

## **IDA Virtual Board Meeting May 21, 2021**

**Mr. Robert Bates** [00:00:11] We have the call to order and determination of a quorum.

**Mrs. Kristy Johnson** [00:00:17] Mr. Chair I'll need to do a roll call as this is a virtual meeting. Mr. Bates?

**Mr. Robert Bates** [00:00:23] Present.

**Mrs. Kristy Johnson** [00:00:27] Mr. Catron?

**Mr. Jeremy Catron** [00:00:27] Present.

**Mrs. Kristy Johnson** [00:00:28] Mr. Clark?

**Mrs. Kristy Johnson** [00:00:35] Mr. Harrell?

**Mr. Rick Harrell** [00:00:36] Here.

**Mrs. Kristy Johnson** [00:00:38] Dr. Nettie Simon-Owens.

**Dr. Nettie Simon-Owens** [00:00:41] Present and attending from 820 Bruce Street South Boston Virginia due to COVID-19.

**Mrs. Kristy Johnson** [00:00:48] Thank you, Mrs. Pool?

**Mrs. Kristy Johnson** [00:00:49] Mr. Satterfield?

**Mr. Jeremy Satterfield** [00:00:53] Here.

**Mrs. Kristy Johnson** [00:00:55] Mr. Chair, you have a quorum with two members absent, one participating virtually.

**Mr. Robert Bates** [00:01:02] And now for the approval of the agenda.

**Mr. Jeremy Catron** [00:01:08] I had a question on the agenda for Kristy. On the minutes for approval is that supposed to be the October 20, minutes for P&P committee, or is it supposed to be the last committee minutes?

**Mrs. Kristy Johnson** [00:01:17] It's the October 2nd meeting minutes because the committee was a new committee and thought it should be punted to this committee, which had members of the original P&P committee meeting on it. So, the next P&P committee meeting will approve the most recent P&P meeting minutes. Ordinarily, committee meeting minutes don't come before the full board. And if you would like, we can do those two separately in case anybody would like to abstain. But we don't necessarily need to amend the agenda to do it that way. Make sense?

**Mr. Robert Bates** [00:02:04] Can we have a motion for that?

**Mr. Mike Davidson** [00:02:08] Mr. Chairman, before you do that, for the record, you want to recognize that Mr. Clark is now in attendance at the meeting?

**Mrs. Kristy Johnson** [00:02:14] I got it. Thank you.

**Mr. Robert Bates** [00:02:16] All right.

**Mr. Jeremy Satterfield** [00:02:22] You still wanting a motion the agenda? Make a motion to approve the agenda as presented.

**Mr. Robert Bates** [00:02:26] Anyone Second?

**Mr. Rick Harrell** [00:02:34] Second.

**Mr. Robert Bates** [00:02:34] All in favor

**Mrs. Kristy Johnson** [00:02:36] Sorry, I'm sorry, Mr. Chair. We need a roll call. Mr. Bates?

**Mr. Robert Bates** [00:02:43] Yes

**Mrs. Kristy Johnson** [00:02:44] Mr. Catron?

**Mr. Jeremy Catron** [00:02:45] Yes.

**Mrs. Kristy Johnson** [00:02:46] Mr. Clark.

**Mr. Ryland Clark** [00:02:46] Yes.

**Mrs. Kristy Johnson** [00:02:48] Dr. Nettie Simon-Owens.

**Dr. Nettie Simon-Owens** [00:02:49] Yes.

**Mrs. Kristy Johnson** [00:02:52] Mr. Satterfield.

**Mr. Jeremy Satterfield** [00:02:54] Yes.

**Mrs. Kristy Johnson** [00:02:55] Motion carries

**Mr. Robert Bates** [00:02:58] Approval of the minutes,

**Dr. Nettie Simon-Owens** [00:03:01] I would like to separate those two so that I can abstain from minutes from the October second meetings since I wasn't present.

**Mr. Robert Bates** [00:03:14] OK, let's do the minutes from the April 16th Board meeting.

**Mr. Jeremy Satterfield** [00:03:19] I make a motion we approve the minutes from the April 16th board meeting.

**Mr. Rick Harrell** [00:03:26] Second.

**Mrs. Kristy Johnson** [00:03:26] Mr. Bates.

**Mr. Robert Bates** [00:03:30] Yes

**Mrs. Kristy Johnson** [00:03:31] Mr. Catron.

**Mr. Jeremy Catron** [00:03:33] Yes.

**Mrs. Kristy Johnson** [00:03:33] Mr. Clark.

**Mr. Ryland Clark** [00:03:34] Yes.

**Mrs. Kristy Johnson** [00:03:34] Mr. Harrell.

**Mr. Rick Harrell** [00:03:35] Yes

**Mrs. Kristy Johnson** [00:03:35] Dr. Nettie Simon-Owens.

**Dr. Nettie Simon-Owens** [00:03:38] Yes.

**Mrs. Kristy Johnson** [00:03:39] Mr. Satterfield.

**Mr. Jeremy Satterfield** [00:03:40] Yes.

**Mr. Robert Bates** [00:03:42] OK, And the minutes from the October second P&P Committee meeting.

**Mr. Jeremy Satterfield** [00:03:52] I make a motion that we approve the minutes from the P&P Committee meeting from October 2nd.

**Mr. Rick Harrell** [00:04:02] Second

**Mrs. Kristy Johnson** [00:04:03] Thank you, Mr. Bates.

**Mr. Robert Bates** [00:04:06] Yes.

**Mrs. Kristy Johnson** [00:04:07] Mr. Catron.

**Mr. Jeremy Catron** [00:04:10] I'll abstain, because I wasn't here then.

**Mrs. Kristy Johnson** [00:04:11] OK, Mr. Clark,

**Mr. Ryland Clark** [00:04:12] Yes.

**Mrs. Kristy Johnson** [00:04:13] Mr. Harrell.

**Mr. Rick Harrell** [00:04:14] Yes.

**Mrs. Kristy Johnson** [00:04:16] Dr. Nettie Simon-Owens

**Dr. Nettie Simon-Owens** [00:04:17] Abstain.

**Mrs. Kristy Johnson** [00:04:20] Mr. Satterfield.

**Mr. Jeremy Satterfield** [00:04:21] Yes

**Mrs. Kristy Johnson** [00:04:23] Thank you, motion carries.

**Mr. Ryland Clark** [00:04:48] Regarding closed meeting I move that this Body go into closed meeting pursuant to Virginia Code Section 2.2-3711. That the purposes which are to be the subject of said executive or closed meeting shall be as follows: To discuss a prospective business or industry, or the expansion of an existing business or industry where no previous announcement has been made of the businesses or industry's interest in locating or expanding facilities in the community, pursuant to Virginia Code Section 2.2-3711.A.5. To discuss real estate matters, pursuant to Virginia Code Section 2.2-3711.A.3. To discuss personnel matters, pursuant to Virginia Code Section 2.2-3711.A.1. To discuss the award of a public contract involving the expenditure of public funds, including interviews of bidder or offerors, and discussion of the terms or scope of such contract, where discussion in open session would adversely affect the bargaining position or negotiating strategy of the Board pursuant to Section 2.2-3711 A. 29. of the Code of Virginia (1950), as amended.

**Mr. Rick Harrell** [00:05:37] Second

**Mrs. Kristy Johnson** [00:05:57] Mr Bates?

**Mr. Robert Bates** [00:05:58] Yes

**Mrs. Kristy Johnson** [00:05:59] Mr. Catron.

**Mr. Jeremy Catron** [00:06:02] Yes.

**Mrs. Kristy Johnson** [00:06:02] Mr. Clark.

**Mr. Ryland Clark** [00:06:04] Yes.

**Mrs. Kristy Johnson** [00:06:04] Mr. Harrell.

**Mr. Rick Harrell** [00:06:05] Yes.

**Mrs. Kristy Johnson** [00:06:05] Dr. Nettie Simon-Owens.

**Dr. Nettie Simon-Owens** [00:06:07] Yes.

**Mrs. Kristy Johnson** [00:06:10] Mr. Satterfield.

**Mr. Jeremy Satterfield** [00:06:11] Yes.

**Mrs. Kristy Johnson** [00:06:16] Motion carries

## **Closed Session**

**Mr. Ryland Clark**, I make a motion to come out of closed session.

**Dr. Nettie Simon-Owens** Second

**Mrs. Kristy Johnson** Mr. Bates

**Mr. Robert Bates** Yes

**Mrs. Kristy Johnson** Mr. Catron

**Mr. Jeremy Catron** Yes

**Mrs. Kristy Johnson** Mr. Harrell

**Mr. Rick Harrell** Yes

**Mrs. Kristy Johnson** Dr. Nettie Simon-Owens

**Dr. Nettie Simon-Owens** Yes

**Mrs. Kristy Johnson** Mr. Clark

**Mr. Ryland Clark** Yes

**Mrs. Kristy Johnson** Mr. Satterfield

**Mr. Jeremy Satterfield** Yes

Break

**Mr. Jeremy Satterfield** Regarding certification of closed meeting. I move that the Board of Directors take a roll call certifying that to the best of the member's knowledge (i) only public business matters lawfully exempted from open meeting requirements under the Virginia Freedom of Information Act and (ii) only such public business matters as were identified in the motion by which the closed meeting was convened were heard, discussed or considered in the meeting by the public body.

**Mr. Rick Harrell** Second

**Mrs. Kristy Johnson** Mr. Bates

**Mr. Robert Bates** So certified

**Mrs. Kristy Johnson** Mr. Catron

**Mr. Jeremy Catron** Certified

**Mrs. Kristy Johnson** Mr. Harrell

**Mr. Rick Harrell** Yes

**Mrs. Kristy Johnson** Dr. Nettie Simon-Owens

**Dr. Nettie Simon-Owens** Certified

**Mrs. Kristy Johnson** Mr. Clark

**Mr. Ryland Clark** Yes

**Mrs. Kristy Johnson** Mr. Satterfield

**Mr. Jeremy Satterfield** So certified

**Mr. Robert Bates** Now we will move to action items from closed session. We have three action items from closed session.

**Mr. Jeremy Catron** Mr. Chairman I'd like to make a motion to authorize IDA interim staff to execute a lease for section a of 1120 Greens Folly with Miller Waste Mills. RTP construction contract, I move that we authorize IDA interim staff to execute the construction contract with JE Burton construction in the amount of \$522,432.

**Mr. Jeremy Satterfield** Second

**Mr. Robert Bates** Alright, any discussion?

**Mrs. Kristy Johnson** Mr. Bates

**Mr. Robert Bates** Yes

**Mrs. Kristy Johnson** Mr. Catron

**Mr. Jeremy Catron** Yes

**Mrs. Kristy Johnson** Mr. Clark

**Mr. Ryland Clark** Yes

**Mrs. Kristy Johnson** Mr. Harrell

**Mr. Rick Harrell** Yes

**Mrs. Kristy Johnson** Dr. Nettie Simon-Owens

**Dr. Nettie Simon-Owens** Yes

**Mrs. Kristy Johnson** Mr. Satterfield

**Mr. Jeremy Satterfield** Yes

**Mr. Robert Bates** Okay, Item number two

**Mr. Jeremy Satterfield** Mr. Chairman I would like to make a motion to authorize IDA interim staff to execute a lease with ChemQuest Technology Ventures for the C-CARE lab space.

**Mr. Rick Harrell** Second

**Mrs. Kristy Johnson** Mr. Bates

**Mr. Robert Bates** Yes

**Mrs. Kristy Johnson** Mr. Catron

**Mr. Jeremy Catron** Yes

**Mrs. Kristy Johnson** Mr. Clark

**Mr. Ryland Clark** Yes

**Mrs. Kristy Johnson** Mr. Harrell

**Mr. Rick Harrell** Yes

**Mrs. Kristy Johnson** Dr. Nettie Simon-Owens

**Dr. Nettie Simon-Owens** Yes

**Mrs. Kristy Johnson** Mr. Satterfield

**Mr. Jeremy Satterfield** Yes

**Mr. Robert Bates** Now we will go to reports from standing committees, Rick.

**Mr. Rick Harrell** [00:00:00] Finance, as you all saw when you got your financial information, with the help of Kristy we have reformatted the financial information. To break out the capital budget and the operating budget to really reflect the reality the investments we have made in the year end total. The shell building, Golden Piedmont, among others, in which these investments is for a longer period of time and separate the operating budget so, you can see more readily where we are with the money, that will really spend on an ongoing basis with a much smaller portion and also the pass-through budget and money that we're getting in and we are sending out. And it's not money that you really don't have that much control, except you're making sure it's spent properly so with that I would ask for any discussion on the financial reports. I would move that we accept the financial reports.

**Mr. Robert Bates** [00:00:52] OK

**Mr. Jeremy Satterfield** [00:00:55] Second.

**Mr. Robert Bates** [00:00:55] Any discussion? All right.

**Mrs. Kristy Johnson** [00:00:56] Mr. Bates.

**Mr. Robert Bates** [00:00:59] Yes.

**Mrs. Kristy Johnson** [00:01:00] Mr. Catron.

**Mr. Jeremy Catron** [00:01:02] Yes.

**Mrs. Kristy Johnson** [00:01:02] Mr. Clark.

**Mr. Ryland Clark** [00:01:03] Yes.

**Mrs. Kristy Johnson** [00:01:04] Mr. Harrell.

**Mr. Rick Harrell** [00:01:05] Yes.

**Mrs. Kristy Johnson** [00:01:05] Dr. Nettie Simon-Owens.

**Dr. Nettie Simon-Owens** [00:01:06] Yes.

**Mrs. Kristy Johnson** [00:01:08] Mr. Satterfield.

**Mr. Jeremy Satterfield** [00:01:10] Yes

**Mrs. Kristy Johnson** [00:01:11] Thank you.

**Mr. Robert Bates** [00:01:13] OK, P&P.

**Mr. Jeremy Satterfield** [00:01:17] Was it really April 30th when we met?

**Mrs. Kristy Johnson** [00:01:19] Yeah.

**Mr. Jeremy Satterfield** [00:01:20] Like I said, we met recently. We've had conversations. We now have two new members that are on the board that compose the P&P committee Mr. Catron, Dr. Nettie Simon-Owens. So, we were basically just informational drop, just just trying to gain information as this process be in P&P to get our feet wet. We'll be slating a new meeting for, I guess, next week or we get later in the week, next week or so. OK, stay tuned.

**Mr. Robert Bates** [00:01:57] All right. Thank you, Jeremy, for the executive committee. I'd like to nominate Jeremy Satterfield to fill in a position on the interview committee.

**Mrs. Kristy Johnson** [00:02:08] Mr. Chair, just to clarify, that's the operational staff interview committee, not the executive director search committee.

**Mr. Robert Bates** [00:02:14] Correct.

**Mrs. Kristy Johnson** [00:02:15] Thank you.

**Mr. Robert Bates** [00:02:19] And that's all I have. Mike

**Mr. Mike Davidson** [00:02:23] Thank you, Mr. Chairman. The first item on the agenda that I have for interim directors' report is to bring back a report about the South Boston truck driving school. So, the IDA owns a piece of property that we leased the to the Southside Virginia Community College and have done so for quite some time. Southside Virginia Community Colleges operates a truck driving school on that property in the Southside Virginia Community College, started their school in 1999. The parcel that we're leasing to them is just a little over eight acres and it does have a permit from the Department of Waste Management. For a structural fill in the property that structural fill is flash. So Fly Ash ash is a suitable material and is appropriate and certified for structural type fill. The one issue that's depending upon the depth that you have, it covered it. If it gets a lot of



moisture in there it turns into concrete and it becomes very hard. So, it does present problems, or it could present potential problems. We haven't done the soils analysis on that property to determine, but it is a issue that could prevent reasonable construction on the property because of if it is hardened into concrete, it's got to be removed, which means the costs would just go astronomical versus just having to be able to level the property. The IDA does own a module. A classroom that's on the space is operated by their. So, Southside Virginia Community College started leasing the place from the idea in the year 2000, just one year after they started that truck driving school, because of the value of the training and the support of the graduates from that school to our local industries that rely heavily on truck. The lease is very favorable. It's valued at one dollar per year, but it does require Southside Virginia Community College to take care of all of the routine maintenance and utility costs to date. Southside Virginia community colleges held one hundred and twenty-seven classes at that facility. They hold 12 classes per year. Six classes are held in South Boston. Four classes are held at Nottoway on the former camp Picket, and two classes are held at Emporia. Classes are six weeks in duration. And there's tuition for the students are approximately fifteen hundred bucks. To date Over eight hundred and seventy-five graduates were employed in the truck driving profession. Most of them are mainly drivers, but some have accepted administrative roles, such as schedulers, etc., that are still tied to the trucking industry. So, the last lease that was signed with the Southside Virginia Community College actually expired in June of 2000, and because of all the activities that were going on, it just wasn't picked up and told recently that lease expired. so, we've had some preliminary conversations that beginning with the college. They do indeed want to renew the lease and continue to operate there. I think that what we're asking for your consensus today is to go ahead and begin the negotiation. We did bring this to the property committee, property and Projects Committee, and that recommendation was to move forward with going ahead and negotiate that lease with Southside Virginia Community College. We would go ahead and do another five-year lease, which is what we

**Mrs. Kristy Johnson** [00:06:14] believe, or we should not discuss any terms in open session. OK, but no terms and we're in open session. We shouldn't discuss the terms being negotiated in open session.

**Mr. Mike Davidson** [00:06:26] Right. So, I think that one of the things that I really need from the full board as we move into this is just an expression of the desire that we should go ahead and move forward with negotiating and contract with Southside Virginia Community College to renew the lease on that facility for the truck driver training school.

**Mr. Rick Harrell** [00:06:46] I think we should do that because it's the best for the money industrial development job creation program that's ever happened in Virginia history, because the county put up no money, virtually put up that land. The state paid them some thousand dollars for the building and created an industry in trucking industry has provided most of the trucks free and the graduates. We all have one of our primary jobs is our job is to create jobs for local people and regional people and close the man who is still employed. Twenty-five hundred I think have been through the school. So, nine hundred don't go and multiply that back from 30 to one hundred thousand dollars a year. And this is the best thing going. There's nothing that even approaches the value for the citizens of the community.

**Mr. Jeremy Satterfield** [00:07:50] And I don't know if anybody else has seen it, but SVCC has just started a new billboard campaign with it. And there's a new one right on 360 when

you're coming down 360 before you get the long bridge, basically highlighting the truck driver school. So timing, I think is perfect.

**Mr. Rick Harrell** [00:08:06] As someone who's been in the industry, I can tell you that the quality of what they've done there is superior to almost any other school have done. Years ago, I even took the director of the program over to Colorado to make a presentation to the National Tank Truckers to show this is what you can do around the nation and work with your community colleges and create jobs for people who otherwise would not be so well employed.

**Mr. Robert Bates** [00:08:47] Yeah, I think we are good with that.

**Mr. Mike Davidson** [00:08:49] We will bring that back to you with the least once we get the this negotiated. Second item I want to happily relay to. We finally have the signed Golden Piedmont lease agreement, so that is now fully finished and complete. We'll start collecting rent next month. Third item for an update is shell building closed out, and I want to state that we have a very good, high quality, nice building. It's been a great investment by the IDA. My belief now is that Samet has done a very good job in the construction and the management process of it. But I was asked to do something that was a little bit uncomfortable for me because I had not participated in the process. So, it's time to close that out and to close out. The agreement of what that really entails is that right now we still hold a construction bond. That construction bond is the bond way. If you were to find any deficiencies or had the contractor fail to perform, you would have drawn on that construction bond in that construction. That would have been what would have taken care of and completed the construction had it not been done. So, or if there was something that was found to be deficient and if the contractor did not repair it, that would have been the bond that you would have drawn upon in order to fix that. So, there are some other things that were involved once we approved the final closeout. We have to make the final payment, which I believe is roughly one forty-seven.

**Mrs. Kristy Johnson** [00:10:31] It's ninety-seven thousand two twenty-seven twenty-five. We had a savings of about forty-five thousand dollars, so it's less than what we had planned for.

**Mr. Mike Davidson** [00:10:39] So that was very favorable in there. But we do have to make the final payment. That final payment is really the retainage that has been held on all the pay requests that have been paid out to date. Um, so again, my only issue was they asked the sign off and certify something that I had no active participation. And so, in order to try to protect the IDA's interest, I requested the Samet to provide me all of the documents that they had for the construction project. And what I did was I looked at them and I looked at what we had on file just to compare and make sure that we were OK. I have not found any deficiencies whatsoever in the materials that I've got from them to be able to review. And so, I feel much more comfortable about the building now than before. I also asked Samet if they would allow their design engineer, which was Dewberry. So, Dewberry was hired. It was an employee or a subcontractor of Samet, but Dewberry was the engineer that designed the building. And so what I asked Samet was, would you object if I had a conversation with your engineer and asked them to submit a letter to me that the building was completed to the best of our knowledge based upon the design specs that done so, the IDA had the option to hire their own construction manager, which would have been an engineer that would have verified that, yeah, the footers was dug to the right that the some of that state can carry out to the normal building inspection process. And so, knowing that we have a temporary certificate of occupancy because we cannot get a final

certificate of occupancy until the building, is fully finished out with electrical, plumbing, et cetera, et cetera. But we do have a temporary CO. So, we know that the building inspections for Halifax be watched while the building was coming up. But there are some other things that were in the specs that weren't, quote unquote required by building codes. So Samet says, sure, I have a conversation with Dewberry. So, I talked with Dewberry and they agreed to, and you'll see a letter in your package where they have said that based upon the best of their knowledge of everything that was built according to the design which met state codes. So, I feel much more comfortable with the close out of that building. So, what we will need from you today is a motion to go ahead and accept the final closeout so that the IDA releases Samet as the contractor from their obligations at this point. Are there any questions on this, on the close out of the shell building?

**Mr. Ryland Clark** [00:13:30] Did Dewberry come out and do inspections? Or just wrote the letter based off of their involvement along the way.

**Mr. Mike Davidson** [00:13:37] So, again, Dewberry was an employee of Samet, so it was not in the scope of services to go out and do those types of inspections, but they did. So, they didn't do the same level of inspections as if the IDA had hired a construction supervision firm, architectural engineering firm to do that for them. But one of the things that gave me comfort and safety. So that letter means that Dewberry is a licensed civil engineering and architecture. Well, firms put their reputation on the line saying, yes, to the best of our knowledge, this building has been built the way that it was supposed to be. I can't answer the question for you of how many inspections they may or may not have done, but they have put their seal on the line if something were to occur and it would be determined that there was a gross if we found out six months in that have no anticipation whatsoever of finding this out. But if there were to be a determination at some point in time in the future that it did not meet standard code, then their seal is on the line. So, I have a great deal of level of comfort knowing that they were they had enough confidence and security, knowing that the building was built right. To be able to risk their seal, to be able to sign off and say the building was completed as it was supposed to do.

**Mr. Jeremy Catron** [00:15:11] I would add to some of what Mike's saying, we brought this up in this last meeting and I wasn't entirely comfortable in his knowledge base as I needed as a committee member to go forward with this idea, this motion. And so I appreciate, Mike, if he afforded me some time, went over and walked down the building basically and answered a lot of questions and looked at the building together, we talked about the advantages of it and the quality of workmanship that we saw in the building. And I was satisfied with that. Walkthrough things that I asked Mike and he worked towards it is the letter from Dewberry also that we have the building specifications. One question, we were looking at full capacity. So, I'm assuming those building specifications we've got to the PSI on the floor and some other specifications. We can give a prospect.

**Mr. Mike Davidson** [00:16:07] And then we've got the design specifications.

**Mr. Jeremy Catron** [00:16:11] and also that we've got the engineering for the expansion because that was part of the payment. Yes. As well. So, we have that information also. So, I was I'm satisfied that the work is complete. Mr. Chairman, I will make a motion that we follow with the director's advice on closing out this bond and project.

**Mr. Rick Harrell** [00:16:34] Second

**Mr. Robert Bates** [00:16:37] OK.

**Mrs. Kristy Johnson** [00:16:39] Mr. Bates.

**Mr. Robert Bates** [00:16:40] Yes.

**Mrs. Kristy Johnson** [00:16:41] Mr. Catron.

**Mr. Jeremy Catron** [00:16:42] Yes.

**Mrs. Kristy Johnson** [00:16:42] Mr. Clark.

**Mr. Ryland Clark** [00:16:44] Yes.

**Mrs. Kristy Johnson** [00:16:44] Mr. Harrell.

**Mr. Rick Harrell** [00:16:45] Yes.

**Mrs. Kristy Johnson** [00:16:45] Dr. Nettie Simon-Owens.

**Dr. Nettie Simon-Owens** [00:16:48] Yes.

**Mrs. Kristy Johnson** [00:16:49] Mr. Satterfield.

**Mr. Jeremy Satterfield** [00:16:50] Yes.

**Mrs. Kristy Johnson** [00:16:52] Thank you.

**Mr. Mike Davidson** [00:16:56] I want to talk about an update on Faneuil, as you all are aware, we have the sign lease with them at the moment. They're still occupying the full space. But we anticipate by the 1st of June, that's still contingent upon some things that a little soft right now. One of the things they've got to do is put up because of the pandemic to put up some more shielding in the spaces they're moving into. And they have got a contractor that has that materials on order. And I think that it's been slowed down simply because of the pandemic and the availability of materials to be able to do what was necessary. But they've got to extend plastic shields up from the existing partitions and separate their employees to protect and provide for their health. And they're still weighing in on that. So, we're again, as long as they're occupying the full space, they're paying the full rent, whatever time that they vacate, the space that will begin to get to reduce rent. But everything is still on track. Everything's moving fine. They didn't vacate the space until December. I would be happy with that because it gives us a lot more more income. So, I'm not pushing them whatsoever, even though the new lease to allow them to release the space was signed in April. And they can take as long as they want to in the full space because as long as they have the full space, they pay the full rent. Next item I want to talk about with a couple different items is the South Side Virginia Advanced Manufacturing Center. Unfortunately, I will advise you or inform you that we did not get the EPA grant to be able to conduct towards that scope of work with the EPA. Grant would have been more than just that particular building, would have included more things within Halifax County. But some of those funds from the EPA would have been able to use the building and we weren't awarded that. We have scheduled and have a briefing call to go hopefully gain some insight on why maybe we were not a successful candidate. We will report, reapply for the next round of the EPA grants as they come out. So, while we didn't get it this time. We'll try again and hopefully will be more successful next time.

**Mr. Jeremy Satterfield** [00:19:24] Is that October.

**Mr. Mike Davidson** [00:19:26] That was the that was the month that it would have been effective. But I don't know, a federal fiscal year or so, October one would have been the beginning of a federal that would spend the funds would have come here. But I don't think the applications like March maybe.

**Mrs. Kristy Johnson** [00:19:41] No, it's November. December, because I was here when the last one went, and it was November.

**Mr. Mike Davidson** [00:19:47] So money would be funded the following October.

**Mrs. Kristy Johnson** [00:19:51] Yeah, it's a year behind. But the good news is we're prepared.

**Mr. Jeremy Satterfield** [00:19:57] Yeah.

**Mr. Mike Davidson** [00:19:59] So just to follow up on the Virginia Brownfield's grant it again you all are aware we did get that grant. Draper Aden continues to work on that in doing what was necessary. Again, the main focus is going to be in section B to look at the issue with the concrete. They're also doing some testing and some of the stormwater plans that were outside and maybe a little deeper than they do on the underground storage things.

**Mrs. Kristy Johnson** [00:20:28] That's not a part of the grant, the soil sampling in the in the pond, the remediation of Section B staining and then borings the sub, the sub slab borings.

**Mr. Mike Davidson** [00:20:41] So they're still doing that kind of work and moving forward with that, which kind of leads me to the next item that we'd like to discuss with you all. So, at the moment, we are allowing noncommercial industrial uses in the facility, and that is the baseball practice area is in there. And its staff's recommendation to you that we particularly since we know we're going to be leasing out all of S section A and there's an offset of section areas where the baseball practice facilities are located. Now that we are going to be leasing out Section A, we really need to eliminate the uses of all of that building to strictly commercial and industrial. There are some you know, a couple of folks that have submitted applications and have the ability to have been able to use that, but we just need to notify them that they need to vacate by August one in order for RTP to get in and get. If there's some major issues on the timeline thing. I think that we could be somewhat flexible about August. One needs to be the target date within which they need to be vacated the facilities, and we only allow commercial and industrial uses on that facility. I think that I definitely need your consensus. And if you would like to make a motion to that effect, that would certainly be acceptable as well. But with consensus from the full board, we will go ahead and notify the people that use the facilities that the IDA is now leasing the building and determine the building needs to be utilized for only commercial and industrial uses and give them the deadline of when to vacate what.

**Mr. Ryland Clark** [00:22:38] I know we talked about the things that was going to be used in the area to to like just to separate that all. You know, I think it's good that, you know, if if the space is going to be empty, you know, why why are we not serving the community in other ways or that space may something else?

**Mr. Mike Davidson** [00:22:57] So I think the major issue is going to be the IDA agreed by consensus, agreed to move that facility in what's called a voluntary remediation program with the DEQ. Some of that grant was going to be used to help us get into that program. So, the program has slowed down a little bit, maybe. But once you're into that program, all of the work that needs to be done to get to the mediation program to date, all we've told the DEQ, and EPA is that this is a commercial industrial facility. If we continue to allow uses other than commercial and industrial, then we've got another set of EPA and DEQ guidelines and standards that we're going to have to look at, investigate and adhere to. And that means it's going to be significant engineering costs to be able to determine if there's any issues. And we're not saying that they are or without saying that they're not. But until an engineer goes in and looks at them, we do know the Section A has been cleared for commercial industrial uses. We're working on getting in Section B with existing cleared. And we just don't feel like it's an appropriate use of our funds to go out and and clear that no one for anything other than commercial and industrial uses. You could be talking fifty to two hundred thousand dollars in cost to cover that and delivering the news over and above the commercial and industrial uses. That's the driving point behind it. We don't think that the people that are using the facility are going to be capable of paying those costs themselves. Well, we know it's a minimum of fifty thousand dollars and could go as high as two hundred thousand to certify that building for use other than commercial or industrial.

**Mr. Scott Simpson** [00:24:57] How many the newly leased area, how many employees do we have? We've been informed or potentially going to be occupying that space eight to 12 hours a day.

**Mr. Mike Davidson** [00:25:18] So there's no net new because they're existing, the personnel are or utilizing the existing building inside of Halifax. They will just be a transfer. So, it's really.

**Mr. Scott Simpson** [00:25:30] not worried about the net new or how many people knew was so we're going to have another seventeen thousand square feet.

**Mr. Mike Davidson** [00:25:42] Remember, it's warehouse. So, my interpretation is going to be between two to five and could be as many as seven. But two to five is the two.

**Mr. Scott Simpson** [00:25:50] that's all day long.

**Mr. Mike Davidson** [00:25:51] I don't want to say that. Or maybe 12 hours a day or the operation or four hours a day. I don't know where they operate. It's my understanding is only a once you have operation,

**Mr. Scott Simpson** [00:26:01] I guess from I'm going is that the facility that you're talking about is has maybe three to five people in it, two hours, three hours at a time. And it's not used every day a week. And it's not to my knowledge, this is not new every day of the week for eight to 12 hours a day. So, I don't know what the difference is because it's not. I mean, to me, it is a commercial operation. That's a commercial batting cage. That is commercial pitching mound. So, it's not it's not recreation. And you don't have you know, there are no rec sports that come there and lease the facility and have hundreds of people in there. So, it's a facility that's used by so few. It's used by several people. But I don't see how that's different than the new tenant occupying the rest of the space and still have two to five people all day long in a building like this used is actually less impactful than that.

**Mr. Mike Davidson** [00:27:15] So I think those differences are kind of along these lines. And I might would disagree with you. I'm not so sure that I would consider that anything the commercial use of the baseball use or certainly no revenues being paid by anybody to be able to use the space. To the best of my knowledge, the people that the young athletes that are there don't have to pay in order to go there to be able to practice. So that eliminates the definition of being commercial. I think the second issue in there is that when you look at a commercial and industrial use, you typically think of people being 18 years, minimum legal age and up so that they're really classified as an adults. I think that when EPA and DEQ look at facilities like this and set levels for people to get into buildings that are brownfield sites, the levels for a child less than 18, the levels for an adult are significantly different. And that's why the cost of the work somewhere between fifty to two hundred thousand to be able to certify it for something other than a commercial or industrial use.

**Mr. Rick Harrell** [00:28:24] In addition, that they were really concerned about will be of valuable property, which I know I used to haul it. So can be it was up to eighty thousand dollars alone and that was 20 years ago where they had they they wouldn't for any possible contamination, any question examination starts looking. We go backwards, people go back and say where where could this possibly have happened? And then the insurance company would come in for any anything that's substandard.

**Mr. Ryland Clark** [00:29:01] Just hate to like, you know, I think part of what we do is to be good community stewards. And I think if it just if it's a warehouse with two people and the the positive that comes out of having a spot, there's not a lot of space in Halifax County for people, young athletes to go. And we're providing a service to them, whether it's for you know or not. But, you know, I just you know, if RTP has real concerns or if we have a big industry, come in and add, you know, 30 or 40 people. And I think it's a totally different thing than to people. And if we put up fencing and putting in locks and things like that to ensure there's no cross contamination, I just.

**Mrs. Kristy Johnson** [00:29:39] It will be an excluded use defined by DEQ and the EPA, anything outside of commercial or industrial use will be excluded unless we do the environmental due diligence to allow for it to be included. That's where this goes.

**Mr. Scott Simpson** [00:29:57] Or I guess you are just saying that this is being driven by the DEQ parameters of the building.

**Mrs. Kristy Johnson** [00:30:08] it's the path in which we have to choose how we're going to use the building. It has to be classified to move forward through these programs. So, if we're going to add classifications of use, we have to do the environmental work to achieve that certificate for those uses. Otherwise, it will be excluded.

**Mr. Scott Simpson** [00:30:27] I just don't think it's right. Right. But I still believe it is commercial use. Good point to disagree on that. Is there are there other facilities or buildings that that could be relocated into if you classify it as a commercial or, you know, residence has a point and we can disagree among ourselves, but who officially can make that right, that thing? You know, because I hate to just kick people out about having nowhere to go and not having no options. We have a lot of empty buildings like. I mean, you know, we have I mean, we have buildings and so we have space. We have. And why can't we have an alternative to to supply the needs of these groups that use these this facility?

**Mr. Mike Davidson** [00:31:14] So the EPA is going to be the one that will set those limits and definitions in each. Besides, just use the look at the people that are there. As an example, when we were considering the commercial operation operation for Dr. Waller, um, I was asked to go in and define exactly what Dr. Waller was going to be doing because she was going to be operating the clinic to the front part, which are front part has been cleared for commercial industrial use. And so, Dr. Waller was clearly the commercial use. The question I had asked her was, what are the age parameters of the client to serve? And there are different parameters and different standards and thresholds that have to be met if you are dealing with adults and children. So, if the baseball people want to stay there and they're willing to pay the two hundred thousand dollars to do all of the studies that are necessary in order to incorporate them, I have no problem with that. But the IDA can't afford to spend two hundred thousand dollars to approve or get that facility approved for use that is, commercial or industrial. So that's not really the intent of what the IDA should be doing, that I understand the goodwill of the community and I think the IDA has really been a great ambassador to allow this to occur so far. But now we've run into and we have been informed and we now know that that is not an approved use. It has to be removed from the building or else we're going to spend two hundred thousand dollars in order to make it approve use your choice. Do you want the two hundred thousand dollars, or do you want to tell them to get out now?

**Mr. Jeremy Satterfield** [00:32:57] I mean. Well, it's part of everybody. Everybody here knows that. You know, we always knew that it would be a short-term location for us to go. And that's the agreement that we've always had with, you know, our feelings are not hurt, that we're having to move I've stated that up front since day one. We're OK because, I mean, eventually we would like to have something that is ours, that we can do what we want to because there are certain things that we couldn't do because it wasn't our property. So, I mean, we had the property agreement in place. No kid that ever utilized. That facility was never charged, not one penny. You know, nobody ever benefited out of that program. You know, the four teams that put money into that equipped that space. So, a grand total of that's a twenty thousand dollars was put there. Every dime that was put in there is going to be able to be taken out because we had things, items that were donated. I mean, the paint that's on the walls that was that was painted, you know, that was donated. Yeah. The mats that are in there with the turf that's in there, the hitting and pitching used to just all that stuff. You come out. It's very time consuming, but it's going to come out. We're I'm OK. We're OK. Vacating that space might need to work a little bit on that Aug one date. But yeah, because a lot of help to get out. Certainly, at the end of the day. I mean, it has it has served our purpose that we have that short term to a T, you know, and I am not upset that we're having to vacate it so. I mean, I appreciate the time that we were there. A lot of young men and women throughout this community and other places have benefited from that facility. And, you know, it is where it is. We'll find somewhere else to go and ensure the minute that you had something.

**Dr. Nettie Simon-Owens** [00:34:50] Yeah, I thank you to all of you that have made comments and certainly Jeremy Satterfield for your last comments. Stating that they can vacate without any issues. I think it's very important that we are compliant with the designation for that particular facility, which also aligns with our purpose and our mission. Asking them to vacate with the August date as mentioned is certainly reasonable. And as Jeremy said there aren't any from their perspective.

**Mr. Ryland Clark** [00:35:26] We can all agree based off of the discussion, although I don't think I will take exception. But I don't agree with one statement he made about the IDA's



purpose, because we have given money to the robotics team to travel to worlds. And so, we've done a lot here with the IDA board to support the community. So, I don't I don't agree with the point about that. It's not part of our core mission to support the community, support youth. And I think, you know, all of that is part of it. And I think in the past it demonstrated the ability and we've done it to support community and youth and the high school with IDA funds that have absolutely nothing to do with businesses. And I think personally, it's the right thing to do. And even though we all agree, they have to move. I do think that part of our state, our purpose is to do those type things. And I feel we should continue to do those those type of things to support all residents and help.

**Dr. Nettie Simon-Owens** [00:36:25] Point of clarification if I may Mr. Chair.

**Mr. Robert Bates** [00:36:30] Yes, ma'am.

**Dr. Nettie Simon-Owens** [00:36:32] That was certainly not my intent to say that the IDA does not have a role in supporting the community. But this is certainly outside of our core mission.

**Mr. Ryland Clark** [00:36:43] I wasn't disagreeing with you. I think Mike said that. I was just clarifying that that I but that is part of our mission, that we have done this type of stuff in the past. And I think we've done a lot to support things outside of business. I just I just want to make sure, you know, my mission in Halifax is to support a diverse community that we have. And we have taxpayer money on this board. And I feel we should continue to believe we have funds from the I mean, the Board of Supervisors and stuff. And we we continue we we just have to support and continue to support everybody in the community with just so just and also help with the relationship we have.

**Mrs. Kristy Johnson** [00:37:27] Do we need a motion for that? What's the consensus?

**Mr. Mike Davidson** [00:37:30] I think because the discussion would be much more comfortable, or the board made a motion versus a consensus on this particular issue just to make sure that the staff has got the understanding of the board.

**Mr. Jeremy Satterfield** [00:37:52] I'm going to abstain. Yeah, I mean, but just just one additional point of clarification. Since the the IDA staff was made aware that that was the the utilization of that, we nobody's been in that facility. I'm not making the motion.

**Mr. Jeremy Catron** [00:38:14] Mr. chairman make a motion that would authorize the Interim IDA staff to move forward with the ability to work current resident of the facility to work to come into conformance with the requirements of the Brownfield grant.

**Mr. Rick Harrell** [00:38:42] Second

**Mrs. Kristy Johnson** [00:38:45] Mr. Bates.

**Mr. Robert Bates** [00:38:53] Yes.

**Mrs. Kristy Johnson** [00:38:53] Mr. Catron.

**Mr. Jeremy Catron** [00:38:53] Yes.

**Mrs. Kristy Johnson** [00:38:54] Mr. Clark

**Mr. Ryland Clark** [00:38:55] I'm abstaining.

**Dr. Nettie Simon-Owens** [00:38:55] Dr. Nettie Simon-Owens.

**Dr. Nettie Simon-Owens** [00:38:58] Yes.

**Mrs. Kristy Johnson** [00:38:58] Mr. Harrell.

**Mr. Rick Harrell** [00:39:03] Yes.

**Mrs. Kristy Johnson** [00:39:03] Mr. Satterfield.

**Mr. Jeremy Satterfield** [00:39:06] Abstain.

**Mrs. Kristy Johnson** [00:39:08] motion carries.

**Mr. Mike Davidson** [00:39:19] So, Dr. Nettie, we need to apologize to you. We just got a letter this morning that we did not have time to give to you prior to this meeting, but we will send it to you shortly after the meeting. You deal with the Jorgeson executive search update. So, you have in your books or on your desk a letter from Jorgeson just outlining the progress report to the IDA for the executive search committee. And I'm not going to verbatim go through this, but because this information has not reached the hands of Dr. Nettie, I'm going to highlight a few things. So, Jorgenson reports that, you know, we kicked the project off of April the 16th. And Todd was here at the board meeting and had discussions with you in regards to that. He got a follow up interviews with a number of other stakeholders throughout that day. And so, they have developed a search strategy as guided from outreach for the search. They've completed an opportunity profile which describes the IDA experience and position responsibilities. They placed ads in the International Economic Development Council, and I'm pretty sure that's their online services. But the IEDC serves over four thousand five hundred members in the economic development profession. They placed advertisements in the Southern Economic Development Council, which covers pretty much the southeastern states from Virginia West to like Georgia, Kentucky, all the way down to Florida. They've also put in place ads on LinkedIn and those types of of websites or social media type websites. They've completed an email blast campaign to Jorgensen's proprietary database of over ten thousand five hundred professional economic developers, Chambers, site selectors and other consultants to announce the executive director search and the opportunity. They've reached out to professional source to identify possible prospects. Who will then be candid discussions with about the new positions, those sources or individuals, who know, economic developments and whose opinions that Jorgenson values, some of those outside consultants, associate executives and senior economic developers that created the top prospect list of the individuals that they are contacting to that position and providing them with information about the opportunity. Much of our work over the next several weeks will be focused on resourcing, recruiting, interested prospects and ranking them as our qualifications and experience. The response today continues to be positive. As of today, we have received twenty-eight letters of interest and resumes from advertising and referrals. Those who meet the qualifications are going through an initial phone interview before going through a more depth interview later this month and next month. Todd states that overall am very pleased with how the executive search is progressing in the candidate pool in the earliest stages, looks to be strong and then says, please do not hesitate to call email if you have any questions. So, as we're moving forward with that, I'm very, very

pleased with today's report. I think it's a very, very positive report. And the process that we're going through is that we've established a meeting date where the executive director search committee, will have a meeting with Todd to go over the list of candidates that to us. The anticipation is the week of June, the twenty first between the all of the candidates, the Todd is researching on. And then he will bring to the search committee a list of somewhere between five to eight of the top candidates that he's looking at. The search committee, well, on that July 1st date will go over those and determine which ones that will receive a final interview. The search committee. I'm sorry, first interview not final, first interview. The search committee will be the ones that will do the first committee, the first interview with those top candidates that they select from. Then the full board will make the final interviews with the client. So, while we've been kind of successful with getting the first team meeting schedules, we've had horrible luck trying to get the full board schedule. We're against some timelines and some issues. Is the desire that at all possible that we have every member of the industrial authority present? But I think the timelines are now running into that. We've got one last firm opportunity to guarantee that. And I think I would suggest to the full board that they need to consider is that a loss of the mandate that every member of the IDA be there. So, I request a proposal to you would be looking at your calendar for August 20, which is your August scheduled board meeting date. So hopefully you've got that they blocked out already and that we would use that date as the final interviews for the full board. And I would like for you to look at your calendar now and confirm whether you will be available for that meeting, because if you are, I'm going to make another suggestion.

**Mrs. Kristy Johnson** [00:45:22] That's five weeks.

**Mr. Mike Davidson** [00:45:23] Yeah, OK.

**Mr. Mike Davidson** [00:45:42] Aug. 20,

**Mr. Jeremy Satterfield** [00:45:43] It's already on my calendar.

**Mrs. Kristy Johnson** [00:46:02] So we just need to confirm with Nancy.

**Mr. Mike Davidson** [00:46:05] So so, number one, I'm starting down. I'm going to work my way backwards. And so, I wanted to see if that day was available, because I'm going to tell you what's going on. That's the only day that we're able to do. Here's what we've got to do. We've got to go back and reschedule the other meetings because we cannot wait for five and six weeks in between doing first round interviews and final interviews, we may even suggest.

**Mr. Ryland Clark** [00:46:30] Is it an all-day thing? Yeah, I've got to go back and work by 1.

**Mrs. Kristy Johnson** [00:46:38] it's probably like a four-hour thing I would think.

**Mr. Mike Davidson** [00:46:42] But still we're still going to have an hour business session. That one will keep the business session the shortest possible. And you still probably have about an hour of the session. And depending upon whether the search committee identifies two candidates to bring to the full board would bring three is going to determine whether it's a two and a half hour meeting or three and a half hour meeting. But you need to block out four to five hours of it.

**Mr. Ryland Clark** [00:47:05] I have to be back at one o'clock. We have to have our our US review.

**Mr. Mike Davidson** [00:47:14] So what I'd like to do is work backwards and see if there might be any other dates that would be available to them. I think it's important to remember that I've mentioned this but remind you one of the main reasons that we're trying to schedule the final interviews on the Friday is that the candidate can bring their family and significant others with them. And there will be some expectations of some of us helping and working with them to take them out to dinner, to take them around, see some of the sites. Then we'll try to arrange, if they so desire, a real estate agent will be available for them to show them some properties and those types of things, but also give them time to be able to go to the community on their own. So, it's very important that on the final interview we really hit that Friday day. There is the option of an alternative to do Monday because then they could come in over the weekend and then do the interviews on the money, too. So, we know then, well, we still got a couple of people that we've got to check with, but we know that the August 20th date is out there, and we'll work. But we're going to have to do some other meeting changes in between that to get everyone to look at your calendar and see if August 13th would work for you. I'm working and working in a way that they only see, so that works. based upon what I've heard so far and if y'all expect and won't 100 percent attendance at the meetings in August the 13th is the first time that we've got everybody on the board based upon what we've when you you surveyed on.

[00:49:12] What if we we agreed to have less than one hundred percent attendance. I'm like Scott we need to move forward.

**Mr. Mike Davidson** [00:49:18] then we can move it back some.

**Mr. Ryland Clark** [00:49:20] We need to move forward to do that. We need to hire a new person. So, yeah, because for one thing, you only signed up for three months. And I said, I'm sure that's what I mean.

**Dr. Nettie Simon-Owens** [00:49:51] What about July 16th. That is our regular meeting date.

**Mrs. Kristy Johnson** [00:49:53] Look, it's too soon.

**Mr. Mike Davidson** [00:49:55] So what would occur? So, the week of June. Twenty-one is when we will get the eight five to eight list of candidates from Jorgensen to begin evaluating. July 1st is the earliest that we can get the search committee together to be able to do that. July the 13th is the earliest that the search committee can do. The first round of interviews from the July 13 to that July date is just too short a period. We need to give the candidates at least 10 to 10 days to two weeks for traveling, notifying from from the first thing to do to the final interview.

**Mr. Ryland Clark** [00:50:51] Everybody know you tried both of those dates with the board.

**Mr. Mike Davidson** [00:50:54] Yes. There's one member that cannot attend during that twenty-nine thirty.

**Mr. Jeremy Satterfield** [00:51:01] But that's just me. What I would say. I've gone from the 20th of July to the second. But I'm OK with the rest of the board moving forward. OK, so I don't need to hold the rest of the board of business travel and then vacation. And when

you come back, not until August, the second day of the week, you said come Monday. That's a Monday. I'm back on Monday, August the 6th.

**Mr. Mike Davidson** [00:51:28] We have one person, that cannot be here on August six.

**Mr. Robert Bates** [00:51:31] But again, don't hold it up for me. I'm okay.

**Mrs. Kristy Johnson** [00:51:37] Could you do the second?

**Mr. Jeremy Satterfield** [00:51:43] Yeah, I'm back.

**Mr. Mike Davidson** [00:52:05] Yes, I could do

**Mr. Jeremy Satterfield** [00:52:06] Yeah, I've got that.

**Mrs. Kristy Johnson** [00:52:08] That's still that's still probably too far away, right?

**Dr. Nettie Simon-Owens** [00:52:11] Yes. I've got that date held for you all.

**Mrs. Kristy Johnson** [00:52:17] say that again.

**Dr. Nettie Simon-Owens** [00:52:23] I've got that date held now August 9th.

**Mrs. Kristy Johnson** [00:52:25] Yes, it works.

**Mr. Mike Davidson** [00:52:30] So the only one I need to do there are two people I need to reconfirm. And I think that Nancy was OK with that. I need to reconfirm I have not talked to Mr. Ricketts yet, but I've called him today to find out if he's available on that day or not.

**Mr. Mike Davidson** [00:52:48] They prefer, if you do a Monday is a preferred to do a morning because, again, the family's coming in over the weekend and stand there. So, you do a morning interviews and then they depart midday and take the family back home.

**Mr. Jeremy Satterfield** [00:53:05] What is the earliest convenient day in July. That Monday the 19, I'm here

**Mr. Mike Davidson** [00:53:19] That's too soon to the first round of interviews and we need to give them.

**Dr. Nettie Simon-Owens** [00:53:22] What about the twenty third

**Mr. Mike Davidson** [00:53:27] Jeremy's not here.

**Mr. Jeremy Satterfield** [00:53:28] But once again, that's okay

**Mr. Mike Davidson** [00:53:30] So we have everybody but Jeremy for the twenty third and now getting up. I think I've asked Mr. And I think he was available on twenty third. I'll have to reconfirm that. So, the twenty third was the original date to try to schedule and do the final interviews. But because Jeremy Satterfield was not available to be, here is why we continue to search so hard. So, July the twenty first or twenty third. OK, and I'll need to reconfirm that with Nancy and reconfirm that with Mr. Ricketts. Um I'm good with going to the twenty third.

**Mr. Jeremy Satterfield** [00:54:10] OK. That's two and a half weeks.

**Dr. Nettie Simon-Owens** [00:54:13] Thank you Jeremy.

**Mr. Mike Davidson** [00:54:21] Are you available on July 13th.

**Mr. Jeremy Satterfield** [00:54:31] Yes. Yeah.

**Mr. Jeremy Satterfield** [00:54:33] So I don't know that we really need to add him as a committee member, but he would certainly be willing to admit he would be available. Now, again, all of these meetings are going to be in person here at the facility.

**Mr. Rick Harrell** [00:54:50] You said July 13th.

**Mr. Mike Davidson** [00:54:54] July 13th is the search committee. First round, first round interviews. Twenty-three with the twenty third would be the full board of Supervisors. Full board of IDA. I have been wrestling with these dates back to July 2013.

**Mr. Ryland Clark** [00:55:18] Do we have a time yet.

**Mr. Mike Davidson** [00:55:23] The proposed time was one to five, OK?

**Mrs. Kristy Johnson** [00:55:31] And that would give us a regular board meeting on the 16th and then on this morning, thought it would just be interview. So, no business, right.

**Mr. Mike Davidson** [00:55:41] If the board wanted to come in an hour to an hour and a half early and move the meeting from the 16th to twenty third, would you do that and not make you have to go back twice? But we'd need to start about bringing lunch. Yeah, we could do that.

**Mrs. Kristy Johnson** [00:55:56] Yeah, we we we, could do that.

**Mr. Mike Davidson** [00:56:01] If her exit strategy works out. Yeah.

**Mr. Scott Simpson** [00:56:05] I think it's better to keep it separate. Just business meeting as normal then the interview. And the thought was that I thought I heard was that Jeremy Satterfield was not on the first round, and not a member of the committee, but we will invite him to participate. I think that would help in there to hear the candidates and the. You know that he's got a comfort level with the candidates being asked back.

**Mr. Ryland Clark** [00:56:53] Who's on the 13th?

**Mrs. Kristy Johnson** [00:56:54] That's just the search committee search.

**Mr. Mike Davidson** [00:57:07] and I promise I'm going to do it not Bonnie, so we make sure we get the dates right. OK, just to see. All right. Looks like my August strategy could maybe work out, huh? OK, so when we forward that, I will confirm with Nancy. I'm going to wait. I don't. Yeah. And they wait a day, or two Nancy has got a whole lot on it right now. But I will I'll go back to reverify if she said that she was OK when we said that first Doodle poll out then I know we're good now just send her a message so that when she gets an opportunity, look at it and I'll confirm with Mr. Ricketts. And then by Monday, I will send

something off to confirm the dates for maybe late Monday afternoon. Then Tuesday, depending upon when I can contact Nancy in the as soon as I can get confirmation, I will send you all out confirmation.

**Mr. Robert Bates** [00:58:23] Any old business, OK? Open comment. Dr. Nettie

**Dr. Nettie Simon-Owens** [00:58:33] I have no comment thank you.

**Mr. Robert Bates** [00:58:33] Scott

**Mr. Scott Simpson** [00:58:35] I don't have anything.

**Mr. Robert Bates** [00:58:36] Rick.

**Mr. Rick Harrell** [00:58:36] I'd just like to comment, everybody's contributed. We we feel like everybody working hard to try to improve on our already good position. But I'd like to mention three people. Kristy has done an immense amount of work behind the scenes to keep us together. And working part time and and not only just straighten things up but reformatting the finances and and with her knowledge in the past, he or she has been, I know, immeasurable help to Mike and that brings me to Mike. Who as you saw has been moving forward with the ChemQuest lease his kind of got that nailed down? And RTP, we've helped of a business that is valuable to the community and and yet we're using for the first time, except for a lease of a warehouse making for use of space at Daystrom. And and that's helped everyone take it all the way through and with his knowledge of leasing over time. And and as I said earlier, he only promises to come up to three months is to do it here. But there's light at the end of the tunnel. And I just it was not a train coming the other day, but the third person I like to mention, and thought is really valuable. Contribution since he got known has been Jeremy Catron, who's brought us some industrial experience and valuable suggestions, including the Daystrom building. And he he as soon as he looks at an issue, he sees things that, frankly, the rest of us don't see that easily. So, I'd like to thank you, Jeremy, for your contribution so far. That's it.

**Mr. Robert Bates** [01:00:43] OK, Jeremy Catron

**Mr. Jeremy Catron** [01:00:47] I agree with you. We could have two better individuals right now acting as their own staff numbers right now, not repeated it several times before. The appreciation and respect and proposal and the experience that I am probably not many people that can do the role just to play with you. So, I would also say while it wasn't pleasant to make a motion about the former Daystrom facility, I go back to just what I said a moment ago, the experience of these two individuals. I don't think that would force forward a proposal to have to make an exit plant for the current tenants if it was required for this. Process to put that facility to work in a useful way. So, while that was unpleasant, there's an opportunity for us to offer to see if we can help to find space somewhere else, because there's no question that things outside of the industrial sector are important to the community. Do as much as we can for that, too, too. But our first role here is industrial development and furthering commerce, the opportunities for business in this community.

**Mr. Robert Bates** [01:02:18] Ryland.

**Mr. Ryland Clark** [01:02:21] So I appreciate all the discussion we had, I think, and we were a very diverse group, and we all bring different perspectives to and we have a diverse community in town. So, I think it's, you know, in the discussions sometimes or

otherwise, I think they they're needed and and I think it helps move forward and make sure that everybody gets a voice in by those that are just just just so that we represent a total community as a whole. So, I appreciate everybody's discussion and I'm really excited about the future.

**Mr. Robert Bates** [01:02:46] All right. Thanks very much, Satterfield.

**Mr. Jeremy Satterfield** [01:02:53] No comment.

**Mr. Robert Bates** [01:02:58] It has been a good morning again for your participation. We got a lot coming up here in the near future, but I believe we got some really great things on the horizon. So, we just work a little bit harder. I think we have a bright future here. So, I'm looking forward to good to it. Motion that we adjourn.

**Mr. Jeremy Satterfield** [01:03:17] Make a motion.

**Mr. Jeremy Catron** [01:03:17] Second.

**Mrs. Kristy Johnson** [01:03:21] Mr. Bates.

**Mr. Robert Bates** [01:03:24] Yes.

**Mrs. Kristy Johnson** [01:03:25] Mr. Catron.

**Mr. Jeremy Catron** [01:03:25] Yes.

**Mrs. Kristy Johnson** [01:03:25] Mr. Clark.

**Mr. Ryland Clark** [01:03:28] Yes.

**Mrs. Kristy Johnson** [01:03:28] Mr. Harrell.

**Mr. Rick Harrell** [01:03:30] Yes.

**Mrs. Kristy Johnson** [01:03:30] Dr. Nettie Simon-Owens.

**Dr. Nettie Simon-Owens** [01:03:30] Yes.

**Mrs. Kristy Johnson** [01:03:33] Mr. Satterfield.

**Mr. Jeremy Satterfield** [01:03:34] Yes.

**Mrs. Kristy Johnson** [01:03:38] Thank you, guys.