



Resort Advisory Commission
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RESORT ADVISORY COMMISSION MINUTES

DATE: October 3, 2019

TIME: 3:00 pm

PLACE: Virginia Beach Convention Center, 2nd Floor, Rm 3AB

COMMISSION MEMBERS PRESENT

BJ Baumann
Randy Thompson
Billy Almond
Bobby Melatti
Bryan Cuffee
Craig Roback
Gerrie West
John Hawa
Kristina Chastain
Laura Habr
Michael Levinson
Michael Cloud-Butler
Phil Boyer
Preston Midgett
Sylvia Strickland
Russell Lyons
Sam Reid

COMMISSION MEMBERS ABSENT

Keith Ireland
Tyler Brown

OTHERS PRESENT

Brittany Baer, Venture Realty
Michael Culpepper, Venture Realty
Tom Leahy, City Manager's Office
Guy Tower, City Council
Capt. John Hewitt, U.S. Navy
John Lauterbach, U.S. Navy
Christy Talisse, U.S. Navy
Michael Ronan, COVB LE, Ret.
Stacey Parker, The Virginian-Pilot
Mike Eason, CVB / Resort Mgmt.
Robin Hart, CVB / Resort Mgmt.
Sheri Higgason CVB / Resort Mgmt.

BJ Baumann called the meeting to order at 3:00pm. **Motion carried to approve the September 5, 2019 RAC minutes as written.**

Oceana Land Update – Capt. John Hewitt, NAS Oceana

BJ Baumann introduced John Lauterbach, Planning Liaison for NAS Oceana, and the new Commanding Officer at Oceana, Capt. John W. Hewitt.

Capt. Hewitt shared with the Commission that NAS Oceana recently celebrated its 76th Anniversary and the future of the Navy and Oceana is solid and intact. The base owns three facilities to include NAS Oceana Proper, Dam Neck Annex, and Fentress in Chesapeake. The facilities are aging and the budget to operate Navy Ships, Airplanes, Submarines and the Base is stretched thin.

Therefore, Senior Naval leadership requested that they come up with a plan for the base to operate more efficiently. The presentation was an information brief on the future base design for Oceana. Goals are to address deteriorating infrastructure and facilities, standardize the (FRSM) model, and Increase sailor quality of life. The timeline for the plan is between three and seven years. The purpose of the plan is to reduce total ownership costs and footprint of NAS Oceana infrastructure, realign their delivery of services and use out-lease agreements.

Capt. Hewitt pointed out that future base design has already been enacted as people are transiting Oceana property today. The plan would involve the cooperation of the City of Virginia Beach, including City Council, Economic Development, the Mayor and other senior leaders in the community.

Questions/Concerns

There was concern for development on forested land versus preserving greenspace, possible lease space location and security, parking availability, and other dual uses that include some type of resilient energy solution that would supply power to the local grid as well as the base.

Capt. Hewitt indicated that the Navy is open to all discussion, as no one else has come up with a plan like this within the department of the Navy. His goal is to export this to the wider department of the Navy.

Although the Navy will be the final approving authority on all leases, as they are on federal property, they have not come up with the criteria or the vetting process yet.

BJ Baumann has spoken with Capt. Hewitt about setting up a meeting to discuss the housing potential for employees in the Resort District.

Capt. Hewitt indicated there will be a roundtable discussion with local press to provide more detail and answer further questions in the coming weeks.

Dome Site Update – Michael Culpepper

Michael Culpepper of Venture Realty and lead developer of the Atlantic Park Development Team gave an overview of the Atlantic Park project located at the former Dome site. The site was subject to several studies and plans since 1994 when the original Dome was demolished. Since then, both the City and the developer engaged with financial consultants and bond attorneys on plans in finalizing the Development Agreement.

There was discussion on the financial update to include the use of TIP and project generated revenues to build public assets, develop a world-class destination, and produce general fund and school revenues.

Questions/Concerns

Project discussion included additional parking, site plan approval, design plans, and the completion timeline of 24 to 48 months.

The General Assembly assisted in securing the *Virginia Beach Sports and Entertainment Act* that produced a 2.025 cents sales tax that would go into this project.

There was discussion on marketing opportunities and organizations that potentially would utilize the surf park. The City received a letter of support from USA Surfing providing feedback on their basic specifications for competition and training.

More information on the Atlantic Park Update can be found at:

<https://www.vbgov.com/government/departments/communications-office/hot-topics/entertainment-district/Pages/Dome-Site.aspx>

Chairman's Report – BJ Baumann

BJ stated the RASAP report will be ready in the next couple of months.

RAC speakers for November include Rita McClenny with VA Tourism to provide an update at the statewide level. Ron Kuhlman with the CVB will give a briefing on how the year has been in tourism with the City. Emily Archer with the SGA Office and Debra Bryan with the City Attorney's Office will present a 5G update.

Committee Reports

TPPC – Mike Eason reported on behalf of Preston Midgett.

The committee received an update on the scooter issues from Brian Solis to include proposed franchise conditions, parking, restrictions, and scooter management in other cities. They are continuing community outreach and gathering stakeholder input.

PDRC – Billy Almond

Billy Almond reported the committee met Tuesday morning and reviewed the status of a café in the Resort operating out of the original café agreement guidelines and plans to redirect them accordingly. Items covered were the 31st Street band/stage shelter area, lighting replacement on Atlantic Avenue, plans to extend the median on Atlantic Avenue to 39th Street this winter, and the need for additional enforcement staffing at the oceanfront. The committee came to a consensus to upgrade the deteriorating speaker system on Atlantic Avenue to wireless in accordance with technology advancements. The PDRC committee continues to monitor 5G Guidelines.

OEC – Sam Reid

Sam Reid reported the committee continues to focus on the Sense of Arrival (SOA) at the Oceanfront. Alison Byrne with MOCA, Katie Pittman with the ViBe District, and Emily Labows with the Cultural Affairs office attended the committee meeting to share information and dialogue on the SOA. A rendering of the new Witchduck Flyover was provided by Emily Archer with the SGA Office.

RIC

BJ Baumann reported City Manager Leahy was invited and given an overview of RAC and the roles of the subcommittees that operate within RAC. The committee discussed upcoming speakers. BJ encouraged the committee to seek new subjects and speakers over the next year. Jessica Blackburn will provide an update at the next RIC meeting on the 19th Street Construction project.

OSGAC

No committee report

GREENE – Laura Habr

Laura Habr reported the committee is working on implementing a pilot program to increase recycling containers on the boardwalk during the offseason. The recycling market is down, impacting the local area. Other items discussed were the beach toys in Sandbridge and Little Island Park and the implementation of art project pilot program.

The committee is focusing marketing efforts through Pearl Business, awareness campaigns, and their various clean programs to become the "Greenest Beach on the East Coast".

Staff Report

Mike Eason reported the Neptune Festival was successful and the weather was good. The Sandcastle tent will remain open through this weekend. Upcoming events include the Wicked 10K Race, Surf-N-Santa and the Holiday Parade. Beach Events plans to present their 2020 event programming in the near future. There have been a series of planning meetings on "Something in the Water 2020". Mike indicated current construction projects include replacement of traffic signals and LED lights on the ped poles on Atlantic Avenue. Discussion continues with Public Works about the canopy on 31st Street.

Nominating Committee Update

There was discussion on the upcoming nominations for 2020. BJ asked for possible candidates for these positions in order to have a vote.

Old Business

There was none

New Business

There was none

Public Comment

There was none

Meeting adjourned at 4:00 p.m.