

MEETING MINUTES of the Development Authority of Crawford County held Thursday, July 16, 2020 at 6:00 P.M. at the Development Authority of Crawford County, Conference Room; 1011 Hwy 341 North, Roberta, Georgia 31078

Members Present:

Arthur Bentley
Charles "Hill" Bentley
Martha McAfee
Daniel Morgan
Paul Chapman (Ex-Officio)

Members Absent:

Jay Andrews (Ex-Officio)
Brenda Carroll
Josh Lewis
Charles Westberry

Others Present:

Katelyn Jennings (Ga Post)
Lesley McNary

Call to Order:

The meeting was called to order by Vice-Chairman Charles "Hill" Bentley at 6:07 p.m.

Invocation:

Given by Arthur Bentley

Standard Order of Business:

Vice-Chairman, Charles "Hill" Bentley noted that an addition of "approval of agenda" should be added to the minutes and then called for a motion to approve the agenda. Motion was made by Arthur Bentley, seconded by Daniel Morgan and the "addition of approval of agenda" was passed, unanimously. 4-0

Approval of Minutes:

Vice-Chairman, Charles "Hill" Bentley called for a motion to accept the minutes of the June 4, 2020 regular meeting, Martha McAfee made the motion, Arthur Bentley seconded the motion and the motion to accept the minutes was passed, unanimously. 4-0

After the board accepted the agenda, Paul Chapman requested to add an addition to announcements as he would like to address the board. Vice-Chairman, Charles "Hill" Bentley called for a motion to add Paul's request under announcements. Arthur Bentley made the motion, Daniel Morgan seconded the motion and the motion was passed, unanimously. 4-0

Old Business:

Bradbury Logistics- Lesley McNary brought the board up to date as to current agreement with Bradbury Logistics, which included an additional payment above the 9,000 paid and 4 full time jobs as promised by Howard Harper if we allowed the group to work on their project. Lesley reported the group had worked for a few days but at the time of the meeting Harper had not made the additional payment nor were any jobs created, additionally, Mr. Harper has failed to reply by phone or email as to the status of the payment, the employment or the project.

Kruger Solar- Lesley McNary updated the board on the Kruger Solar project, Kruger's RFP was successfully submitted to Georgia Power and awards should be announced over the next few weeks.

Spending Guidelines- At the last board meeting, spending guidelines were discussed, and Lesley was asked to reach out the MGRC to see if they have assisted other authorities with establishing these types of guidelines. Lesley reached out to Greg Boike (MGRC) and he said they had not worked with other authorities on establishing spending guidelines, but it was something the board could vote on if they felt it was necessary.

Check Signers- there are no updates to the check signing as the bank is requiring all members to come in and sign and several board members have not been by, additionally Brenda Carroll is still at St. Simon's and doesn't know when she will return.

Grass Cutting- the board discussed adding the additional area beyond the sign at the 128 entrance to the Industrial Park to the grass cutting bid. This will increase the price to 1300.00 per cut. Lesley will reach out to Chan Evans regarding the request and specifics will be discussed at the next regular scheduled board meeting.

New Business:

Olin- The lease renewal for Olin is upcoming and an agreement needs to be in place prior to October 1, 2020. Olin has requested repairs to be made before entering a new lease with the authority. These repairs include replacing the roof, replacing ceiling tiles in multiple offices, new toilets, and a build out of the break room, servicing the sprinkler system before entering a new lease. The lease, if agreed to by all parties will be 120,000 per year (paid monthly) for a period of 5 years and allows for an additional (2) 5-year lease renewals. Quotes will be requested from local contractors, and roofing companies.

MGCAA- Lesley McNary informed the board that the MGCAA lease is up for renewal. She asked considering the Covid-19 situation that the board renew the lease with no increase, the board agreed, and the lease payment will remain the same, 1750.00 per month for the next year. Fire Inspections must be completed to stay compliant; Lesley will schedule those inspections.

DCA report- Lesley McNary reported that the DCA semi- annual report had been completed and as of this meeting Bradbury Logistics remains non-compliant while Olin remains fully compliant in both payments and employing individuals with low to moderate income.

Georgia Fund One- Lesley McNary asked the board to consider depositing money into the Georgia Fund One account as the amount of interest earned at GCB is minimal, currently the authority is earning approximately 50-60 dollars per month in interest with GCB while the Georgia Fund One account interest was approximately 550-600 per month on a balance of 270,000. Currently balance in GCB just over 500,000.00 after discussion amongst the board members, Vice- Chairman Charles “Hill” Bentley called for a motion to transfer money to the Georgia Fund One account. Martha McAfee made the motion, Daniel Morgan seconded the motion and the motion passed, unanimously. 270,000 will be transferred to the Georgia Fund One account.

Announcements:

Paul Chapman (Ex-Officio) had previously requested a copy of the Authority By-Laws and after some research on his part presented all board members present with highlighted excerpts from Robert’s Rules to substantiate his thinking that Ex-Officio officers can vote and participate in Executive Session. By-Laws currently read: the board consists of 7 voting members and two Ex-Officio members.

Charles “Hill” Bentley asked that Lesley McNary gather quotes to repair the air conditioning unit that services the administration office at the Business Center.

Fire Protection Services- Lesley McNary updated the board that the yearly fire inspection was coming due and will need to be completed by opening day of Head Start. She will schedule the appointment and see that all extinguishers in the building as well as those at the 640 Warehouse are serviced as required yearly.

Daniel Morgan had some personnel concerns that warranted Executive Session, Charles “Hill” Bentley called for a motion to enter Executive Session to discuss personnel. Martha McAfee made the motion, Arthur Bentley seconded the motion and the motion to enter Executive Session passed, unanimously.

The Board entered Executive Session at 6:57 p.m. and exited with no action taken at 7:17.

Adjournment:

With no other business to discuss the meeting was adjourned at 7:17