

CITY OF COLONIAL HEIGHTS, VIRGINIA

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Minutes Economic Development Authority Meeting Thursday, August 3, 2023 Colonial Heights Council Chambers Conference Room 8:30 AM

1. Call to Order and Roll Call

The meeting was called to order by Mrs. Comstock at 8:30 AM.

Present: Mrs. Pam Comstock
Mr. James Kester
Mrs. Nancy Halbert
Mr. Roger Hedrick
Mr. Johnny Mazza
Mr. Marlon Dance
Mr. Louis Blaha

Others Present: Mrs. Karen Epps, Economic Development Director
Mr. Hugh P. Fisher, III, City Attorney
Ms. Amber Wallace, Economic Development Specialist

2. Adoption of Agenda

A motion was made by Mrs. Halbert, seconded by Mr. Kester, to approve the agenda as presented. The motion was approved unanimously.

3. Correction/Approval of Minutes from May 18th, 2023 meeting

A motion was made by Mr. Kester, seconded by Mr. Dance to approve the minutes as presented. The motion was approved unanimously.

4. Meeting Dates for 2023

Meeting dates for 2023 of September 28, and November 30 were unanimously approved. December 7 will continue to stay on schedule unless holiday interference occurs at a later date.

5. Old Business

Mrs. Epps reported on the following:

- a. Shamin Hotels, Home2Suites Incentive – EDA board members reviewed the provided information on the lodging tax incentive. This incentive will provide a rebate of \$150,000 after the first full year of opening for four years, totaling \$600,000. The incentive will go before City Council Tuesday, August 8th, 2023 for approval. It will then return to the EDA for final approval.

A special meeting may be held prior to the September 28, 2023 EDA meeting to vote on approval of the incentive. Notification will be provided should there be a need.

Mr. Mazza asked if this incentive would be a deterrent of hotels coming to Colonial Heights. It was explained this is not a deterrent and that hotels must request assistance with funding as this opportunity is not provided automatically.

- b. Popeyes – It was stated this is still in the works and that they have submitted their fourth site plan to engineering. They should be breaking ground soon. It was noted this will be located in the front end of the Books-A-Million parking lot.
- c. Stallings Oil – There is no update from engineering on this project. It was noticed that clearing has begun to take place. Mr. Kester added the build was out for bid last week.
- d. Rio Car Wash – Mr. Dance commented the lot is being cleared on the Boulevard for this location.

6. New Business

Mrs. Epps reported on the following:

- a. A meeting occurred at the annual ICSC conference with Panda Express. They are interested in locating in Colonial Heights. They currently have many locations in Richmond and are interested in locating further south.
- b. Mrs. Comstock asked about an article in the newspaper regarding a \$2 fee being collected from participating Richmond area hotels that is contributed to Richmond Region Tourism. She asked if this has gone in to effect within our hotels. Mrs. Epps reported this has not gone in to affect in Colonial Heights yet. It will not begin until after TownePlace Suites has opened. RRT will come before city council for approval of this contribution. This fee would be collected from our hotels and contributed to RRT marketing efforts.

Mrs. Comstock asked about the RRT Ambassador program and if we have anyone involved in the program. Mrs. Epps reported Amber Wallace is a Tourism Ambassador. The benefits of involvement with this program

were explained as opportunities to promote our city and events with and through the existing marketing platforms of RRT.

7. Adjourn

There being no further business, Mrs. Comstock adjourned the meeting at 9:15 AM.