

**January 19, 2021**

Council of the City of Wheeling met virtually, on the above date, at 5:30 pm, with Mayor Elliott presiding.

On roll call, the following were present:

Present: Elliott, Thalman, Seidler, Ketchum, Sklavounakis, Thorngate, and Palmer - 7  
Absent: -0

Mr. Thalman moved, seconded by Mr. Thorngate, that the minutes of January 5, 2021 meeting be approved as received. Motion carried.

**MAYOR’S REPORT**

Mayor Elliott reinforces the Wheeling Pitt Lofts announcement, and encourages Council to vote in favor of the proposed MOU. The project will create a new TIFF district and parking garage that will also include first floor retail. Mayor Elliott announces the MOU with Helping Hero’s, that materialized out of the Development Committee and the small business COVID-19 Tax Credit from the Finance Committee.

**UNFINISHED BUSINESS**

McKinley Architecture and Engineering- 10th St. Garage- Parking Fund  
the following was then read:

AN ORDINANCE AUTHORIZING AN AGREEMENT WITH MCKINLEY ARCHITECTURE ENGINEERING TO PROVIDE ENGINEERING SERVICES AND COORDINATION OF THE CONSTRUCTION PROJECT FOR THE PERMANENT REPAIR TO THE TEMPORARY SHORING AREA IN THE 10TH ST PARKING GARAGE AND FURTHER AUTHORIZING THE CITY MANAGER TO EXPEND FUNDS IN AN AMOUNT OF \$89,270 TO BE CHARGED TO THE PARKING FUND

The ordinance was read a second time by title. Ms. Ketchum seconded by Mr. Seidler, moved that the ordinance be adopted.

The vote on the motion resulted as follows:  
AYES: Elliott, Thalman, Seidler, Ketchum, Sklavounakis, Thorngate, Palmer - 7  
NOES: - 0

Pro Contracting Inc.- Downtown Watermain Replacement- Water Bond  
the following was then read:

AN ORDINANCE AUTHORIZING THE CITY MANAGER TO EXPEND FUNDS IN THE AMOUNT OF \$4,250,665.00 WITH PRO CONTRACTING INC., OF LOST CREEK, WV, FOR THE PURCHASE OF DOWNTOWN WATER MAIN REPLACEMENT TO BE CHARGED TO WATER BONDS 2020

The ordinance was read a second time by title. Mr. Palmer, seconded by Mr. Seidler, moved that the ordinance be adopted.

The vote on the motion resulted as follows:  
AYES: Elliott, Thalman, Seidler, Ketchum, Sklavounakis, Thorngate, Palmer - 7  
NOES: - 0

Mr. Thorngate, seconded by Ms. Ketchum, that the Planning Commission Minutes 11/9/20 and Wheeling Housing Authority Minutes 11/18/20 which were held over, be accepted as received. Motion carried. All in favor.

**REMARKS FROM MEMBERS OF COUNCIL**

Mr. Thorngate thanks all the city departments for combined efforts in on going sewer project. He ensures the public the unpleasant odor is not harmful and they are trying to control as much as possible. Mr. Seidler thanks the other members of Council and City Staff for the progress in

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Downtown Development. Mr. Palmer thanks Finance Committee for consideration of the COVID-19 small business tax credit.

**REPORT OF COMMITTEES**

Mr. Palmer moved, seconded by Mr. Thorngate, to accept as received Finance Committee Report 12/15/20 and Development Committee Report 1/5/21. Motion carried. All in favor. For the record they are as follows:

**FINANCE COMMITTEE REPORT**  
December 15, 2020

The Finance Committee of Wheeling City Council met virtually on the above date at 5:15 p.m. Committee Members present: Chair Palmer, Vice-Chair Thorngate, and Member Thalman. Others present: Mayor Glenn Elliott, Councilor Seidler, Councilor Ketchum, Councilor Sklavounakis, City Manager Robert Herron, City Clerk Brenda J. Delbert, City Solicitor Rose Humway-Warmuth, Finance Director Seth McIntyre.

The following matters were discussed:  
Financial Statement November 2020:

Mr. Herron reviewed the November 2020 financial statement. Mr. Herron states we are 33.3% through the fiscal year. \$6.9 million of combined budget stabilization fund and unencumbered funds, this is reflective of the CARES Act. B&O Tax is catching up to LY. Municipal tax is up 11% from LY. Expenditures reflects transfers of CARES funds to other funds. If you remove, we are 33% through the expenses. Mr. Thalman, seconded by Mr. Thorngate, to accept the November Financial Statement as presented and forward it to Council. All in favor. Motion carried.

There being no further business to come before the Committee, Mr. Thalman moved, seconded by Mr. Thorngate to adjourn. Motion carried. Time: 5:22 p.m.

**DEVELOPMENT COMMITTEE REPORT**  
January 5, 2021

The Development Committee of Wheeling City Council met virtually on the above date at 11:30 a.m. Committee members present: Mayor Elliott, Vice Chair Thalman, and Member Thorngate. Others present: Councilors Ketchum, Sklavounakis, Seidler, Palmer, City Manager Robert Herron, City Solicitor Rosemary Humway-Warmuth, and City Clerk Brenda J. Delbert.

Chair Elliott called the meeting to order. Mr. Thalman, seconded by Mr. Thorngate, moved to enter into executive session to discuss property sales. 11:32 a.m.

Mr. Thalman, seconded by Mr. Thorngate, moved to exit executive session. 12:02 p.m.

Mayor Elliott announced Council's support in a Memorandum of Understanding with Bluefield State college to occupy portions of the former OVMC Complex.

There being no further business to come before the Committee, Mr. Thalman moved, seconded by Mr. Thorngate, to adjourn. Time: 12:03 p.m.

**REPORT OF CITY MANAGER**

Mr. Herron is announcing a work session for FY 2021-2022 budget schedule; if necessary, there are allotted two days and times. General Fund submission will be given to Council by February 16th and the first work session will be February 23<sup>rd</sup> at 5:00. Mr. Herron reminds public about a public hearing on January 20, 2012 at noon in regard to voluntary remediation.

**REPORT OF OTHER OFFICERS**

Mr. Seidler, seconded by Mr. Sklavounakis, moved to hold over: Planning Commission Minutes

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12/14/20, Hall of Fame 11/10/20, Wheeling Housing Authority Minutes 12/9/20, Financial Statement December 2020 until the following meeting. Motion carried all in favor.

**ORIGINAL PROPOSITIONS**

Cast and Baker- 37<sup>th</sup> St. Storm Sewer- CDBG, WPCD, RCIP

The following was then read:

AN ORDINANCE AUTHORIZING THE CITY MANAGER TO EXPEND FUNDS IN THE AMOUNT OF \$519,965 WITH CAST AND BAKER CORPORATION, OF CANONSBURG, PA FOR 37<sup>TH</sup> ST STORM SEWER, PORTIONS TO BE CHARGED TO RCIP, CDBG, AND WPCD

Mills Group- Proposed Parking Structure 11<sup>th</sup> and Market- RCIP

The following was then read:

AN ORDINANCE AUTHORIZING AN AGREEMENT WITH MILLS GROUP TO PROVIDE ARCHITECTURAL AND ENGINEERING SERVICES FOR PROPOSED PARKING STRUCTURE AT 11<sup>TH</sup> AND MARKET ST AND FURTHER AUTHORIZING THE CITY MANAGER TO EXPEND FUNDS IN AN AMOUNT OF \$194,800 TO BE CHARGED TO SALES TAX RCIP

Omni- Hardware Upgrades and Enhanced Security- Water

The following was then read:

AN ORDINANCE AUTHORIZING THE CITY MANAGER TO EXPEND FUNDS IN THE AMOUNT OF \$28,233.90 WITH OMNI STRATEGIC TECHNOLOGIES OF WHEELING, WV, FOR THE PURPOSE OF HARDWARE UPGRADE, SUPPORT, AND ENHANCED SECURITY FOR WATER DEPARTMENT TO BE CHARGED TO CONTRACTOR ACCOUNT 400.4014.07.0636.01

Resolution- MOU Historic Wheeling Pitt Lofts LLC

The following was then read:

A RESOLUTION OF THE COUNCIL OF THE CITY OF WHEELING AUTHORIZING THE CITY MANAGER TO NEGOTIATE AND ENTER INTO A MEMORANDUM OF UNDERSTANDING WITH HISTORIC WHEELING PITT LOFTS LLC

The resolution was read by title. Mr. Seidler, seconded by Mr. Thalman, moved that the resolution be adopted.

The vote on the motion resulted as follows:

AYES: Elliott, Thalman, Seidler, Ketchum, Sklavounakis, Thorngate, Palmer - 7  
NOES: - 0

Resolution- Budget Revision FY 2020-2021

The following was then read:

A RESOLUTION OF THE COUNCIL OF THE CITY OF WHEELING ADOPTING BUDGET REVISION FOR THE 2020-2021 FY

The resolution was read by title. Mr. Palmer, seconded by Mr. Thorngate, moved that the resolution be adopted.

The vote on the motion resulted as follows:

AYES: Elliott, Thalman, Seidler, Ketchum, Sklavounakis, Thorngate, Palmer - 7  
NOES: - 0

**THOSE WISHING TO BE HEARD**

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No one signed up to speak.

There being no further business, Mr. Thalman moved, seconded by Mr. Thorngate, to adjourn. Motion carried. Time 5:48 p.m.

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City Clerk

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Mayor