

AT A SPECIAL MEETING OF THE INDUSTRIAL DEVELOPMENT AUTHORITY OF THE COUNTY OF JAMES CITY, VIRGINIA, HELD ON OCTOBER 4, 1996, AT 8:00 A.M. IN THE COUNTY GOVERNMENT CENTER BOARD ROOM, 101-C MOUNTS BAY ROAD, JAMES CITY COUNTY, VIRGINIA.

1. ROLL CALL

The meeting was called to order by Chairman Nystrom at 8:00 a.m. A roll call by Secretary Taylor identified the following members present:

Mr. Gilbert Bartlett  
Mr. Vincent Campana  
Mr. Joe Cross  
Mr. Robert Demer  
Mr. Sterling Nichols  
Mr. Jon Nystrom

ALSO PRESENT

Keith A. Taylor, Secretary, IDA  
Jeane Trevino, Recording Secretary, IDA  
Sandra Barner, Economic Development Technician  
Sanford Wanner, County Administrator  
Frank Morton, Counsel, Industrial Development Authority of James City County  
Bill Doig, Executive Director, Williamsburg Landing  
Alvin Anderson, Counsel, Williamsburg Landing  
John McDonald, Manager, Financial Management & Services  
Perry DePue, Board Liaison to the Industrial Development Authority

1. Authorizing Resolution for Williamsburg Landing, Inc., Series 1996 Bonds

Mr. Anderson gave the Authority a status report on this project and thanked the Authority for its timely support of the financing of improvements and development for Williamsburg Landing Senior Living Community.

Mr. Cross nominated Mr. Bartlett for temporary chair, seconded by Mr. Campana, the nomination of Mr. Bartlett as temporary chairman, was unanimously approved by voice vote.

On a motion from Mr. Cross, seconded by Mr. Campana, the Resolution was unanimously approved by voice vote. Aye: 5 Nay: 0 Abstention: 1

Mr. Nystrom abstained from the motion due to his affiliation as members of the Board of Directors of Williamsburg Landing

Mr. Bartlett entertained a motion by Mr. Campana, seconded by Mr. Cross, to reinstate Mr. Nystrom authority as chairman. The motion was unanimously approved by voice vote.

2. Farmer's Market

Mr. Wanner informed the Authority that Mr. Andrew Bradshaw, counsel to the James City Growers' Coop, requested a special meeting to discuss options available to the Market in order to maintain operations.

Mr. Nystrom recommended, that while the Authority would be willing to maintain the same rental rate, he would not support further subsidies. The Authority has supported the Farmers' Market throughout its tenure, however, the Farmer's Market continues to be a declining business venture.

Executive Session

Mr. Taylor recommended that the Authority go into Executive Session pursuant to Section 2.1-344 (A)(5) of the Code of Virginia to begin a discussion concerning the disposition of real property

On the recommendation of Mr. Taylor, Mr. Nystrom considered a motion from Mr. Bartlett to convene into Executive Session at 8:25 a.m.

Chairman Nystrom reconvened the Authority into open session at 8:55 a.m. and considered a motion from Mr. Bartlett to approve the Resolution Certification of Executive Session.

On a roll call the vote was: Aye: 6      Nay: 0

3. OTHER BUSINESS

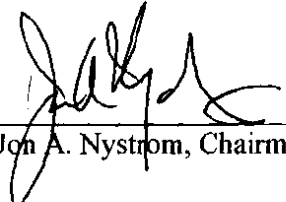
Mr. Nichols informed the Authority that he is scheduled to attend the Virginia Institute of Economic Development Seminar at Virginia Tech. He will be unable to attend the complete program and asks if any of the Directors would replace him at the conference.


The Directors will make their interests known to Mr. Taylor prior to attendance at the conference.

Mr. Cross recommended that the Authority become more involved in the final phase of the Comprehensive Plan. He noted several inaccuracies that the Authority should represent in proper context to the Planning Commission before final approval. Mr. Bartlett requested copies of the Planning Staff's analysis and recommendations.

4. ADJOURNMENT

There being no further business, Mr. Nystrom entertained a motion by Mr. Campana to adjourn. The motion was seconded by Mr. Demer and passed unanimously by voice vote. The meeting was adjourned at 9:00 a.m.

  
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Jon A. Nystrom, Chairman

  
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Keith A. Taylor, Secretary

MOTION BY: \_\_\_\_\_

**RESOLUTION**

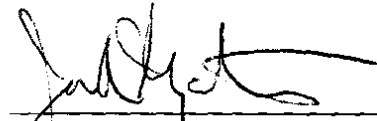
MEETING DATE: October 4, 1996

**CERTIFICATION OF EXECUTIVE MEETING**

WHEREAS, the Industrial Development Authority of James City County, Virginia (IDA) has convened an executive meeting on this date pursuant to an affirmative recorded vote and in accordance with the provisions of the Virginia Freedom of Information Act; and

WHEREAS, Section 2.1-344.1 of the Code of Virginia requires a certification by the IDA that such executive meeting was conducted in conformity with Virginia law.

NOW, THEREFORE, BE IT RESOLVED that the Industrial Development Authority of James City County, Virginia hereby certifies that, to the best of each member's knowledge; (i) only public business matters lawfully exempted from open meeting requirements by Virginia law were discussed in the executive meeting to which this certification resolution applies; and (ii) only such public business matters as were identified in the motion convening the executive meeting were heard, discussed or considered by the IDA.

  
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Chairman, Industrial Development Authority

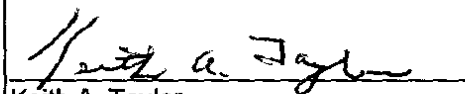
VOTE:

AYE: 6

NAY: 0

(For each nay vote, the substance of the departure from the requirements of the Act should be described)

ATTEST:

  
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Keith A. Taylor  
Secretary to the IDA

Adopted by the Industrial Development Authority of James City County, Virginia, this 4th day of October, 1996.