



## INDUSTRIAL DEVELOPMENT AUTHORITY OF PITTSYLVANIA COUNTY, VIRGINIA

**TUESDAY, AUGUST 13, 2019; 6:00 P.M.; COUNTY ADMINISTRATION BUILDING;  
ADMINISTRATIVE CONFERENCE ROOM; 1 CENTER STREET, CHATHAM, VIRGINIA,  
24531**

### **MEETING MINUTES**

#### **IDA Members Present:**

Eddie L. Hite, Jr. (Chairman)  
Stanley Simpson (Sec./Treas.)  
Charlie Mahan (Vice-Chairman)  
Joey Faucette  
Randy Anderson  
Ron McMahan  
Ronnie Haymore

#### **Staff Present:**

Brenda O. Robertson (IDA Clerk/Legal Assistant)  
J. Vaden Hunt, Esq. (IDA Attorney/County Attorney)  
Susan McCulloch (Economic Development Manager)  
Matthew D. Rowe (Economic Development Director); (*Remote*)

#### **Also Present:**

Robert "Bob" Warren (BOS; Chatham/Blairs District)  
Greg L. Sides (Assistant County Administrator for Community  
Development)

#### **I. CALL TO ORDER:**

Mr. Hite called Meeting to Order at 6:00 P.M.

#### **II. Roll Call:**

Roll call by Ms. Robertson. All IDA Members present.

#### **III. ADDITIONS/REVISIONS TO AGENDA:**

None.

#### **IV. APPROVAL OF AGENDA:**

Motion by Mr. Anderson, seconded by Dr. Faucette, to approve Agenda. Motion carried unanimously.

#### **V. CONSENT AGENDA:**

Motion by Mr. Haymore, seconded by Dr. Faucette, to approve Consent Agenda as presented. Motion carried unanimously.

##### **A. Approval of Meeting Minutes (May 21, 2019):**

##### **B. Review of Financial Statements (June - August 2019)**

##### **A. Regular Checking**

(\$289,342.02 as of June 10, 2019)

(\$317,655.60 as of July 8, 2019)  
(\$290,661.54 as of August 9, 2019)

**B. Axxor Debt Reserve**

(\$517,752.62 as of June 10, 2019)  
(\$525,938.90 as of July 8, 2019)  
(\$534,134.07 as of August 9, 2019)

**C. ANB Loan (Axxor)**

(\$1,394,917.69 as of June 10, 2019)  
(\$1,385,422.38 as of July 8, 2019)  
(\$1,379,346.47 as of August 9, 2019)

**D. ANB Loan (Intertape)**

(\$3,231,539.72 as of June 10, 2019)  
(\$3,205,805.12 as of July 8, 2019)  
(\$3,186,384.34 as of August 9, 2019)

**VI. NEW BUSINESS:**

**A. Approval of Execution of Harris, Harvey, Neal & Co., LLP Representation Letter:**

Motion by Dr. Faucette, seconded by Mr. Mahan, to approve Harris, Harvey, Neal & Co., LLP, Representation Letter. Motion carried unanimously.

**B. Ratification of Chairman's Execution of RealtyLink-Tennessee, LLC's First Amendment to Agreement for Sale of Property (Lot 4 and Rail Access Lot, Ringgold East Industrial Park):**

Motion by Dr. Faucette, seconded by Mr. Haymore, to approve ratification of Chairman's execution of RealtyLink-Tennessee, LLC's First Amendment for Sale of Property (Lot 4 and Rail Access Lot, Ringgold East Industrial Park). Motion carried unanimously.

**C. Discussion of Laurel Grove VFD Tower:**

Following the discussions, the IDA Board Members had no desire to participate in the Laurel Grove Tower Project under the current terms and conditions presented. Motion by Dr. Faucette, seconded by Mr. Haymore, not to fund Laurel Grove VFD Tower. The following IDA Roll Call Vote was recorded: Mr. Hite-Yes; Dr. Faucette-Yes; Mr. Anderson-Yes; Mr. Mahan-Yes; Mr. Haymore-Yes; Mr. McMahan-Yes; and Mr. Simpson-Yes. Motion carried unanimously.

**D. Discussion of Axxor Debt Reserve Lease Assistance:**

Following discussion, as no formal request has been made by Axxor to utilize its Debt Reserve Fund for lease assistance purposes, the IDA took no action on this matter.

**VII. MATTERS FROM THE BOARD:**

None.

**VII. CLOSED SESSION:**

Motion by Mr. Haymore, seconded by Anderson, to enter Closed Session at 6:55 P.M.

Discussion concerning a prospective business or industry or the expansion of an existing business or industry where no previous announcement has been made of the business' or industry's interest in locating or expanding its facilities in the community.

As permitted by Virginia Code § 2.2-3711(A)(39) for discussion or consideration of records excluded under Virginia Code § 2.2-3705.6(3) (including without limitation (i) those certain confidential proprietary records voluntarily provided by private business pursuant to a promise of confidentiality from the Authority, and used by the Authority for business and trade development and (ii) those certain memoranda, working papers, or other information related to businesses that are considering locating or expanding in Virginia, prepared by the Authority, where competition or bargaining is involved and where disclosure of such information would adversely affect the financial interest of the Authority); such information being excluded from mandatory disclosure under Virginia Code § 2.2-3705.1(12) and Virginia Code § 2.2-3705.1(8).

**Legal Authority:** Virginia Code §§ 2.2-3711(A)(5) and (39)  
**Subject Matter:** Projects AF, 500, Solution, and Uniform  
**Purpose:** Economic Development Updates on Unannounced and/or Prospective Businesses and/or Industries; Discussion or Consideration of Records Excluded under the Virginia Freedom of Information Act related to Businesses that are Considering Locating or Expanding in County

**VIII. RETURN TO OPEN SESSION & CLOSED SESSION CERTIFICATION:**

Motion by Mr. Anderson, seconded by Mr. Mahan, to return to Open Session. Motion carried unanimously. Mr. Hite entered Open Session at 7:25 P.M.

**PITTSYLVANIA COUNTY INDUSTRIAL DEVELOPMENT AUTHORITY**  
**CLOSED MEETING CERTIFICATION**

**BE IT RESOLVED** that at the Meeting of the Pittsylvania County Industrial Development Authority on Tuesday, August 13, 2019, the IDA Board members hereby certify by a recorded vote that to the best of each Board member’s knowledge only public business matters lawfully exempted from the open meeting requirements of the Virginia Freedom of Information Act (“Act”) and identified in the Motion authorizing the Closed Meeting were heard, discussed, or considered in the Closed Meeting. If any Member believes that there was a departure from the requirements of the Act, he shall so state prior to the vote indicating the substance of the departure. The Statement shall be recorded in the Minutes.

	<u>Vote</u>
Eddie L. Hite, Jr., Chairman	Yes
Charlie Mahan, Vice-Chairman	Yes
Stanley Simpson, Secretary/Treas.	Yes
Randy Anderson	Yes
Ron McMahan	Yes
Joey Faucette	Yes
Ronnie Haymore	Yes

**IX. ADJOURN:**

With there being no further business, Motion by Mr. Haymore, seconded by Dr. Faucette, to adjourn Meeting. Motion carried unanimously. Mr. Hite adjourned Meeting at 7:30 P.M.

Respectfully Submitted,

Approved:

W. Stanley Simpson, Sec./Treas.

Eddie L. Hite, Jr., Chairman