

**Economic Development Authority of Fluvanna County
April 13, 2026**

Attendance:

Joshua Bower (p)
Reese Peck (p)
Jeffrey Potter (p)

Valerie Palamountain (p)
Rudy Garcia (p)

Charlotte Gregory (p)
Raghvendra Singh (p)

County Staff:
Jennifer Schmack (p)

Guest: Todd Fortune

P - Present A - Absent

I. Meeting was called to order at 5:00 pm.

Potter could not attend in person due to being in Cork, Ireland on personal travel. He requested to participate online. Motion to approve was made by Bower, seconded by Peck, and was approved 5-0 by Bower, Garcia, Palamountain, Peck and Singh.

Gregory joined the meeting at 5:30.

II. Approval of Consent Agenda

Motion to approve the Consent Agenda was made by Peck. Seconded by Bower. Unanimously approved 5-0 by Bower, Garcia, Grey, Palamountain, Peck, Singh.

III. Presentation

No presentation.

IV. Reports

A. Schmack gave the County report for February/March:

1. Visits to existing business - 13/23
2. Partner Agencies, Networking Events, Conferences Attended - 16/22
3. Other - 20/24
4. Prospects/Real Estate inquiries - 1/4
5. Commercial Kitchen inquiries - 0/2
6. Commercial Kitchen Rentals - 0/0
7. Small Business Referrals - 0/4
8. Ribbon Cuttings - 0/1

SUP for Tenaska Expedition Project was approved by the Board of Supervisors on March 25.

SUP 25:05 was approved by Board of Supervisors for Memory Lane Property LLC. Request to construct a solid waste material recovery facility on 4 parcels, totaling 13.868 acres.

SUP 25:07 was approved by Board of Supervisors for Saddle Creek Lane Birchwood Glamping Camp LLC.

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Virginia Tourism accepted Virginia Piedmont Region. Branding and marketing will be in effect for the Region in January 2027.

Pink Flamingo Boutique ribbon cutting happened in April.

SBDC business advisor is scheduled for April 20 at the Fluvanna County Public Library. Fluvanna Business Alliance will meet on April 30.

Fluvanna Health Clinic ribbon cutting is scheduled for May 9 at 10:30. This is a second location in Fluvanna.

VA Career Works is partnering with Fluvanna Economic Development on a job fair on June 4th at the Fluvanna County Public Library.

Economic Development Conference is scheduled for three days. Focus is on funding for site preparation and networking.

B. Chair's Report:

Tax incentive for the Fork Union Drive-In was received. FY27 budget will be presented at the May 11th meeting. The Comprehensive Plan should be nearing completion. Peck asked if there is a target plan for the distribution of the tax base, and recommended that the aspirational goal of 70/30% residential/business be in the narrative introduction of the Economic Development section. Garcia will look into adding the goal to the Comprehensive Plan.

Singh confirmed that the county does not receive any tax revenue from the Fluvanna Correctional Center for Women. Garcia requested a presentation from James River Water Authority.

V. Unfinished Business

A. None.

VI. New Business

B. None.

VII. Public Comments

No public comments.

VIII. Closed Session

No closed session.

VIII. Adjourn

Motion made by Bower. Seconded by Peck. Approved 7-0 by Bower, Garcia, Gregory, Palamountain, Potter, Peck, Singh. The meeting adjourned at 5:38 pm. The next meeting is May 8, 2025. The June meeting is on June 9, 2025. The reorganization meeting will be July 13.

Respectfully submitted,

Valerie Palamountain

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Valerie Palamountain, Secretary