

KING GEORGE COUNTY ECONOMIC DEVELOPMENT AUTHORITY
July 9, 2009

The Chairman, Mr. Glen Moore, called the regular meeting of the King George County Economic Development Authority to order at 6:00 p.m. in the Board Room of the Revercomb Building, 10459 Courthouse Drive, King George, Virginia, with a quorum being present. Mr. Glen Moore, Mr. Terry Moore, Mr. Ballenger, Ms. Churchill, Ms. Philbrick, and Mr. Zilic were in attendance. Mr. Hughes was absent. The Economic Development Director was also in attendance.

Approval of Minutes:

On a motion by Mr. Terry Moore, seconded by Ms. Churchill, and carried unanimously, each member voting as follows: Mr. Glen Moore Aye; Mr. Terry Moore Aye; Mr. Ballenger Aye; Ms. Churchill Aye; Ms. Philbrick Aye; and Mr. Zilic Aye, the King George County Economic Development Authority approved the minutes of the regular meeting of June 11, 2009, as presented.

Treasurer's Report:

On a motion by Ms. Churchill, seconded by Mr. Terry Moore, and carried unanimously, each member voting as follows: Mr. Glen Moore Aye; Mr. Terry Moore Aye; Mr. Ballenger Aye; Ms. Churchill Aye; Ms. Philbrick Aye; and Mr. Zilic Aye, the King George County Economic Development Authority approved the expenditures totaling \$115,192.08, as presented. The expenditures were for the following items: Suntrust Bank - \$29,413.88 for Semi-Annual Interest Payment on Note; Hefty & Wiley - \$4,586.00 Legal Fees January-June 2008; Cranemasters - \$81,192.20 – Rail Repair Project.

The Chairman inquired about the agreement with Waste Management, Inc. to pay for a portion of this repair. At the EDA meeting of March 12, 2009, there was discussion with Mr. Quesenberry that Waste Management, Inc. would cover 50% of the payment for the rail repair for the portion that crosses Route 665. The total cost estimate for the repair of that section was \$33,682. Ms. Thompson will follow up with the County Administrator on the status of the reimbursement from Waste Management, Inc.

Public Comment:

The Chairman opened the floor for public comment. There being none, the Chairman closed that portion of the meeting.

Report from Economic Development Director:

Ms. Thompson reported on her attendance at the June 12th Fredericksburg Regional Alliance (FRA) Economic Development Directors' meeting. Discussions at that meeting included how localities submit information to the Virginia Economic Development Partnership (VEDP) for site selection and proposals and how VEDP utilizes that information. A follow up meeting, hosted by FRA was held on June 29, 2009 for further discussion of these issues.

Mr. Zilic inquired about any feedback from FRA concerning the number of inquiries received over the past few months considering the state of the economy and the real estate market. Ms. Thompson shared that the Alliance reported at the June 29th meeting that the inquiry level had slowed somewhat over the past few months but they didn't provide any specific numbers regarding inquiries.

Ms. Thompson met, on June 18th, with Mr. Michael Colangelo, purchaser of the American Glass Industries, Inc. building and toured that facility. Discussions dealt with ways to generate more interest in the building, i.e., placing information on the County's website, Virginia Scan and VEDP's website.

Ms. Thompson also attended a Regional Economic Development Forum, hosted by the Fredericksburg Regional Alliance. The forum dealt with positioning the region to attract the location of data centers in the area, i.e., how much space needed for such a facility, accessibility, etc.

Ms. Thompson also recently met with Mr. Stephen Batsche and Ms. Shelby Beck of Rappahannock Area United Way to discuss an annual event called "A Day of Caring" where businesses, volunteers and residents within the region take one day and volunteer to improve different sites around the region. Mr. Batsche would like to attend a future EDA meeting to discuss this concept and perhaps set aside a "Day of Caring" in King George County. Ms. Thompson also suggested the possibility of forming a volunteer team to participate in a regional effort.

Regarding the recent visit with Mr. Colangelo, Mr. Terry Moore raised the issue of the amount of funds needed to bring the American Glass Building "up to Code." He inquired as to how the building was able to get an occupancy permit if such a tremendous amount of work was needed to satisfy Code requirements, if an occupancy permit was ever issued, who signed off on the permit, etc. Ms. Philbrick echoed Mr. Moore's concerns and that this issue had been raised in the past. Ms. Thompson responded that she would research this issue and share her findings with the EDA.

Mr. Terry Moore inquired about an invitation he received for a Virginia Economic Development Association (VEDA) conference in Roanoke, Virginia, in September. Ms. Thompson explained that this is VEDA's annual conference for economic development professionals to meet and share ideas, exchange information, etc., and that EDA members are welcome to attend.

On July 29th, Ms. Thompson will be participating with the Virginia Department of Business Assistance, along with other Economic Development Directors, and Germanna Community College in sponsoring a business sales growth seminar. A flyer will be distributed to businesses in King George informing them of this opportunity.

Regarding the American Glass Industries financial situation, the EDA attorney, on June 23, 2009, filed a claim in Maryland's Bankruptcy Court on behalf of the EDA.

Closed Session Motion:

On a motion by Mr. Terry Moore, seconded by Ms. Philbrick, and carried unanimously, each member voting as follows: Mr. Glen Moore Aye; Mr. Terry Moore Aye; Mr. Ballenger Aye; Ms. Churchill Aye; Ms. Philbrick Aye; and Mr. Zilic Aye, the King George County Economic Development Authority went into closed session pursuant to State Code Section 2.2-3711(A)(7) of the Code of Virginia in order to consult with staff and legal counsel retained by the EDA, who will be available by telephone, concerning (i) probable future litigation regarding an existing property in the Industrial Park, where such consultation in open meeting would adversely affect the negotiating or litigating posture of the EDA, and (ii) certain agreements with Harris Teeter for the development of property to be located in the Industrial Park, where consultation in an open meeting would adversely affect the negotiating posture of the EDA and invited the Economic Development Director.

On a motion by Mr. Terry Moore, seconded by Ms. Philbrick, and carried unanimously, each member voting as follows: Mr. Glen Moore Aye; Mr. Terry Moore Aye; Mr. Ballenger Aye; Ms. Churchill Aye; Ms. Philbrick Aye; and Mr. Zilic Aye, the King George County Economic Development Authority returned to public session and certified that only public business matters lawfully exempt from open meeting requirements by Virginia law, and only such public business matters as were identified in the motion convening the closed session were heard, discussed or considered.

There being no further business to come before the EDA, the Chairman adjourned the meeting until the 13th day of August 2009, at 6:00 p.m.