



P.O. Box 402 Crozet VA 22932
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Monthly Meeting Minutes
Thursday, October 12, 2017
Crozet Library
1:00 pm – 2:30 pm

Meg Holden called the meeting to order at 1:00 pm

Present:

Meg Holden, Brenda Plantz, Pat Groot, Suzanne Reid, Mary Beth Bowen, Frank Stoner, Doug Bates, Kay Cross, Paul Grady, Jim Crosby, Lisa Martin, Sylvia Halleck.

Review of DCI minutes:

- No minutes for September were presented.

Progress on DCI 501(c)(3)

- *Final Vision, Mission, Goals, and Objectives Statement:* - Pat Groot read the final version and it was approved. The statement has been posted to the DCI webpage.
- *Articles of Incorporation* – A certificate of incorporation for DCI has been issued by the State Corporation Commission, effective September 19, 2017. Kay Cross, a local attorney with an office in Crozet, donated her time and expertise to review and edit the Articles to ensure state and federal requirements for incorporation were met.
- *Length of Board Member terms* - After some discussion, we established that Directors would be asked to serve two-year terms but there would be no limit on the number of terms a Director could serve. Members would be elected biennially. Officers are to be elected at the annual meeting as their terms expire, with no term limits.
- *Qualifications for Board Members* – The discussion concluded that people may live in the Crozet area and/or have a passion for our vision. Each member must sign a conflict of interest statement annually; the policy is in draft form and will mirror the language in the Bylaws. Further discussion of conflict of interest issues resulted in a decision to consult with an attorney on a case-by-case basis if a conflict arises that requires legal counsel. To ensure a representative Board of Directors, a matrix listing types of community involvement for each recruit will be used. Key people (stakeholders) who are not interested in becoming members will be asked if they may be listed as an advisor.

Marketing/PR plan:

- No specific discussion was held about future marketing. An idea to potentially house the DCI office with a small static museum housing photographs of historic Crozet was raised for future consideration.
- Frank Stoner reported that Perrone Robotics received recognition from the Virginia Governor's Office for choosing Virginia to expand its business and received support through the Virginia Jobs Investment Program (VJIP) to assist in the creation of 127 new jobs. The Governor, County Supervisors and other elected officials were in attendance. To showcase the proposed redevelopment for the Plaza and The Square, Frank paid to produce two large signs showing the proposed plans for the area, providing wonderful marketing for not only the project but also for the Downtown Crozet Initiative. One is located at the end of The Square and the other will be moved from the Perrone site to the end of Library Avenue.

Other Related Matters:

- The Board of Supervisors agreed to submit the Revenue Sharing application to VDOT for matching funds to develop the roads leading to the Square and the Plaza. The application is due November first.
- DCI needs to focus on financing the Plaza. Once the VDOT Revenue Sharing grant is approved, it is important for the County to address the need for the remaining \$3 million dollars needed for the Plaza. There are several different options before the County. The counterpoint to concerns about financial risk is that the County's investment would be recovered from the taxes from a mere 4,700 square feet of planned commercial space in addition to the taxes from a planned hotel.

Frank noted that there are people outside the area of Crozet who feel that this part of the County has received an unfair share of money. Discussion centered on the need to educate the community including other districts about the likely success of the Plaza and the benefits that will surely accrue to the whole County. Taxes generated from economic development in Crozet could directly benefit other districts as a source for future funding of the County Neighborhood Investment Fund Initiative and other financial mechanisms.

The County supervisors need to understand the significance of the timeline. It is important to take steps to ensure the Plaza will be underway by the beginning of 2019. Businesses may not commit to moving to or remaining in this area if they are not assured of the County's strong financial commitment to ensure that the Plaza will be ready within three years, Perrone Robotics being one of them. Perrone will be contacted to determine if they have advised the County of their intent to remain in Crozet contingent on the completion of the Plaza and the progress made in implementing the plan for Downtown Crozet. We understand that the plan represents the environment Perrone wants for their workers and customers.

Doug Bates volunteered to distill the information from Pat Groot and Frank Stoner into a short white paper to educate the community about the need for the Plaza and the potential positive impact it will have on creating a favorable tax base and work environment attractive to new businesses.

Next meeting:

The next meeting of the DCI will be November the 9th from 1:00 to 2:30 at the Crozet Library. The meeting will be an hour later than the standing meeting time and be held the second Thursday of the month to accommodate a scheduling conflict.

Tasks:

- Standing Task: Schedule meeting room with Library at the close of each meeting, extending the Library's maximum 3-month reservation limit; this will ensure we will be able to consistently meet from noon to 1:30
- Develop a "white paper" outlining the importance of the Plaza.

Actions:

There being no further business, the Meeting was called to a close at 2:35 pm

Respectfully submitted,

Pat Groot and Suzanne Reid, Acting Secretary