

BRUNSWICK COUNTY INDUSTRIAL DEVELOPMENT AUTHORITY

Board of Directors Meeting
116 West Hicks Street – IDA Office
Lawrenceville, Virginia 23868
April 11, 2017
5:30 p.m.

IDA Board Meeting Minutes

The following Board Members were present:

Mrs. Gwendolyn McMillan, Chair
Mr. Morris Taylor, Vice-Chair
Mr. William Brown, Member
Mr. Michael Dotti, Member
Mrs. LaVerne Jolly, Member
Dr. Robert Satcher, Member
Mr. Ray Thomas, Member
Dr. Charlette Woolridge, County Administrator
Ex-Officio Member
Mr. Buck Brockwell, Ex-Officio Member

Also present:

Ms. Joan Moore, Executive Director

The following were absent:

Ms. Diane Ashley, Ex-Officio Member
Mr. Ben Spence, Ex-Officio Member

Other officials/guests present:

The Honorable Barbara Jarrett-Harris, Chair,
Brunswick County Board of Supervisors, Totaro District
The Honorable Bernard Jones, Brunswick County
Board of Supervisors, Red Oak District
Ms. Leslie Weddington, Assistant County Administrator
Mr. C. J. Dean, Manager, Town of Lawrenceville

I. Call to Order

The Chair, Mrs. Gwendolyn McMillan, called the meeting to order at 5:30 p.m.

II. Approval of Agenda

Motion: Mr. Ray Thomas moved, seconded by Dr. Robert Satcher to approve the agenda as presented.

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

III. Presentation/Introduction of New Business

A. Introduction of New Business

The IDA Executive Director introduced the owners of KASS, USA; a business the IDA has worked with since August 2016 that will locate in the old Southern States building at 409 5th Avenue in Lawrenceville, Va. The owners are Ajay and Kareena Sjuanami. The company is a food production company. Mr. Sjuanami expressed his appreciation and thanked the IDA Executive Director for her assistance in locating the business to Brunswick County. He said the company will manufacture healthy snacks like dairy bars, marshmallow products, soy chips and other confectionary products. He also said he and his wife look forward to being a part of the community. The IDA is building out a space for the company with the help of a Tobacco Commission grant.

B. Presentation on Solar Industry, Dan Poteet, Dominion

The IDA Executive Director stated that the IDA Board members have discussed an interest in the solar industry and solar farms in Brunswick. So she asked an expert on the matter to discuss it. She then introduced Dominion Energy representative Mr. Dan Poteet to Board members. Mr. Poteet distributed information about the solar industry to everyone present. He gave a brief presentation on how solar energy is developed, how it performs and some of the limitations when you have solar energy. He explained how solar farms work and the economic impacts. He said Dominion Energy currently has several solar projects being developed in Virginia and should there be an opportunity they would be glad to look at Brunswick County. At the end of his presentation Board Member Dr. Robert Satcher asked what the typical homeowner that has installed solar panels on their home would expect in terms of the costs of energy. Mr. Poteet said the solar panels installed on the home would offset the energy costs during the daytime. The IDA Executive Director thanked Mr. Poteet for his presentation.

The IDA Chair thanked the owners of KASS, USA for coming to the meeting and the Dominion Energy representative, Mr. Dan Poteet, for his presentation.

IV. Citizens Comments

Mr. Bill Hudson expressed concern about the response letter he received from the IDA regarding his letter dated November 8, 2016 that was related to FOIA violations.

Ms. Anna Price representing the Brunswick County NAACP commended the IDA and the Brunswick County Board of Supervisors for their hard work in trying to bring new businesses to the County. She also congratulated the IDA and the Brunswick County Board of Supervisors on the purchase of the Brunswick County Conference Center. She said members of the NAACP voted at their last meeting to request that the IDA and Brunswick County Board of Supervisors hold a Public Hearing to allow citizens to voice their concern on how the Brunswick County Conference Center should be used. She said she hoped the IDA and Board of Supervisors would be amenable to that request.

Ms. Susan Sawyer commented that she thought one of the industrial parks would have been better suited for the new business that is moving into the old Southern States building. She was concerned that big trucks may create traffic problems in Lawrenceville.

The IDA Chair Mrs. Gwendolyn McMillan thanked everyone for their comments and said the IDA would take the comments under advisement.

V. Approval of Minutes

Regularly Scheduled Meeting – March 14, 2017

Motion: Mr. Ray Thomas moved, seconded by Mrs. LaVerne Jolly to approve the minutes of the March 14, 2017 meeting as presented.

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

VI. Consent Agenda

A. February 2017 Financial Report

B. March 2017 Checkbook Register

Motion: Mr. Ray Thomas moved, seconded by Dr. Robert Satcher to approve the February 2017 Financial Report and March 2017 Checkbook Register as submitted.

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

VII. New Business

A. Letter from Board of Supervisors Chair

The IDA Executive Director said a copy of a letter she received from the Brunswick County Board of Supervisors Chair was included in each Board Member's packet. She asked IDA Board members if they had any specific instructions for the Executive Director regarding the letter or if they wished to discuss the matter. The IDA Chair Mrs. Gwendolyn McMillan said she was going to wait for more information from the Board of Supervisors after they have a response from their attorney as the letter said, before addressing the issue. The Honorable Barbara Jarrett-Harris, Chair, Brunswick County Board of Supervisors said the letter was written on behalf of the Board of Supervisors and that the Board of Supervisors have not heard back from the County Attorney regarding the matter. Board Member Mr. Michael Dotti said he felt the IDA should discuss the ramifications of the letter before waiting for the Board of Supervisors attorney to respond. He also said that the fact that the Board of Supervisors has expressed that they have lost faith in the IDA deserves some discussion. The IDA Chair said the IDA was created by the State to help the county bring in new industry and businesses. She said the county is a separate entity but the Board of Supervisors appoints the members to serve on the IDA Board from their District. She also said the IDA and Board of Supervisors are two separate entities.

(Items Below Requested by Mr. Dotti)

B. BBG Letter Regarding FOIA Requests

A letter from the IDA Chair and a copy of the summary of review of the communication related to each of the 10 incidents Mr. Hudson identified in his letter of November 2016 was included in each Board Members packet for their review.

C. Pledge of Allegiance and Prayer at Opening of IDA Meeting

Motion: Mr. Michael Dotti moved, seconded by Mr. Ray Thomas, that the Pledge of Allegiance and a prayer be added at the beginning of each monthly IDA Board meeting.

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

Mr. Michael Dotti said he would donate an American flag to the IDA office.

D. Comments Section Moved to End of Meeting

Board Member Mr. Michael Dotti said he would like to see the Citizens Comments on the Agenda placed back to the end of monthly IDA Board meetings so that citizens would have the opportunity to respond to any discussions brought up during the IDA monthly meeting. Board Member Mr. Ray Thomas said the IDA moved the Citizens Comments to the top of the Agenda so that the IDA Agenda would be similar to the Agendas of the Board of Supervisors and the School Board.

Motion: Mr. Michael Dotti moved to have the Citizens Comments on the Agenda moved back to the end of monthly IDA meetings so that citizens could respond to any discussions that occur during the IDA monthly meeting. There was not a second to the Motion so the motion died.

E. Director's Statement to Board of Supervisors Regarding Regionalism

Board Member Mr. Michael Dotti says he feels a large part of the community feels that the Brunswick County IDA Executive Director does not want to work on a regional basis. The IDA Executive Director said that it is very difficult to keep hearing that accusation which is not true. She said Board of Supervisor Honorable John Zubrod misinterpreted her when she presented the IDA budget to the Board of Supervisors. She said in the budget presentation was a project to build a small 50,000 square foot industrial building in the I-85 Park. Mr. Zubrod questioned why the Brunswick IDA wanted to construct a building in the I-85 Park but would not participate in the new building being constructed in the Roanoke River Regional Park that is jointly owned by Brunswick County and Mecklenburg County. She said that industrial land and shell buildings are needed in Brunswick County so that Brunswick County can be a full participant in the whole regional approach and be considered for economic development projects when decisions are being made as to where the projects will go. The Executive Director said the lack of sufficient land and industrial buildings in Brunswick County does not allow Brunswick County to be a fair participant in the regional process. She went on to say that the Brunswick IDA has been and continues to be a full participant in regionalism and to have the constant accusations in the newspaper and from Board of Supervisor member that the IDA Executive Director does not support regionalism is an absolute mistruth and is disparaging to her reputation. She said she works as a full partner with State leaders to promote and participate fully in regional projects.

F. Forming of a Focus Group (IDA, County Administrator, each of the Incorporated Towns, Tourism, Churches, NAACP, BBG and Other Groups

Board Member Mr. Michael Dotti said he would like to see a focus group formed consisting of the IDA, County Administrator, each of the Incorporated Towns, Tourism, Churches, NAACP, BBG and other groups to meet and brainstorm ways to move Brunswick County forward in growth and development. He said he would like for the IDA to take the lead in forming the group. The IDA Executive Director said the IDA does not have the manpower to manage that kind of project. It would require a substantial amount of staff time. Mr. Dotti said he would provide the necessary manpower at his expense and coordinate the initiative. Dr. Satcher asked that everyone give

some thought to whether forming a focus group is necessary. He said Brunswick County already has the Economic Development Coordinating Council in place. He also said there needs to be some type of planning on defining objectives and goals of the focus group before moving forward with the plan. Board Member Mrs. LaVerne Jolly said she would like to see the focus group come together if the purpose is for a positive discussion. She said the focus group needs to be founded on the grounds that everybody involved makes positive differences for Brunswick County. She does not think it would be helpful to have such discussions if it will be about criticizing and accusing people.

Motion: Mr. Michael Dotti moved, seconded by Mr. Ray Thomas that a focus group be formed consisting of the IDA, County Administrator, each of the Incorporated Towns, Tourism, Churches, NAACP, BBG and other groups to pursue community ideas on how to move Brunswick County forward.

Voting Aye: Mrs. Gwen McMillan, Mr. Morris Taylor, Mr. William Brown, Mr. Michael Dotti, Mrs. Laverne Jolly, Mr. Ray Thomas.

Voting Nay: Dr. Robert Satcher

The motion was carried.

VIII. Old Business - None

IX. Executive Director's Report

The Executive Director stated that her report had been provided for reading at the Board's convenience and she would just bring to the Board's attention a couple of things.

Department of Social Services Office Building: A letter was included in each Board Member's packet from the DSS Director regarding her concern that there is a mold build-up in the office that is affecting the health of her staff. An environmental assessment of the air quality in the DSS office was conducted on Wednesday, April 5, 2017. The company found no such mold problem. However, because of wetness damage a company that specializes in environmental related issues will be brought in to do the repairs that have been discussed; e.g., removal and replacement of tiles in the kitchen and east hallway, and removal and replacement of water damaged ceiling tiles.

This concluded the Executive Director's report.

X. Committee Reports

A. Personnel – None

B. Finance – None

C. Property – The Property Chair Mr. Ray Thomas said the IDA was informed that someone had fallen coming out of Dr. Ackerman's office in September 2016 and was seeking damages. He said he took pictures of the front of the building and forwarded them to the IDA Executive Director. Mr. Thomas said he did not see anything that would make the IDA liable. He also said that just because the IDA is the owner doesn't mean the IDA is at fault.

D. Marketing – The IDA Executive Director said the Marketing Chair will have a report available at next month’s IDA meeting on marketing that defines results received so far from advertisements placed in two major trade magazines.

XI. IDA Board of Director’s Comments

The IDA Chair thanked the citizens for attending the IDA Board meeting.

Board Member Mr. Ray Thomas said the Brunswick County Chamber of Commerce monthly meeting is scheduled for Wednesday, April 12, 2017 at the Elm Acres Community Center. He also reminded everyone that the 14th Annual Brickyard 5-Miler and Spring Fest event will be held on April 15, 2017.

XII. Board of Directors Brainstorming – Previously covered under Item “VII. New Business:”.

XIII. Closed Session

- A. Legal
- B. Personnel
- C. Prospect and Inquiries

MOTION TO CONVENE CLOSED MEETING

April 11, 2017

Mr. Ray Thomas moved, seconded by Mr. Morris Taylor that this Board convene in closed meeting to discuss the following:

As permitted by Virginia Code Section 2.2-3711(a)(3), a matter involving the disposition of publicly held real property

CERTIFICATION AFTER CLOSED SESSION

Motion by Mr. Ray Thomas that the Board certify that to the best of each Board member’s knowledge:

- (i) only public business matters lawfully exempted from the open session requirement by Virginia law were discussed in closed session to which this certification applies, and
- (ii) only such public business matters as were identified in the motion convening the closed session were heard, discussed or considered by the Board.

Motion seconded by Mr. Morris Taylor

Roll Call Vote:

Voting Aye: Mrs. Gwendolyn McMillian, Mr. William Brown, Mr. Michael Dotti, Mrs. LaVerne Jolly, Dr. Robert Satcher, Mr. Morris Taylor, Mr. Ray Thomas

Voting Nay: None

Absent During Vote: None

Absent During Meeting: None

Comments Before Adjournment

The IDA Chair said she would like to see all of the IDA Board at the next monthly Brunswick County Board of Supervisors meeting. She said the Board of Supervisors meet on the third Wednesday of the month beginning at 7:30 p.m. in the Board Room of the Brunswick County Government building.

XIV. Adjournment

Motion: Mr. Ray Thomas moved, seconded by Mrs. LaVerne Jolly that the meeting be adjourned.

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

The April 11, 2017 Board of Directors Meeting of the Brunswick County Industrial Development Authority was adjourned at 7:50 p.m.