

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

June 23, 2022

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

**PRESENT:** Donald Floyd, Vice-Chair; Mrs. Cindie Nobles, Secretary-Treasurer; 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; Mr. Dale Lumley, Board Members

**INVOCATION:** Mr. Stephens

**VISITORS:** Davey King with Mauldin & Jenkins; City Council member Annie Williams

**ANNOUNCEMENTS:** Mrs. Sherling announced that Mr. Stephens' term on the board expires on June 30 and that he has agreed to serve another term. She will contact Commissioner Washington to ask that the appointment be renewed at the July 7 County Commission meeting.

Mrs. Sherling introduced Mr. King who was present to present the 2021 Audit findings. Mr. King announced that there were no discrepancies and the audit was a clean audit. After his presentation, Mrs. Nobles made a motion to accept the findings, seconded by Mrs. Little. Unanimous vote of the five members present. Motion Carried.

**MINUTES:** Mr. Stephens made a motion to approve the Minutes of the May 26, 2022 meeting, seconded by Mrs. Nobles. Unanimous vote of the five members present. Motion Carried.

**TREASURER'S REPORT:** Mrs. Wimberly made a motion to approve the May 31, 2022 Treasurer's Report, seconded by Mrs. Little. Unanimous vote of the five members present. Motion Carried.

**NEW BUSINESS:**

- Mrs. Sherling notified the board of upcoming vacation dates including June 28-30, July 21 and possible days out on July 13 and Sept 15-20. This was an information item only with no action required.
- Mrs. Sherling announced that she had been approached by several paving contractors to obtain dirt from the Hillandale tract for the SR96 widening project. Because there is a pending Letter of Intent and the contract with GDOT would last four years, she declined to accept the proposals from the paving contractors.

**ONGOING BUSINESS:**

- Project Midway – further discussion was tabled until Executive Session.
- Health Education building – Mrs. Sherling presented a draft press release that will be issued by United Healthcare concerning the grant funds for the building. Several corrections were made and will be sent to United Healthcare. Mrs. Nobles made a motion to approve the press release with the corrections, seconded by Mrs. Little. Unanimous vote of the five members present. Motion Carried. Mrs. Sherling further explained the grant process for the USDA grant using a new Sam.gov system. Mrs. Nobles made a motion to allow Mrs. Sherling to sign the grant

application as a registered agent for the Authority, seconded by Mrs. Little. Unanimous vote of the five members present. Motion Carried.

- Project Malone – the city has hired a new attorney and the registration process is now underway. As soon as that is completed, the Authority and City can proceed with transfer of property and further negotiations for this project. No action was required at this time.
- Mrs. Sherling presented a bid to have the building pressure-washed. Because the bid was from a sitting councilman and the water for the Authority's building is compensated by the City, Mrs. Little and Mrs. Nobles felt the contract would be a conflict of interest. This was re-affirmed by Attorney Brown. No action was taken and the bid was not accepted.

**EXECUTIVE DIRECTOR'S REPORT:**

Mrs. Sherling reported on the following topics:

- Mrs. Sherling reported on the Rural Development Institute and was joined by Council Member Annie Williams in the report. The project will be a marketing campaign to combine content for the city, county and Authority in order to promote tourism, aid in finding information and the presentation of a unified community message. Emily Davenport from GMA will be the mentor assigned to Twiggs County. The total expense for the trip was \$382.81.
- Mrs. Sherling also reported on the GEDA Executive Director's Summit in Hull, GA. The expense for that trip was \$75.44.
- Mrs. Sherling announced that the County will open bids for sewer expansion contractors on July 18 with work to begin after that time.
- Mrs. Sherling reported that HVAC repairs in Unit A were necessary after ceiling tiles began to fall in. Total expense of the repair was \$209.
- Other reports involved cooperation with KaMin on the possible sale of land, an increase in investor and commercial real estate calls, the removal of Imerys land from the available inventory of sites and a new project for a small manufacturer.

**EXECUTIVE SESSION** – Mrs. Little made a motion to enter into closed session, seconded by Mr. Stephens. Unanimous vote of the five members present. Motion Carried. The meeting was closed at 7:24 PM.

Mrs. Nobles made a motion to return to open session, seconded by Mr. Stephens. Unanimous vote of the five members present. Motion Carried. The meeting was opened at 7:43 PM. Mrs. Nobles then made a motion to proceed as discussed in Executive Session to accept a Letter of Intent for the Hillandale Tract and to allow the Vice-Chair to sign with the Secretary-Treasurer to attest. Mr. Stephens seconded the motion. Unanimous vote of the five members present. Motion Carried.

There being no further business to discuss, Mrs. Nobles made a motion that the meeting be adjourned, seconded by Mr. Stephens. Unanimous vote of the five members present. Motion Carried. The meeting adjourned at 7:44 PM.

---

Mr. Donald Floyd, Vice-Chairman

---

Mrs. Cindie Nobles, Secretary-Treasurer