

Open Meeting

On Monday, August 22, 2016, the Economic Development Authority of Appomattox County held its Regular Meeting at 6:00 P.M. in the Office of the County Administrator, 153-A Morton Lane, Appomattox, Virginia. Chairman William Slagle called the meeting to order at 6:00 P.M.

PRESENT: Garet Bosiger
 James (Buddy) Conner
 Laura Mills
 Winfred Nash Arrived at 7:10 pm
 Jim Searcy
 William Slagle

ABSENT:

ALSO PRESENT: Susan Adams - County Administrator
 Jeff Taylor – Director of Economic Development/Clerk
 Chad Milner - Board of Supervisors Member
 Johnnie Roark – Director of Community Development
 Jeff Elder - Town of Appomattox
 Philipp Gabathuler - Town of Appomattox
 Tom Walton – Delta Response Team
 Brett Stratton - W.A. Stratton Construction
 Dan Poteet – Dominion Resources

Citizen Public Comment Period

This time is provided by the Authority to allow citizens the opportunity to address the Authority on issues of importance to the citizen. No individual citizen shall be permitted to address the EDA for more than three (3) minutes. No one spoke.

Approval of Minutes

1. July 25, 2016 Minutes - 16-0193

Chairman Slagle asked if there were any corrections to the minutes of the July 25, 2016 Meeting Ms. Mills found one error and it was corrected. Mr. Conner moved that the minutes be approved. Ms. Mills seconded the motion. The motion passed five to zero.

Payment of Bills

None

Old Business

1. XNG Update - 16-0194

Mr. Taylor reported that a conference call with Seth Berry of XNG, Secretary of Commerce and Trade Maurice Jones, Deputy Secretary of Commerce and Trade Hayes Framme, Ms. Adams and himself for took place at 11:00 am Monday August 1st.

Mr. Taylor stated that Mr. Berry restated his commitment to locate a facility in the Appomattox Center for Business and Commerce, but the planned project has been delayed due to the economy and market conditions in the natural gas industry.

Ms. Adams echoed that and added that Deputy Secretary Framme said he was committed to assisting Mr. Berry identify areas of potential customers.

Mr. Taylor also stated that he has not received a signed copy of the option nor a check for the payment.

There were a few questions and comments about the project.

2. Covenants - 16-0195

Mr. Taylor stated that the EDA discussed the issue of putting a Right of First Refusal clause in all EDA Sales Agreements at the May and July meetings and needed at which time members asked that they be sent a copy of all the covenants of the park so they could study and discuss revisions.

Mr. Taylor asked that the EDA pick a date to meet and hold a workshop to discuss changes to the covenants. There was discussion.

By consensus, the EDA chose Monday, September 12, 2016 for a workshop/meeting.

3. Business Ready Sites Programs - 16-0196

Mr. Taylor reported that he had received the final draft of the new Virginia Business Ready Sites Program (VBRSP application from Carolyn Howard of Draper Aden Associates.

Mr. Taylor said there were just a few things to tweak and links to documents to add and it would be ready to go. He asked the EDA to pass a resolution authorizing Chairman Slagle to sign off on the grant application.

Mr. Bosiger moved that Mr. Slagle sign off on the Grant Application. Mr. Searcy Seconded the motion. The motion passed five to zero.

4. Delta Response Team - 16-0197

Mr. Taylor explained that Director of Community Development Johnnie Roark had received and responded to the Preliminary Plans for the Delta Response Team project. He went on to explain that the layout of existing sewer for Martin Printwear, Lynchburg Ready Mix and Penelope's was temporary and that the EDA should get proposals from engineering firms to create a more permanent sewer system for that section of the park.

Mr. Taylor stated that the current water and sewer did not follow what was detailed in the ACBC Master Plan. He said the delay of the XNG project was not helping the situation because XNG had agreed to construct all their infrastructure and the delay had a major impact on extension of the road, water and sewer, which in turn impact the DRT project.

Mr. Slagle gave a short history of why this was constructed the way it was.

There was extensive discussion and a many questions and comments about the project by all EDA members, Mr. Roark, Ms. Adams, Jeff Elder from the Town of Appomattox, Tom Walton from Delta Response Team, and Brett Stratton of W.A. Stratton Construction.

There was discussion about DRT compliance with the EDA covenants and extension of the access road in front of the DRT property to the current gate. It was estimated that it would cost the EDA about \$15,000 to accommodate DRT with water and sewer service, and to potentially extend the road to the gate. It was noted that all this was separate from the effort to create a more permanent sewer system for that section of the park that is estimated to cost from \$250,000 to \$300,000.

No action was taken at this time.

5. Closed Session - 16-0198

Motion to Convene in Closed Session

Mr. Bosiger moved that the Economic Development Authority of Appomattox County convene in Closed Session pursuant to Section 2.2-3711 A.3 of the Code of Virginia, as amended, 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 position or negotiating strategy of the public body. Mr. Conner seconded. The motion passed five to zero.

Mr. Nash Arrived at 7:10 pm during the closed session.

Motion to return to Open Session and Adopt the following resolution:

WHEREAS, the Economic Development Authority of Appomattox County has convened a Closed Session this date pursuant to an affirmative recorded vote and in accordance with the provisions of the Virginia Freedom of Information Act;

AND WHEREAS, Section 2.2-3711 A.3 of the Code of Virginia, as amended, requires a certification by the Economic Development Authority of Appomattox County that such Closed Session was conducted in conformity with Virginia Law:

NOW, THEREFORE, BE IT RESOLVED, that the Economic Development Authority of Appomattox County hereby certifies that, to the best of each member's knowledge, (i) only public business matters lawfully exempted from open meeting requirements by Virginia Law were discussed in the Closed Session to which this certification motion applies, and (ii) only such matters were heard, discussed or considered by the Economic Development Authority of Appomattox County.

ROLL CALL VOTE:

Buddy Conner - Yes; Jim Searcy – Yes; Laura Mills - Yes; Garet Bosiger
Winfred Nash - Yes; William Slagle - Yes.

New Business

None

Other Items

1. Approval to do Engineering for Phase I Utilities Upgrade

Mr. Slagle brought up the subject of getting preliminary engineering done to provide a more permanent solution as was discussed earlier in the meeting. Mr. Slagle suggested we seek grants to fund whatever are the recommendations that result from those plans. The estimated cost is up to \$30,000.

Mr. Conner moved that the EDA do the preliminary engineering. Ms. Mills seconded the motion. The motion passed six to zero.

2. Upgrade Costs for DRT Project

Mr. Slagle returned to the issue of the estimated amount of \$15,000 to accommodate DRT with water and sewer service, and to potentially extend the road to the gate.

There was discussion the various water agreements of renegotiation of those agreements into one document.

Mr. Bosiger moved that the EDA do pay the costs associated with providing water and sewer service to DRT and to extend the road to the gate. Mr. Searcy seconded the motion. The motion passed six to zero.

3. Resolution

Mr. Slagle asked that the members of the EDA consider the following resolution:

“The Economic Development Authority of Appomattox County expresses it sincere gratitude and appreciation to Jeff Taylor for his efforts in advancing the economic objectives and interests of Appomattox County.”

All members of the EDA agreed, by consensus, to approve the resolution.

There was discussion about what kind of county staff support for the EDA in light of Mr. Taylor’s departure.

4. Upcoming Meetings & Events

Monday, September 12th Special Work Session

Monday, September 26th

Monday, October 24th

November - No Meeting

Monday, December 12th

Monday, January 23rd, 2017 - Organizational Meeting

Adjournment

At 8:00 PM, there being no further business, the meeting was adjourned by consensus.

William Slagle, Chairman