

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

Minutes – Regular Meeting

May 18, 2021 – 8:30 a.m.

Veteran’s Conference Room

CALL
TO ORDER

Chair Ferebee called the meeting to order at 8:30 a.m.

DIRECTORS
PRESENT

Richard M. Bagley, Jr., Carlton M. Campbell, Sr. (arrived at 8:35 a. m.), Michelle T. Ferebee, James A. “Pete” Peterson, 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, Bonnie Brown, Terri McCann, Denise Topping, Michael Yaskowsky and Teresa Hudgins

AMEND
AGENDA

Chair Ferebee asked for a motion to amend the Agenda to hear the Closed Session items identified as item #4 on the Agenda to be heard immediately after the EDA Loan & Grant Review Committee report identified as item #1. A motion was made by Mr. Seymour and seconded by Mr. Wallace to amend the Agenda as stated by the Chair. A roll call vote was taken which resulted as follows:

Ayes: Bagley, Peterson, Wallace, Seymour and Ferebee
Nays: None
Absent: Campbell

Chair Ferebee asked for a motion to further amend the Agenda to add an item under New Business for a staff briefing on the Hampton Manufacturing & Innovation Grant Program and the discussion of the possible increase of the maximum amount that may be awarded to a company under that program. A motion was made by Mr. Seymour and seconded by Mr. Wallace to amend the Agenda as stated by the Chair. A roll call vote was taken which resulted as follows:

Ayes: Bagley, Peterson, Wallace, Seymour and Ferebee
Nays: None
Absent: Campbell

MINUTES

Chair Ferebee stated the Minutes from the April 20, 2021 Regular Meeting were distributed. A motion was made by Mr. Peterson and seconded by Mr. Seymour to approve the Minutes as presented. A roll call vote was taken which resulted as follows:

Ayes: Bagley, Peterson, Wallace, Seymour and Ferebee
Nays: None
Absent: Campbell

LOAN & GRANT
REVIEW
COMMITTEE

Chair Ferebee reported the Loan & Grant Review Committee met on May 6, 2021. There were no questions or comments on the Loan Status Report dated April 30, 2021 or the EDA Loan/Grant Fund Balance Sheet as of April 30, 2021.

The Committee considered a Hampton Revolving Loan & Grant Façade Improvement Grant from ACO development in the amount of \$7,717 for improvements to the property located at 2503 58th Street. The Committee recommends the grant for approval subject to the applicant/owner of the building remaining as owner for at least three (3) years, if sale occurs during this timeframe, the grant would be paid back based on a thirty-three percent (33%) reduction each year from completion of the project until the final year. Since this is a motion coming from the Committee, no second is required. A roll call vote was taken which resulted as follow:

Ayes: Campbell, Peterson, Wallace, Seymour and Ferebee
Nays: None
Absent: Bagley (stepped out and was not present for the vote)

Chair Ferebee asked to defer the Board's consideration of the application submitted Nuekie, Inc. until after hearing the new business item added regarding the staff briefing on the Hampton Manufacturing & Innovation Grant Program.

CLOSED
METING

Chair Ferebee 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 Hampton Roads Center North, the Pembroke Avenue Corridor, Phoebus 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 Purchase and Sale Agreement. A motion was made by Mr. Campbell and seconded by Mr. Wallace to go into the Closed Meeting. A roll call vote was taken which resulted as follows:

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

Chair Ferebee stated she needed to leave the meeting at 9:55 a.m. and asked Vice Chair Seymour to preside over the remainder of the meeting Agenda.

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. Peterson and seconded by Mr. Campbell to conclude the Closed Meeting and return to the Meeting. A roll call vote was taken which resulted as follows:

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

A motion was made by Mr. Bagley and seconded by Mr. Campbell to approve the Resolution approving a Development Agreement by and between the Economic Development Authority of the City of Hampton, Virginia and The Whitmore Company, LLC pertaining to 111 Howard Street. A roll call vote was taken which resulted as follows:

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

A motion was made by Mr. Bagley and seconded by Mr. Wallace to approve the Escrow Settlement Agreement with all former members of the Boo Williams Sportsplex, LLC, subject to all parties executing the document and authorizing the Chair and/or Vice Chair to execute the document on behalf of the EDA. A roll call vote was taken which resulted as follows:

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

INNOVATION
& TECHNOLOGY
COMMITTEE

Vice Chair Seymour stated the Committee met on May 3, 2021 and considered requests from the National Institute of Aerospace and Hampton University for FY22 funding of the Centers of Excellence.

The Committee recommends approval of the Resolution approving a grant between the Economic Development Authority of the City of Hampton, Virginia and the National Institute of Aerospace Associates d/b/a National Institute of Aerospace to assist with the

operations of a Center of Excellence. Since this is a motion coming from the Committee, no second is required. A roll call vote was taken which resulted as follows:

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

The Committee recommends approval of the Resolution approving a grant between the Economic Development Authority of the City of Hampton, Virginia and Hampton University, a 501(c)(3) Virginia not-for-profit organization to assist with the operations of a Center of Excellence. Since this is a motion coming from the Committee, no second is required. A roll call vote was taken which resulted as follows:

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

The Committee further recommends the payment of \$101,250 to fully payout the balance due Hampton University under the existing Grant Agreement dated June 4, 2020 based upon the annual report received on April 30, 2021. Since this is a motion coming from the Committee, no second is required. A roll call vote was taken which resulted as follows:

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

ECONOMIC
DEVELOPMENT
REPORT

Mr. Rigney stated the updated Status Report on EDA Actions was included in the package. In the interest of time, no other updates were provided. He introduced Denise Topping as our new Business Development Coordinator for Marketing & Research.

NEW
BUSINESS

Mr. Rigney asked to defer the update on the Crossroads project as there are no new updates.

Ms. Melochick provided a brief overview of the Hampton Manufacturing & Innovation Grant program. The current cap amount of \$7,000 has not been revisited since 2012 and the program has had limited utilization. Staff is recommending the cap amount be increased from \$7,000 to \$10,000. A motion was made by Mr. Peterson and seconded by Mr. Bagley to increase the cap to \$10,000. A roll call vote was taken which resulted as follows:

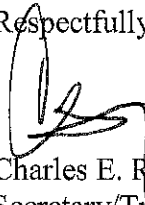
Ayes: Bagley, Campbell, Peterson, Wallace and Seymour
Nays: None

Mr. Yaskowsky presented the Hampton Manufacturing & Innovation grant from Nuekie, Inc in the amount of \$8,000. Nuekie is a skin care company for people of color and the funds would be used for training from a manufacturing expert in the beauty industry, external consultants to conduct global market export audits, product packaging designs, learning management system and medical illustrator to enhance product and marketing efforts. A motion was made by Mr. Wallace and seconded by Mr. Campbell to approve the grant as presented. A roll call vote was taken which resulted as follows:

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

ADJOURNMENT There being no further business, the meeting was adjourned at 10:15 a.m.

Respectfully submitted,



Charles E. Rigney, Sr.
Secretary/Treasurer

CER/tbh