

**ECONOMIC DEVELOPMENT AUTHORITY
of the
CITY OF HAMPTON, VIRGINIA**

Minutes – Regular Meeting

April 20, 2021 – 8:30 a.m.

Veteran’s Conference Room

CALL TO ORDER	Vice Chair Seymour called the meeting to order at 8:30 a.m.
DIRECTORS PRESENT	Richard M. Bagley, Jr., Carlton M. Campbell, Sr., James A. “Pete” Peterson, Laura Sandford, L. Scott Seymour and George E. Wallace. Also present was Secretary/Treasurer Charles E. Rigney, Sr.
STAFF PRESENT	Brian DeProfio, Terry O’Neill, Patricia Melochick, Steven Lynch, Ashley Gilmartin, Bruce Sturk, Bonnie Brown, Susan Borland, Robin McCormick, Michael Yaskowsky and Teresa Hudgins
GUESTS PRESENT	Mayor Donnie Tuck and Councilman Chris Bowman
MINUTES	Vice Chair Seymour stated the Minutes from the March 16, 2021 Regular Meeting were distributed. A motion was made by Mr. Campbell and seconded by Mr. Wallace to approve the Minutes as presented. A roll call vote was taken which resulted as follows: Ayes: Bagley, Campbell, Peterson, Sandford, Wallace and Seymour Nays: None
RESILIENT HAMPTON PRESENTATION	Mr. O’Neill gave a presentation on the Resilient Hampton Plan which included the partners, history, key findings from the Phase I community outreach and the Newmarket Creek Pilot Project Area. He also reviewed the Phase II community outreach findings and the three pilot projects: Big Bethel Blueway, Armistead Avenue and Lake Hampton. The projects are being funded by an Environmental Impact Bond with reporting requirements. He also shared the schedule and next steps.
UNSOLICITED PROPOSAL PRESENTATION	Ms. Brown updated the board on the revised Unsolicited Proposal Procedures. No formal action is being requested of the EDA just a consensus to adopt the policy guidelines as this will be a City Manager adopted policy. The board members support the policy guidelines.
LOAN & GRANT REVIEW COMMITTEE	Vice Chair Seymour reported the Loan & Grant Review Committee did not meet in April. There were no questions or comments on the Loan Status Report dated March 30, 2021, the Old Point Trust & Financial Services Statement of Account dated March 1, 2021 through March 31, 2021, the LGIP Investor Statement for the period

of March 1, 2021 – March 31, 2021 or the EDA Loan/Grant Fund Balance Sheet as of March 31, 2021.

ECONOMIC
DEVELOPMENT
REPORT

Mr. Rigney stated the updated Status Report on EDA Actions was included in the package. Other items of interest:

- Richard Levin repaid \$6,894 to the EDA as part of the recapture of the Grant Agreement for 30 E. Mellen Street (formerly The Point).
- There are several staff vacancies that we are working to fill.
- Susan Borland is retiring and this will be her last EDA board meeting. Mr. Rigney and the board members thanked her for years of service.
- Amazon will be hiring for all positions at a job fair to be held in Hampton.

Mr. Campbell asked if Liberty Source was on track to meet the requirements of the grant agreement by June 30, 2021. Mr. Rigney said he will find out and report back at the next meeting.

Also, under the “Comments” section for The Baker’s Wife Bistro, need to verify the grant was for “a bakery” and make corrections if necessary.

CLOSED
MEETING

Vice Chair Seymour stated a Closed Meeting will now be held pursuant to (1) Virginia Code §2.2-3711.A.3 for discussion or consideration of the acquisition of real property for a public purpose, or of the disposition of publicly held real property in Downtown Hampton, Hampton Roads Center North, Langley Research & Development Park, the Pembroke Avenue corridor and the Shell Road area of the City, where discussion in an open meeting would adversely affect the bargaining position or negotiating strategy of the Authority and (2) Virginia Code §2.2-3711.A.8 for consultation with legal counsel employed or retained by the Authority regarding specific legal matters requiring the provision of legal advice by such counsel pertaining to an existing Ground Lease Agreement. A motion was made by Ms. Sandford and seconded by Mr. Campbell to go into the Closed Meeting. A roll call vote was taken which resulted as follows:

Ayes: Bagley, Campbell, Peterson, Sandford, Wallace and Seymour
Nays: None

CERTIFICATION
OF CLOSED
MEETING

Vice Chair Seymour stated it was now appropriate to take a roll call vote and that to the best of our knowledge (i) only public business matters lawfully exempted from open meeting requirements under this chapter, 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 Closed Meeting. Any member who believes there was a departure from the requirements

of subdivisions (i) and (ii) shall so state prior to the roll call vote, indicating the substance of the departure that, in his/her judgment has taken place. Such statements shall be recorded in the Minutes. Vice Chair Seymour asked for any statements. There were none. A motion was made by Mr. Campbell and seconded by Mr. Bagley to conclude the Closed Meeting and return to the Meeting. A roll call vote was taken which resulted as follows:

Ayes: Bagley, Campbell, Peterson, Sandford, Wallace and Seymour
Nays: None

OLD
BUSINESS

Ms. Melochick reminded the board members that EDA design review was delegated to Mr. Rigney due to the COVID19 State of Emergency; however, the Committee can still meet. There are four (4) architects under contract that can be used to review designs, as well as Q Design, which is still under contract with the EDA.

OTHER
BUSINESS

Ms. Sandford said the Monroe Gates Apartments are full and Phoebus held a clean-up event last weekend.

NEW
BUSINESS

The update on the Crossroads Project was deferred to the next meeting.

Ms. Melochick stated she was working with Dominion Energy on a Right-of-Way Agreement along Rudd Lane to allow for a 15' easement to accommodate on-going development in Downtown Hampton. A motion was made by Mr. Peterson and seconded by Mr. Campbell to approve a Right-of-Way Agreement between the Economic Development Authority of the City of Hampton, Virginia and Virginia Electric and Power Company for the conveyance of a 15' easement on Rudd Lane, and to authorize the Chair and/or Vice Chair to execute the same, subject to EDA legal counsel approval of the terms and conditions. A roll call vote was taken which resulted as follows:

Ayes: Bagley, Campbell, Peterson, Sandford, Wallace and Seymour
Nays: None

ADJOURNMENT

There being no further business, the meeting was adjourned at 10:25 a.m.

Respectfully submitted,



Charles E. Rigney, Sr.
Secretary/Treasurer

CER/tbh