

**ECONOMIC DEVELOPMENT AUTHORITY
OF THE CITY OF CHESAPEAKE
THURSDAY, July 21, 2022**

The regular meeting of the Economic Development Authority of the City of Chesapeake was held on Thursday, July 21, 2022, at 3:00 p.m. at Summit Pointe, 555 Belaire Avenue, Suite 310, Chesapeake, VA 23320.

MEMBERS PRESENT: Vonda W. Chappell, Chair – via remote telephone connection
Kevin J. Cosgrove, Vice Chair
Dawn Matheson, Treasurer/Assistant Secretary
Patrick L. Reynolds, Member
John Maddux, Member
Luis Jimenez, Member
Michael Malone, Member
Tonya Gill, Member

MEMBER(S) ABSENT: M. Bradley Brickhouse, Secretary

ALSO PRESENT: Steven C. Wright, Executive Secretary

COUNSEL PRESENT: John Sawyer, WRG PC, EDA Counsel

CED STAFF PRESENT: Ben White; Preston Wilhelm; Sherry Barnette; Tim Howlett; Curtis Cobert; Constantia Matthews; Kerstin Plarr

GUESTS PRESENT: Sophie Maxwell, CED Intern; John Kinsley, Business Development with Image Business Interiors

CALL TO ORDER: Mr. Kevin Cosgrove, Co-Chair, declared a quorum present, and called the meeting to order.

SPECIAL PRESENTATION:

Ms. Sophie Maxwell, CED Summer Intern, presented an overview of the status of small businesses in Chesapeake which included a cost comparison with the surrounding municipalities as well as a review of the individual cities' websites. Ms. Maxwell made several suggestions for interactions with prospective small business partners and for enhancing the CED website as a means of attracting, assisting, and retaining small businesses.

SPECIAL ANNOUNCEMENT:

Mr. Steven Wright announced the promotion of Ms. Kerstin Plarr to the Economic Development Department's new Business Development Manager position. Ms. Plarr will focus primarily on small business development.

MEETING MINUTES:

After a review of the June 16, 2022 Meeting Minutes, Mr. Brad Brickhouse made a motion; seconded by Mr. Luis Jimenez, to accept the minutes from the June 16, 2022 meeting. The motion was approved unanimously.

TREASURER’S REPORT(S):

Mr. Steven Wright presented the treasurer’s report for June 2022. No other questions or concerns were expressed; therefore, Vice Chair Kevin Cosgrove declared June 2022 Treasurer’s Report filed for audit.

INVOICES:

All the invoices were approved budgeted invoices.

UNFINISHED BUSINESS:

ECONOMIC DEVELOPMENT UPDATE:

Mr. Steven Wright updated Chesapeake Economic Development has been very busy recently with robust prospect activity and promoting increased business activity in Chesapeake. Mr. Wright reported Total Fiber Recovery, which is a recycling operation, has returned post COVID and is now an 80 million dollar project with approximately 70 new jobs. In addition, Fairbanks Morse, a defense contractor, is building a 45,000 sq ft facility in the Curtis Saunders Road area, and Plasser American is a 52 million dollar two phase project that includes the construction of a new office building as well as a complete overhaul and renovation of their manufacturing space.

Mr. Ben White reported he had the opportunity to travel to Germany on an advanced manufacturing mission and attend the Automatica Trade Show with the HR Alliance consultant based in Frankfurt. The focus of the Germany mission trip was on energy, smart automation, and robotics. Mr. White also reported he traveled to Quebec on a trip with members of the Alliance, Port of Virginia, and Dominion Energy. The focus of the Quebec trip was green and renewable alternative sources of energy.

Mr. Curtis Cobert reported Plasser American will be recognized as the Chesapeake Business of the Year on August 9th at City Council as well as announcing that Freedom Street Partners has been selected by the Chamber as the Small Business of the Year. In addition, the 22nd Golf Classic proceeds check will be presented to the Chesapeake Schools Foundation in the amount of \$12,847.00.

THREE OAKS AT GREENBRIER COMMERCE PARK:

Mr. Wright reported there continues to be significant interest in Three Oaks that included a site visit with a VEDP site prospect. Mr. Wright invited members of the Authority to tour the site tentatively after the next EDA meeting.

OAKBROOKE BUSINESS & TECHNOLOGY CENTER UPDATE:

No new update.

WESTERN BRANCH UPDATE:

Mr. Preston Wilhelm updated he and several members from the City had the opportunity to visit the completed 650,000 sq ft Amazon facility in Western Branch. Mr. Wilhelm reported the Chesapeake facility is not a conventional warehouse operation because it is fully automated with multiple types of machine robotics.

COMMITTEE REPORTS:

Mr. Steven Wright discussed the possibility of expanding the current EDIP program to include retail incentives particularly in the Summit Pointe area. Mr. Wright advised the COVID grants provided exposure to many of the challenges retail businesses in the City are struggling with and suggested some modifications to the program would allow CED to help those businesses while mitigating the amount of associated risk.

Mr. Patrick Reynolds explained some of the differences between manufacturing and retail businesses specifically finding target customers. Mr. Reynolds reported 80% of businesses fail within the first year especially in the retail sector, and advised the perspective needs to be viewed from the retail tenant or business owner because the owner is the one taking a chance on making a return on investment. A retail incentive grant could assist a retail business start or grow by helping with marketing to attract customers or provide funding for the cost of additional compulsory location design requirements.

NEW BUSINESS:

Mr. Steven Wright presented a Resolution and Development Agreement approving an EDIP grant for Map Communications, Inc. dba Posh Communications which has relocated from Greenbrier Circle to Summit Pointe with an investment of over 5 million dollars and 75 new jobs.

Ms. Dawn Matheson made a motion; seconded by Mr. Luis Jimenez to approve the EDIP Resolution for Map Communications, Inc. The motion was unanimously approved.

EXECUTIVE SESSION:

Mr. John Sawyer, EDA Counsel, stated the EDA may wish to consider a motion to conduct a closed meeting for discussion or consideration of the acquisition of real property for a public purpose, or of the disposition of publicly held real property, where discussion in an open meeting would adversely affect the bargaining or negotiating position of the Economic Development Authority (EDA), specifically for potential acquisition of real property for economic development purposes and second one disposition of publicly held real property all as permitted by Sections 2.2-3711(A) (3) of the Code of Virginia.

Mr. Michael Malone made a motion; seconded by Mr. John Maddux to go into Executive Session. The motion was unanimously approved.

Mr. Michael Malone made a motion; seconded by Mr. John Maddux to leave Executive Session. The motion was unanimously approved.

Mr. John Sawyer, EDA Counsel, stated the EDA may wish to consider a motion to certify that to the best of each member’s knowledge only public business matters lawfully exempted from open meeting requirements by Virginia law were discussed and only such public business matters as were identified in the motion convening the closed meeting were heard, discussed, or considered. The certification was approved, and the Executive Session was closed unanimously via a roll call vote.

ADDITIONAL MOTIONS:

Mr. Brad Brickhouse made a motion; seconded by Mr. Luis Jimenez to authorize the Chair of the Economic Development Authority to fund the rezoning application for the property discussed in the Executive Session if needed. The motion was unanimously approved.

FOR YOUR INFORMATION:

August 4, 2022 – Norfolk Tides Baseball Game Broker Event

- 5:00 pm to 8:00 pm Harbor Park

August 9, 2022 – City Council Meeting

- Small Business of the Year Presentation

October 8, 2022 - 12th Annual Wine Festival

- Chesapeake City Park 12:00 pm – 6:00 pm

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



Steven C. Wright
Executive Secretary