

MINUTES
ECONOMIC DEVELOPMENT AUTHORITY
OF THE CITY OF CHESAPEAKE
THURSDAY, August 18, 2016

The regular meeting of the Economic Development Authority of the City of Chesapeake was held on Thursday, August 18, 2016, at 3:00 p.m. in the Authority's office located at 676 Independence Parkway, Suite 200, Chesapeake, VA.

MEMBERS PRESENT: Clyde T. Clark, Jr., Chairman; John Maddux, Vice-Chairman; J.T. Fisher, Treasurer; Teresa Peters, Assistant Secretary; Russell Hanson; Vonda Chappell; Robert Riddle

MEMBERS ABSENT: Dan Bell, Secretary; Patrick Reynolds

ALSO ABSENT: Steven C. Wright, Executive Secretary

COUNSEL ABSENT: Jim Pickrell, Pickrell, Cox & Tayloe

STAFF PRESENT: Ben White, Chesapeake Economic Development
Robert D. Moore, Chesapeake Economic Development
Preston Wilhelm, Chesapeake Economic Development
Von Gilbreath, Chesapeake Economic Development
Joan Fowler, Chesapeake Economic Development
Casey Gilchrist, Chesapeake Economic Development
Christine Esthay, Chesapeake Economic Development

GUEST PRESENT: Vice Mayor Rick West, Chesapeake City Council
Debbie Ritter, Chesapeake City Council
Robert Ike, Chesapeake City Council
Jim Baker, Chesapeake City Manager
Dana Sanford, Chesapeake City Attorney
Vincent J. Mastracco, Jr., Kaufman & Canoles
Grady Palmer, Williams Mullen
Pete Burkheimer, Engineering Services, Inc.
Petro Kotarides, Kotarides Builders
Chip Wirth, Wirth Development Corporation
Rick Burnell, Atlantic Commerical Real Estate Services, Inc.
Bob Stanton, Stanton Partners, Inc.
Chris Sanders, Robinson Development Group
Richard Browner

Minutes – August 18, 2016
Economic Development Authority
of the City of Chesapeake
Page 2

Chairman Clyde Clark, Jr. declared a quorum present and called the meeting to order.

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PETE BURKHIMER, ENGINEERING SERVICES, INC.: Mr. Burkhimer, Engineer, Engineering Services, Inc., provided information on a new project, Joliff Landing at Western Branch. Mr. Burkhimer requested support from the Authority for their proposal to promote daytime employment on a prime area at the front of their Planned Unit Development (PUD) while building single family homes on the Boyd property. This was for information only, no action was taken.

Due to conflicting issues, Mr. John Maddux excused himself from the presentation.

RICHARD BROWNER PRESENTATION: Mr. Browner provided information to the Authority regarding his concept of a “MasterPlan” for the 4,000 acres that Mr. Frank Williams owns in Chesapeake. Mr. Browner’s goal is to come up with a plan that will maximize the long term economic development opportunities for businesses interested in locating in the Hampton Roads area. This was for information only; no action was taken.

Due to conflicting issues, Ms. Vonda Chappell excused herself from the presentation.

Council Member Ritter enters the meeting.

EXECUTIVE SESSION: Ms. Teresa Peters made a motion, seconded by Mr. Robert Riddle and carried unanimously to assemble informally in closed meeting in accordance with the Virginia Freedom of Information Act, Section 2.2-3711 attached hereto and made apart hereof.

Mr. John Maddux made a motion, seconded by Ms. Teresa Peters and carried unanimously to adjourn the Executive Session in accordance with the resolution as indicated on Form II of the Virginia Freedom of Information Act, Section 2.2-3711B hereto and made apart hereof.

Several Members had to be excused from close session at different times due to the various discussions: Mr. Robert Riddle, Mr. John Maddux and Ms. Vonda Chappell. Due to several Council Members being present, Council Member Ritter excused herself from closed session.

Mr. John Maddux made a motion, seconded by Mr. Russell Hanson and carried unanimously to accept the Authority as being the applicant for the William’s Farm Proposal on behalf of the Virginia Business Ready Sites Program (VBRSP).

MEETING MINUTES: After a review of the July 21, 2016 Meeting Minutes, a motion was made, seconded and carried unanimously to accept the Minutes from the July 21, 2016 Meeting.

TREASURER’S REPORT: Mr. Ben White, Chesapeake Economic Development, reported the financial statements, including the LGIP Account for July 2016. Hearing no questions or concerns, Chairman Clark declared the July 2016 Treasurer’s Report filed for audit.

OPENING OF PUBLIC HEARING ON IRB APPLICATIONS: None for the month of August 2016.

PRESENTATION OF FINAL BOND DOCUMENTS & OTHER RELATED IRB BUSINESS: None for the month of August 2016.

INVOICES:

After a review and upon recommendation by Mr. Ben White, Mr. John Maddux made a motion; seconded by Mr. Jeffrey Fisher and carried unanimously (with the exception of Mr. Robert Riddle who abstained from voting on the Solitude and A & W Contractors, Inc. invoices) to approve for payment the following invoices:

Dominion VP (Acct #1260413354 411 Inn Dr 06/20-07/19/16).....	382.11
Dominion VP (Acct #9578017346 444 Network Sta 06/20-07/19/16).....	394.17
Solitude (Inv #PI-A00082645 08/01-08/31/16)	789.00
Basnight Land & Lawn, Inc. (Inv #77833 Grounds Maint August 2016)	3,364.77
Basnight Land & Lawn, Inc. (Inv #77740 May & June Bushog Oakbrooke)	6,270.00
Basnight Land & Lawn, Inc. (Inv #77747 Irrigation Main Line Repair Oakbrooke).	1,803.56
Minor & Associates (Inv #121521 Preparation for the EDA Audit)	451.25
Chesapeake Wine Festival (2016 Chesapeake VA Wine Festival Chalet Purchase)	2,000.00
A&W Contractors, Inc. (Smith Ave Clearing E&S).....	105,572.78
TAP!TAP! Craft Beer Festival (2016 Sponsorship)	500.00
Sanford Holshouser (Inv #CEDA-081716 Ches Comp Strat Econ Dev Plan Project)	12,717.34

ECONOMIC DEVELOPMENT UPDATE: No Economic Development update was provided at this meeting.

OAKBROOKE BUSINESS & TECHNOLOGY CENTER PROJECT UPDATE: Ms. Joan Fowler, Development Services Coordinator, provided the following update:

- SMOC has almost completed construction; expect to move in late October 2016
- INIT Innovations in Transportation, Inc.’s construction and site work is moving along
- Staff is still moving forward with contract on parcel 35

GREENBRIER NORTH COMMERCE PARK (SEVTC) UPDATE: Ms. Joan Fowler, Development Services Coordinator, provided the following update:

- A&W Contractors, Inc. cleared and graded the first majority on acreage of the property
- Staff is working with Hassell and Folkes on the remaining property to clear and grade. They will put together plans
- Staff is getting ready to go to the Board of Zoning Appeals to get variance on the widths; also worked out with Zoning the variances for the Chesapeake Integrated Health Services building
- Staff is working on install landscaping at the site

CAVALIER INDUSTRIAL PARK: Ms. Joan Fowler, Development Services Coordinator, informed the Authority that the sign at the main entrance of the park has been damaged. Staff is in the process of getting the sign and landscaping repaired. Staff will work with the EDA Legal Counsel to seek financial reimbursement from the citizen's insurance company for damages. This was for information only; no action was taken.

STRATEGIC PLAN UPDATE: Vice Chairman Maddux gave a brief update on the strategic planning process and indicated that the additional draft would be held due to recent projects that need to be included. This was for information only; no action was taken.

WESTERN BRANCH UPDATE: Chairman Clark stated that the Western Branch Task Force is in the process of reconvening now that the Chesapeake Square Mall has a new manager. Chairman Clark also stated that good things are happening in Western Branch. Chairman Clark then turned the discussion over to the Smith-Boyd Property.

Due to conflicting issues, Mr. John Maddux excused himself from the meeting.

ECONOMIC DEVELOPMENT INVESTMENT GRANT PROGRAM (EDIP) GUIDELINES: Chairman Clark

informed the Authority that in their packets was the revised EDIP Guidelines which have been adopted by City Council and needs to be adopted by the Authority.

Mr. Russell Hanson made a motion, seconded by Ms. Vonda Chappell and carried unanimously to approve the new EDIP Guidelines submitted July 12, 2016.

ADJOURNMENT: There being no further business to discuss, it was the consensus to adjourn the meeting.



Steven C. Wright
Executive Secretary

Minutes provided by Adrienne G. Powell