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**BRIGHTER
BOLDER
BUSINESS**

**MINUTES
BOARD OF DIRECTORS MEETING
INDUSTRIAL DEVELOPMENT AUTHORITY OF HALIFAX COUNTY, VIRGINIA
AUGUST 21, 2020**

RE: MEETING: The Board of Directors of the Industrial Development Authority of Halifax County, Virginia (IDA) held it's monthly meeting on Friday, August 21, 2020 at 8:30 A.M. in the IDA Conference Room.

RE: MEMBERS PRESENT: Those in attendance at the time the meeting was called to order include: Mr. Robert Bates, Mr. Jeremy Satterfield, Mr. Brandon Scearce, Mr. Rick Harrell, Mrs. Nancy Pool. Ms. Mattie Cowan was in attendance via phone.

RE: MEMBERS ABSENT:
Ms. Mattie Cowan and Mr. Ryland Clark were absent.

RE: OTHERS PRESENT: Mr. Brian Brown – IDA Executive Director, Mrs. Tracy Mallard – IDA Assistant Director, Mrs. Jennifer Clark – IDA Administrative Assistant

RE: MEETING CALLED TO ORDER: Mr. Bates gave an invocation and then called the meeting to order at 8:32 A.M.

RE: ROLL CALL, DETERMINATION OF QUORUM AND APPROVAL OF AGENDA:
Mrs. Jennifer Clark called the roll and Mr. Brian Brown determined that a quorum was present.

Mr. Jeremy Satterfield made a motion to approve the agenda as presented, seconded by Mr. Brandon Scearce, and duly carried by the Board.

RE: READING AND APPROVAL OF MINUTES:
Upon motion by Mrs. Pool, seconded by Mr. Rick Harrell and duly carried, the Board approved the Minutes for the July 17, 2020 Board meeting.

RE: REQUEST TO ENTER INTO CLOSED SESSION:
Motion was made by Mrs. Nancy Pool, and duly carried that:

1. That this Body go into Closed Session or closed meeting pursuant to Virginia Code Section 2.2-3711. That the purposes which are to be the subject of said executive or closed meeting shall be as follows:
2. That the purposes which are to be the subject of said executive or closed meeting shall be as follows:
 - To discuss a prospective business or industry, or the expansion of an existing business or industry where no previous announcement has been made of the business' or industry's interest in locating or expanding facilities in the community, pursuant to Virginia Code Section 2.2-3711.A.5.
 - To discuss real estate matters, Virginia Code Section 2.2-3711.A.3.
 - To discuss personnel matters, pursuant to Virginia Code Section 2.2-3711.A.1.
 - To discuss the award of a public contract involving the expenditure of public funds, including interviews of bidder or offerors, and discussion of the terms or scope of such





contract, where discussion in open session would adversely affect the bargaining position or negotiating strategy of the Board pursuant to Section 2.2-3711 A. 29. of the Code of Virginia (1950), as amended.

REQUEST TO RETURN TO REGULAR SESSION

Upon Motion by Mrs. Nancy Pool and duly carried by the Board, the body returned to regular session.

CERTIFICATION

Upon Motion by Mrs. Nancy Pool, that the Board voted to take roll call certifying that to the best of the member's knowledge (i) only public business matters lawfully exempt from open meeting requirements under the Virginia Freedom of Information Act and (ii) only such public business matters as were identified in the motion by which the closed meeting was convened were heard discussed or considered in the meeting by the public.

ROLL CALL

Mr. Robert Bates, Mr. Jeremy Satterfield, Mr. Brandon Scarce, Mr. Rick Harrell, Mrs. Nancy Pool

RE: Action Taken on Items in Closed Meeting

None

RE: Reports of Standing Committees and Officers

A. Finance Committee

1. Current Financials

a. FY 2019/2020 Cash Flow Statement and Balances through July 31, 2020

- Mr. Brown discussed the July financials stating the revolving line of credit has been approved. He stated the budget and expenses are on track for the year as of now.
- Mr. Brandon Scarce made a motion to approve the July financials, seconded by Mr. Jeremy Satterfield, and duly carried by the board.

b. Davenport Overview of Debt

- Mr. Brown discussed a meeting he, Mrs. Tracy Mallard, and Mr. Scott Simpson had to review the two companies presented to them. The two companies presented were Davenport and VML/VACO.
- Mr. Brandon Scarce made a motion to authorize the Executive Director to enter into a contract with VML/VACO for financial services regarding refinancing of existing debt, seconded by Mrs. Nancy Pool, and duly carried by the board.

B. Properties & Prospect Committee

1. The Committee last met June 9, 2020.

C. Executive Committee

1. The Committee last met on February 11, 2020.

RE: Old Business**A. Marketing and Branding Initiative**

- Mrs. Tracy Mallard presented the marketing and branding materials to the board. She explained the goal is to reflect being a partner with the business community. Mr. Brian Brown questioned whether the board would like to move forward with changing the name of the IDA to EDA (Economic Development Authority). The board agreed to change the name to EDA with the rebranding. There were some suggestions on changes from the board but overall the board agreed the rebranding is going well.

B. Construction Updates**1. Shell Building**

- Mr. Brown stated construction is behind about 45 days due to rain and it will probably be the end of the year before the building is finished.

2. 2525 Houghton Ave.

- Equipment is being installed at this time. The company will be running by the 3rd or 4th week of September.

3. SVAMC Brownfield Testing

- Mr. Brown stated the testing is done and the reports should be back in mid-September. He stated there was an issue in which the IDA had to self-report concerning a petroleum release. The IDA is preparing for the next steps. Mr. Brown mentioned a VBATH program that could be used for clean up efforts.

C. NAACP Request for Information

- Mr. Brian Brown read the response to the seven questions left by Mrs. Barbra Coleman-Brown at the July 17, 2020 board meeting. He mentioned a program that may become available for minority owned businesses that will be used if approved.

RE: New Business**A. Regional Entrepreneurship Initiative**

- Mrs. Tracy Mallard gave an overview on the GOVA Region 3 Regional Entrepreneurship Initiative. It is being led by Mid-Atlantic Broadband and Longwood Small Business Development. The powerpoint includes three deliverables; Map of Entrepreneurial Ecosystem, Map of Existing Businesses, and an Investment Strategy. She stated she will share the report once it is finalized. She also stated it would be linked to the IDA's website.

B. Economic Development Grant Agreement to manage Broadband Project

- Mr. Brian Brown and Mr. Scott Simpson discussed in detail the Economic Development Grant Agreement between the IDA, Halifax County, Virginia, and Empower Broadband Inc. Mr. Scott Simpson stated the grant would be a pass through fund for the IDA and Halifax County would disperse the funds received.
- Mr. Rick Harrell made a motion to authorize the Executive Director to sign the grant agreement for the IDA to administer a VATI grant for Halifax County, seconded by Mrs. Nancy Pool, and duly carried by the board.

C. Open Comment Period

- Mr. Jeremy Satterfield stated the meetings have been slammed with content. He expressed his appreciation for everyone and he's hoping for more positives.
- Mr. Brandon Scarce stated things are moving in a positive direction. He also expressed his appreciation for the IDA staff and Scott. He stated it has taken a while to get to this point but it is a positive. He mentioned that it's a perfect time to extend internet services to residents and he wishes all families the best of luck.



- Mr. Rick Harrell stated there's a lot of opportunity out here and brighter days are to come. He stated we need to recognize the positives.
- Mrs. Nancy Pool expressed her appreciation for the IDA staff and Scott.
- Mr. Robert Bates had no comment.
- Mr. Brian Brown expressed his appreciation to Jennifer for the work being put in on the SVRA phone calls for the Bridge to Recovery. He also discussed a grant from GOVA for four sites. He mentioned a program being written for the CARES funding that will be submitted to the county to help the tourism industry.

RE: NEXT MEETING DATE

The IDA will hold the next scheduled meeting on September 18, 2020 at 8:30 A.M. in the Halifax IDA Conference Room.

RE: ADJOURNMENT:

Motion was made by Mr. Jeremy Satterfield, and duly carried to adjourn.

Respectfully Submitted:

Mr. Brian Brown, IDA Executive Director

Acknowledged:

Robert Bates, Chair

Mattie Cowan, Secretary/Treasurer