



**WEST VIRGINIA**

**Infrastructure & Jobs Development Council**

**APPROVED**

A meeting of the West Virginia Infrastructure and Jobs Development Council (Council) was held **Wednesday, March 6<sup>th</sup>, 2024, beginning at 9:30 a.m.** in the Infrastructure & Jobs Development Council Public Hearing Room at 1009 Bullitt Street, Charleston, West Virginia.

**Voting Members that were present:**

**Quorum** A quorum was constituted of the following members present:

**Chair** Ann Urling, Governor's Office

**Voting Members in person:**

John Reisenweber, Vice Chair/Public Member  
Marie Prezioso, WV Water Development Authority  
Meredith Vance, WV Bureau for Public Health  
Jim Ellars, WV Public Service Commission  
Kathy Emery, WV Department of Environmental Protection  
Kristen Shaffer, WV Housing Development Authority  
Jonathan Fowler, WV Public Service Commission  
Kris Warner, WV Economic Development Authority  
Virginia King, Public Member

**Voting Members via phone:**

Louis Spatafore, Public Member

**Voting Members not present:**

Don Rigby, Public Member  
Matt McComas, Public Member  
John Boyle, Public Member

**Advisory Members present in person:**

None

**Advisory Members present via phone:**

None

**Invitees present or via phone:**

Janna Lowery, USDA Rural Development  
Lesli Stone Smith, US Army Corp. of Engineers  
Jason Billups, DEP

**Invitees not present:**

Tracy Rowan, US Economic Development Authority  
James Bush, WV ARC  
Roger Earle, WV DEP – WV Abandoned Mine Lands & Reclamation

**Others in attendance:**

Wayne Morgan, WV Infrastructure & Jobs Development Council  
Maria Simental, IJDC  
Brad Sargent, WDA  
Veronica Lewis, WDA  
Roshanda Lambert, WDA  
P.E. Bauchem, Capitol City Police  
Samme Gee, Jackson Kelly PLLC  
Julie Merow, Jackson Kelly PLLC  
Kelly Goes, Jackson Kelly PLLC  
Doug Smith, Thrasher Engineering  
Fred Hypes, Thrasher Engineering  
Chantz Rankin, WVDEP  
Todd Hooker WVDED  
Amanda Cochran, WVRWA  
Bruce Mill, RIC  
Terry Martin, RIC  
Andy Williams, Mayor of Pratt  
Greg Belcher, Chapman Technical

**Others in attendance by phone:**

Mike Duminiak, WV Infrastructure & Jobs Development Council  
Elizabeth Atkinson, WV Infrastructure & Jobs Development Council  
Michael Griffith, Griffith CPA  
Carrie Wallace, Region 7  
Zack Dobbins, Bennett & Dobbins  
John Stafford, Thompson & Litton  
Steve Haynes, Thrasher  
Courtney Neese, Region 1 PDC  
Betsy Haught, Northern Jackson Co. PSD

**Call to Order** Ann Urling called the meeting to order and noted a quorum was present.

**Approval of Minutes** Ann Urling asked for approval of the draft minutes of **February 7<sup>th</sup>, 2023**, meeting. Virginia King moved for approval and Jonathan Fowler seconded the motion. The motion passed.

**Projects Recommended to Pursue Infrastructure Fund Assistance:**

**Big Bend PSD-Sys Imprvs (New application)**

**2023W-2493**

Meredith Vance described the request and it is technically feasible.

The Technical Review and Funding Committee recommends the Big Bend PSD pursue a \$2,000,000 ARC grant, a \$300,000 Summers County Commission grant, a \$500,000 IJDC grant and a \$811,000 IJDC Loan (2%, 30 yrs) for an estimated project cost of \$3,611,000.

Marie Prezioso moved that the recommendation be approved, Virginia King seconded the motion. The motion passed.

**Birch River PSD-Keener Rdg ext, 29 cust (New application)**

**2024W-2498**

Meredith Vance described the request and it is technically feasible.

The Technical Review and Funding Committee recommends the Birch River PSD pursue a \$2,000,000 ARC Grant and a \$500,000 IJDC Grant for an estimated project cost of \$2,500,000.

Marie Prezioso moved that the recommendation be approved, John Reisenweber seconded the motion. The motion passed.

**Cameron, City of-Sys Imprvs (New application)**

**2024W-2499**

Meredith Vance described the request and it is technically feasible.

The Technical Review and Funding Committee recommends the City of Cameron pursue a \$1,500,000 DWTRF Principal Forgiveness Loan, a \$1,500,000 WDA EEGF, a \$350,000 Marshall County Commission grant, a \$50,000 Cameron ARPA grant, and a \$1,000,000 IJDC Grant for an estimated project cost of \$4,400,000.

Marie Prezioso moved that the recommendation be approved, Virginia King seconded the motion. The motion passed.

**Davy, Town of-Sys Imprvs II (New application)**

**2023W-2489**

Meredith Vance described the request and it is technically feasible.

The Technical Review and Funding Committee recommends the Town of Davy pursue a \$1,500,000 CDBG, a \$878,000 CDS Grant, a \$925,000 US ACE, a \$1,477,000 ARC Grant, a \$1,500,000 DWTRF Debt Forgiveness Loan, a \$25,000 McDowell County Commission Grant, a \$1,000,000 IJDC Grant, and a \$25,000 IJDC PFA Grant for an estimated project cost of \$7,330,000.

Marie Prezioso moved that the recommendation be approved, Virginia King seconded the motion. The motion passed.

**Flatwoods Canoe Run PSD-Old Rt 19 Sys Imprvs (Cost/funding chg)**

**2021W-2043**

Wayne Morgan described the request.

The Technical Review and Funding Committee recommends Flatwoods Canoe Run PSD pursue a \$1,000,000 IJDC grant, and a \$1,216,000 IJDC Loan (1%, 40 yrs) for an estimated project of \$2,216,000.

Marie Prezioso moved that the recommendation be approved, Virginia King seconded the motion. The motion passed.

**Kingwood, City of-Sys Imprvs (Cost and funding chg)**

**2022S-2145**

Wayne Morgan described the request.

The Technical Review and Funding Committee recommends the City of Kingwood pursue a \$1,500,000 CWSRF principal forgiveness, a \$2,500,000 CWSRF loan (1.75%, 30 yrs, 0.25%), a \$1,600,000 US ACE, a \$198,000 City contribution, a \$1,330,000 WDA EEGF, and a \$500,000 IJDC grant for an estimated project cost of \$7,628,000 (\$48,00 IJDC PFA to be paid back at closing via the CWSF loan).

Marie Prezioso moved that the recommendation be approved, John Reisenweber seconded the motion. The motion passed.

**Mount Hope, City of-Rt 16 Bypass ext, 50 cust (New application)**

**2023S-2490**

Kathy Emery described the request and it is technically feasible.

The Technical Review and Funding Committee recommends the City of Mount Hope pursue a \$3,200,000 US EDA Grant, a \$685,200 CWSRF Principal Forgiveness Loan, and a \$1,000,000 IJDC Grant for an estimated

project cost of \$4,855,200.

Marie Prezioso moved that the recommendation be approved, Virginia King seconded the motion. The motion passed.

**Ravenswood-2B WWTP Imprvs (New application)**

**2023S-2347**

Kathy Emery described the request and it is technically feasible.

The Technical Review and Funding Committee recommends the City of Ravenswood pursue a \$4,000,000 WDA EEGF (design); and that it be determined to be an "Emergency Project" per 31-15A-2(h) and 31-15A 8(b) essential to immediate economic development and such development will not occur if project not started immediately.

Marie Prezioso moved that the recommendation be approved, Virginia King seconded the motion. The motion passed.

**St Albans, City of-City Park Tank (New application)**

**2024W-2497**

Meredith Vance described the request and it is technically feasible.

The Technical Review and Funding Committee recommends the City of St. Albans pursue a \$1,200,000 St. Albans ARPA Grant, a \$1,200,000 WDA EEGF, and a \$3,249,456 IJDC Loan (3%, 20 yrs) for an estimated project cost of \$5,649,456.

Marie Prezioso moved that the recommendation be approved, Virginia King seconded the motion. The motion passed.

**Projects Recommended to Pursue Funding Sources Other Than Infrastructure Fund Assistance:**

**Beech Bottom, Village of-Water Loop (Scope, cost & funding chg)**

**2023W-2426**

Wayne Morgan described the request.

The Technical Review and Funding Committee recommends the Village of Beech Bottom pursue a \$1,957,000 CDS, and a \$488,000 WDA EEGF for an estimated project cost of \$2,445,000.

Marie Prezioso moved that the recommendation be approved, John Reisenweber seconded the motion. The motion passed.

**Clarksburg, City of-3A Sys Imprvs (Scope, cost and funding chg)**

**2022W-2234**

Wayne Morgan described the request.

The Technical Review and funding Committee recommends the City of Clarksburg pursue a \$1,632,223 DWTRF Base Series A Design Loan (1%, 40 yrs, 0.25% AF), a \$440,558 - DWTRF LSL Replacement Series B Design Loan (0%, 30 yrs, 0.25% ), a \$409,169 DWTRF LSL Replacement Principal Forgiveness Series C Design Loan, a \$12,000,000 WDA EEGF, a \$6,880,000 CDS grant, a \$1,720,000 - CDS Match, a \$6,642,922 DWTRF LSL Replacement Loan (0%, 30 year, 0.25%), a \$6,382,416 DWTRF LSL Replacement Principal Forgiveness Loan, a \$19,833,712 DWTRF Base Loan (1%, 40 yrs, 0.25% AF), and a \$2,500,000 DWTRF Base Principal Forgiveness Loan for an estimated project cost of \$58,441,000.

Marie Prezioso moved that the recommendation be approved, Virginia King seconded the motion. The motion passed.

**Red Sulphur PSD-Rich Ck ext, 13 cust (New application)**

**2023W-2387**

Meredith Vance described the request and it is technically feasible.

The Technical Review and Funding Committee recommends the Red Sulphur PSD pursue a \$1,000,000 USDA grant, a \$4,133,000 USDA Loan (3%, 38 yrs), and a \$250,000 Monroe County Commission ARPA grant for an estimated project cost of \$5,383,000.

Marie Prezioso moved that the recommendation be approved, Virginia King seconded the motion. The motion passed.

**Southern Jackson PSD-Belgrove Rd CN ext, 13 cust (New application)**

**2023W-2466**

Meredith Vance described the request and it is technically feasible.

The Technical Review and Funding Committee recommends the Southern Jackson County PSD pursue \$720,000 WDA EEGF to extend water service to 13 customers (12 signed user agreements with 1 pending) along Belgrove Road.

Marie Prezioso moved that the recommendation be approved, Virginia King seconded the motion. The motion passed.

**Southern Jackson PSD-New Stone Rdg CN ext, 5 cust (New application)**

**2023W-2467**

Meredith Vance described the request and it is technically feasible.

The Technical Review and Funding Committee recommends the Southern Jackson County PSD pursue \$340,000 WDA EEGF to extend water service to 5 customers (3 signed user agreements with 2 pending) along New Stone Ridge.

Marie Prezioso moved that the recommendation be approved, Virginia King seconded the motion. The motion passed.

**Southern Jackson PSD-Statts Mill Rd CN ext, 22 cust (New application)**

**2023W-2468**

Meredith Vance described the request and it is technically feasible.

The Technical Review and Funding Committee recommends the Southern Jackson County PSD pursue \$1,670,000 WDA EEGF to extend water service to 22 customers (18 signed user agreements with 4 pending) along Statts Mill Road.

Marie Prezioso moved that the recommendation be approved, Virginia King seconded the motion. The motion passed.

**Projects Requesting Infrastructure Fund Binding Commitment:**

**Big Bend PSD-Sys Imprvs (Cost/funding chg and soft cost binding com)**

**2019S-1823**

Wayne Morgan described the request.

The Technical Review and Funding Committee recommends the Big Bend PSD pursue a \$2,338,000 CWSRF green principal forgiveness loan, a \$454,000 IJDC grant and a \$40,000 IJDC soft cost grant for an estimated project cost of \$2,832,000; and receive a \$20,000 IJDC grant binding commitment increase to its soft cost grant.

Marie Prezioso moved that the recommendation be approved, Virginia King seconded the motion. The motion passed.

**Boone Co PSD-Hobet ext, 1 cust (New application and contingent binding commitment) 2023W-2491**

Wayne Morgan described the request.

The Technical Review and Funding Committee recommends Boone County PSD pursue a \$4,000,000 US EDA grant, a \$525,811 Boone County Commission grant, and a \$474,189 IJDC grant for an estimated project cost of \$5,000,000; and receive a \$474,189 IJDC contingent (upon receipt of US EDA funding commitment) binding commitment transferred from loan funds.

Marie Prezioso moved that the recommendation be approved, Virginia King seconded the motion. The motion passed.

**Greater Harrison PSD-Woodmark Hgts ext, decommission lagoon (Binding commitment)2021S-2053**

Wayne Morgan described the request.

The Technical Review and Funding Committee recommends Greater Harrison PSD receive a \$500,000 IJDC grant binding commitment transferred from loan funds.

Marie Prezioso moved that the recommendation be approved, Virginia King seconded the motion. The motion passed.

**Hardy Co PSD-Alt Sourde of Supply-(PFA binding commitment)**

**2024W-2509**

Wayne Morgan described the request.

The Technical Review and Funding Committee recommends the Hardy Co PSD receive a \$150,000 Preapplication Funding Assistance (PFA funds) binding commitment (Hardy County Commission providing \$150,000 grant for match) transferred from loan funds.

Marie Prezioso moved that the recommendation be approved, Virginia King seconded the motion. The motion passed.

**Lewis Co EDA-Oil Ck ext, 167 cust (Cost/funding chg and binding commitment upd) 2016W-1630**

Wayne Morgan described the request.

The Technical Review and Funding Committee recommends the Lewis County EDA pursue a \$2,000,000 CDBG, a \$2,000,000 WDA EEGF, a \$590,688 WV American Water Contribution, a \$50,000 Lewis County EDA contribution, a \$50,000 Lewis County Commission grant, a \$1,000,000 IJDC grant, and a \$4,677,783 IJDC Loan (1%, 40 yrs) for an estimated project cost of \$10,277,079; and receive a \$1,000,000 IJDC binding commitment transferred from loan funds and a \$4,677,783 IJDC Loan (1%, 40 yrs) replacing its existing binding commitment.

Marie Prezioso moved that the recommendation be approved, Virginia King seconded the motion. The motion passed.

**New Creek PSD-Sys Imprvs (Funding chg and binding commitment)**

**2021S-2004**

Wayne Morgan described the request.

The Technical Review and Funding Committee recommends the New Creek PSD pursue a \$500,000 USDA grant, a \$340,000 USDA loan (2.25%, 38 yrs), a \$1,000,000 CWSRF principal forgiveness loan, a \$2,796,800 CWSRF loan (0.25%, 40 yrs, 0.25% AF), a \$300,000 Mineral County Commission ARPA grant, a \$1,484,200 WDA EEGF, and a \$1,000,000 IJDC grant for an estimated project cost of \$7,421,000; and receive a \$1,000,000 IJDC grant binding commitment transferred from loan funds.



Marie Prezioso moved that the recommendation be approved, Virginia King seconded the motion. The motion passed.

**Northern Jackson PSD-Sys Imprvs & conn to Ravenswood (Binding commitment) 2021W-2028**

Wayne Morgan described the request.

The Technical Review and Funding Committee recommends the Northern Jackson County PSD receive a \$500,000 IJDC grant binding commitment transferred from loan funds.

Marie Prezioso moved that the recommendation be approved, Virginia King seconded the motion. The motion passed.

**Pendleton Co PSD-Sandy Rdg ext, 25 cust (Binding commitment) 2021W-1947**

Wayne Morgan described the request.

The Technical Review and Funding recommends Pendleton Co PSD receive a \$500,000 IJDC grant binding commitment transferred from loan funds.

Marie Prezioso moved that the recommendation be approved, Virginia King seconded the motion. The motion passed.

**Pennsboro, City of-Collection Sys Imprs (Binding commitment) 2022S-2161**

Wayne Morgan described the request.

The Technical Review and Funding Committee recommends the City of Pennsboro pursue a \$1,780,000 US ACE grant, a \$1,500,000 CWSRF debt forgiveness loan, a \$1,600,000 WDA EEGF, and a \$1,000,000 IJDC grant for an estimated project cost of \$5,880,000; and receive a \$1,000,000 IJDC grant binding commitment transferred from loan funds contingent upon receiving WDA EEGF additional funds commitment.

Marie Prezioso moved that the recommendation be approved, John Reisenweber seconded the motion. The motion passed.

**Richwood, City of-WTP Intake Imprvs (Binding commitment ext) 2021W-1959**

Wayne Morgan described the request.

The Technical Review and Funding Committee recommends the City of Richwood binding commitment be extended until February 15, 2025.

Marie Prezioso moved that the recommendation be approved, Virginia King seconded the motion. The motion passed.

**Weirton, City of-WTP Imprvs (Cost/funding chg and binding commitment) 2019W-1795**

Wayne Morgan described the request.

The Technical Review and Funding Committee recommends the City of Weirton pursue a \$22,470,000 CDS, a \$5,617,500 CDS Match, and a \$14,000,000 IJDC loan (3%, 20 yrs) for an estimated project cost of \$42,087,500; and receive a \$14,000,000 IJDC loan (3%, 20 yrs) binding commitment (replaces its \$5,655,000 IJDC loan binding commitment).

Marie Prezioso moved that the recommendation be approved, Virginia King seconded the motion. The motion passed.

### **Critical Needs**

#### **Kanawha PSD (for Pratt system)-Campbell Ave main repl, CN req (Cont binding com) 2024S-2516**

Kathy Emery described the request.

The Technical Review and Funding Committee recommends the request from the Town of Pratt for \$790,000 CN grant to replace the sewer along Campbell Avenue be approved; and receive a contingent (upon receipt of required documentation) binding commitment. The funds will be provided to Kanawha PSD (O&M operator for Pratt System) and subject to continued progress related to the Pratt System becoming part of Kanawha PSD.

Marie Prezioso moved that the recommendation be approved, Virginia King seconded the motion. The motion passed.

### **Critical Needs Extension**

#### **N Jackson Co PSD-Garfield Hgts, CN ext, 15 cust (13 user agrs) (Cont binding com) 2023W-2484**

Meredith Vance described the request.

The Technical Review and Funding Committee recommends the request from Northern Jackson Co PSD for \$1,510,000 CN grant to extend water service to 15 customers (13 signed user agreements) in Garfield Heights be approved; and receive a contingent (upon receipt of required documentation) binding commitment.

Marie Prezioso moved that the recommendation be approved, Virginia King seconded the motion. The motion passed.

### **Economic Development Council Assistance: Action**

The minutes shall reflect that for this portion of the agenda Kris Warner recused himself due to a conflict of interest.

#### **Ohio Valley Industrial and Business Development Corporation (Regional Economic Development Partnership) Loan 2004E-090**

The Ohio Valley Industrial and Business Development Corporation (OVIBDC) has requested the forgiveness of the balance of the loans that were used to rehabilitate and build out the former Stone and Thomas Building in Wheeling, West Virginia. The loan forgiveness is necessary to secure Williams Lea to a new 9-year lease and retain 500 employees. In order to secure the new lease agreement OVIDBC had to make an additional investment for building improvements.

##### **MOTION:**

I MOVE THAT the following loans to the Ohio Valley Industrial Business Development Corporation be forgiven subject to an executed 9-year lease with Williams Lea.

- Loan # 2004E-090 original loan amount of \$3,000,000 and outstanding balance of \$834,844 and BE APPROVED

John Reisenweber moved that the recommendation be approved, Virginia King seconded the motion. The motion passed.

#### **Ohio Valley Industrial and Business Development Corporation (Regional Economic Development Partnership) Loan 2009E-122**

The Ohio Valley Industrial and Business Development Corporation (OVIBDC) has requested the forgiveness of the balance of the loans that were used to rehabilitate and build out the former Stone and Thomas Building in Wheeling, West Virginia. The loan forgiveness is necessary to secure Williams Lea



to a new 9-year lease and retain 500 employees. In order to secure the new lease agreement OVIDBC had to make an additional investment for building improvements.

**MOTION:**

I MOVE THAT the following loans to the Ohio Valley Industrial Business Development Corporation be forgiven subject to an executed 9-year lease with Williams Lea.

- Loan # 2009E-122 original loan amount of \$1,225,574 and outstanding balance of \$524,205, BE APPROVED

John Reisenweber moved that the recommendation be approved, Virginia King seconded the motion. The motion passed.

**Once the voting was concluded, Kris Warner re-joined the meeting.**

**Business Items:**

**2024 IJDC Meeting Schedule (change June 30th to June 23rd TR&FC)**

Wayne Morgan presented this agenda item. Marie Prezioso moved that IJDC meeting schedule be changed and Kathy Emery seconded the motion. The motion passed.

**Executive Director Comments:**

2023 Needs Assessment Update

Davy, Town of-Sys Imprvs (Transfer PFA binding com from 2419) 2023W-2489

Update Consolidation Committee (Central Hampshire PSD) 2023S-2340

Funding program updates

Leslie Stone-Smith, Janna Lowry, and Kathy Emery gave brief program updates.

**Projects Requiring**

**Additional Information**

Central Hampshire PSD-Harvest Hills Sys Imprv (Application referred to CC) 2023S-2340

Hodgesville PSD-Sys Imprvs & Pecks Run ext, 5 cust (Binding com tbl'd 03262024) 2022W-2136

Masontown, Town of-WWTP Imprvs (Cost/funding chg and binding commitment) 2022S-2212

Pea Ridge PSD-Guyan Estates repl/lining collection sys (Binding com tbl'd 03262024) 2022S-2279

**Requests Received: (Applications by February 10<sup>th</sup>, 2024, and requests to date) Information Report**

**Sewer**

Boone Co PSD-WWTP Imprvs (New application) 2023S-2488

Greater Paw Paw PSD-PS Imprvs (New application) 2023S-2367

Ravenswood-2B WWTP Imprvs (New application) 2023S-2347

Warm Springs PSD-522 N ext, 22 cust (New application) 2024S-2514

**Water**

Boone Co PSD-Whitehouse Rd CN ext, 7 cust (Contingent binding commitment) 2024W-2517

Kanawha Co RDA-Relations, Taylor Cem & Marigold Rds, 4 cust (New application) 2023W-2485

Mason Co PSD-Milton connection (New application) 2024W-2507

Milton, City of-Mason Co PSD connection (New application) 2024W-2508

Putnam Co Com-Bowles Rdg Rd CN ext, 4 cust (Contingent binding commitment) 2024W-2510

### **Committee Reports**

Consolidation  
Technical Review & Funding  
Infrastructure & Jobs Development Council  
Sewer Technical Review  
Water Technical Review

Erica Boggess  
Marie Prezioso  
Wayne Morgan  
Kathy Emery  
Kathy Emery

### **Other Reports**

US Army Corps of Engineers  
US Department of Agriculture  
Abandoned Mine Lands  
Division of Highways  
Funding Program Reports (projects bidding and closing)

Lesli Stone Smith  
Janna Lowery  
Roger Earle  
Perry Keller  
Kathy Emery

### **Public Comment**

None

### **Adjournment**

With no further business before the Committee, the Chair entertained a motion to adjourn. Kathy Emery moved to adjourn; Jonathan Fowler seconded the motion. The motion passed. The meeting was adjourned at **10:11 a.m.**

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Wayne D. Morgan  
Secretary & Executive Director