

Virginia Tobacco Region Revitalization Commission
Full Commission Meeting
The Bristol Hotel
115 Country Music Way, Bristol, VA 24201
Wednesday, May 21, 2025
10:00 a.m.

Commissioners Present

Delegate James W. Morefield, Chair	Senator T. Travis Hackworth
Senator Lashrecse D. Aird, Vice-Chair	Mr. Richard T. Hite, Jr.
Delegate Jonathan “Jed” Arnold	Mr. Jay D. Jennings
Mr. Edward Blevins	Delegate Terry G. Kilgore
Mr. H. Wayne Carter, III	Secretary Matthew Lohr
Ms. Gretchen Clark	Delegate Daniel W. Marshall, III (Remote)
Ms. Amanda Cox	Mr. Arthur “Dale” Moore (Remote)
Secretary Stephen Cummings (Remote)	Delegate Israel D. O’Quinn
Mr. Joel Cunningham (Remote)	Honorable William A. Pace
Mr. Lee "Randy" Everett (Remote)	Secretary Juan Pablo Segura
Mr. Watt R. Foster, Jr.	Mr. Walter “Buddy” Shelton
Dr. Sandra Frederick	Mr. Hampton Wilkins
Delegate Thomas A. Garrett, Jr.	Mrs. Sarah L. Wilson (Remote)

Commissioners Absent

Senator L. Louise Lucas	Senator Todd E. Pillion
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Staff

Honorable James Campos	Ms. Stephanie Kim
Mr. Stephen Versen	Mr. Jerry Silva
Mr. Warren Bryson	Ms. Roz Stein
Mr. Jordan Butler	Ms. Emily Van Pelt
Ms. Sarah Capps	Ms. Sara Williams
Ms. Adrian Chapman	

Counsel for the Commission

Ms. Elizabeth Myers, Assistant Attorney General

Guests

Tom Hucker, Loans Program Office, U.S. Department of Energy
Judson Hill, former member of the Georgia State Senate

Tobacco Region Revitalization Commission Chair Morefield opened the meeting at 10:33 a.m.
Deputy Director Versen read into the record the remote participation policy.

Commissioner Clark moved to approve the remote participation of Commissioners Cummings, Cunningham, Everett, Marshall, Moore, and Wilson; Commissioner Jennings seconded the motion; all members voted to approve the motion.

Director Campos called roll and determined that a quorum was present. Per TRRC Electronic Meeting Policy, “for purposes of determining whether a quorum is physically assembled, an individual member who is approved to use remote participation because of a personal disability (or other medical condition)... will count toward the quorum as if the individual was physically present.” Therefore, Commissioner Marshall’s remote participation counts toward the quorum.

Commissioner Jennings moved to approve the minutes from the previous full Commission meeting on January 7, 2025; Commissioner Aird seconded the motion; all members voted to approve the motion.

The meeting was opened to public comment, and there was none.

Director Campos introduced Mr. Hucker, who gave an overview of the Loan Programs Office of the U.S. Department of Energy, with a focus on its Title 17 Clean Energy Program.

Campos proceeded with the Executive Director’s report, giving updates on the various initiatives currently being undertaken by the Commission, which included words from Mr. Hill on the benefits of a fishing lodge and updates from Versen on the Economic Development Housing Incentive Pilot Program, the partnerships with the Virginia Small Business Financing Authority and the Virginia Innovation Partnership Corporation, the Large Animal Veterinary Incentive Program, and the strategic planning process.

Executive Committee Chair Morefield presented the report from the Executive Committee’s meeting on May 8, 2025, during which the Committee discussed the proposed fiscal year 2026 Commission budget, which includes entering into a contract for IT services.

Aird moved that the Commission approve the FY2026 Proposed Budget with zero corpus invasion as presented today by staff and shown on pages 118 to 119 of the Board Book; Arnold seconded; all voted to approve.

Aird moved to Authorize the Executive Director to enter into a 5-year contract for agency IT Services not to exceed \$35,000 per year; Cox seconded; all voted to approve.

Southwest Virginia Committee Chair Hackworth presented the report from that Committee’s meeting.

Hackworth moved that the Commission accept the Southwest Virginia Committee’s recommendations for grant awards as recommended by staff on pages 7 through 27 of the Board Book and make the following awards: in Agribusiness, for project 4337, \$500,000 to Abingdon Feeder Cattle Association; for project 4340, \$107,000 to the Lee County Livestock Association; for project 4336, \$20,000 to Russell County IDA; and for project 4341, \$350,000 to Tazwell County IDA; in Business Development, for project 4334, \$104,200 to Mt. Rogers Regional Partnership; in Sites and Infrastructure, for project 4350, \$140,000 to the Scott County EDA; for project 4343, \$60,854 to Washington County; and in Tourism, for project 4352, \$130,000 to the Blueridge Parkway Foundation; for project 4353, \$300,000 to the City of Galax; and for project 4332, \$325,000 to the Town of Hillville; Kilgore seconded; all voted to approve.

Hackworth moved that the Commission accept the Southwest Virginia Committee’s recommendations for other projects funded, grant awards to: project 4349, \$296,500

to Town of Tazwell; project 4351, \$287,745 to Carilion Tazewell Community Hospital; project 4296, \$65,709 to Tazewell County - Tourism Department; project 4328, last-dollar funding contingent on applicant providing staff with updated information on the project in the amount of \$25,000 to the Virginia Highlands Airport; Kilgore seconded; all voted to approve.

Hackworth moved that the Commission accept the Southwest Virginia Committee's recommendation to approve a one-year extension to project 3530 to May 31, 2026; Cox seconded; all voted to approve.

Education Committee Chair Cox presented the report from that Committee's meeting.

Cox moved that the Commission accept the Education Committee's request to approve the following Workforce Financial Aid grants as described on pages 31 to 45 of the Board Book, making awards of \$240,000 to each of the following projects and applicants: project 4342 Central Virginia Community College Educational Foundation, Inc.; project 4359 Danville Community College Educational Foundation, Inc.; project 4361 Patrick and Henry Community College Foundation; project 4360 Southside Virginia Community College Foundation; project 4344 Mountain Empire Community College; project 4357 Southwest Virginia Community College; project 4367 Virginia Highlands Community College Educational Foundation; and project 4368 Wytheville Community College; as well as making awards of: \$100,000 to Virginia Western Community College Educational Foundation, Inc., for project 4358; and \$90,000 to Virginia New River Community College Educational Foundation for project 4345; Frederick seconded; all voted to approve.

Cox moved that the Commission accept the Education Committee's recommendations for Competitive Education as recommended by staff and described on pages 47 to 52 of the Board Book and make the following awards: \$160,000 to Medical Solutions Academy for project 4327; and \$252,000 to Southwest Virginia Higher Education Center Foundation for project 4326; Frederick seconded; all voted to approve.

Cox moved that the Commission accept the Education Committee's recommendation to award \$73,800 to the Danville Church and Community Tutorial Program for project 4331 with funds to be used to support math, reading, and science tutoring specialists for the purpose of raising the SOL scores of students in Danville public schools, and that the applicant work with the Danville Regional Foundation to make the effort as impactful as possible; Frederick seconded; all voted to approve.

Cox moved that the Commission take the Education Committee's recommendation and approve the Revised TRRC Large Animal Veterinary Incentive Program as described on pages 53 through 60 of the Board Book and approve \$1.5 million from the Talent Attraction Program budget to fund its implementation; Frederick seconded; all voted to approve.

Cox moved that the Commission accept the Education Committee's recommendation to provide an extension until May 31, 2027, for project 3629 contingent on the state's approval of the funding of renovations in the FY26 "caboose" budget; Frederick seconded; all voted to approve.

Energy Ingenuity Committee Chair Garrett presented the report from that Committee's meeting.

Garrett moved that the Commission accept the Energy Committee's recommendation to approve staff's recommendations for the Energy Ingenuity Program as described on pages 79 through 85 of the Board Book and make a grant award of \$1,000,000 to Greensville County for project 4378 contingent on approval of the following by the Commission's Executive Director: 1) Performance agreement between the county and the company; 2) execution of letters of agreement for off-take of the energy and by-products; 3) an approved project budget for the capital costs for the Phase 1 pilot, with evidence of secured financial commitments confirming all financing to complete the project; and 4) confirmation of approval of all required permits prior to release of grant funds; furthermore, Garrett moved that the Commission accept the Energy Committee's recommendation for a referral for a \$740,000 loan from the Commission's Lending Partnership Program, contingent on loan approval by the Virginia Small Business Financing Authority; Hackworth seconded; all voted to approve.

Garrett moved that the Commission accept the Energy Committee's recommendation for a change in the award amount for grant 4322 from \$49,250 to \$49,560; Hackworth seconded; all voted to approve.

Incentives and Loans Committee Vice Chair Kilgore presented the report from that Committee's meeting.

Kilgore moved that the Commission take the recommendation of the Incentives and Loans Committee and approve the following extensions and modifications: For Danville-Pittsylvania RIFA, Harlow Fastech, LLC, TROF project 3482, a final sixth year performance period extension, carrying the performance period out to September 30, 2024, to allow for the inclusion of additional performance data, and to allow staff to modify the loan agreement to convert the remaining principal of the interest-free TROF loan into an interest-bearing loan at a 5% interest rate, as outlined on pages 63 and 64 of the Board Book. For Pittsylvania County, Just Greens/AeroFarms, approve a fifth-year performance period extension for TROF project 3612, carrying the performance period out to September 30, 2024; also to allow staff to modify the grant agreement as necessary to apply all provisions of the current agreement to the new owners and move forward with releasing funds and closing the grant in the usual fashion. For Industrial Development Authority of the County of Pittsylvania, Virginia, RealtyLink USA, LLC, authorize staff to adjust the loan terms for project 3352, as stated on the term sheet provided by VRA, as described on page 65 of the Board Book; Hackworth seconded; all voted to approve.

Kilgore moved that the Commission take the recommendation of the Incentives and Loans Committee to authorize staff to proceed with awarding grants from the Economic Development Housing Incentive Pilot Program as described on pages 66 through 68 of the Board Book and make the following awards: \$1,000,000 to the Industrial Development Authority of Halifax County for the Halifax County Workforce Housing Initiative; \$100,000 to the Joint Industrial Development Authority of Wythe County for the renovation of 140 South 1st Street in Wytheville; \$300,000 to the Town

of Tazewell for the 320 Main Street Tazewell Historic Revitalization project; Hackworth seconded; all voted to approve.

Strategic Planning Committee Chair Blevins presented the report from that Committee's meeting. Versen gave a brief account of the status of the strategic plan, emphasizing the three main points underscored by Virginia Tech's presentation – engagement with partners, focus on what matters, financial management and restraint – that will help ensure the Commission's longevity. Blevins added that it is imperative that the Commission be diligent working through this process to come up with a strong strategic plan. Versen encouraged Commissioners to reach out to staff with questions. The Committee took no actions.

Southern Virginia Committee Chair Shelton presented the report from that Committee's meeting.

Shelton moved that the Commission accept staff recommendations for Agribusiness grant requests described on pages 93 through 99 of the Board Book and take the following actions: Award \$512,000 to Mecklenburg County project for 4374; Hite seconded; Hite and Jennings abstained; all other Commissioners voted to approve.

Shelton moved that the Commission accept staff recommendations for Agribusiness grant requests described on pages 93 through 99 of the Board Book and take the following actions: Award \$59,307 to Southside Virginia Fruit and Vegetable Producers Association for project 4372; and \$185,000 to the Stone Ridge Foundation for project 4369; Aird seconded; all voted to approve.

Shelton moved that the Commission accept staff recommendations for Business Development grant requests described on pages 100 through 107 of the Board Book and take the following actions: Award \$25,000 to the Commonwealth Regional Council for project 4363; \$143,000 to Commonwealth Regional Council for project 4371; and \$21,350 to the Commonwealth Regional Council for project 4364; Hite seconded; all voted to approve.

Shelton moved that the Commission accept staff recommendation for Business Development grant request described on pages 100 through 107 of the Board Book and take the following action: Award \$143,167 to Virginia's Gateway Region for project 4376; Pace seconded; Aird voted nay; all other commissioners voted to approve.

In response to the motion to approve funding project 4376, Aird asked that, in light of the recent conversations around the Tobacco Commission's cash flow, when the Commission considers moving forward with awards for marketing support, staff and committees assess how these funds are realized to ensure that every dollar is spent as efficiently and effectively as possible.

Shelton addressed the Committee's vote to not recommend project 4366 for approval. Segura suggested changing the recommendation so that the funding goes directly to Longwood rather than to George Mason University, allowing Longwood to contract with GMU for the support services outlined in the proposal. Garrett then added that the money could be awarded to Longwood without a mandate to contract with GMU, allowing Longwood to contract with whichever entity it chooses, which might, in the end, be GMU.

Garrett moved to amend the recommendation for project 4366 to award \$131,814 directly to Longwood to use those funds in a manner consistent with the vision of their proposal, as they deem best, to develop small business opportunities in the tobacco footprint; Segura seconded; all voted to approve.

Shelton moved that the Commission accept staff recommendations for Sites and Infrastructure grant requests described on pages 108 and 109 of the Board Book and take the following actions: Award \$1,500,000 to Henry County for project 4373; and award \$1,000,000 to Franklin County for project 4365; Cox seconded; all voted to approve.

Shelton moved that the Commission accept staff recommendations for Tourism grant requests described on pages 110 through 112 of the Board Book and take the following actions: Award \$154,556 to the Town of Stuart for project 4362; and award \$79,250 to The Corporation for Virginia's Poplar Forest for project 4375; Aird seconded; all voted to approve.

Shelton moved that the Commission accept staff's recommendation to table the Pittsylvania County Southern Virginia Megasite Training Center project 4325 and refer it to the Incentives and Loans Committee for consideration under the Megasite Program, as described on pages 113 and 114 of the Board Book; Jennings seconded; all voted to approve.

Shelton moved that the Commission accept staff's recommendation to grant an extension to the County of Bedford for project 3750 through September 30, 2025, and Shelton also moved that the Commission accept staff recommendation for West Piedmont Planning District Commission project 4156 to remove the contingency for EDA matching funds and accept a reduction in scope and budget for a reduced award of \$86,000; Aird seconded; all voted to approve.

Shelton moved that the Commission accept the Committee's recommendation to award \$50,000 to the City of Danville for the Virginia 250th American Revolution – Regional Marketing Project (project number TBD); Hite seconded; all voted to approve.

There was no other business.

Before closing, Aird requested a moment of silence to recognize the passing of Congressman Gerry Connolly.

Chair Morefield adjourned the meeting at 11:47 a.m.

Spring 2025 Tobacco Commission Meeting Summary of Final Motions

The following tables summarize the actions the Full Commission made at its May 21, 2025, Spring Meeting in Bristol regarding recommendations from the Executive Committee, Southwest Virginia Committee, Education Committee, Incentives and Loans Committee, Energy Committee, and Southern Virginia Committee. These tables will be attached to and made a part of the minutes of the meeting. Unless otherwise noted, all motions were unanimously accepted by the Commission.

Executive Committee

The Commission took the following actions based on the recommendations of the Executive Committee:

Item	Commission Approved Action
Approval of FY2026 Budget	The Commission approved the FY2026 Proposed Budget with zero corpus invasion as presented on Pages 118-119 of the Board Book.
Approval of IT Services	The Commission authorized the Executive Director to enter into a 5-year contract for agency IT Services not to exceed \$35,000 per year.

Southwest Virginia Committee

The Commission took the following actions based on the recommendations of the Southwest Virginia Committee:

Req #	Organization	Project Title	Requested Amount	Recommended Amount	Commission Decision
Agribusiness					
4337	Abingdon Feeder Cattle Association	New Beef Builder Initiative Phase 2	\$500,000	\$500,000	Recommended Amount Approved. To support a second and final funding round for this cost-share program. Participation will be limited to only those producers who have not received similar cost-share support through previous TRRC grants.
4340	Lee County Livestock Association	Virtual Fencing Systems: Pilot for Southwest Virginia	\$107,000	\$107,000	Recommended Amount Approved. This award is contingent upon documentation of the availability of required matching funds prior to the disbursement of the grant.
4336	Russell County Industrial Development Authority	Planning Grant for Large Animal Veterinarians in Southwest Virginia Incentive Program	\$20,000	\$20,000	Recommended Amount Approved. This award to support 50% of third party contractual expenses. This award is contingent upon documentation of the availability of all matching funds required to complete the project.
4341	Tazewell County IDA	Ponderosa Revision	\$350,000	\$350,000	Recommended Amount Approved.
4349	Town of Tazewell	Clinch River Pavilion and Farmers Market (Phase 1)	\$296,500	Table	Commission awarded requested amount of \$296,500.

Business Development					
4351	Carilion Tazewell Community Hospital	Ensuring access: Preventive care for a healthier workforce and economy	\$287,745	No Award	Commission awarded requested amount of \$287,745.
4334	Mount Rogers Regional Partnership	Reaching New Foreign and Domestic Markets	\$104,200	\$104,200	Recommended Amount Approved.
4296	Tazewell County - Tourism Department	Route 16 Billboard	\$65,709	No Award	Commission awarded requested amount of \$65,709.
Sites and Infrastructure					
4350	Scott County Economic Development Authority	Pioneer Center Roof Replacement	\$140,000	\$140,000	Commission awarded requested amount of \$140,000 contingent upon the documentation of all funding sufficient to complete the project, within one year of the award. Additionally, Commission funds may only be used for the replacement, not repair, of the roof.
4328	Virginia Highlands Airport	Westside Development - Phase II (Additional Funding)	\$25,000	No Award	Commission awarded requested amount of up to \$25,000 for last-dollar contractual expenses.
4343	Washington County	Lots 6 & 7 - Highlands Business Park	\$60,854	\$60,854	Recommended Amount Approved. This award to support 50% of third party contractual services.
Tourism					
4352	Blue Ridge Parkway Foundation	Enhancing Tourism Infrastructure at the Blue Ridge Music Center	\$130,000	\$130,000	Recommended Amount Approved.
4353	City of Galax	Rex Theater Lighting, Sound, and Accessibility Improvements	\$300,000	\$300,000	Recommended Amount Approved. This award contingent upon the Southwest Regional Director's review and approval of the final business/ operating and PAR documents prior to the release of funds.
4332	Town of Hillsville	Town of Hillsville Annual Flea Market and Antique Show	\$750,000	\$325,000	Recommended Amount Approved This award contingent upon the grantee's documentation of the availability of all required matching funds prior to the disbursement of the grant..

Modifications and Extensions

The Commission took action on one project extension and modification from the Southwest Virginia Committee:

Item	Commission Approved Action
Grayson County - Connect Grayson Approved for \$325,000 in June 2019 (\$316,533 balance) Request for extension (#3530)	The Commission approved a one-year extension for project #3530 to May 31, 2026.

Education Committee

The Commission took the following actions based on the recommendations of the Education Committee:

Workforce Financial Aid Applications: 2025-26 School Year:

The Commission approved all WFA applications subject to the following conditions:

- **Matching Funds:** Grantees must provide at least dollar-for-dollar matching funds.
- **Documentation Requirements:**
 - Grantees must report, on an individual student basis, the full distribution of all financial aid and/or other funding used to meet that student’s financial responsibility for tuition and mandatory fees. This documentation may be marked “confidential” to protect student privacy, and the Commission asks that any other sensitive data (such as security numbers, student health or disability status, etc.) be redacted. Grantees are expected to work with the college’s financial aid office to track scholarship commitments through the People Soft system.
 - Support for testing fees for individual students must be authenticated via third party expense documentation.
 - Grantees must report the program/major for each scholarship recipient in order for TRRC staff to validate eligibility under the approved category.
- **Dual Enrollment:** Dual Enrollment funding will be limited to regional high school program offerings at community college facilities. These scholarship funds will be limited to Advanced Manufacturing and Information Technology career programs. At least fifty percent 50% match must be provided toward Dual Enrollment tuition and fees.
- **Credential Testing Fees:** Support is limited to students in for-credit STEM-H and Advanced Manufacturing programs who qualify at or below the 500% poverty level (see next page for chart), or have a Student Aid Index (SAI) number at or below the ranges as specified in the chart on the next page. This funding will support 50% of the fees for the first testing attempt for the student, and for one attempt per student per credential. Support is limited to third-party certifications that are required for the student to be eligible for employment in their field. Total support for this purpose is limited to \$24,000 for Tier I institutions, and \$10,000 for Tier II.
- **Poverty Level Income Requirements:** Grantees will limit scholarships for G3 Eligible and Non-G3 Eligible for credit programs to students with family income up to 500% of Poverty Level for their family size (see next page for chart), or have a Student Aid Index (SAI) number at or below the ranges as specified in the chart on the next page. Grantees must work with the college’s financial aid office in order to verify income eligibility and to track scholarship commitments through the People Soft system.
- **Final Reimbursement:** Grantees must submit final reimbursement request no later than October 31st following the end of the academic year.

Req #	Organization	Project Title	Request Amount	Commission Approved Award Amount
Southern Virginia				
4342	Central Virginia Community College Educational Foundation, Inc.	CVCC Workforce Financial Aid 2025-2026	\$240,000	\$240,000
4359	Danville Community College Educational Foundation, Inc.	DCC Educational Foundation Workforce Financial Aid 2025-2026	\$240,000	\$240,000
4361	Patrick & Henry Community College Foundation	P&HCC 2025-2026 Workforce Financial Aid	\$240,000	\$240,000
4360	Southside Virginia Community College Foundation	Investing in Southside Students	\$240,000	\$240,000
4358	Virginia Western Community College Educational Foundation Inc.	Workforce Financial Aid and Community College Access Program for Franklin County	\$100,000	\$100,000

Southwest Virginia				
4344	Mountain Empire Community College	MECC WORKS	\$240,000	\$240,000
4345	New River Community College Educational Foundation	Floyd County - Access to Community College Education (ACCE)	\$90,000	\$90,000
4357	Southwest Virginia Community College	2025-2026 Tobacco WFA Scholarship Grant	\$240,000	\$240,000
4367	Virginia Highlands Community College Educational Foundation	Virginia Highlands Community College Workforce Financial Aid Program	\$240,000	\$240,000
4368	Wytheville Community College	Wytheville Community College Forging Futures Scholarship Program	\$240,000	\$240,000

Competitive Education

Req #	Organization	Project Title	Requested Amount	Staff Recommendation	Commission Decision
Post-Secondary Programs with a focus in STEM-H					
4327	Medical Solutions Academy	Medical Solutions Academy LPN to RN Expansion Project	\$222,222	\$160,000	Recommended Amount Approved. This award is for 50% of eligible expenses for personnel, contractual services, supplies and materials, and equipment to address start-up costs for the new LPN to RN program, and is contingent on a final project budget being approved by the Commission's Executive Director.
Workforce Training Programs					
4331	Danville Church & Community Tutorial Program	Empowering Students Through Tutoring for Academic Growth	\$202,950	No Award	Commission awarded \$73,800 to the Danville Church & Community Tutorial Program for project #4331 with funds to be used to support math, reading and science tutoring specialists for the purpose of raising the SOL scores of students in Danville public schools and that the applicant work with the Danville Regional Foundation to make the effort as impactful as possible.
4326	Southwest Virginia Higher Education Center Foundation	Southwest Virginia Registered Apprenticeship Expansion Program	\$252,000	\$252,000	Recommended Amount Approved.

TRRC Large Animal Veterinary Incentive Program

Item	Commission Approved Action
TRRC Large Animal Veterinary Incentive Program	The Commission approved the Revised TRRC Large Animal Veterinary Incentive Program as described on pages 53 through 60 of the board book and approved \$1.5 million from the Talent Attraction Program budget to fund its implementation.

Modifications and Extensions

Item	Commission Approved Action
Central Virginia Community College Educational Foundation, Inc. New Radiography Overhead X-Ray System (#3629) – Current Project End Date: 5/31/2025 – 2 Year Extension Requested	The Commission approved an extension to May 31, 2027 for project #3629 contingent on the state’s approval of the funding of the renovations in FY26 “caboose” budget.

Incentives and Loans Committee

The Commission took the following actions based on the recommendations of the Incentives and Loans Committee:

Modifications and Extensions

Item	Commission Approved Action
Danville-Pittsylvania RIFA Harlow Fastech, LLC. (3482)	The Commission approved staff’s recommendation for a final sixth-year performance period extension for TROF project #3482, carrying the performance period out to September 30, 2024, to allow for the inclusion of additional performance data. Additionally, the Commission moved to allow staff to modify the loan agreement to convert the remaining principal of the interest-free TROF loan into an interest-bearing loan at a 5% interest rate, as outlined on Pages 63 and 64 of the Board Book.
Pittsylvania County Just Greens/AeroFarms (3612)	The Commission approved a fifth-year performance period extension for TROF project #3612, carrying the performance period out to September 30, 2024. The Committee also recommends that the Commission allow staff to modify the grant agreement as necessary to apply all provisions of the current agreement to the new owners and move forward with releasing funds and closing the grant in the usual fashion.
Pittsylvania County IDA RealtyLink USA, LLC. (3352)	The Commission authorized staff to adjust the loan terms as stated on the term sheet provided by the Virginia Resources Authority, as described on Page 65 of the Board Book

Economic Development Housing Incentive Pilot Program

Item	Commission Approved Action
Make award recommendations from the Economic Development Housing Incentive Pilot Program	The Commission authorized staff to proceed with awarding grants from the Economic Development Housing Incentive Pilot Program as described on Pages 66 through 68 of the Board Book and make the following awards: <ul style="list-style-type: none"> • \$1,000,000 to the Industrial Development Authority of Halifax County for the Halifax County Workforce Housing Initiative • \$100,000 to the Joint Industrial Development Authority of Wythe County for the renovation of 140 South 1st Street in Wytheville • \$300,000 to the Town of Tazewell for the 320 Main Street Tazewell Historic Revitalization Project

Energy Committee

The Commission took the following actions based on the recommendations of the Energy Committee:

Req #	Organization	Project Title	Requested Amount	Staff Recommendation	Commission Decision
4378	Greenville County	Reformed Energy Industrial Gasification Plant	\$1,739,504	\$1,000,000 grant \$740,000 loan	<p>Recommended Amount Approved. Award to support no more than 15% of capital costs for construction of the facility, contingent on approval of the following by the Commission's Executive Director:</p> <ul style="list-style-type: none"> • Performance agreement between the county and the company; • Execution of letters of agreement for off-take of the energy and by-products; • An approved project budget for the capital costs for the Phase 1 pilot, with evidence of secured financial commitments confirming all financing to complete the project; and • Confirmation of approval of all required permits prior to the release of grant funds. <p>Also recommended a \$740,000 loan from the Commission's Lending Partnership program, contingent on loan approval by the Virginia Small Business Financing Authority.</p>
4379	Old Dominion Electric Cooperative	ODEC's Manufactured Home Weatherization Program	\$500,000 - Withdrawn	No action	No action
4377	Tazewell County IDA	FIND	\$2,000,000 \$500,000	No award	No award

Modifications and Extensions

Item	Commission Approved Action
<p>Commonwealth Center for Advanced Logistics Systems (CCALS) (CCALS & IVDA) Developing a UAS (Drone) Energy Center in the TRRC Region (#4322) Approved for \$49,250 in January 2025 (\$49,560 funding recommendation) Request for correction of grant award amount.</p>	<p>The Commission approved a change in award amount for grant #4322 from \$49,250 to \$49,560.</p>

Southern Virginia Committee

The Commission took the following actions based on the recommendations of the Southern Virginia Committee:

Southern Virginia Grant Awards

Req #	Organization	Project Title	Requested Amount	Recommended Amount	Commission Decision
Agribusiness					
4374	Mecklenburg County	Southside Agricultural Labor Housing Pilot Project	\$512,000	\$512,000	Recommended Amount Approved. This award conditioned on approval of final program guidelines, and the required performance agreement, by the Commission's Executive Director. Commissioners Hite and Jennings abstained.
4370	Southside Virginia Fruit and Vegetable Producers Association	Increasing Value Added Food Infrastructure and Cooler Capacity in Southside Virginia	\$188,100	Withdrawn	No Action Taken
4372	Southside Virginia Fruit and Vegetable Producers Association	Southside Virginia Fruit and Vegetable Producers Association Building Improvements	\$81,923	\$59,307	Recommended Amount Approved. This award contingent on at least 1:1 match toward approved project costs.
4369	Stone Ridge Foundation	Multipurpose Agriculture Complex Expansion	\$700,000 \$250,000	\$185,000	Recommended Amount Approved, allowing \$15,000 to be used toward feasibility planning for the outdoor market/food hub at the community market; and for the balance to be used toward no more than 50% of capital costs for eligible project expenses following approval of a final project budget by the Commission's Executive Director.
Business Development					
4363	ARCH Foundation / CRC	The MILL Collective: Manufactory, Marketplace, Venue	\$750,000	\$25,000	Recommended Amount of \$25,000 Approved for a planning grant to the Commonwealth Regional Council (CRC).
4371	CRC	CRC Small Towns Characterization Initiative: BOOMS Study Pilot Project	\$132,500 \$143,000	\$143,000	Recommended Amount Approved.
4364	CRC	Branding Virginia's Heartland Regional Economic Development Alliance (VHREDA)	\$21,350	\$21,350	Recommended Amount Approved to support 50% of project costs.

4366	George Mason University / Virginia SBDC	Virginia SBDC - ICAP 2025 Proposal	\$198,313 \$131,814	\$131,814	Recommended Amount Approved, but grant awarded to Longwood to contract with whom they choose to implement project.
4376	Virginia's Gateway Region	Regional Economic Development Marketing Support for Virginia's Gateway Region	\$162,000	\$143,167	Recommended Amount Approved. This award to support up to 50% of the pro-rata share of lead-generation expenses (allowing match contributions toward travel and registration fees for events), and allowing \$19,000 toward updating marketing materials and website; and finally, with the new grant award contingent on de-obligation of grant #4276. Senator Aird voted No.
Sites and Infrastructure					
4373	Henry County	Patriot Centre Phase 3, Beaver Creek Drive Extension	\$1,500,000	\$1,500,000	Recommended Amount Approved.
4365	Franklin County	Site Improvements of Dogwood Site at Summit View Business Park	\$1,000,000	\$1,000,000	Recommended Amount Approved for 50% of the site development costs.
Tourism					
4362	Town of Stuart	Star Theatre Equipment & Production Improvements	\$154,556	\$154,556	Recommended Amount Approved.
4375	The Corporation for Jefferson's Poplar Forest	Poplar Forest Parkway Upgrades	\$85,000 \$79,250	\$79,250	Recommended Amount Approved for 50% of project costs, with Commission funds being used toward costs for paving the Parkway and parking areas, and toward the granite cobble edging for the bus turnaround.
	City of Danville	Virginia 250th American Revolution – Regional Marketing Project	\$50,000	\$50,000	Requested Amount Approved.

Other Economic Development

Item	Commission Approved Action
<p>Pittsylvania County Southern Virginia Megasite Training Center (#4325)</p>	<p>Project Tabled and referred to the Incentives and Loans Committee for consideration under the Megasite Incentives program.</p> <p>Commission is recommending that consideration of an award for up to \$10 million be conditioned on the confirmation from bond counsel that the project can be supported from Restricted Funds with the RIFA and its training partners agreeing to all necessary requirements and parameters pertaining to the use of Restricted Funds.</p> <p>Based on the information available at this time, further conditions on funding consideration would be similar to those required by DRF's board, including:</p> <ol style="list-style-type: none"> 1. Matching funds from the Danville Regional Foundation; 2. The project remaining the same size related to company investment, jobs created, and average wages. Any deviation from the announced commitments (\$1.3 billion investment, 2,015 jobs, average wage of \$58,000) would justify a review by the Tobacco Commission regarding the investment commitment; 3. Review and approval of the business/operations plan for the facility.

Modifications and Extensions

Item	Commission Approved Action
<p>County of Bedford Grading Lots 10a and 12a in New London (#3750)</p>	<p>The Commission authorized an extension through September 30, 2025.</p>
<p>West Piedmont Planning District Commission Regional Outdoor Recreation Economy Program (#4156)</p>	<p>The Commission authorized the contingency for EDA matching funds to be removed and to accept the reduction in scope and in budget for a reduced award of \$86,000.</p>