

FREDERICKSBURG
ECONOMIC
DEVELOPMENT
AUTHORITY

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ECONOMIC DEVELOPMENT AUTHORITY MINUTES (EDA)

December 21, 2020

**8:00 a.m. • EDA Regular E-Meeting
Recorded Go to Meeting**

The Economic Development Authority of the City of Fredericksburg, Virginia met in regular session on Monday, December 21, 2020 beginning at 8:00 a.m. via recorded Go to Meeting.

Chair Black read the following statement, this meeting is being held electronically by Go to Meeting, pursuant to City Council Ordinance 20-05, an Ordinance to Address Continuity of City Government during the pendency of a Pandemic Disaster.

EDA MEMBERS PRESENT. Beth Black Chair, presiding. Will Mackintosh, Suzy Stone, Mitzi Brown, Chris Waller, Lee Murray and Susan Richey.

ABSENT. None.

ALSO PRESENT. EDA Counsel: Blanton Massey; Department of Economic Development and Tourism: Bill Freehling, Director; Angela Freeman, Diversity, Equity and Economic Advancement Officer; Amy Peregoy, Economic Development Specialist.

DETERMINATION OF QUORUM. Mitzi Brown.

AGENDA.

MOTION by Suzy Stone, seconded by Chris Waller, the agenda was approved: Ayes (7); Nays (0).

PUBLIC COMMENTS. Chair Black asked Ms. Peregoy if there were any public comments submitted prior to today's meeting via the instructions on the published agenda. Ms. Peregoy stated, no public comments were received.

APPROVAL OF MINUTES.

MOTION by Mitzi Brown, seconded by Will Mackintosh the minutes from the November 9, 2020 regular meeting and December 3, 2020 special meeting were approved: Ayes (7); Nays (0).

TREASURER'S REPORT. Mr. Murray presented account activity. The budget and financial statement are filed with the minutes.

Mr. Murray noted the EDA was contacted by the Marine Corps regarding the 2021 marathon. Due to the pandemic the Marine Corps will be holding the run virtually. They have requested their yearly \$25,000 funding be changed to 2022 and 2023.

MOTION by Lee Murray, seconded by Susan Richey the yearly \$25,000 funding for the Marine Corps Marathon will be extended to 2022 and 2023: Ayes (7); Nays (0).

OLD BUSINESS. None.

NEW BUSINESS. Authorize Chair to Ratify Contract – Mr. Freehling reviewed the Purchase and Sale Agreement by and between the EDA and Technautics, LLC for a 60 acre property located in the Battlefield Industrial Park known by GPIN #7778-97-6600 for the amount of \$2,600,000. There will be an initial 120 day inspection period. The EDA will make an initial \$25,000 escrow deposit. Upon the expiration of the first inspection period another \$25,000 will be deposited to continue a second 120 day inspection. There will be a two month financing period. The EDA will be responsible for any roll-back real estate taxes. The EDA will possible subdivide the property for sale of individual parcels. Mr. Mackintosh gave further information on the roll-back taxes. Mr. Waller provided information on comparable properties. The Strategic Investments Committee and Mr. Freehling will move forward to carry out the intent of the EDA.

MOTION by Suzy Stone, seconded by Lee Murray, the EDA and Technautics, LLC have agreed to enter into a Purchase and Sale Agreement, the board authorizes and directs the EDA Chair, Beth Black, to execute the agreement, the motion was passed: Ayes (7); Nays (0).

COMMITTEE REPORTS

- a. **Parking Improvement Committee** – Ms. Stone was appointed to the committee by City Council. Mr. Mackintosh reported during a recent meeting the following were discussed: changes to parking throughout the City, 15-Minute pick-up spaces, William Street/College Heights on-street parking and the expense for public parking at the new Winchester Street parking garage (Liberty Place). He noted the committee was not consulted on the parking changes.
- b. **Strategic Investments Committee** – No other items to report.
- c. **Workforce Development Committee** – Ms. Brown noted the CRRL Ideaspace had its grand opening ribbon cutting and have met required benchmarks during Covid. Germanna Community College (GCC) staff and City school staff are still working together on their program.
- d. **InvestFXBG Loan Committee** – Ms. Stone stated Kickshaw’s Gluten Free Bakery was open and M-D Eats permits have been approved. Mr. Waller will reach out to Ms. Hunt on further M-D Eats updates. Ms. Peregoy noted there were two inquiries on the program but nothing further to report.
- e. **Chatham Bridge Rehabilitation Marketing Committee** – No update.
- f. **Business Assistance Committee** – Mr. Freehling updated the board that 22 restaurants were interested in the gift card program. EDT staff plans to purchase the gift cards from restaurants beginning the week of January 4 for a discounted resale.
- g. **COVID Assistance Committee** – Ms. Peregoy gave a brief update on the Outdoor Dining grant program. Ms. Richey stated two ideas are in the pipeline and are currently being discussed with stakeholders.

STAFF REPORT. Mr. Freehling thanked the EDA board members for their creative ideas and innovative work in 2020 and looks forward to 2021.


Ms. Freeman stated ICSC has delivered their report noting it is available on fredericksburgva.gov for review. City Council received an economic development climate report from Chmura.

CHAIR’S REPORT. Chair Black stated there are several months in the first couple quarters that highlight special opportunities for the city and its businesses. Those opportunities include: February’s Black History Month,

International Women’s Day in March, and Pride Month in June. She requested Mr. Freehling work with EDT staff to highlight the visitor experience and uplift business. She would like a report during the January meeting so the EDA can help create a concise, organized approach in which both sides work together. Mr. Freehling agreed to meet with staff and report in January.

BOARD MEMBERS COMMENTS. The board members took time to share their appreciation of their work together and with staff over the last year.

ADJOURNMENT. There being no further business to come before the Economic Development Authority at this time, Chair Black declared the meeting officially adjourned at 8:38 a.m.



Amy Peregoy, Assistant Secretary