

Clarke County Economic Development Advisory Committee
June 21, 2017 Minutes

A meeting of the Economic Development Advisory Committee (EDAC) held in the Berryville/Clarke County Government Center, Berryville, Virginia, on Wednesday, June 21, 2017, at 1:00 PM.

Board: Jim Barb, Christy Dunkle, Christina Kraybill, John Milleson

Absent: Bryan Conrad, Eric Meyer, Elizabeth "Betsy" Pritchard, David Weiss

Staff: Lora B. Walburn

1. Call to Order

At 1:02 pm, John Milleson called the meeting to order.

2. Adoption of Agenda

Christina Kraybill, seconded by Jim Barb, moved to adopt the agenda as presented. The motion carried by the following vote:

Jim Barb	-	Aye
Bryan Conrad	-	Absent
Christy Dunkle	-	Aye
Christina Kraybill	-	Aye
John Milleson	-	Aye
Eric Myer	-	Absent
Elizabeth "Betsy" Pritchard	-	Absent
David Weiss	-	Absent

3. Approval of Minutes

Jim Barb, seconded by Christina Kraybill, moved to approve the May 17, 2017, minutes as presented. The motion carried as follows:

Jim Barb	-	Aye
Bryan Conrad	-	Absent
Christy Dunkle	-	Aye
Christina Kraybill	-	Aye
John Milleson	-	Aye

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Eric Myer	-	Absent
Elizabeth "Betsy" Pritchard	-	Absent
David Weiss	-	Absent

4. Real Estate Seminar Planning with Robert J. Adams, Housing Virginia - Executive Director

Bob Adams, Executive Director Housing Virginia, joined the Committee via telephone. Highlights of discussion include:

- Housing presentation focuses on needs of millennials, aging population, demographic changes in housing, etc.
- In response to the prospective increase in new jobs in Clarke and the surrounding region, as well as the implications of those jobs on housing needs, determine what level of housing needs there are, types, price points, rental, ownership, specific geography, identify areas where resources should be protected, and identify areas to develop.
- Regional Housing Market Analysis:
 - o Housing Virginia is a subcontractor working with Virginia Commonwealth University [VCU] Center for Regional Analysis in researching a development strategy for the region.
 - o Housing Virginia is currently conducting interviews with localities, builders, and persons involved in the housing market.
 - o Report will cover issues such as employment projections for the region. VCU is working with a national firm to identify by occupation and by income projected over the next decade.
 - o Projected population growth will help define housing demand.
 - o Report will include housing estimates by type, price, and location.
 - o Information will be reported on a county and regional level.
 - o The final report should be available in January 2018.
 - o Report may not provide the level of detail that Clarke might need, such as identifying specific areas of development, median income of new jobs, and town-level data.
- Mr. Adams offered to provide, as an example, a copy of the housing market study and an RFP for a planning firm to update Botetourt County's comprehensive plan.
- Next Steps:
 - o Identify development areas:
 - Berryville Area Plan, detailed plan for the Berryville Annexation area, adopted May 2016.
 - Town and County comprehensive plans identify the Towns of Berryville and Boyce as locations for development, each with existing land use policies and infrastructure.

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- Explore availability of business data including new employers / prospective employers with jobs, and classifications. Mr. Adams indicated that the Economic Development Director might already have this data.
- Mr. Adams offered to assist the Committee in developing an informational meeting.

5. Next Meeting

The next meeting is scheduled for Wednesday, July 19, 2017.

July 19 Agenda Items

- Career and Technical Education Program Presentation
- Real Estate Seminar Planning Continued Discussion

August 16 Meeting

- Cancelled by consensus.

6. Adjournment

Being no further business, Chairman Milleson adjourned the meeting at 1:38 pm.

Minutes recorded and transcribed by Lora B. Walburn