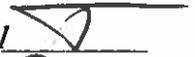


Secretary's initials of approval



Preparer's initials



**BRUNSWICK COUNTY BOARD OF SUPERVISORS  
BRUNSWICK COUNTY INDUSTRIAL DEVELOPMENT AUTHORITY**

**Board Meeting**

100 Athletic Field Road  
Brunswick County Conference Center  
May 24, 2023 at 6:00 P.M.

**IDA Board Meeting Minutes**

**The following Board of Supervisors Member were present:**

Dr. Alfonzo Seward, Chair, Sturgeon District  
Mr. Bernard Jones, Vice-Chair, Red Oak District  
Mr. Welton Tyler, Powellton District  
Mrs. Barbara Jarrett Harris, Totaro District  
Mr. John W. Zubrod, Meherrin District

**The following Board of Directors Members were present:**

Ms. Gloria Menyweather-Woods, Chair, Sturgeon District  
Mr. Morris Taylor, Vice-Chair, Red Oak District  
Mr. Ray Thomas, Secretary / Treasurer, At-Large  
Mr. Quintin Kelly, Powellton District  
Mr. Will Ford, Meherrin District

**Also Present:**

Mr. Michael Dotti, Executive Director  
Ms. Tessie Bacon, IDA Attorney  
Ms. Alfreda Jarrett-Reynolds, Economic Director, Brunswick County  
Ms. Leslie Weddington, County Administrator, Brunswick County  
Ms. Kelli Reeks, Assistant County Administrator, Brunswick County  
Ms. Sylvia Allen, Brunswick Gazette, Reporter  
Ms. Robert Hayes, Mayor of Alberta

**The following were absent:**

Dr. Arthur Jarrett Jr., At-Large  
Dr. Ronald Thornhill, Totaro District  
Ms. Lawanda Tatum, Mayor of Lawrenceville  
Mayor Don Dugger, Town of Brodnax Mayor

**I. Call to Order**

The BOS Chair & the IDA Chair called the meeting to order at 6:00 p.m.

**II. Invocation and Pledge of Allegiance**

Mrs. Barbara Jarrett Harris gave the Invocation and Pledge of Allegiance

**III. Approval of Agenda**

**Motion:** Mr. Quintin Kelly motioned, seconded by Mr. Morris Taylor to approve the Agenda.

**Upon vote of those present motion was unanimously carried.**

**IV. Welcome / Purpose – Chair Dr. Alfonzo Seward**

Dr. Seward explained the purpose of this meeting is to have a joint meeting and a collaborative conversation in regards to Economic Development in Brunswick County. It was requested by the IDA along with their funding request to hear their proposals and have a discussion with the IDA Board of Directors. He also stated, he is glad that we're finally able to get together and have this meeting on Brunswick County moving forward. It is important that we have a great relationship between these two boards as we work to bring Economic Development to Brunswick County.

**V. Strategic Plan Discussion - Paige Pollard, Commonwealth Preservation Group**

Mrs. Pollard has been working in the Brunswick County area for several years on historic preservation and strategic planning projects. Currently Mrs. Pollard is working with the IDA Board and Staff to develop a Strategic Plan for the organization that will direct their activities over the next decade and help the IDA to prioritize the activities, make sure the IDA has a good investment of time, energy and money. The way CPG work as an organization is really like have to the community engagement, making sure the communities understand the work that's happening and bought in. To insure the work we're doing reflects the vision of the community.

The Strategic Plan was put together with the stakeholder's engagement and do to the outcome it was important to have a conversation and listen to both boards talk about the roles of Economic Development Department and the Industrial Development Authority.

Mrs. Pollard presented a Power Point to help understand the research that was done in terms of the enabling authority and their roles, as well as the two different Economic and Industrial Development roles. Mike Dotti and his staff helped formulate the plan and helped with identifying stakeholders to conduct independent interviews, and create a good dialogue. Mr. Pollard is the lead on the project, she will focus on the Mission Statements of the respective departments, share snapshots of feedback from the publics engagement and talk about when the two entities were created; how were they intended to operate, how are they operating now and is that reflective of where they want to go.

Mrs. Pollard asked both boards what the IDA and EDD envisions for Brunswick County. Mr. Kelly stated, what the county needs is to effectively communicate, because we can help each other. It's about perspective, we all want the same thing. Dr. Seward stated, communication is very important. BOS has a Board Liaison to come to the IDA Board meetings. They need to be an active part of the conversation, when a meeting is taking place, with BOS a liaison may need to provide input and be able to bring information back to the BOS. Also, it might be a good idea to create a small workgroup especially when working on a large project. So if we are working together then communication has to improve.

Mr. Tyler stated, If the IDA has a project that's going to benefit the county, it's a great thing, a project that is going to benefit taxpayers and the County, increase our tax base and create available jobs.

**VI. Enterprise Zone Overview – Alfreda Jarrett Reynolds, DED  
Leslie Weddington, County Administrator**

Mrs. Reynolds summarized her presentation the Enterprise Zone, She informed the Board of Supervisors and the IDA Board of Directors the two state of Virginia Grants that follow under the Enterprise Zone, which are Job Creation Grant and Real Property Investment Grants. These grants are based on criteria set forth by The State of Virginia, These grants are only available to businesses that are located within The Enterprise Zone and not all businesses are eligible even if located in the Enterprise Zone. For The Real Property Grants the funds can be used for new buildings and the rehabilitation of existing buildings. Ms Reynolds stated this grant has been used before with the rehabilitation of Pop’s Restaurant. Per Ms. Reynolds, performance, evaluations and incentive monitoring links back to how to best monitor the incentives and the performance of the businesses who are applying for both state funds and local incentives. Mrs. Reynolds shared with the Boards where Brunswick County’s Enterprise Zone is on the map with the exclusion of Alberta.

**VII. IDA Funding – Mike Dotti, IDA Executive Director**

Mr. Mike Dotti, presented a power point for the IDA’s 2023/2024 Financial Budget that included, Revenue, Payroll vs Project Cost, IDA Grant Funding and Incentive Based Funding. He explained this year’s revenues were low due to the shutdown of Dominion Power Company, our primary source of revenue, for approximately three months, so the use of water was less as well as some of the rental and leased properties that have balloon payments, which is a larger than usual onetime payment at the end of the loan. Payroll cost will change, as we face new challenges with projects and increased audits. The IDA has cut all operational expenses that can possibly be cut.

Mr. Dotti spoke about the Sledge and Barkley building. As of this date the IDA has received some grant funds for the project. The next steps for the Sledge & Barkley project is to fix the roof system and structure in order to stop further deterioration of the building. The mutli-phases of the project would take approximately two months for the first phase.

**VIII. Water/Waste Water Infrastructure - Chair Dr. Alfonzo Seward**

Dr. Seward allowed the IDA Director to explain the Water/Waste Water Infrastructure because it falls under the IDA. It has come up and we've dealt with this with the school project we're also dealing with projects that Mrs. Reynolds mentioned. She was made to advertise projects and have to advertise water/ wastewater.

Mr. Dotti stated, the first issue is to get the projects in chronological order and get all contracts on one contract. Second, issue allocations. The biggest problem is how do you increase wastewater treatment in Brunswick County. The Town, County and IDA need to work together to figure out how to upgrade the system. We have to have the infrastructure to sustain it for business and to bring business to the County.

**IX. Open Discussion**

Dr. Seward allowed Alberta Mayor Robert Hayes, a citizen in attendance to speak. Mayor Hayes along with the Town Council and Town Manager were in attendance. Mayor Hayes provided impute and expressed appreciation for the updates and opportunities to interact with County Officials.

**X. Adjournment**

**Motion:** Dr. Alfonzo Seward, Chair motioned, seconded by Mr. John Zubrod to adjourn the meeting

Mr. Quintin Kelly motioned, Mr. Morris Taylor seconded by to adjourn the meeting.

**Upon vote of those present the motion was unanimously carried.**

The May 24, 2023, Brunswick County Board of Supervisors and Industrial Development Authority of Brunswick County Board of Directors joint meeting was adjourned at 8:35 p.m.