

**DEVELOPMENT AUTHORITY OF THE CITY  
OF JEFFERSONVILLE AND TWIGGS COUNTY  
REGULARLY SCHEDULED MEETING**

January 27, 2022

**6:30 P.M.** Development Authority Office, Vice-Chair Donald Floyd presiding

**PRESENT:** Mr. Donald Floyd, Vice-Chair; Mrs. Louise Wimberly, Mr. Eddie Stephens, Mrs. Tabitha Little, Board Members; Kevin Brown, Attorney (by phone), Mrs. Judy Sherling, Executive Director. Absent: Mr. Douglas Chance, Chair; Mrs. Cindie Nobles, Secretary-Treasurer; 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 December 2, 2021 Re-scheduled Meeting, seconded by Mrs. Wimberly. Unanimous vote of the six members present. Motion Carried.

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

Mr. Floyd made a motion to approve the December 31, 2021 Treasurer's report, seconded by Mr. Stephens. Unanimous vote of the six members present. Motion Carried

**NEW BUSINESS:**

- A new prospect is interested in purchasing land. This will be discussed in Executive Session.
- Mrs. Sherling presented the Letter of Engagement from Mauldin & Jenkins for preparation of the 2021 Annual Audit. The fee for this service will be \$6,000. Mrs. Nobles made a motion to proceed with Mauldin & Jenkins at the quoted fee, seconded by Mrs. Little. Unanimous vote of the six members present. Motion Carried.
- Mrs. Sherling announced that plans are underway for an in-person County Leadership retreat to be scheduled in late March. The theme will be Healthcare. No further action was needed at this time.
- Mrs. Sherling also informed the Authority board members of a request to the city and county to add a Mixed-Use District or Planned Development District to the respective zoning codes. A meeting is scheduled for January 31 to discuss with the two governing bodies.

**ONGOING BUSINESS:**

- Mrs. Sherling announced that further discussion concerning Project B would be conducted in Executive Session as it involves real estate.
- Project Midway will also be discussed in Executive Session as it concerns real estate.
- Mrs. Sherling presented on proposal for a General Contractor for the planned Health Education building. The Pre-Construction fee will be \$8,500. Mrs. Little made a motion to accept the proposal from Dublin Construction and to approve the pre-construction fee. Mr. Floyd seconded the motion. Unanimous vote of the six members present. Motion Carried.
- Several grant possibilities were discussed for additional funding for the Health Education building. Mrs. Sherling will work with Middle Georgia Regional Commission to seek additional grants. She announced that United Healthcare has granted an additional \$95,000 giving the project total committed funds of \$275,000.
- Mrs. Sherling announced that Shepherd will be unable to re-surface the parking lot until temperatures stay consistently above 55 degrees. She is still working to get an update from Crosby Roofing. A letter will be sent to Crosby spelling out the terms and pricing that was agreed upon to ask for a firm date the work will be done.

## **EXECUTIVE DIRECTOR'S REPORT:**

Mrs. Sherling reported on the following topics:

- The ad in Trade and Industry has been published. A copy of the magazine was shown to the board.
- An interview was given to Georgia Trend for an upcoming edition to include a community profile.
- Housing developers are showing more interest. There will be an on-site visit Feb. 10.
- The week of Feb 12-20 will be an off-site work week in Atlanta for prospect visits, grant writing, retreat planning and virtual meetings. Any shortage in time for the two-week pay period will be taken as vacation. All bills will be handled prior to the week away.

**EXECUTIVE SESSION** – Mrs. Little made a motion to enter into Executive Session, seconded by Mrs. Nobles. The meeting was closed to the public at 7:22. Upon completion, Mr. Floyd made a motion to return to open session, seconded by Mr. Stephens. The meeting re-opened at 8:07pm.

Mrs. Wimberly made a motion to proceed as discussed in Executive Session concerning Project Metal, seconded by Mrs. Nobles. Unanimous vote of the six members present. Motion Carried.

Mr. Stephens made a motion to proceed as discussed in Executive Session concerning Project Midway. Mrs. Little seconded the motion. Unanimous vote of the six members present. Motion Carried.

There being no further business to discuss, Mrs. Nobles made a motion that the meeting be adjourned, seconded by Mrs. Wimberly. Unanimous vote of the six members present. Motion Carried. The meeting adjourned at 8:03 PM.

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Mr. Douglas Chance, Chairman

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Mrs. Cindie Nobles, Secretary-Treasurer