

**SPECIAL MEETING – CITY COUNCIL  
PRINCETON, MERCER COUNTY, WEST VIRGINIA  
July 2, 2018**

A Special Meeting of the Common Council of the City of Princeton, Mercer County, West Virginia, was held in the Council Chambers of the Municipal Building on Monday, July 2, 2018, at 12:03 p.m. In attendance were Council Members David E. Graham, Timothy Ealy, Marshall Lytton, Jacqueline Rucker, Dewey Russell and James Hill; City Attorney Paul Cassell, City Manager Michael Webb and City Clerk Kenneth Clay. Absent was Council Member James Harvey. A quorum was constituted thereby.

The purposes of this Special Meeting were to organize City Council for its 2018 – 2019 Term and, thereafter, to act upon the construction bids submitted for the build out of Phase I of the Municipal Complex Project.

**I. INVOCATION AND PLEDGE OF ALLEGIANCE**

Marshall Lytton invoked divine guidance for the conduct of the meeting. James Hill led in the Pledge of Allegiance to the Flag of the United States of America.

**II. CALL TO ORDER – CITY ATTORNEY PRESIDING**

City Attorney Paul Cassell called the meeting to order.

**III. ELECTION OF MAYOR, 2018 – 2019 TERM**

City Attorney Paul Cassell opened the floor for nominations to the position of Mayor for the City of Princeton.

Council Member Dewey Russell nominated David E. Graham as Mayor.

**Closure of Nominations**

**MOTION:** Marshall Lytton moved the nominations be closed.

Jacqueline Rucker duly seconded the motion.

The motion carried unanimously.

On voting, David E. Graham was elected unanimously to serve as Mayor of the City of Princeton for the 2018 – 2019 Term.

**IV. OATH OF OFFICE FOR MAYOR**

The City Clerk administered the Oath of Office for Mayor David E. Graham.

**V. MAYOR PRESIDING - APPOINTMENT OF VICE MAYOR**

Mayor Graham expressed his intent to appoint Tim Ealy as Vice Mayor, upon his consent.

Mr. Ealy consented and Mayor Graham confirmed Tim Ealy's appointment as Vice

Mayor of the City of Princeton for the 2018 – 2019 Term.

## **VI. OATH OF OFFICE FOR VICE MAYOR**

The City Clerk administered the Oath of Office for Vice Mayor Tim Ealy.

## **VII. MAYOR – STANDING COMMITTEE APPOINTMENTS**

Mayor Graham commented that City Council had been running smoothly and, therefore, he retained the membership of the three, standing committees of Council as had served during the previous term, as follows:

### **Public Works and Recreation**

Jacqueline Rucker, Chair  
Dewey W. Russell  
Mayor David Graham

### **Public Safety**

Timothy Ealy, Chair  
James V. Hill  
Mayor David Graham

### **Finance and Administration**

Marshall V. Lytton, Chair  
James E. Harvey  
Mayor David Graham

Mayor Graham continued by expressing a desire for other members of Council to continue assisting by standing in for him at meetings of certain external agencies as follow:

James Harvey – Region I Planning and Development Council  
Dewey Russell – Chamber of Commerce and  
Mercer County Convention and Visitors Bureau

### **Comments by Mayor Graham**

Mayor Graham remarked that he was humbled at the opportunity to serve again as Mayor for the City of Princeton. He added that it is an honor to serve with the other City Council Members as we continue to promote our City, work to further economic development and improve the quality of life for our citizens. The Mayor continued by expressing his pleasure with the advancement of the City Hall Project, adding his belief that the hallmark of the Project will be the work to halt the Stafford Drive flooding.

## **VIII. BIDS FOR BUILD OUT OF THE ADMINISTRATIVE SECTION OF THE MUNICIPAL COMPLEX PROJECT**

**Architect's Report on the Low Bid**

Architect Todd Boggess reported that he had conferred with the low bid contractor for Phase I of the Municipal Complex Project, Swope Construction, and recommended the same to City Council for approval. Mr. Boggess also reported that the bid documents submitted by Swope, as a whole, looked good, with the goal being to make the Project as cost effective and efficient as possible for the City.

City Attorney Paul Cassell advised that the motion to approve the bid should be to accept the low bid of Swope Construction.

**MOTION:** Dewey Russell moved City Council accept the low bid of Swope Construction on Phase I of the Municipal Complex Project.

Tim Ealy duly seconded the motion.

The motion carried unanimously.

The City Attorney read the bid results into the record, as follow:

1. **Danhill Construction** - base bid of \$1,301,800 with 180 days for completion. Bids on Alternate A, light fixtures, of \$15,400 and Alternate B, wood veneer panels, \$12,365.
2. **Swope Construction** – base bid of \$1,225,000, with 150 days for completion. Bids on Alternate A, light fixtures, of \$15,000 and Alternate B, wood veneer panels, \$12,000.

James Hill asked if the water was on yet at the construction site.

Clerk of the Works, Eric Gatchell, responded that he is still working on it and waiting to hear from the utility company.

Dewey Russell asked Mr. Boggess if the next phase of construction would transition into the Fire Department.

Mr. Boggess replied in the affirmative and explained that after work on Phase I starts, including site development, he would be evaluating how best to proceed into the next phase. He added that he would like to meet with the new Police Chief, Tim Gray, to see if he had any recommendations that would supersede the former Police Chief's instructions.

Mr. Hill inquired if the installation of the drainage pipe at Kroger would proceed in the near future.

Mr. Boggess replied that he has a handle on it and plans to complete the drainage line at

Kroger in consultation with the engineer.

Mayor Graham asked if there were plans to do any boring.

Mr. Boggess responded there were as yet no plans to take bore samples, but would look into doing so in certain, but as yet undetermined, areas.

James Hill inquired as to the status of the garage doors for Public Works garage.

Clerk of the Works, Eric Gatchell, responded that the garage doors had been installed, but had no power. However, the lighting in the garage was in place.

Tim Ealy asked if there was any site work involved in this phase of construction.

Mr. Boggess replied that only interior work is included in this phase.

Mr. Boggess continued by reporting that he had talked with Mr. Herb McClaugherty, former CEO of the Dean Company, about acknowledging the history of the Dean Company in the new facility. Mr. Boggess mentioned perhaps the murals in the older offices could be used to accomplish this goal, or new ones could be incorporated. Still, Mr. Boggess advised he would have to consult more with Mr. McClaugherty to arrive at the best course of action on the murals.

Dewey Russell commented that representatives of more countries in the world had visited the Dean Company in its heyday than anywhere else in the U. S.

City Attorney Paul Cassell advised that Council should authorize the City Manager to sign the contract with the low bidder for Phase I, Swope Construction, after consulting with him and the engineer.

**MOTION:** James Hill moved City Council authorize the City Manger to sign the contract with the low bidder on Phase I of the Municipal Complex Project, Swope Construction, after consulting with the City Attorney and the Project Engineer.

Vice Mayor Tim Ealy duly seconded the motion.

The motion carried unanimously.

## **IX. ADJOURNMENT**

There being no further business, on motion, the Special Council Meeting of July 2, 2018, adjourned at 12:28 p.m.