the opportunities it will present for the City of Wellsburg.

Also discussed was the GO Team effort and its positive effects on Brownfields. Past experience shows that the program builds momentum for the project and keeps it in the news. It also keeps the City engaged, which encourages future grants.

Mark also discussed the Exxon Station in Wellsburg which was recently shut down as far as gasoline sales due to a spill/ leak by the WV DEP. He asked that Pat Kirby assist him with getting the report to see what the status of the spill/ leak is, and what options would be available to the City for assisting the owners in getting it reopened, as this has caused a loss of revenue to the City.

Pat Kirby updated the group on the BAD Building Program. He expects to put out the RFP before Christmas with the proposals due in late January. In the past, 8 communities were selected to participate in the program, which gives technical assistance and guidance for each community to develop a plan of their own. The last round was very successful. Pat reiterated that if an entity has a plan in place, they are more likely to receive money if a revenue stream for demolition is found.

He also discussed the HUBCAP Program which builds capacity at the local level, by assisting with training and technical assistance. There are 6 teams across the state. The Brooke-Hancock Team is working with 4 sites – TS&T, The Newell Stadium, Jimmy Carey Stadium, and a house in Beech Bottom. This program is very outcome focused, and requires a substantial time commitment. The BDC felt that it is worthwhile and the Wellsburg should submit an application in the next round.

Dave Olson listed some of the projects that are backlogged at present: Genpak needs a Phase II, as does the Weirton Old Post Office and Mahan Lane in Follansbee.

The Group as a whole wants to keep the Brownfield clean-up momentum going, hoping that funding will come available with the new round of grants that they are submitting. Pat Kirby said that this task force is a model for the rest of the state and he is working to get some others started, using Brooke-Hancock's example. He also mentioned that the State DEP has received funds under Petroleum, which may be available for targeted projects in our area if needed. The DEP also has a Hazardous Grant application in.

With no further business to discuss Michael asked for a motion to adjourn. John DeStefano made the motion. Pat Ford seconded. Motion carried.

Meeting adjourned at 1:28 PM.