

**ECONOMIC DEVELOPMENT AUTHORITY  
OF THE CITY OF CHESAPEAKE  
THURSDAY,  
June 12, 2025**

The regular meeting of the Economic Development Authority of the City of Chesapeake was held on Thursday, June 12, 2025, at 3:00 p.m. at Summit Pointe, 555 Belaire Avenue, Suite 310, Chesapeake, VA 23320.

**MEMBERS PRESENT:** Kevin J. Cosgrove, Chair; Julie Anderson, Vice Chair; Bradley Brickhouse, Member; Luis Jimenez, Member; Tonya Gill, Member; Jeffrey Ganthner, Member; Troy Lindsey, Member

**MEMBERS ABSENT:** Kristi Wooten, Member; Dawn Matheson, Treasurer/Assist. Secretary

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

**COUNSEL PRESENT:** John Sawyer, WRG PC, EDA Counsel

**CED STAFF PRESENT:** Preston Wilhelm; Sherry Barnette; Edie Saecker; Kerstin Plarr; Curtis Cobert; Constantia Cobert; Austin Bussey; Jude Jackson

**GUESTS PRESENT:** Brian Solis, Deputy City Manager; Catherine Lindley, City Attorney; Daniel Brownell, SCI; Andrew Nunn - Wolcott, Rivers, Gates; Brett Pyka, Supreme Real Estate Group; Sofia Jean-Baptiste, Supreme Real Estate Group; Kendall Pinsky, Supreme Real Estate Group; Cory McCoy, Oasis Health Group

**CALL TO ORDER:**

Mr. Kevin Cosgrove, Chair, declared a quorum present and called the meeting to order. Mr. Jeffrey Ganthner made a motion to adopt the Draft Agenda; seconded by Ms. Julie Anderson. The motion was unanimously approved.

**INTRODUCTION(S):**

Mr. Steven Wright introduced Mr. Devin Rondeau, CED Summer Intern. Mr. Rondeau is a junior at George Mason University and is majoring in Global Affairs with a minor in International Business.

EDA Counsel, John Sawyer introduced Mr. Andrew Nunn, a rising third-year law student at Penn State University who is interning with Wolcott, Rivers, Gates law firm for the summer.

**SPECIAL PRESENTATION:**

EDA Counsel John Sawyer gave a short presentation outlining the rules, regulations, and requirements for the Closed Executive Sessions as enumerated in the Virginia Code. City Attorney Ms. Catherine Lindley followed up with some additional comments to emphasize the importance of following all these guidelines and discussed some of the consequences and penalties associated with violations.

**MEETING MINUTES:**

After a review of the May 17, 2025 Meeting Minutes, Ms. Julie Anderson made a motion to approve the Minutes; seconded by Ms. Tonya Gill. The motion was unanimously approved.

**TREASURER REPORT:**

Ms. Edie Saecker presented the Treasurer's Report for May 2025. No questions or concerns were expressed; Chair Kevin Cosgrove declared May 2025, Treasurer's Report filed for audit. Ms. Saecker reviewed the FY2026 Proposed Operational Budget as presented and explained several line-items in detail. Ms. Julie Anderson made a motion to accept the FY2026 Proposed Operational Budget; seconded by Mr. Luis Jimenez. The motion passed unanimously.

**ECONOMIC DEVELOPMENT UPDATE:**

Mr. Steven Wright reported that Cypress Pointe hosted the 25th Annual Business Appreciation Golf Classic and praised the event as one of the best classics to date. He noted that once financials are finalized, a report will be provided on the donation amount to the Chesapeake Schools Foundation in support of the Jared Cotton Scholarship, which helps Chesapeake Public Schools students enter trade jobs. Mr. Wright thanked the CED staff and Authority members for their contributions to the tournament's success.

Mr. Wright reported on the groundbreaking of Virginia Natural Gas's new regional facility on the Darden tract, adjacent to Oakbrooke. He described it as a successful and significant event that marks the beginning of the next phase of development in that area. Mr. Wright thanked all Authority members who participated.

Mr. Wright also reported on High School Signing Day, an important event celebrating Chesapeake Career Center students who are graduating and beginning their careers. He noted that the program aligns closely with the Jared Cotton Scholarship, funded by proceeds from the annual golf tournament. The event is a meaningful milestone for students, parents, teachers, and school administrators.

In addition, Mr. Wright reported that Governor Glenn Youngkin visited Sumitomo Drive Technologies last week, one of Chesapeake's key international companies located in Cavalier Industrial Park.

Mr. Wright announced that, in partnership with the Hampton Roads Workforce Council, CED will host a Job Fair at the Chesapeake Conference Center on **June 17, 2025**, from **10:00 a.m. to 3:00 p.m.**

Mr. Wright reported that the Virginia Business Ready Site Program (VBRSP) application for the Hampton Roads Regional Airport was denied by VEDP in Richmond due to the site not being properly zoned for industrial development. He noted that CED is actively working with the airport owners and various City departments to rezone the property adjacent to the airport in order to submit a new application to the VBRSP.

**THREE OAKS AT GREENBRIER COMMERCE PARK:**

Mr. Wright reported that infrastructure work including water, sewer, and the pump station has been completed. CED is continuing to work closely with the property owner on stormwater management. From the outset, the intention was to include a regional stormwater retention pond on-site to maximize the developable land. CED is actively collaborating with design engineers at Kimley-Horn to finalize and approve those plans, install the necessary equipment in accordance with BMP (Best Management Practice) and market the site as shovel-ready for development.

**OAKBROOKE BUSINESS & TECHNOLOGY CENTER:**

Mr. Preston Wilhelm reminded the Authority that only three parcels remain available for sale. He noted that there is active interest from several parties and that the team is currently negotiating a contract with COVA Insurance, which if finalized would leave just two remaining parcels.

**NEW BUSINESS:**

Mr. Wright reported that Sumitomo is planning a \$9.3 million upgrade and modernization of their warehouse facility in Chesapeake. While the investment primarily involves operational equipment and does not include new jobs at this stage, it represents a significant commitment and may serve as the first phase of a larger, multi-phase expansion to enhance their manufacturing capabilities. Mr. Jeffrey Ganthner made a motion to approve the EDIP Resolution for Sumitomo; seconded by Mr. Brad Brickhouse. The motion was unanimously approved.

**OLD BUSINESS:**

Mr. Wright reviewed the Performance Agreement and Development Agreement for the LS GreenLink EDIP, as well as the Performance Agreement for the Commonwealth Opportunity Fund, a State incentive awarded to the companies through the City. He reminded members that the project's capital investment is \$681 million. Mr. Luis Jimenez made a motion to authorize the Chair to sign all three incentive agreements as presented associated with the LS GreenLink Project Genesis; seconded by Ms. Tonya Gill. 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 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); discussion or consideration of the investment of public funds where competition or bargaining is involved where the financial interests of the EDA may be adversely affected; and consultation with legal counsel regarding specific legal matters requiring the provision of legal advice by counsel all as permitted by Sections 2.2-3711(A)(3)(A)(6) and (A)(8) of the Code of Virginia. Mr. Jeffrey Ganthner made a motion to go into the Executive Session; seconded by Mr. Troy Lindsey. The motion was unanimously approved.

**EXECUTIVE SESSION cont.:**

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 unanimously and the Executive Session closed by Chair Kevin Cosgrove via roll call vote.

**ADDITIONAL MOTIONS:**

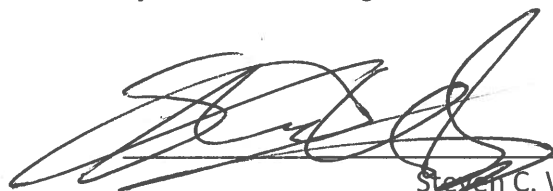
Mr. Jeffrey Ganthner made a motion to authorize the Chair to sign and execute the third amendment to said contract with said client as discussed in Executive Session; seconded by Mr. Troy Lindsey. The motion was approved unanimously.

Mr. Luis Jimenez made a motion to authorize the Chair to execute the amendment discussed in Executive Session following the clarification of the term maturity date and alignment on terms; seconded by Ms. Tonya Gill. The motion was unanimously approved.

**FOR YOUR INFORMATION**

- **July 2, 2025 – Riverview Center Grand Opening Celebration from 3:00 pm to 8:00 pm**
  - 103 Watson Road, Chesapeake 23320

**ADJOURNMENT:** There being no further business to discuss, Ms. Kristi Wooten made a motion to adjourn; no second being needed, it was the consensus to adjourn the meeting.

  
Steven C. Wright  
Executive Secretary