

**Bath County EDA
Meeting
PO Box 13**

March 9th, 2022

Meeting minutes from the March 9th, 2022 EDA meeting (to be approved at the April 13th Meeting), Bath County Historical Society Building, Warm Springs, VA.

Chairman Dave Hahn opened its regularly scheduled meeting inside the Bath County Historical Society Building Wednesday, March 9th, 2022 at our new time of 5:00PM.

Members attending: J. Wood, P. Haynes, B. McWilliams, D. Cardwell, T. Richardson, J. McDaniel, D. Hahn (all members present) Members absent: none

Staff attending: EDA Attorney Chris Singleton; County Administrator Ashton Harrison was absent

Guests: Austin Hall (“*The Recorder*”)

Pledge of Allegiance: we recited the *Pledge of Allegiance*

Public Comment: None

New Member Status Report: We welcomed new EDA member Josh McDaniel and discussed who might take over as Secretary once Tom Richardson rolls off the board in April. Danny Cardwell volunteered to take on the Secretary role for this next year.

Agenda: The agenda for the evening was approved after a slight modification requested by B. McWilliams to discuss what ramifications Ashton Harrison’s departure might have on our current activities—particularly the housing ideas being proposed for the Millboro area and the upcoming March 26th meeting with Millboro area people concerning this proposed idea (to be discussed under “New Business”).

Motion to approve by J. Wood, 2nded by D. Cardwell; motion passed unanimously (with the addition).

Approval of Old Meeting Minutes: A motion was made to approve the minutes from the February, 2021 EDA meeting (motion made by B. McWilliams, 2nded by P. Haynes, passed unanimously).

Legal Council: nothing new to report

Treasurer’s Report: Pat Haynes had distributed his report previously via email. Current bank balance is \$ 246,986.30 as of 2/28, 2022, with no new checks written recently. However, there were two (2) invoices to pay: 1) from Chris Singleton for \$1,062.50, and one for \$50 from Bluegrass Woods—and some grant reimbursement checks to take action on (see Old Business). Motion to approve treasurer’s report made by B. McWilliams, 2nded by J. Wood, passed unanimously.

Tourism Report: As Ashton Harrison was absent, no verbal tourism report was given

New Business: After much discussion as to the pros and cons, it was decided that we should indeed go forward with the proposed March 26th meeting at the Millboro Rescue Squad Building (1:00pm) since the primary objective is to gather community input and to have Mr Chris Thompson (of Virginia Housing) show us (and the community) ideas of what has been done in other areas of Virginia, and a motion was made to do so (1st: D. Cardwell, 2nded: J. Wood; passed unanimously)

Old Business: There was much discussion about our building in the Industrial Park that is being rented by Bluegrass Woods. In the past, they have expressed interest in a number of options that could involve extensive modifications OR even an option of them purchasing the building. In the course of this discussion, it was learned that the current manager there (Vicki) has a few sub-lesers in that space- even though they claim to need more space for themselves. They pay us \$3,000 per month, but there was some feelings expressed that this this too low for the extra liability that we may be taking on with these additional occupants (the most recent is a paint reseller now in the space). The general sentiment was that we should get out of the 'real estate/landlord' business altogether and sell the property, and the opportunity may arise to do just that when Vicki's boss comes here from England in April. In order to ask for (and receive) a fair price, there was discussion about getting an appraisal to see what the property might be worth on today's market. We believe the square footage is 30,000 (sqft), and we currently have it insured for \$2.5M. It was agreed (by consensus) that Pat Haynes would call around to find out what an appraisal might cost and we decide at the next meeting.

Also, two reimbursement actions were approved whereby two businesses were reimbursed for capital expenditure (CapEx) expenses based on last summer's EDA Grant Program guidelines:

- a) \$10,000 was approved for LCDO, and
 - b) \$5,000 was approved for Heather at Roberts Grocery
- Motion by P. Haynes, 2nded by B. McWilliams, passed unanimously

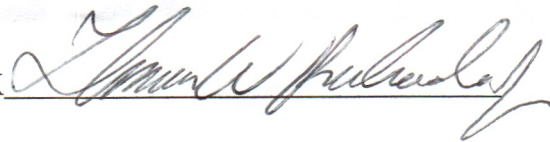
Lastly, The Omni Hotel's request for CapEx expenditure reimbursement from their special lodging tax fund was approved (pending auditor review). After every \$10M they spend, they can apply for reimbursement from the special lodging tax fund set up (by them/for them) for this purpose. Motion by B. McWilliams, 2nded by P. Haynes; passed unanimously.

Adjournment & Next Meeting: The next EDA meeting will be Wednesday, April 13, 2022, 5:00pm NOT at the regular Historical Society Building location, **but rather at the Millboro Ruritan Building.**

A motion to adjourn was made and approved unanimously at 7:20pm (1st: J. Wood, 2nded by B. McWilliams; unanimous)

Respectfully Submitted,

Tom Richardson, Secretary

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Dave Hahn, Chairman

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