

**DEVELOPMENT AUTHORITY OF THE CITY
OF JEFFERSONVILLE AND TWIGGS COUNTY
REGULAR MEETING**

February 26, 2015

6:30 P.M. Development Authority Office

PRESENT: Mr. Jerry Fincher, Chairman; Mr. Cecil Fountain, Jr., Vice Chair; Mrs. Cindie Nobles, Secretary-Treasurer; Mr. Walt Ashby, Mr. Eddie Stephens, Mr. Derrick Height, Mrs. Louise Wimberly, newly appointed City member, Board Members. Mrs. Judy Sherling, Executive Director, Attorney Kevin Brown.

VISITORS: Keith and Sheila Payne

MINUTES: Mr. Ashby made a motion to approve the minutes of January Regular Meeting. Mr. Stephens seconded. Unanimous Vote. Motion Carried.

TREASURER'S REPORT: Mr. Fountain made a motion to approve the January Treasurer's Report, seconded by Mr. Ashby. Unanimous Vote. Motion Carried.

ANNOUNCEMENTS: Mrs. Wimberly was welcomed back to the Authority as the city's appointee to replace DeCarla Easley, who resigned in December.

APPOINTMENTS: Mr. and Mrs. Payne were recognized and asked to remain for Executive Session in order to discuss a real estate transaction concerning 207 Bullard. The building is currently leased to the Waller estate and attorney Brad Wilson is still technically over the estate until such time as a permanent attorney is named. Mr. Ashby will contact Earl Waller Jr. to see if there is any way to release the building from the lease prior to May 1. Further details of the appointment were deferred to executive session.

NEW BUSINESS: One new item was presented to the Authority for consideration. The property insurance policy for the buildings and land will come up for renewal in June. Mr. Ashby made a motion to bid out the policy to determine if we are getting the best possible rate. Mrs. Nobles seconded. Unanimous Vote. Motion Carried. Mrs. Sherling will contact Garner Mercer to find out who writes property insurance for the county and will also solicit bids from several other agencies in the surrounding area.

ONGOING BUSINESS: Several items of ongoing business were discussed.

- Attorney Brown presented the final version of the HelioSage MOU and bond resolutions. Mr. Fountain made a motion to authorize the Chairman and Secretary/Treasurer to sign for the Authority and to authorize attorney Brown to handle the bonding process. Mr. Ashby seconded. Unanimous Vote. Motion Carried. The recent purchase of HelioSage by a larger company was noted and discussed. Richland Solar (name of the new project) was not a part of the purchase agreement and will continue as presented to the county and the Authority. The projected investment is \$55M for a 45MW plant using Pilot Bonds for 7 years to bring \$617,000 to the county before the project goes on the tax role. Closing on the project is now expected no later than April 17. There will be a \$75,000 administrative fee paid to the Authority at that time.
- New board members Fountain and Height were reminded about training on March 10 and were given a schedule of events for the day. Mrs. Wimberly has been through training with the past four years.
- Bank signature cards for the new account at Bank of Dudley and for the standing accounts at SunTrust have all been signed and returned. The Bank of Dudley account was opened using the first payment of the annual appropriation paid by the County Commission.
- Chairman Fincher and Mr. Ashby presented a proposal by Middle Georgia Regional Commission to handle our website management and re-design. The proposal calls for a waiver of the \$6579 development cost and a 25% off the \$1,680 annual maintenance for an annual net cost of \$1,260. Mrs. Nobles made a motion to accept the proposal. Mr. Height seconded. Unanimous Vote. Motion Carried. Mrs. Sherling will contact Nick Kouloungis at MG-RC to begin service.

EXECUTIVE DIRECTOR'S REPORT: Mrs. Sherling reported that, while nothing has been communicated in writing, indications are that the Authority's road at Hwy. 96 and the Industrial Park has been named Connie Davis Drive as presented to the County Commission. The estimated cost to pave the road is \$400K. The Authority will not proceed with that until there is a project for that site so that the needs of the future project can be met with the design and completion of the road. As soon as funds are available, the tract at the end of the road will be cleared and prepared for development. Mrs. Sherling asked for permission to have a survey done so that an accurate plat and acreage can be determined. Mrs. Nobles made a motion to contact surveyors for a price and to have the survey done by the lowest bidder. Mr. Height seconded. Unanimous Vote. Motion Carried. Mrs. Sherling will gather quotes for surveys of the Interstate Frontage tract.

EXECUTIVE SESSION: Mr. Height made a motion to enter into Executive Session as allowed by law to discuss real estate, personnel and/or legal advice. Mr. Height seconded. Unanimous Vote. Motion Carried. The Authority entered executive session at 7:25 PM and returned to open session at 8:45 PM.

Upon return to Open Session, the following votes were taken:

Mr. Height made a motion to drop the lawsuit against the County. Second by Mr. Ashby. Unanimous Vote. Motion Carried. Mrs. Nobles made a motion to proceed with business as discussed in Executive Session concerning land pricing. Mr. Stephens seconded. Unanimous Vote. Motion Carried.

Mrs. Nobles made a motion to proceed with business as discussed in Executive Session concerning an offer to be made to Mr. and Mrs. Payne. Mr. Stephens seconded. Unanimous Vote. Motion Carried.

ADJOURN: Mr. Stephens made a motion to adjourn. Mr. Height seconded. Unanimous Vote. Motion Carried. Meeting was adjourned at 8:50 PM.

Mr. Jerry Fincher, Chairman

Mrs. Cindie Nobles, Secretary-Treasurer