

MINUTES
VIRGINIA BEACH DEVELOPMENT AUTHORITY
October 18, 2011

The Virginia Beach Development Authority held its regular meeting on Tuesday, October 18, 2011, at 8:30 a.m. in the large conference room at 222 Central Park Avenue, Suite 1000, Virginia Beach, VA, pursuant to notice given by the Chair.

MEMBERS PRESENT: John W. Richardson, Chair
 Jerrold L. Miller, Secretary
 Donald V. Jellig, Assistant Secretary
 Dan H. Brockwell, Treasurer
 C. Maxwell Bartholomew, Jr., Commissioner
 Linwood O. Branch, Commissioner
 Bryan D. Cuffee, Commissioner
 Luke M. Hillier, Commissioner
 Dorothy L. Wood, Commissioner
 Shewling Moy Wong, Commissioner

ADVISORS PRESENT: Michelle Chapleau, Business Development Manager
 David Couch, Business Development Manager
 Mary Hancock, Media and Communications
 Steve Herbert, Deputy City Manager
 Rob Hudome, Project Development Manager
 Sean Murphy, VBDA Accountant
 Tammy Owens, SWaM Manager
 David Redmond, Planning Commission
 Jerry W. Stewart, Workforce Development Coordinator
 Alex Stiles, City Attorney's Office
 Mark Wawner, Project Development Coordinator
 Cynthia Whitbred-Spanoulis, Strategy & Performance Coordinator
 Rosemary Wilson, Councilmember
 Debbie Zywna, Planning

REPORTED BY: Mark Wawner

RECORDED BY: Linda Sheehan

The Authority convened into session and discussed the following:

REGULAR MEETING

1. Review and approval of minutes of annual meeting held on September 20, 2011.

MOTION: Shewling Moy Wong

SECOND: Jerrold L. Miller

APPROVED: 10-0

REVIEW OF FINANCIAL POSITION

2. Sean Murphy reviewed the Authority's financial statements for the month of September.

Monthly Cash Flows – Operating Account

The beginning operating cash on hand for the month was \$6,170,957, cash receipts for the month were \$20,166, and cash disbursements for the month were \$94,862 for a net decrease in cash of \$74,696. The end of month cash balance in the operating account was \$6,096,261.

- Received \$17,513 in IRB fees;
- Received \$2,653 interest income on CDs and bank accounts;
- Disbursed \$18,000 for FY2011 annual audit;
- Disbursed 13,423 for sundry audio visual and promotional materials;
- Disbursed \$35,147 for sundry research studies relative to closed session discussions;
- Disbursed \$10,000 to SBDC for annual award approved as part of the budget.

Monthly Cash Flows – EDIP Account

Mr. Murphy reviewed the Reconciliation of Cash to EDIP Status Report for September.

- Reimbursed \$520 from SGA funds;
- Received \$4,308 in interest income;
- Disbursed \$92,038 for final payment for Amerigroup EDIP;
- Disbursed \$13,009 of APZ-1 funds for BMZ initial EDIP payment – reimbursement request has been submitted;
- Disbursed \$147,161 for Convention Center Hotel engineering and architectural fees which is part of the interim agreement with Armada Hoffler. SGA reimbursement has been filed;
- Disbursed \$156,323 to Amerigroup for final GOF award. All requirements have been satisfied;
- Disbursed \$2,100 for final payment on ITA study.

Reconciliation of Cash to EDIP Status Report

- Reimbursed \$13,008 from APZ-1 program;
- Reimbursed \$2,186 from SGA funds;
- Payables/Commitments adjusted to reflect Amerigroup disbursement and Public Station commitment.

BOND TRANSACTIONS

3. A public meeting was declared. Approved application of Westminster Canterbury for a Resolution of Intent for the Issuance by the City of Virginia Beach Development Authority of its Residential Facility Mortgage Revenue Bonds not to exceed \$5,000,000. Alex Stiles, city attorney, said all papers are in proper legal order. Hugh Patterson, of Wilcox Savage, was present as Westminster's bond counsel. Mr. Patterson reviewed the history of Westminster and noted the facility is now 29 years old and serves 700 people. Funds to be utilized for replacement, renovation and repair capital improvements to include waterproofing and caulking of windows. Funds to be purchased by Suntrust and a November closing is projected. It was noted by Alex Stiles, city attorney, that the word "repair" will be added to the fifth line of the resolution. The public hearing was closed.

MOTION: Donald V. Jellig
SECOND: Dan H. Brockwell
APPROVED: 10-0

TOWN CENTER

4. Mark Wawner and Rob Hudome reported the following regarding Town Center:
 - Priority is now open and sold 16 cars the first week. It was also highlighted by Inside Business this week.
 - The Yard House is located on Main Street. The hiring center opened and the company anticipates a November 20th opening.
 - Havana Nights, located next to the Westin on Commerce Street, anticipates opening within the first two weekends of November.
 - Halloween Town or Treat events scheduled for Saturday, October 29th. The first segment is for the children and is scheduled from 12:00 to 3:30 p.m. The second segment is for adults and is scheduled to begin at 6:00 p.m.
 - Light up the Town is scheduled for Saturday, November 19 beginning with a parade at 5:00 p.m. and will also include a laser show.
 - The Shamrock race will kick off events for 2012.

STRATEGIC GROWTH AREAS

5. Debbie Zywna briefed the Authority on the Rosemont SGA Master Plan. Mrs. Zywna expressed her appreciation to VBDA member Linwood Branch for serving on the steering committee, and VBDA member Dot Wood for serving on the focus group.

- Location
 - Regional locator map
 - Rosemont SGA boundary map
- Existing Conditions
 - Transportation Connectivity
 - Open Space Network
 - Commercial Development and Surface Parking
- Design Principles
 - Village Green
 - Proposed Transit Station
- Transit – Oriented Residential Village
- Development Plan
- Street Network Plan
- Transit Network Plan
- Parks and Open Space Network Plan
- Trail Network Plan
- Stormwater Management
- Street Furnishings, Signage and Lighting
- Public Improvements
- Private Development Initiatives
- Special Places
- Land Use Plan
- Building Types

- Building Heights Plan
- Three Phases
- Next Steps

Additional information is available on the website and is also linked within the Hot Topics. Mrs. Zywna's PowerPoint presentation is hereby incorporated into these minutes.

ADMINISTRATIVE INFORMATION

6. VBDA Priorities
 - a. VBDA Members Activity Update.

Shewling Moy Wong noted an e-mail was received from Inside Business regarding interest in the VBDA Annual Report being placed on its website at \$120 per month. Norfolk and Chesapeake are on the web site. The Board requested details pertaining to "hits" and funding availability be provided at the next meeting for further consideration.

The VBDA Annual Report was recently presented to City Council. With current budget constraints the challenge is to convey the VBDA and the Department of Economic Development's return on investment is many times greater than its expenses and to maintain at least the current level of funding.

Regarding the Lynnhaven SGA, Dot Wood noted public charettes for Phase II took place October 3rd and October 5th. More activity is planned for the month of October.

Regarding light rail, Linwood Branch noted consideration is being given to terminating it at Town Center or Rosemont Road. Extending it to Rosemont will accelerate the progress of this project.

7. Director's Report

Mark Wawner noted Warren Harris and Scott Hall are in Germany calling on existing and potential new businesses. Mayor Sessoms is also on this marketing trip with them.

The Authority was provided a copy of the recently released e-mail blast highlighting The Art Institute of Virginia Beach.

- a. David Couch provided the monthly broad overview of the current Economic Development Marketing Activity Report.
 - Project Types
 - Expansions
 - New
 - Project Origins
 - International
 - National
 - Local

- Project Sectors
 - Other
 - Industrial
 - Office
- Existing Business Calls
 - SWaM
 - Non-SWaM
- Highlights
 - Virginia Beach named #8 “America’s Best Cities” by Bloomberg Business Week
- Commercial Real Estate Update – Hampton Roads
 - Ranked 37th out of 50 U.S. markets tracked in the CBRE North American Industrial Availability Index
 - Posted the 16th lowest industrial availability rate
 - 51st largest market out of 57 U.S. markets tracked
 - 15th lowest office vacancy rate in the U.S.
 - Several national publications report manufacturing returning to the U.S.

There being no further business, the meeting was adjourned.

John W. Richardson, Chair