

**ECONOMIC DEVELOPMENT AUTHORITY  
OF THE CITY OF CHESAPEAKE  
THURSDAY, September 16, 2021**

The regular meeting of the Economic Development Authority of the City of Chesapeake was held on Thursday, September 16, 2021, at 3:00 p.m. at Chesapeake City Hall in the City Council Chamber at 306 Cedar Road, Chesapeake, VA 23322.

**MEMBERS PRESENT:** Patrick L. Reynolds, Chairman  
Vonda W. Chappell, Vice Chairman  
Bradley Brickhouse, Secretary  
Kevin J. Cosgrove, Treasurer/Assistant Secretary  
John Maddux, Member  
Dawn Matheson, Member  
Luis Jimenez, Member  
Michael Malone, Member  
Tonya Gill, Member

**ALSO PRESENT:** Steven C. Wright, Executive Secretary

**MEMBERS ABSENT:** None

**CED STAFF PRESENT:** Ben White; Preston Wilhelm; Lloyd Jackson; Sherry Barnette;  
Curtis Cobert; Constantia Matthews; Kerstin Plarr; Stephanie Glover

**GUESTS PRESENT:** Jacob Stroman, City Attorney; Susan Rowling, Deputy City Attorney;  
Pete Kotarides with Kotarides Companies; Grady Palmer, Esq., with  
Williams Mullen

**CALL TO ORDER:**

Mr. Patrick Reynolds, Chairman, declared a quorum present and called the meeting to order.

**MEETING MINUTES:**

After a review of the August 19, 2021 Meeting Minutes, Ms. Dawn Matheson made a motion; seconded by Mr. Michael Malone, to accept the minutes from the August 19, 2021 meeting. The motion was approved unanimously.

**TREASURER'S REPORT(S):** Mr. Steven Wright, Chesapeake Economic Development, presented the treasurer's report for August 2021. No other questions or concerns were expressed; therefore, Chairman Patrick Reynolds declared August 2021 Treasurer's Report filed for audit.

**INVOICES:**

After a review of the invoice from the Virginia Maritime Association in the amount of \$310.00, a motion was made by Mr. John Maddux; seconded by Ms. Dawn Matheson to approve the payment and addition to the annual operating budget. The motion was approved unanimously.

**UNFINISHED BUSINESS:**

**ECONOMIC DEVELOPMENT UPDATE:**

Mr. Steven Wright shared some recent data center announcements advising even though the centers vary significantly in size and funding all of them have produced a tax yield for the localities. Mr. Wright spoke of several opportunities for Chesapeake to attract data centers due to some of the City's natural assets, particularly on Mt. Pleasant Road with a recently approved solar farm.

Mr. Wright updated that fans of food and drink will have some new offerings coming to Summit Pointe in the very near future. These include some well-known franchises such as Luce Secondo, Pale Horse Coffee, First Watch, and Cork & Bull.

Mr. Wright reported the Authority will soon be meeting in Summit Pointe at Greenbrier and advised the CED office will relocate to 555 Belair Building at Summit Pointe in January 2022.

Mr. Wright discussed Amazon's decision to create a career center on Military Highway in the old K-Mart building. Mr. Wright advised this is important for the City of Chesapeake, because as Amazon's footprint continues to expand in the City, a lot of the potential employees will be from Chesapeake.

Mr. Wright updated Frank Williams Farm is likely to submit a new application for rezoning the 1400 acre site. Mr. Wright explained the rezoning is an important first step to let people know about the property availability. In addition, within the next 60 days, CED staff plan to get the property on the agenda for an EVRIFA, (Eastern Virginia Regional Industrial Facilities Authority), meeting to create regional awareness.

Mr. Wright announced the VEDP has a Virginia Ready Sites Program that helps fund regional projects. This program also assists with due diligence expenses and infrastructure costs associated with developing economic opportunity sites. Mr. Wright reported VEDP has a round of funding coming up very soon and CED staff is working on submitting opportunity sites that can be selected for funding this year.

**OAKBROOKE BUSINESS & TECHNOLOGY CENTER UPDATE:**

No update reported.

**WESTERN BRANCH UPDATE:**

Mr. Steven Wright updated work continues with the Kotarides on the mall site and directed members to a memo sent by the City to a concerned citizen. The memo provided a comprehensive view of the City's activities within Western Branch. Mr. Wright thanked Mr. Preston Wilhelm for writing the commerce and economic development section of the memo. Mr. Wright advised there are some challenges in Western Branch, but there are also a lot of opportunities.

**COMMITTEE REPORTS:**

Will be discussed in closed session.

**NEW BUSINESS:**

Mr. Steven Wright presented the EDIP Resolution for PRISM Maritime and provided the members with some background information advising the company has been in Chesapeake for many years. PRISM Maritime is acquiring two (2) buildings in the Greenbrier Commerce Park with an overall capital investment of 4.4 million dollars, and approximately 50 new jobs. Mr. Wright requested approval for the EDIP Resolution.

Ms. Dawn Matheson made a motion; seconded by Mr. Michael Malone to approve the EDIP Resolution for PRISM Maritime. The motion was approved unanimously.

**OLD BUSINESS:**

Mr. Steven Wright requested approval to change the date of the December 9, 2021 EDA Meeting and Holiday Reception to December 16, 2021. Mr. Michael Malone made a motion; seconded by Mr. Luis Jimenez to approve the date change for the December EDA Meeting along with the Holiday Reception. The motion was approved unanimously.

Mr. Steven Wright requested approval for an Amending EDIP Resolution for GEMSA Enterprises change in building location to 2620 Indian River Road. Mr. Wright advised there was no change in the capital investment, or the job creation numbers.

Mr. John Maddux made a motion; seconded by Ms. Dawn Matheson to approve the Amending EDIP Resolution for GEMSA Enterprises. The motion was approved unanimously.

**FOR YOUR INFORMATION:**

Mr. Steven Wright announced the Chesapeake Virginia Wine Festival is October 9, 2021, at Chesapeake City Park. Mr. Wright advised members interested in attending to contact CED staff for tickets. All tickets are only available on-line.

**FOR YOUR INFORMATION cont.:**

Mr. Wright also announced the Chesapeake Regional annual Foundation Gala has been rescheduled to February 26, 2022.

**EXECUTIVE SESSION:**

Mr. Jay Stroman, Chesapeake City Attorney, acting EDA Counsel, stated the executive session will cover:

Clause 5, discussion of a prospective business where no previous public announcement has been made of the business' interest in locating in Chesapeake, VA.

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

A motion was made by Mr. John Maddux; seconded by Mr. Michal Malone certifying that only public business matters lawfully exempted from open meeting requirements were identified in the motion convening the executive discussion were heard, discussed, or considered. The certification was approved unanimously.

Ms. Dawn Matheson made a motion; seconded by Mr. John Maddux to leave the Executive Session. The motion was approved unanimously.

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



Steven C. Wright  
Executive Secretary

Minutes provided by Jude Jackson