

**DEVELOPMENT AUTHORITY OF THE CITY
OF JEFFERSONVILLE AND TWIGGS COUNTY
REGULAR MEETING
October 28, 2021**

6:30 P.M. Development Authority Office

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; Kevin Brown, Attorney, Mrs. Judy Sherling, Executive Director. Absent: Mr. Dale Lumley Board Member

INVOCATION: Mr. Donald Floyd

VISITORS: There were no visitors.

ANNOUNCEMENTS: There were no announcements or appointments.

MINUTES: Mrs. Little made a motion to approve the Minutes of the September 23, 2021 Regular Meeting, seconded by Mr. Stephens. Unanimous vote of the six members present. Motion Carried.

TREASURER'S REPORT: Mr. Floyd made a motion to approve the September 30, 2021 Treasurer's Report, seconded by Mrs. Wimberly. Unanimous vote of the six members present. Motion Carried.

NEW BUSINESS:

- Parking lot – a tenant has requested we consider blacktopping and re-striping the parking lot. A decision was made to have Mrs. Sherling obtain pricing for consideration at a later meeting.
- Hillandale – Mrs. Sherling discussed the pending EIP grant that will be needed if Project B proceeds with development. She reported that a county commissioner was told that the Authority could be asked to pay for any amount not covered by the EIP grant awarded. \$750,000 is the maximum possible for the grant award. Mrs. Sherling was instructed to get price estimates from the engineer chosen to develop the road project.
- Printers – Mrs. Sherling reported that the front office printer no longer works and the main printer is beginning to show signs of wear as it is about eight years old. Mrs. Sherling was instructed to obtain price quotes. Mrs. Nobles made a motion to allow Mrs. Sherling to spend up to \$1000 to purchase new printers, if needed. Mrs. Wimberly seconded. Unanimous vote of the six members present. Motion Carried.

ONGOING BUSINESS:

- Mrs. Sherling distributed two versions of the 2022 budget pending a decision on Dec. 2 by the County Commission concerning our appropriations request. One version is based on the requested \$50,000 annual appropriation with a contingency budget based on the standing \$45,000 appropriation. The difference is in the director's salary and legal fees. Mrs. Little made a motion to approve the budget based on the county's level of support. Mr. Floyd seconded. Unanimous vote of the six members present. Motion Carried.
- Project B updates will be discussed in Executive Session as they involve the sale of real estate.
- Health Education Building – Mrs. Sherling announced that the County Commission has decided to use the CDBG-CV grant for their own purposes. It was stressed that the need remains for additional space for the healthcare tenant at 101 Watson Rd so the Authority will pursue other grant opportunities including Robert Wood Johnson Foundation. The Authority will run an ad for an architect or general contractor to help develop a plan and final expense. Work can begin using the funding on hand but those funds may be needed as a match to a grant.
- Personnel – will be discussed in Executive session, as allowed.

EXECUTIVE DIRECTOR'S REPORT:

Mrs. Sherling reported on the following topics:

- Live Well Twiggs collaborative – Mrs. Sherling reported that the job fair was cancelled for lack of participation. There will be a listening session Nov. 8 hosted by United Healthcare and LWT to learn more about the medical needs of Medicaid recipients.
- City audits – the Mayor reports that the city is now completing 2018 audit with 2019 and 2020 expected to go much faster as books have now been organized using this director's system of bookkeeping.
- The Mayor's Toy Drive will be held in this office's parking lot on Dec. 3. It will be a drive-through set-up so that people will not be out of their cars unless they are volunteers helping collect the toys.
- "Good Neighbor" – the adjacent building has been sold and is slowly being cleaned out by the seller and buyer. When ready, it will allow new businesses to locate her.
- Thanksgiving – Mrs. Sherling asked for permission to close the office at noon on Tuesday, Nov. 23 for the Thanksgiving Holiday. Permission granted.
- Authority meeting – the next Authority meeting will be held on Dec. 2 in lieu of the November and December regular dates as those meetings would fall on Thanksgiving and the day before Christmas eve.

EXECUTIVE SESSION

Mrs. Little made a motion to enter into Closed Session, seconded by Mr. Stephens. Unanimous vote of the six members present. Motion Carried. The meeting was closed at 7:10 pm. Upon completion of closed discussions, Mrs. Little made a motion to return to open session, seconded by Mrs. Nobles. Unanimous vote of the six members present. Motion Carried. The meeting was opened at 7:43 pm.

Mrs. Little made a motion to proceed concerning personnel matters as discussed in closed session. Mr. Floyd seconded. Unanimous vote of the six members present. Motion Carried.

Mr. Stephens made a motion to proceed with legal conflict issues as discussed in Executive Session. Mrs. Nobles seconded. Unanimous vote of the six members present. Motion Carried.

Mr. Little made a motion to proceed with real estate sales as discussed in Executive Session. Mrs. Nobles seconded. Unanimous vote of the six members present. Motion Carried.

There being no further business to discuss, Mr. Floyd made a motion that the meeting be adjourned, seconded by Mrs. Nobles. Unanimous vote of the six members present. Motion Carried. The meeting adjourned at 7:48 PM.

Mr. Douglas Chance, Chairman

Mrs. Cindie Nobles, Secretary-Treasurer