

Economic Development Authority of the City of Winchester, Virginia

Meeting Minutes

DATE: May 17, 2016
TIME: 8:00 a.m.
LOCATION: Rouss City Hall Council Chambers

MEMBERS:	<u>Present</u>	<u>Absent</u>
*Ronald Mislowsky	<u> X </u>	_____
Suzanne Conrad	<u> X </u>	_____
William Buettin	<u> X </u>	_____
Douglas R. Toan	<u> X </u>	_____
*Lauri M. Bridgeforth	<u> X </u>	_____
Jeffrey B. Buettner	<u> X </u>	_____

ALSO ATTENDING: Michael L. Bryan, Counsel, Kimberly Murray, Executive Redevelopment Director, Shirley Dodson, Economic Development Assistant and Eden Freeman, City Manager

PRESIDING: William Buettin, Vice Chairman

SUBJECT: **Call to Order and Determination of Quorum**

HIGHLIGHTS: Vice Chairman Buettin called the meeting to order at 8:00 a.m., at which time it was determined that a quorum was present.

SUBJECT: **Review and Approval of Minutes of April 19, 2016 and April 26, 2016**

HIGHLIGHTS: The Minutes of the Authority meetings held on April 19, 2016 and April 26, 2016 were submitted for consideration by the Authority and were unanimously approved upon motion duly made by Mrs. Conrad, seconded by Mr. Toan.

SUBJECT: **Review and Approval of Financial Report for the Period Ended April 30, 2016**

HIGHLIGHTS: Total Assets as of April 30, 2016 was \$4,491,020.58. Upon motion by Mrs. Conrad, seconded by Mr. Toan, the Financial Report for the period ended April 30, 2016 was unanimously approved. A copy of the Financial Report is attached to these minutes and made a part hereof.

*Director Mislowsky arrived at 8:04 a.m. and assumed the Chairmanship

of the meeting.

SUBJECT: Executive Redevelopment Director's Report

HIGHLIGHTS: The Economic Redevelopment Director reports as follows:

- Attended the Business and Education Summit at Lord Fairfax Community College on April 20th which the EDA co-sponsored with the Economic Development Authority of the County of Frederick, Virginia and others. Over 100 people were in attendance. The Task Force will reconvene and sift through all the information and ideas there were received to work on the next steps to address workforce needs in our program.
- Notified the property owners at 1720 Valley Avenue (Coca Cola Bottling Works) of their eligibility for the Substantially Rehabilitated Tax Exemption Program now that the amendments to Section 27-28 of the City Code have been approved by City Council on April 26th.
- The EDA will be holding their Enterprise Zone networking event on Wednesday, May 25th at 5:00 p.m. at The Bright Box. Marilyn Finnemore has donated the main theater space to hold the event. We will give an overview of our local programs and Ryan McEntire from Brown, Edwards & Co. will be sharing about the two State incentives and is sponsoring the event. Businesses that have participated already will be on hand to talk about the program as well.
- The Top of Virginia Chamber Public Policy Committee met on May 11th. They are planning a forum to host public officials from the region at the end of the summer.
- Met with a national homebuilder this week looking at some our infill lots in the City. They may also be interest in the Towers property as they have a commercial division and build some mixed use development as well.
- We were informed last week by the Virginia Economic Development Partnership (VEDP) staff that they have determined that O'Sullivan Films has met the requirements of he Governor's Opportunity Fund Grant based on their capital investment performance and their higher-than-promised wage levels and no

clawback will be initiated, and the company has no further obligations to the Commonwealth.

- Met with a local coffee roaster out growing their space in the City and assisting them with finding space options to grow their wholesale business as well as their retail component and develop an experience-based store comparable to what breweries are doing with tastings and visually seeing the roasting happen.
- Midwesco is closing their Winchester facility on July 3rd laying off 147 employees. We have reached out to local HR manager herein Winchester and connected them with a few manufacturing companies in the City still looking for employees like Rubbermaid, O'Sullivan Films and Tag Lumber. The Rapid Response Program Team from Northern Virginia Community College is working with the LFCC Workforce Solutions Team and conducting employee briefings, an onsite job fair and conducting a variety of additional workshops (resume writing, interviewing, career counseling).

SUBJECT: Closed Meeting

HIGHLIGHTS: Upon Motion duly made by Mrs. Conrad, seconded by Mr. Buettner, the Authority unanimously RESOLVED to go into a closed meeting pursuant to Section 2.2-3711(C)(A)(3) for the discussion and 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 Authority.

*Director Bridgeforth arrived at 8:21 a.m.

SUBJECT: Return to Open Meeting

HIGHLIGHTS: At the conclusion of the closed meeting concerning the discussion and 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 Authority, the following Resolution was unanimously adopted upon roll call vote as set forth below:

WHEREAS, the Economic Development Authority of the City of Winchester, Virginia has concluded its "closed meeting" at a meeting held on May 17, 2016, and desires return to an "open meeting"; and

WHEREAS, the adoption of this Resolution is intended to serve as the "Certificate" described in Section 2.2-3712(D) of the Code of Virginia (1950, as amended).

NOW THEREFORE, BE IT RESOLVED that the Economic Development Authority of the City of Winchester, Virginia does hereby reconvene in an "open meeting" at its meeting held on May 17, 2016; and

BE IT FURTHER RESOLVED that each and every Member of said Authority who votes in the affirmative for this Resolution does thereby certify to the best of each Member's knowledge that only public business matters lawfully exempted from open meeting requirements of the Virginia Freedom of Information Act were heard, discussed or considered during the closed meeting, and that only such public business matters as were identified in the Motions which convened the closed meeting were heard, discussed or considered during the course of said closed meeting by the Authority:

<u>Roll Call</u>	<u>Vote</u>
Ronald Mislowsky	Aye
William Buettin	Aye
Douglas R. Toan	Aye
Lauri M. Bridgeforth	Aye
Jeffrey Buettner	Aye

Director Conrad departed during the Closing Meeting at 8:47 a.m. Director Conrad did not vote as to matters that were discussed the Closed Meeting.

SUBJECT: Next Meeting

HIGHLIGHTS: The next meeting of the Authority is scheduled for June 31, 2016. Such meeting shall convene at 8:00 a.m. and shall be held in Common Council Chambers.

ADJOURNMENT: There being nothing further, the meeting was adjourned.

Respectfully submitted by:

Michael L. Bryan, Secretary

MLB/pmn

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