

KING GEORGE COUNTY ECONOMIC DEVELOPMENT AUTHORITY
February 8, 2007

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 Conference Room of the Smoot Memorial Library, at 9533 Kings Highway, King George, Virginia, with a quorum being present. Mr. Glen Moore, Mr. Terry Moore, Mr. Ballenger, Mr. Beverly, Ms. Philbrick, and Mr. Zilic were in attendance. Ms. Churchill was absent. Mr. Bryan David, County Administrator and Mrs. Theresa O'Quinn, Deputy County Administrator, and Mr. Matthew J. Britton, County Attorney, were also in attendance.

Amendments to the Agenda:

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; Mr. Beverly Aye; Ms. Philbrick Aye; and Mr. Zilic Aye, the King George County Economic Development Authority amended the agenda to include a closed session pursuant to State Code Section 2.2-3711(A)7 for the purpose of consulting with legal counsel and briefings by staff members or consultants pertaining to probable litigation, where such consultation or briefing in open session would adversely affect the negotiating or litigating posture of the public body and consultation with legal counsel employed or retained by a public body regarding specific legal matters requiring the provision of legal advice by such counsel regarding King George Industrial Park Lot 14 and Lot 2 and Covenants and Restrictions for the King George Industrial Park.

Approval of Minutes:

On a motion by Ms. Philbrick, seconded by Mr. Terry Moore, and carried unanimously, each member voting as follows: Mr. Glen Moore Aye; Mr. Terry Moore Aye; Mr. Ballenger Aye; Mr. Beverly Aye; Ms. Philbrick Aye, and Mr. Zilic Aye, the King George County Economic Development Authority approved the minutes of the regular meeting of January 11, 2007 meeting, as presented.

Election of Officers:

Chairman:

Mr. Glen Moore opened the floor for nominations for Chairman. 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; Mr. Beverly Aye; Ms. Philbrick Aye; and Mr. Zilic Aye, Mr. Glen Moore's name was placed in nomination and he was elected as Chairman of the EDA for 2007.

Vice-Chairman

Mr. Glen Moore opened the floor for nominations for Vice-Chairman. On a motion by Mr. Ballenger, seconded by Ms. Philbrick, and carried unanimously, each member voting as follows: Mr. Glen Moore Aye; Mr. Terry Moore Aye; Mr. Ballenger Aye; Mr. Beverly Aye; Ms. Philbrick Aye; and Mr. Zilic Aye, Mr. Terry Moore's name was placed in nomination and he was elected as Vice-Chairman of the EDA for 2007.

Secretary

Mr. Glen Moore opened the floor for nominations for Secretary. On a motion by Mr. Terry Moore, seconded by Mr. Ballenger, and carried unanimously, each member voting as follows: Mr. Glen Moore Aye; Mr. Terry Moore Aye; Mr. Ballenger Aye; Mr. Beverly Aye; Ms. Philbrick Aye; and Mr. Zilic Aye, Ms. Anita Churchill's name was placed in nomination and she was elected as Secretary of the EDA for 2007.

Treasurer

Mr. Glen Moore opened the floor for nominations for Treasurer. On a motion by Mr. Beverly, seconded by Mr. Terry Moore, and carried unanimously, each member voting as follows: Mr. Glen Moore Aye; Mr. Terry Moore Aye; Mr. Ballenger Aye; Mr. Beverly Aye; Ms. Philbrick Aye; and Mr. Zilic Aye, Mr. Rick Ballenger's name was placed in nomination and he was elected as Treasurer of the EDA for 2007.

Treasurer's Report:

On a motion by Mr. Ballenger, seconded by Ms. Philbrick, and carried unanimously, each member voting as follows: Mr. Glen Moore Aye; Mr. Terry W. Moore Aye; Mr. Ballenger Aye; Mr. Beverly Aye; Ms. Philbrick Aye; and Mr. Zilic Aye, the King George County Economic Development Authority authorized payment of the following invoices, as presented, totaling \$622.01:

- \$6.31 to Dominion Virginia Power for sign lighting at Industrial Park
- \$615.70 to Sands Anderson Marks and Miller for legal fees pertaining to Industrial Park

Public Comment:

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

Unfinished Business:

Mrs. O'Quinn reported that the first visit to a local King George business, as part of the newly adopted Business Visitation Program, will take place on February 9th, when Mrs. O'Quinn, Mr. David, Mr. Grzeika, and Mr. Moore will visit Gerdau Ameristeel. A report of that visit will be presented to the EDA at its March 8th meeting.

Mrs. O'Quinn also further discussed the concept of the Business Visitation Program and a proposed schedule to visit at least two businesses per month and to visit a variety of businesses, both large and small. The EDA members all expressed an interest in participating in these visits and Mrs. O'Quinn will be contacting each Director and coordinating schedules to accomplish this task. She also provided a revised business visitation questionnaire for the Directors' information. Mr. Ballenger recommending placing the questionnaire on the County's website. Mr. Beverly expressed his concern that a Chamber of Commerce representative was not included on the recent Gerdau visit and hopes that the Chamber of Commerce will be included in future visits.

Regarding the County's website, Mrs. O'Quinn reported that the County sent out an RFP for website design for the County. The closing date was January 29th and the committee is currently reviewing the submitted RFP's. The newly designed website will have an Economic Development page where this business visitation application could be accessed.

Mrs. O'Quinn also informed the EDA Directors of a request from the Fredericksburg Regional Alliance (FRA) for its regional partners to provide information regarding the County's tax rates, machinery and tools rates, utility taxes, etc. The Alliance is also in the process of upgrading its website and asked for each locality to furnish five photographs which represent the business community. Mrs. O'Quinn has responded to both requests.

New Business:

Proposed Revisions to Covenants and Restrictions for the King George Industrial Park

The County Administrator recommended that the EDA defer discussion on this agenda item until after the Closed Session since some issues regarding the Covenants and Restrictions require the advice of counsel.

Information Items:

Mrs. O'Quinn informed the Board that, due to the Acting Finance Director, Ms. Eustace, being away from the office on unexpected medical leave, the financial reports were not available for this meeting. Ms. Eustace, since returning to work, has been in discussion with the auditors who have brought some issues to her attention, which will be addressed, and a report will be provided at the March EDA meeting.

Mr. Zilic stated that he had been contacted by Ms. Renee Parker who is preparing materials to be displayed at a Home and Craft Show in the D.C. area and is looking for some materials to show case the County, particularly in the area of development activities. The County Administrator recommended Ms. Parker contact Mrs. O'Quinn.

Mrs. O'Quinn shared information she has received in the form of a request from Ms. Dee Strauss, a business education teacher at King George High School. Ms. Strauss would like to have County staff and others visit her classroom and share information with her students on business issues and economic development. Mrs. O'Quinn will follow up with Ms. Strauss and will keep the EDA information as the curriculum for this program further develops.

Closed Session:

On a motion by Mr. Terry Moore, seconded by Mr. Zilic, and carried unanimously, each member voting as follows: Mr. Glen Moore Aye; Mr. Terry W. Moore Aye; Mr. Ballenger Aye; Mr. Beverly 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 for the purpose of consulting with legal counsel and briefings by staff members or consultants pertaining to probable litigation, where such consultation or briefing in open session would adversely affect the negotiating or litigating posture of the public body and consultation with legal counsel employed or retained by a public body regarding specific legal matters requiring the provision of legal advice by such counsel regarding King George Industrial Park Lot 14 and Lot 2 and Covenants and Restrictions for the King George Industrial Park and invited the County Administrator, Deputy County Administrator, and County Attorney.

On a motion by Mr. Terry Moore, seconded by Mr. Ballenger, and carried unanimously, each member voting as follows: Mr. Glen Moore Aye; Mr. Terry W. Moore Aye; Mr. Ballenger Aye; Mr. Beverly 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.

Proposed Revisions to Covenants and Restrictions for the King George Industrial Park

Discussion on this item was deferred until the conclusion of the Closed Session. Mr. David stated that based on the advice of counsel and discussions regarding the current Protective Covenants and Restrictions, staff will prepare a final draft document with the proposed revisions and distribute copies to the EDA for review prior to the March 8th meeting.

There being no further business to come before the EDA, the Chairman adjourned the meeting on a motion by Mr. Terry Moore, seconded by Ms. Philbrick, and carried unanimously.