

INDUSTRIAL DEVELOPMENT AUTHORITY OF DANVILLE, VIRGINIA
MINUTES OF MEETING
November 11, 2014

PURSUANT TO WRITTEN NOTICE DATED OCTOBER 7, 2014, A COPY OF WHICH IS ATTACHED HERETO, A MEETING OF THE BOARD OF DIRECTORS OF THE INDUSTRIAL DEVELOPMENT AUTHORITY OF DANVILLE, VIRGINIA, WAS HELD IN THE FOURTH FLOOR CONFERENCE ROOM OF THE MUNICIPAL BUILDING ON TUESDAY, OCTOBER 14, 2014 AT 11:00 A.M.

THE FOLLOWING MEMBERS WERE PRESENT AND ABSENT:

PRESENT: T. NEAL MORRIS, CHAIRMAN
RUSSELL D REYNOLDS
MAX R. GLASS
RICHARD L. TURNER, TREASURER
SHIRLEY D. PRIMIANO, SECRETARY

ABSENT: C. G. HAIRSTON, VICE CHAIRMAN
LONDON R. WYATT, JR.

ALSO PRESENT: W. CLARKE WHITFIELD, CITY ATTORNEY
GABRIELA WOODARD, LEGAL SECRETARY
JOE KING, CITY MANAGER
TELLY TUCKER, ECONOMIC DEVELOPMENT DIRECTOR
LINWOOD WRIGHT, ECONOMIC DEVELOPMENT
CORRIE TEAGUE, ECONOMIC DEVELOPMENT
MICHAEL ADKINS, FINANCE

MR. MORRIS, CHAIRMAN OF THE IDA, CALLED THE MEETING TO ORDER AT 11:00 A.M.

INDUSTRIAL DEVELOPMENT AUTHORITY OF DANVILLE, VIRGINIA

MINUTES

COPIES OF THE MINUTES OF THE OCTOBER 14, 2014 MEETING WERE DISTRIBUTED TO THE MEMBERS WITH THEIR AGENDA PACKET. A MOTION WAS MADE BY DR. PRIMIANO TO APPROVE THE MINUTES. THE MOTION WAS SECONDED BY MR. REYNOLDS AND CARRIED WITH MEMBERS PRESENT VOTING AS FOLLOWS:

MR. MORRIS	- AYE
DR. PRIMIANO	- AYE
MR. TURNER	- AYE
MR. REYNOLDS	- AYE
DR. GLASS	- AYE
MR. HAIRSTON	- ABSENT
MR. WYATT	- ABSENT

UPDATE ON FINANCES

MICHAEL ADKINS, THE DIRECTOR OF FINANCE, UPDATED THE MEMBERS ON FINANCIAL ACCOUNTS OF THE IDA.

COPIES OF THE CURRENT FINANCIAL STATEMENTS WERE DISTRIBUTED TO THE MEMBERS. A MOTION WAS MADE BY MR. TURNER TO APPROVE THE FINANCIAL REPORT. THE MOTION WAS SECONDED BY MR. REYNOLDS AND CARRIED WITH MEMBERS PRESENT VOTING AS FOLLOWS:

MR. MORRIS	- AYE
DR. PRIMIANO	- AYE
MR. TURNER	- AYE
MR. REYNOLDS	- AYE
DR. GLASS	- AYE
MR. HAIRSTON	- ABSENT
MR. WYATT	- ABSENT

A RESOLUTION OF THE INDUSTRIAL DEVELOPMENT AUTHORITY OF DANVILLE, VIRGINIA, APPROVING AND AUTHORIZING AN ADDITIONAL \$30,000 TOWARDS IMPROVEMENTS TO THE AREA SURROUNDING 525 LOYAL STREET AND THE FORMER BLUE GRAY BUILDING.

CORRIE TEAGUE FROM ECONOMIC DEVELOPMENT UPDATED THE BOARD ON THE LATEST ESTIMATE GIVEN BY BLAIR CONSTRUCTION FOR THE REPAIRS, AND MADE A CORRECTION TO THE ACTUAL ADDITIONAL AMOUNT NEEDED. THE ADDITIONAL AMOUNT NEEDED IS \$7,500, AND NOT \$30,000 AS PREVIOUSLY QUOTED. MR. TURNER MADE A MOTION TO PASS A RESOLUTION OF THE INDUSTRIAL DEVELOPMENT AUTHORITY OF DANVILLE, VIRGINIA, APPROVING AND AUTHORIZING AN ADDITIONAL \$8,000 TOWARDS IMPROVEMENTS TO THE AREA SURROUNDING 525 LOYAL STREET AND THE FORMER BLUE GRAY BUILDING. THE MOTION WAS SECONDED BY DR. PRIMIANO AND CARRIED WITH THE MEMBERS PRESENT VOTING AS FOLLOWS:

MR. MORRIS	- AYE
DR. PRIMIANO	- AYE
MR. TURNER	- AYE
MR. REYNOLDS	- AYE
DR. GLASS	- AYE
MR. HAIRSTON	- ABSENT
MR. WYATT	- ABSENT

CLOSED MEETING

NEXT, DR. PRIMIANO MOVED THE MEETING BE RECESSED AND THE BOARD IMMEDIATELY RECONVENE IN EXECUTIVE CLOSED MEETING FOR THE PURPOSE OF DISCUSSION CONCERNING A PROSPECTIVE BUSINESS OR INDUSTRY OR THE EXPANSION OF AN EXISTING BUSINESS OR INDUSTRY WHERE NO PREVIOUS ANNOUNCEMENT HAS BEEN MADE AS PERMITTED BY SUBSECTION (A)(5) OF SECTION 2.2-3711 OF THE CODE OF VIRGINIA, 1950, AS AMENDED; AND DISCUSSION OR CONSIDERATION OF THE ACQUISITION/DISPOSITION OF REAL PROPERTY FOR A PUBLIC PURPOSE WHERE DISCUSSION IN AN OPEN MEETING WOULD ADVERSELY IMPACT THE BARGAINING POSITION OF THE CITY AS PERMITTED BY SUBSECTION (A)(3) OF SECTION 2.2-3711 OF THE CODE OF VIRGINIA, 1950, AS AMENDED. THE MOTION WAS SECONDED BY MR. REYNOLDS AND CARRIED WITH THE MEMBERS PRESENT VOTING AS FOLLOWS:

MR. MORRIS	- AYE
DR. PRIMIANO	- AYE
MR. TURNER	- AYE
MR. REYNOLDS	- AYE
DR. GLASS	- AYE
MR. HAIRSTON	- ABSENT
MR. WYATT	- ABSENT

DR. PRIMIANO MOVED THE MEETING IMMEDIATELY RECONVENE INTO AN OPEN MEETING. THE MOTION WAS SECONDED BY MR. REYNODLS AND CARRIED WITH THE MEMBERS PRESENT VOTING AS FOLLOWS:

MR. MORRIS	- AYE
DR. PRIMIANO	- AYE
MR. TURNER	- AYE
MR. REYNOLDS	- AYE
DR. GLASS	- AYE
MR. HAIRSTON	- ABSENT
MR. WYATT	- ABSENT

UPON RECONVENING, DR. PRIMIANO MOVED THAT THE BOARD ADOPT A RESOLUTION CERTIFYING THAT TO THE BEST OF EACH MEMBER'S KNOWLEDGE THAT (1) ONLY PUBLIC BUSINESS MATTERS LAWFULLY EXEMPTED FROM OPEN MEETING REQUIREMENTS UNDER SECTION 2.2-3711 AND (2) 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. THE MOTION WAS SECONDED BY MR. TURNER AND CARRIED WITH THE MEMBERS PRESENT VOTING AS FOLLOWS:

MR. MORRIS	- AYE
DR. PRIMIANO	- AYE
MR. TURNER	- AYE
MR. REYNOLDS	- AYE
DR. GLASS	- AYE
MR. HAIRSTON	- ABSENT
MR. WYATT	- ABSENT

A RESOLUTION OF THE INDUSTRIAL DEVELOPMENT AUTHORITY OF DANVILLE, VIRGINIA APPROVING AND AUTHORIZING FUNDS FOR THE UPFIT AND RENOVATION OF 312 MAIN STREET IN AN AMOUNT NOT TO EXCEED \$85,000.

MR. REYNOLDS MADE A MOTION TO PASS A RESOLUTION OF THE INDUSTRIAL DEVELOPMENT AUTHORITY OF DANVILLE, VIRGINIA APPROVING AND AUTHORIZING FUNDS FOR THE UPFIT AND RENOVATION OF 312 MAIN STREET IN AN AMOUNT NOT TO EXCEED \$85,000. THE MOTION WAS SECONDED BY DR. GLASS AND CARRIED WITH THE MEMBERS PRESENT VOTING AS FOLLOWS:

MR. MORRIS	- AYE
DR. PRIMIANO	- AYE
MR. TURNER	- AYE
MR. REYNOLDS	- AYE
DR. GLASS	- AYE
MR. HAIRSTON	- ABSENT
MR. WYATT	- ABSENT

A RESOLUTION OF THE INDUSTRIAL DEVELOPMENT AUTHORITY OF DANVILLE, VIRGINIA APPROVING AND AUTHORIZING A LEASE AGREEMENT BETWEEN THE INDUSTRIAL DEVELOPMENT AUTHORITY OF DANVILLE, VIRGINIA AND BOBBY CARLSEN D/B/A BOBBY CARLSEN PHOTOGRAPHY.

A MOTION WAS MADE BY DR. PRIMIANO TO PASS A RESOLUTION OF THE INDUSTRIAL DEVELOPMENT AUTHORITY OF DANVILLE, VIRGINIA APPROVING AND AUTHORIZING A LEASE AGREEMENT BETWEEN THE INDUSTRIAL DEVELOPMENT AUTHORITY OF DANVILLE AND BOBBY CARLSEN D/B/A BOBBY CARLSEN PHOTOGRAPHY. MR. WHITFIELD WILL PUT THE LEASE TOGETHER. THIS WILL BE A 10-YEAR, TRIPLE NET LEASE AGREEMENT. THE LEASE RATE IS TO BE DETERMINED. THE MOTION WAS SECONDED BY MR. REYNOLDS AND CARRIED WITH THE MEMBERS PRESENT VOTING AS FOLLOWS:

MR. MORRIS	- AYE
DR. PRIMIANO	- AYE
MR. TURNER	- AYE
MR. REYNOLDS	- AYE
DR. GLASS	- AYE
MR. HAIRSTON	- ABSENT
MR. WYATT	- ABSENT

OTHER BUSINESS:

ECONOMIC DEVELOPMENT GAVE UPDATES ON:

1. 616 NORTH MAIN ST. - THE DANCE SPACE IS OFFICIALLY OPEN EFFECTIVE 11/10/14.
2. 442 MAIN ST. - IT IS NOW OFFICIALLY CLOSED. IT WILL BECOME APARTMENT UNITS AND SOME RETAIL.
3. TRANSFORMER AT SCHOOLFIELD SITE - WE WILL CONTINUE TO PAY FOR THAT.

THERE BEING NO FURTHER BUSINESS, THE MEETING ADJOURNED AT 11:41 A.M.

SHIRLEY PRIMIANO
SECRETARY

T. NEAL MORRIS
CHAIRMAN