

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

April 22, 2021

6:30 P.M. Development Authority Office (with GoToMeeting optional)

PRESENT: Mr. Douglas Chance, Chair; Mr. Donald Floyd, Vice-Chair; Mrs. Cindie Nobles, Secretary-Treasurer; Mrs. Louise Wimberly, Mr. Eddie Stephens, Mrs. Tabitha Little, Board Members; Mrs. Judy Sherling, Executive Director. Attending by virtual meeting: Mr. Kevin Brown, Attorney. Absent: Mr. Dale Lumley Board Member.

INVOCATION: Mr. Eddie Stephens

DINNER: A special celebratory meal was enjoyed by all to mark the closing of the Nike Rd sale.

VISITORS: there were no visitors present.

ANNOUNCEMENTS: The group wished Mrs. Little a happy birthday.

MINUTES: Mr. Floyd made a motion to approve the Minutes of the Mar. 25, 2021 Regular Meeting, seconded by Mrs. Little. Unanimous vote of the six members present. Motion Carried.

TREASURER'S REPORT: Mrs. Wimberly made a motion to approve the March 31, 2021 Treasurer's Report, seconded by Mrs. Little. Unanimous vote of the six members present. Motion Carried.

NEW BUSINESS:

- There was no new business to discuss.

ONGOING BUSINESS:

- Mrs. Sherling announced that several candidates had applied for the open position but none thus far were good possibilities. She will continue to look for a good candidate.
- The concept of a proposed Health Education Center was presented by Mrs. Sherling including a power point presentation made to a group of high-level stakeholders at a recent meeting. She asked the board to consider funding the construction of the building on the Authority land adjacent to Community Health Care. Attorney Brown noted that the Authority cannot operate a health center but could own and lease out the facility. He also noted that the project would need to be publicly bid since the overall cost would be higher than \$100,000. After much discussion, Mrs. Nobles made a motion to allow Mrs. Sherling to spend up to \$2000 for a site plan to see if the layout and concept could be positioned on the property. Mrs. Little seconded. Unanimous vote of the six members present. Motion Carried.
- Prior to the meeting, repairs were needed on the HVAC system at Community Health Care at a total cost of \$2,100. Mr. Floyd made a motion to ratify that action, seconded by Mr. Stephens. Unanimous vote of the six members present. Motion Carried.
- Mrs. Sherling announced that additional repairs are needed to the air handler at a cost of \$500. Mrs. Little made a motion to approve the expense, seconded by Mrs. Wimberly. Unanimous vote of the six members present. Motion Carried.
- Quotes for outside work at 101 Watson Rd were presented: Goodson Premium Services' bid was \$1075 plus paint and materials. Mr. Dale Watson presented a bid for \$5,150, inclusive of all materials. Mrs. Nobles made a motion to accept the bid of JAG, seconded by Mrs. Little. Unanimous vote of the six members present. Motion Carried.
- Discussion of work requests from Community Health Care for the inside of the building centered around the \$6,500 quote presented by Dr. Kavanaugh Chandler as the only bid. Based on advice from Attorney Brown concerning tenant repairs, Mrs. Nobles made a motion to reimburse up to \$3,000 in expenses upon receipt of a paid invoice. Mrs. Wimberly seconded. Unanimous vote of the six members present. Motion Carried.

- Mrs. Sherling asked the board to consider how much the Authority could pay toward the match of an EQUITY grant to pay for site preparation at the Hillandale tract. The amount of the match will determine the final grant request. Mr. Floyd made a motion to allow up to \$30,000 in matching funds in order to apply for a \$300,000 EQUITY grant. That would allow a total project cost of \$330,000, if successful. The grant will be submitted in July and grants awarded in September. Mr. Stephens seconded the motion. Unanimous vote of the six members present. Motion Carried. If no grant is awarded, As with the prior EQUITY grant, we would only pay engineering if the grant is awarded. Ingram and Associates will handle the pre-engineering assessment for the grant application.

ADJOURNMENT: There being no further discussion and no executive session needed, Mr. Floyd made a motion to adjourn, seconded by Mrs. Little. The meeting adjourned at 8:58 PM.

Mr. Douglas Chance, Chairman

Mrs. Cindie Nobles, Secretary-Treasurer