

**WEST POINT TOWN COUNCIL
JOINT WORK SESSION
WITH THE SCHOOL BOARD
MINUTES
JANUARY 16, 2008**

The West Point Town Council Joint Work Session with the West Point School Board was called to order by the Honorable James H. Hudson, III at 5:50 p.m. in the Downtown Business Center at 715 Main Street, West Point.

Members Present; James H. Hudson, Mayor; Deborah T. Ball, Vice Mayor; Charles D. Gordon, Tina S. Gulley, Wayne Healy, Jack Lawson, Gail Nichols and Bub Shreaves.

Also Present; Trent Funkhouser, Town Manager; Karen Barrow, Town Clerk; Neal Barber, Economic Development Coordinator; Earl Wilson, School Board Chairman; Johnny Ragsdale, West Point School Board Member and Dr. Jeffery Smith, School Superintendent.

Mr. Hudson welcomed the West Point School Board and Dr. Jeffery Smith the School Superintendent to the Work Session and advised at the Retreat last year both Boards agreed to open the line of communication and continue working towards a better working relationship especially with regard to the budget process. Mr. Hudson also stated that even with the reassessment the budget is tight and Town Council are looking for an equalization to balance the increase in taxes caused by the reassessment.

Mr. Wilson, thanked Town Council for the opportunity to communicate through the Work Session and advised the School Board are committed to working with Town Council on the Budget. The School Board is fortunate to have Dr. Jeffery Smith as the new School Superintendent and Dr. Smith does have a presentation with suggestions for prioritizing the Capital Improvement Projects for the schools.

Dr. Smith presented Town Council with a package containing information on Preliminary Budget Priorities, Chronology, Capital Improvements and the Literary Loan. Dr. Smith also stated there is a need for new text books, Insurance will increase by approximately 14% and the cost for a 1% salary increase is \$50,000.

Mr. Funkhouser advised that he does not have all the Revenue figures or the assessment amount, but once the Town receives those figures he will work on the first budget draft for review by Town Council for the first round of cuts.

Mr. Wilson asked what the amount was for the recent loan Town Council obtained and what projects will be covered with those funds.

Mr. Funkhouser advised the Town borrowed three million dollars at a 4% interest rate, a portion of the funds are dedicated to projects in Town and the relocation of Public Works. We did not borrow any funds for School CIP projects because the School Board has not given the Town a list of CIP projects.

Mr. Wilson advised the Capital Improvement recommendations are in three phases and are broken down for the Elementary School and the High/Middle School in order of priority. Phase three contains generators for the Emergency Operations Plan, Council may want to consider moving the generators to Phase I.

Mr. Gordon advised the generators should be in Phase I to co-inside with the electrical wiring for the HVC system.

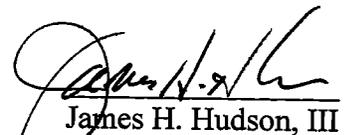
Mr. Hudson suggested that Public Works review Phase I with the Generators and Electrical for the HVC projects.

Mr. Wilson advised the School Board has applied for the literary Loan to repair the roofs at the Middle School and High School, the loan process time takes twelve to eighteen months before the School Board will receive those funds. Architectural planning will

take weeks and the RFQ's have to be advertised long before the project will begin. Mr. Wilson asked if Town Council would lend the School Board the funds to get the project started and the School Board would repay the funds when the School Board receives the literary loan.

Mr. Hudson thanked everyone for attending the work session and stated the Town Budget process will continue in February at the Town Council Sub-Committee's, they are open meetings and the School Board and Superintendent are welcome to attend any of the meetings.

There being no further business, Mr. Hudson adjourned the meeting at 7:15 p.m.


James H. Hudson, III
Mayor

ATTEST:


Karen M. Barrow
Town Clerk

**WEST POINT TOWN COUNCIL
JOINT WORK SESSION
WITH THE
ECONOMIC DEVELOPMENT AUTHORITY
MINUTES
JANUARY 23, 2008**

The Honorable James H. Hudson, III called the West Point Town Council Joint Work Session with the Economic Development Authority to order at 5:45 p.m. in the West Point Business Center located at 715 Main Street, West Point, Virginia.

Town Council Members Present: Jim Hudson, Mayor; Deborah Ball, Vice-Mayor; Mr. Gordon, Mrs. Gulley, Mr. Healy, Mr. Lawson, Mrs. Nichols and Mr. Shreaves.

Also Present: Trent Funkhouser, Town Manager; Karen Barrow, Town Clerk.

Economic Development Members Present: Bill Cawley, Chairman; Sharon Miller, Vice-Chairman; Mike Matthews, Sharon Miller, Billy Wills and Neal Barber, the Economic Development Coordinator.

Mr. Cawley welcomed Town Council to the Business Center and thanked Council for attending the Work Session.

I. Massey Oil Property/7th Street Marina

Mr. Barber advised that Papco has removed the tanks from the Massey Oil property and the environmental clean up has begun. However, it is unclear who will purchase the Massey property. The first option of sale belongs to Papco, the Marina Development Group need to purchase the property to complete the final acquisition of property for the Marina project.

II. 14th Street Development

A. Rennies Property

Mr. Barber advised the Rennies property will reopen as "Patriots Market." Bill Elliot & Jim McVey, the owners of the Rennies property currently have a sales contract with a convenience store chain called Uppy's. Uppy's will eventually redevelop the property as Uppy's.

B. Smurfit-Stone Woodlands Building

Mr. Barber advised the Smurfit-Stone Woodlands Building has been listed for sale. There is an independent developer that is in the process of making an offer for the property.

C. Kirby Street

Mr. Barber advised the EDA are in the process of purchasing some property on Kirby Street north of the new bridge as an exchange for two acres of property from Smurfit-Stone near the Industrial Park. The two acres will be used to relocate the Welding Shop that Ty Bland Owns on 7th Street, this would release the 7th Street property for the Marina Development.

D. Community Development Block Grant for Kerby Street

Mr. Barber advised the first administrative public hearing for CDBG Grant will be on Friday, January 25, 2008, the Town Council Public Hearing will be on Monday, February 28, 2008. The application will be submitted in March for a 1.4 million dollar grant.

E. Mooney Property

Mr. Barber advised the EDA authorized him to negotiate for the purchase of 1315 Main Street starting at \$185,000 and not to exceed \$200,000. At the time of negotiations, the Mooney's were interested in property on 5th Street that has now been taken of the market. The Mooney's are now looking for a suitable piece of property.

III. Industrial Park Build Out

Mr. Barber advised the Contractors working on the Waterline Projects are on schedule and both projects should be completed on time. The additional work for the fiber optic conduit will go to bid in March.

IV. Downtown Development

A. Downtown Business Center

Mr. Barber advised the Downtown Business Center has become a community meeting room. Today a group of 50 from the PCDC used the main room for a work shop.

Mrs. Gulley asked if the room can be used to hold classes to teach Latino residents English.

Mr. Barber advised yes.

B. Downtown Restaurant

Mr. Barber advised that a design for a Restaurant downtown is available for development if we can find a developer. I have a successful business owner from Williamsburg who is looking for an investor to help fund the renovations for a restaurant.

Mr. Shreaves asked how much is needed to renovate the old Dollar General into a Restaurant.

Mr. Barber advised 1.2 million dollars.

Mr. Shreaves advised that is a lot of funds.

Mr. Barber advised the plan can be trimmed down, a restaurant would bring people downtown.

C. Town Square

Mr. Barber advised the Community Development Committee reviewed the preliminary plans for the Town Square and authorized me to obtain quotes for phase I of the project. Phase I would include the construction of the stage and the area behind the stage. The goal is to have the stage ready for the first Summer Concert Series in May.

D. Historical Society

Mr. Barber advised the Historical Society conducted a meeting on Sunday for the election of their officers, they had approximately fifty-seven people in attendance. They are currently looking for suitable a location for a museum.

V. Boomtown USA Review

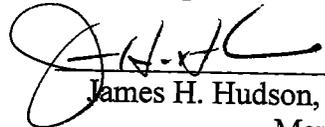
Mr. Cawley, the EDA Chairman, presented Town Council with a power point presentation and a book called "Boomtown USA" by Jack Schultz. Boomtown USA is a book of strategies for future Economic Development for small towns. Mr. Cawley also

stated that one person alone can not revive the Economic Development in West Point, it will take everyone working together.

VI. Adjournment

Mr. Hudson suggested Town Council and the EDA schedule another work session in three months.

There being no further business, Mr. Hudson adjourned the meeting at 6:55 p.m.


James H. Hudson, III
Mayor

ATTEST:


Karen M. Barrow
Town Clerk