

AT A JOINT MEETING OF THE INDUSTRIAL DEVELOPMENT AUTHORITY OF THE COUNTY OF JAMES CITY, VIRGINIA, AND THE JAMES CITY COUNTY BOARD OF SUPERVISORS, HELD ON OCTOBER 30, 2001, AT 4:00 P.M. IN THE BUILDING C CONFERENCE ROOM, 101 MOUNTS BAY ROAD, JAMES CITY COUNTY, VIRGINIA.

A. CALL TO ORDER

The meeting was called to order by Board Chairman John McGlennon and by IDA Chairman Gilbert Bartlett at 4:02 p.m. A roll call by Clerk to the Board, Sanford Wanner, identified the following JCC Board members present:

Mr. Bruce Goodson
Mr. Jay Harrison
Mr. James Kennedy
Mr. John McGlennon
Mr. Ronald Nervitt

A roll call by IDA Secretary Keith Taylor identified the following IDA Directors present:

Mr. Gilbert Bartlett
Mr. John Berkenkamp
Mr. Vincent Campana, Jr.
Ms. Virginia Hartmann
Mr. Jon Nystrom
Mr. Mark Rinaldi

ALSO PRESENT

Sanford B. Wanner, County Administrator
Keith A. Taylor, Secretary, IDA
William C. Porter, Jr., Assistant County Administrator
Frank M. Morton, III, County Attorney
Sandra Barner, OED Project Coordinator
Kelly See, Recording Secretary, IDA
John McDonald, Manager, FMS
John Horne, Development Manager

ABSENT

Mr. Sterling Nichols, IDA

B. BOARD DISCUSSIONS

Mr. McGlennon welcomed all those present and turned the discussions over to Mr. Bartlett. Mr. Bartlett reported the IDA had recently had a more visible presence before the Planning Commission and taken a more active role in looking at prospective businesses, as evidenced by Ms. Hartmann's recent trip to Massachusetts to see a power plant similar to one being proposed in the County. He then turned the discussion over to Mr. Rinaldi.

1. Initiatives for Reporting/Discussion

a. Economic Development Land Use Involvement

Mr. Rinaldi reported that the role of the IDA was advising the Planning Commission and the Board on land use cases with an economic development impact. He reported that he had gone before the Planning Commission and Mr. Bartlett had gone before the Board of Supervisors in reference to the Energy Services Group International case and the IDA was delighted that the Board had reacted positively in that case. He stated that the IDA hopes to be involved in more cases and that they are watching the power plant case coming up.

b. Shell Building #2

Mr. Bartlett introduced Ms. Hartmann who gave an overview of the progress of the Shell Building #2 initiative. She reported that the consultant's report had been received in July and the report recommended that a second shell building was needed, as well as what characteristics the building should have. She stated that proposals from property owners had been received, the choices had been narrowed down to two properties, and Staff was directed to do more due diligence on both sites. The Board, IDA, and Staff discussed how the sites had been selected, the work Staff is doing on the recommendations, and the concept of a virtual shell building.

c. Virginia Technology Zone Program

Mr. Campana led a discussion on the possibility of creating a Technology Zone in the County. He gave an overview of the concept of a Technology Zone and asked for comments. Mr. Nervitt stated that it should first be decided how large a percentage of the local economy the technology sector should be. Mr. Berkenkamp stated that it would take eight to ten years for the County to get payback on its investment. Mr. Goodson commented that there would be other benefits besides financial ones. Mr. McGlennon stated that a Technology Zone would not necessarily be the primary attraction to the area for technology companies. Mr. Goodson stated that the proposed Discovery Center needs to be included in any study or committee work on a possible Technology Zone. The Board, IDA, and Staff discussed the types of people who should be included on a committee to study the possibility of a Technology Zone and what questions such a committee should consider. Mr. Bartlett stated that a sub-committee of the IDA would be formed to look at the issue with Mr. Campana as the sub-committee chair.

C. OTHER BUSINESS

Mr. Bartlett asked if the Board had any other areas of discussion it wanted to address. Mr. McGlennon asked how the IDA was dealing with the issue of conflict of interest as it related to the members of the IDA. Mr. Bartlett explained that the IDA had consulted with the Commonwealth's Attorney when issues had come up and realigned representation to certain projects where necessary to prevent the appearance of conflict of interest.

Mr. McGlennon announced that some local citizens were undertaking a drive for donations of books to help libraries in New York City affected by the recent tragedy.

D. ADJOURNMENT

Chairman Bartlett entertained a motion from Mr. Berkenkamp to adjourn the IDA. The motion was seconded by Mr. Nystrom and approved by roll call vote.

The meeting was adjourned at 5:14 p.m.



Gilbert A. Bartlett, Chairman



Keith A. Taylor, Secretary