

STATE OF WEST VIRGINIA; COUNTY OF UPSHUR; CITY OF BUCKHANNON; TO-WIT:

A meeting of the Buckhannon Housing Enforcement Board was held July 27, 2022 at 3:00 pm in City Hall. The following persons were present:

Mayor	Robbie Skinner	Present
Recorder	Randy Sanders	Present
Building Code Enforcement Officer	Vincent Smith	Present
Board Member	David Thomas	Present
City Engineer	Jay Hollen	Present
Upshur County Health Dept Officer	Sue McKisic; RN, BSN	Present
BFD Chief	J.B. Kimble	Present
Assistant Recorder & Director of Finance	Amberle Jenkins	Present
City Attorney	Tom O'Neill	Absent

***City of Buckhannon Housing Enforcement Board – 3:00 pm in Council Chambers
Meeting Agenda for Wednesday, July 27, 2022***

- A. Call to Order**
 - A.1 Moment of Silence
 - A.2 Pledge to the Flag of the United States of America
- B. Recognized Guests**
 - B.1
- C. Department Report**
 - C.1 Update on Ongoing Vacant Properties
 - C.2 On Site Citations
 - 217 Randolph Street
 - 117 Barbour Street
- D. Correspondence & Information**
 - D.1 Code Enforcement Case Status Report
 - D.2 Notice of Redemption to Purchaser & Certificate of Redemption RE: 163 Wood Street-Tax Lien Sale Purchase from UC Sheriff's Office
- E. Consent Agenda**
 - E.1 Approval of Minutes – Regular Meeting 04/27/2022
- F. Strategic Issues for Discussion and/or Vote**
 - F.1 Participation in the DEP's Reclamation of Abandoned and Dilapidated Properties Program
- G. Board Members Comments and Announcements**
- H. Adjournment**

POSTED 07/22/2022

A. Call to Order: Recorder Sanders called the meeting to order followed by a moment of silence and pledge to the flag.

B. Recognized Guests: None

C. Department Reports:

C.1 Update Ongoing Vacant Properties:

Vincent Smith reported the office person that helped with tracking the vacant property list has retired and the newly hired replacement has not been trained for this yet.

Several of the properties that were on the list owned by Delmar Light were sold and this reduced the number of vacant properties. The individual that purchases these properties has been working to improve them so they can be rented out.

There has been positive activity on properties currently owned by Delmar Light.

C.2 On Site Citations: Enforcement Officer-Smith has issued citations to owners of the following properties:

- **217 Randolph St**



- **117 Barbour St**



Mr. Smith reported that pictures taken today have not shown any improvement.

The property owners are scheduled to go before the Municipal Court Judge in 10 days.

Board member-David Thomas is concerned that citations are ignored. He hopes the Municipal Judge will follow through with the citation.

Mr. Smith stated in previous experience owners that were cited would often clean up the property and the judge would take that into consideration.

The Housing Enforcement Officer and Fire Chief has visited 217 Randolph Street because of complaints that were received. Sometimes the complaint is valid and other times it is not.

Pictures of other properties in town were distributed by Mr. Smith. He is addressing those of concern.

- **100 Pocahontas Street** – Report of rats. The Upshur-Buckhanon Health Department Sanitarian has assisted with this matter. It will be readdressed on Monday if no action is taken; a warning and then citation will be issued. The Upshur-Buckhannon Health Department Sanitarian has not had any support in writing citations that go to the Magistrate Office.



- **97 Camden Ave (Wentz)** – Needs some cleanup work. Owner was notified and has done some cleanup.



- **86 Randolph Street-Cornette Property** – City has purchased at a tax sale, but owner has a right to redeem by next year.



The group discussed the importance of beginning the scoring process. A committee needs to be appointed to assist with this.

Suggestions to ask Greg Harris-County Code Enforcement Officer, Vincent Smith and BFD Tanner Smith. Mayor Skinner will try to come up with a couple other individuals.

D. Correspondence:

D. 1 Code Enforcement Case Status Report:



Case Status Report

04/27/2022 - 07/26/2022

Case Date	Case #	Parcel #	Parcel Address	Owner Name	Tennant	Description	Main Status	Owner Phone
Group:								
7/22/2022	89	3-8-180	90 CAMDEN AVENUE	TENNEY RANDALL L		COMPLAINT THAT SHRUBS IN REAR YARD ARE ENCROACHING INTO PERSIMMON LN (HE BELIEVES IT IS BETWEEN 90 OR 92 CAMDEN)		
7/22/2022	88	3-11-194	172 SOUTH FLORIDA STREET	SWISHER REBECCA J		COMPLAINT THAT LIMBS OF TREE IN BACKYARD ARE HANGING OUT INTO ALLEY (PERSIMMON LN)		
7/13/2022	84	3-12-9	6 AMBROSE STREET	ALDERMAN DANIEL LEE		COMPLAINING THAT PEOPLE ARE DROPPING OFF CATS AT THIS LOCATION		
7/5/2022	83	3-4-236	10 NORTH FLORIDA STREET	BISCO INC	DREAMLAND CARPET	COMPLAINT THAT THERE IS GARBAGE ALL AROUND THE BUILDING IN BACK OF DREAMLAND CARPET AND THERE IS FOUL GRAFFITI		
7/5/2022	82	3-4-243	21 NORTH SPRING STREET	SALVATION ARMY		COMPLAINT THAT PEOPLE ARE LIVING IN TENTS BEHIND SALVATION ARMY		
6/29/2022	81	3-11-40	158 FAYETTE STREET	JACK WILLIAM R II & MICHELLE S		Pool violation-no fence		
6/27/2022	69	3-7-8.1	20 MEADOW STREET	WESTFALL TRENTON D	Renter	Living Conditions, bed bugs, rodents		

6/15/2022	60	3-12-9	6 AMBROSE STREET	ALDERMAN DANIEL LEE		COMPLAINING OF HIGH GRASS CAUSING AN ABUNDANCE OF GROUND HOGS THAT ARE RUINING HIS GARDEN		
6/13/2022	56	3-11-253	106 RANDOLPH STREET	LINCICOME BRADLEY & KIMBERLY		COMPLAINTS OF NOT MOWING GRASS FOR SEVERAL WEEKS		
5/12/2022	40	3-8-15	43 SEDGEWICK STREET	KEITH SETH LEE		Parking on Street Issues with Tan-a-cabanna business using on street parking		

Group Total: 10

Group: Active

7/22/2022	87	3-11-125	133 SOUTH FLORIDA STREET	THUNSTROM DUANE A & MARIE V		100 Pocahontas Street Rats at large	Active	
7/18/2022	86	3-2-69	3 THIRD ST	DROST MELISSA DEANN		3 Third St- Windows are boarded up, appearance of lot, says kids live there	Active	
7/14/2022	85	3-7-88	34 BOGGESS STREET	CUTLIP LEOLA JANE		Pine Trees at 34 Boggess St- Safety issues, says are old and ready to fall	Active	
6/27/2022	79	3-8-133	86 POCAHONTAS STREET	REED DONNA E		Appearance of Lot- Overgrown weeds on porch	Active	
6/27/2022	78	3-11-74	133 POCAHONTAS STREET	BECKNER MARLIN D & MARGARET J	Owner Pat Jack	Vacant Structure	Active	
6/27/2022	77	3-11-200	97 RANDOLPH STREET	HOFFMAN CHERYL D	Owner Hoffman	Vacant Structure- need lien	Active	
6/27/2022	76	3-7-154	8 PARK STREET	BUEHLER PATRICIA ANN	Owner Patricia Buehler	Vacant Structure, Appearance of Lot	Active	
6/27/2022	75	3-11-259	90 RANDOLPH STREET	WENTZ LANORA A	Owner Lanora-Scott Wentz	Vacant Structure	Active	
6/27/2022	74	3-11-205	107 RANDOLPH STREET	LANIER JAMES	Owner James Lanier	Vacant Structure	Active	
6/27/2022	73	3-6-77	27 PINNELL ST	MONTANA SKY LLC		Dilapidated Roof,	Active	

						Abandoned vehicle,		
6/27/2022	72	3-7-2	16 FRANKLIN STREET	LEWIS TIMOTHY M & BEVERLY S	Tim & Beverly Lewis	Unsafe Structure-Porch & Porch Roof Unstable	Active	
6/27/2022	71	3-11-323.1	104 WOOD STREET	MILLER JONNIE L	Jonnie Miller	Appearance of Lot	Active	
6/27/2022	70	3-11-6	119 BARBOUR STREET	CHAMBERS ALICIA N	Alicia Chambers	Trash Containment	Active	
6/27/2022	67	3-11-5.1	117 BARBOUR STREET	GROVES JAY V & MARTHA	Richard Gould	Unsafe Structure, Trash & Debris	Active	
6/27/2022	66	3-12-143	221 RANDOLPH STREET	SMARR ELETHA M	Owner Eletha Smarr	Appearance of Lot	Active	
6/27/2022	65	3-11-263	85 WOOD STREET	WENTZ LANORA A	Owner Brandin Blake	Exterior of premises high grass and dilapidated structure	Active	
6/22/2022	64	3-3-28	74 WEST MAIN STREET	Agree Central LLC	CVS Pharmacy	Rubberized over Existing Roofing Project -Did not get permit and does not hold a WV Contractor License	Active	
6/22/2022	63	3-10-165	10 KEPNER STREET	MCGHEE PHILLIP M	Phillip McGhee	Railroad Ties washing down Jawbone Creek unto other property owners causing drainage issues, blockage	Active	
6/17/2022	62	3-11-129	95 CAMDEN AVENUE	LIGHT DELMAR LIVING TRUST	Delmar Light's Property - his tree	Neighbor's Tree fell on his garage, limbs, debris on his property, tree is ready to fall	Active	
6/15/2022	61	3-12-165	15 SHAWNEE DRIVE	SUDER FREDDY L & STACY	Freddy & Stacy Suder	Light from dust to dawn lights shining on neighbors property	Active	
6/13/2022	59	3-11-257	192 SOUTH FLORIDA STREET	WARE DARLENE K	(304) 704-3215	SAYS THERE IS TRASH PILED EVERYWHERE AND RATS ALL OVER	Active	
6/13/2022	58	3-11-325	199 SOUTH FLORIDA STREET	MCCARDLE GEORGE E & JOANN	(304) 472-2004	SAYS THERE ARE RATS ALL OVER THE PROPERTY	Active	
6/13/2022	57	3-11-256.1	98 RANDOLPH STREET	SPITTLER DENNIS	(304) 997-9292 - THURMAN SHAVER	SAYS THERE ARE PEOPLE LIVING IN THE CAMPER THAT IS PARKED OUT FRONT AND THERE ARE RATS	Active	

						COMING IN AND OUT OF PROPERTY		
6/3/2022	55	3-2-92	48 CLEVELAND AVENUE	LOFTON ANN MARIE ET AL		Pool fence	Active	
6/1/2022	53	3-4- 420	15 SEDGWICK STREET	IRWIN GREGORY			Active	
6/1/2022	52	3-11- 93	172 POCAHONTAS STREET	LAMB LETHA J			Active	
5/31/2022	48	3-12- 129	217 CAMDEN AVENUE	CRAWFORD THOMAS P & TRUDY L			Active	
5/31/2022	47	3-12- 111	216 POCAHONTAS STREET	MCHENRY H WINSTON H WINSTON II			Active	
5/27/2022	45		16 Cleveland Avenue			Pool without fence	Active	
5/27/2022	44	3-5-70	114 EAST MAIN STREET	BROWN JAMES MICHAEL & DENA SUE	114 E Main	Pool fence	Active	
5/19/2022	42	3-14- 19	56 UPPER DRIVE	KST LLC	56 Upper Drive	High Grass- yard is hay	Active	
5/18/2022	41	3-11- 323.1	104 WOOD STREET	MILLER JONNIE L	Jonnie L Miller (in Nursing Home) Sister Shirley McDaniels Caretaker 304-472- 3119	Appearance of Lot- Good Neighbor Program	Active	
5/12/2022	39	3-5-63	17 LUMBER STREET	TAHOE MANAGEMENT TWO LTD		Wood & Dust Particles in the Air from Split Rail Lumber.	Active	
5/9/2022	38	3-2-74	41 THURMAN AVENUE	SQUIRES SHIRLEY J	Vacant- Owner Shirley Squires (in a nursing home) & Johnie Parker	High Grass	Active	
5/4/2022	37	3-3-1	NORTH LOCUST STREET	MIKE ROSS INC		Complained about people living in tents next to the railroad concerned someone will get hurt. Complainant stated that he had spoken with the police and was told that if they were not causing any problems there was nothing that could be done.	Active	

5/4/2022	36	3-14-10	22 UPPER DRIVE	BUSDEKER GARY MICHAEL	Gary Michael Busdeker	Appearance of Lot	Active	
4/28/2022	35	3-4-269	11 NONA STREET	AYERS SHARON J		Appearance of lot. House next door (11 Nona St.) caught fire, lot needs cleaned and grass needs mowed.	Active	

Group Total: 37

Group: In-Active

6/27/2022	80	3-11-323.1	104 WOOD STREET	MILLER JONNIE L	Jonnie Miller	Appearance of Lot	In-Active	
6/27/2022	68	3-10-102	17 COLLEGE AVENUE	FALLON JAMES C		Appearance of Lot, Debris, Couch, Mattress in yard	In-Active	
6/2/2022	54	3-11-3	8 RITCHIE ST			8 Ritchie St-Feeding 30+ Pigeons ; nuisance, dirty	In-Active	
5/27/2022	51	3-6-54	10 PINNELL STREET	TETER JACOB & SHARECE			In-Active	
6/1/2022	50	3-12-98	2 TAYLOR STREET	HOLLEN KIMBERLY R			In-Active	
6/1/2022	49	3-11-90	165 POCAHONTAS STREET	LONG BRANDON J		Pool fence	In-Active	
5/27/2022	46	3-11-286	135 WOOD STREET	MARTIN PATRICK		No fence around pool	In-Active	
5/19/2022	43	3-14-4	10 UPPER DRIVE	MUNDY CHRISTINE & JOHN D	10 Upper Drive	Wrecked Vehicle on the Street	In-Active	

Group Total: 8

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Total Records: 55

8/8/2022

D.2 Notice of Redemption to Purchaser & Certificate of Redemption RE: 163 Wood St – Tax Lien – Tax Sale:

Upshur County Sheriff's Office

Virgil D. Miller, Sheriff

Heather D. Sparks
Chief Deputy
Tax Division

38 West Main Street, Room 103
Buckhannon, WV 26201
Tax Office Phone: 304-472-1180 • Law Enforcement Phone: 304-472-1182
Tax Office Fax: 304-472-0937 • Law Enforcement Fax: 304-472-4547

J. Michael Coffman
Chief Deputy
Law Enforcement

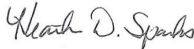
May 27, 2022

Dear Tax Lien Sale Purchaser:

The Tax Lien you purchased at the **2021** Annual Sheriff's Tax Lien Sale has been redeemed. You will find enclosed your Notice of Redemption to Purchaser and attached Certificate of Redemption. Please note that if your expense for examination of the title by an attorney for the preparation of the list of those to be served with notice has not been verified and you have already had a title examination performed and you plan to submit a claim for this, you must do so by **June 27, 2022** with the Upshur County Sheriff's Department-Tax Division. If you do not have any proofs of examination to submit, you may request a refund prior to the thirty day waiting period by signing the verification below and returning it to our office via mail, fax transmission or in person.

On behalf of all the levying bodies, we thank you for bidding at the Upshur County Sheriff's Tax Lien Sale and making it possible for these properties to remain on the tax records. If you have questions, please contact our office at the above listed address or phone number.

Sincerely,



Heather D. Sparks
Chief Tax Deputy
Upshur County

"Committed to Serving Upshur County Taxpayers"

I, CITY OF BUCKHANNON, do hereby acknowledge receipt of the Notice of Redemption and Certificate of Redemptions for the following tax lien certificates:

2021-S-000000065 \$4,143.26 2020 T #11720 DAVIS KENNETH R & LEONA M

Certificate of Redemption Upshur County, West Virginia

Certificate of Redemption No: 2021-S-00000065

West Virginia Code §11A-3-25 and §11A-3-55 WVSAO-COR Revised June 2010

Date of Redemption: 04/29/2022 Assessor's Account Number: 00012587

Tax Ticket No.: 11720 Tax Year: 2020 Map: 13 Parcel/Subparcel: 0079 0000

Taxes listed in the name of: DAVIS KENNETH R & LEONA M
Property located in: BUCKHANNON CORP (District or Municipality) and Described as: LOT 24 BLK 43 WOOD ST

Redeemed by: PEOPLES BANK
Address: 138 PUTNAM STREET
MARIETTA, OH 45750

Amount of taxes, interest, and charges due on the date of the sale with interest. Tax Year 2020.	526.10
Additional taxes paid day of sale with interest. Tax Year 2021.	382.48
Additional taxes paid by the purchaser, his or her heirs or assigns, that have been recorded in the county clerk's office and the West Virginia State Auditor's fee for recording (\$10.00), with interest. Tax Year 2022.	0.00
Expense for examination of the title by an attorney for the preparation of the list of those to be served with notice to redeem that may have been incurred from January of the year following the sheriff's sale, with interest. Note that the fee allowable for the title examination is limited to \$500.00 and must be verified in accordance with §11A-3-19. Verified: N	520.00
Fees for Notices to Redeem with interest.	0.00
Postage Expense (Certified and Regular) for the Notices to Redeem with interest.	0.00
Publication Expense of the Notices to Redeem with interest.	0.00
Personal Service of the Notices to Redeem with interest.	0.00
Service by the Secretary of State for the Notices to Redeem with interest.	0.00
All other statutory costs paid by purchaser with interest.	0.00
Total Amount Payable to the Honorable Virgil D. Miller, Sheriff of Upshur County	1,428.58
Amount to be Refunded by Sheriff to Redeemer	0.00
Cost of Certificate of Redemption Made Payable to the Honorable John B. McCuskey, State Auditor	35.00
Total Amount Paid	1,463.58

This certificate is a receipt for the monies paid for the redemption of this property. Furthermore, this certificate of redemption and record thereof shall be prima facie evidence of the redemption of the above named certificate of sale and a release of the lien that such certificate on the lands therein described.

Given this 29th day of April, 2022.



E. Consent Agenda:

E.1 Approval of Minutes – Regular meeting 04/27/2022

Motion Hollen/Skinner to approve the minutes of the meeting held on 04/27/22. Motion Carried.

F. Strategic Issues for Discussion and/or Vote:

F.1 Participation in the DEP’s Reclamation of Abandoned and Dilapidated Properties Program:

Mayor Skinner attended the pre-grant meeting in Charleston. He explained the overall grant concept and purpose. The grant is a pilot program and the application needs to be submitted by August 15th. Buckhannon is eligible for up to \$100,000 to address dilapidated properties.

Staff and Board members again discussed the need to score properties. This would help to address properties in the order of importance.

G. Board Member Comments and Announcements:

Various issues were discussed:

Tents on vacant properties

Abandon buildings that are being used by homeless persons

Mr. Smith reported that Mr. Ayers, the administrator of 11 Nona Street Property is close to being ready to turn the property over to his sister.

Motion Thomas/Hollen to adjourn at 4:16 pm. Motion carried.

Mayor Robert N. Skinner III _____

City Recorder Randall H. Sanders _____