

Habersham County Development Authority
Thursday, August 4, 2022 @ 3:30 pm
Executive Conference Room
130 Jacob's Way, Clarkesville, GA 30523

Members Present: Gail Thaxton, Bryan Ferguson, Bill Duff, Brent Edwards, Kelly Woodall

Members Not Present: Allen Whitener, Jeff Bruns

Others Present: County staff, Members of the Public and Media

Call to Order and Invocation

The meeting was called to order at 3:30 pm and invocation given by Gail Thaxton.

Approval of Agenda

A MOTION was made by Brent Edwards, SECONDED by Bryan Ferguson, and voted unanimously to approve the order of business.

Approval of Minutes

A MOTION was made by Bill Duff, SECONDED by Bryan Ferguson, and voted unanimously to approve the minutes of the July 14, 2022 regular meeting.

Monthly Activity Report

Mike Beecham presented the Monthly Activity and Financial report. July YTD represents 8.3% of the Fiscal year. Current revenues are 4.73% and current expenditures are 0%. Total account balances equal \$685,354.

A MOTION was made by Kelly Woodall, SECONDED by Bill Duff, and voted unanimously to approve the monthly financial report as presented.

Old Business

Airport Business Park Update – Mike Beecham gave the business park update. The as-built survey for the stormwater pond has been completed by James Irvin and will be submitted to the City of Baldwin this week. Surveying is being done for pad 3 and a small portion (1.29 acres) of the Reed property, which will go under contract once approved by the Development Authority. The streetlight project will be completed once the transformer parts are received by HEMC. There are currently 7 lights in operation. Dr. Thaxton asked if the architectural review committee had met – Charlie Fiveash said that he would like to have that discussion at the retreat meeting. Mike presented an offer from SteelCell to purchase Pad 3 plus 1.29 acres from the Reed Property.

A MOTION was made by Bryan Ferguson, seconded by Kelly Woodall, and voted unanimously to accept the offer from SteelCell to purchase Pad 3 plus 1.29 acres from the Reed Property, a total of 4.98 buildable acres, for \$244,020.

Other Property Updates – none

Partnership Habersham – Charlie Fiveash gave the update. The approximate cost for paving the road in the Reed property will be \$535,000. Don Higgins has proposed an offer to trade his services to construct the road in exchange for pads 5 and 7. Based on the same price per acre that he paid for pad 8, the cost of pads 5 and 7 would be \$550,560, which is a difference of \$15,560 vs. the estimate for the new road. Making such an agreement would speed up the process of developing and marketing the Reed Property, as well as having more industrial buildings in the business park built by Mr. Higgins. The board discussed the need for exact specifications, timing, standards, etc. on the new road as well as a letter of intent from Mr. Higgins before moving forward with any agreement.

Consider/Approve Date Change of the September 1, 2022 meeting to September 8, 2022 (tabled from July 14, 2022 meeting). A MOTION was made by Brent Edwards, seconded by Bryan Ferguson, and voted unanimously to un-table. A MOTION was made by Kelly Woodall, seconded by Bill Duff, and voted unanimously to deny changing the date of the September 1, 2022 meeting to September 8, 2022.

Consider/Approve Date Change of the December 1, 2022 meeting to December 8, 2022 (tabled from July 14, 2022 meeting). A MOTION was made by Brent Edwards, seconded by Bryan Ferguson, and voted unanimously to un-table. A MOTION was made by Kelly Woodall, seconded by Bill Duff, and voted unanimously to deny changing the date of the December 1, 2022 meeting to December 8, 2022.

New Business

None

Other Reports

Discussion of Full-Day Retreat – A date of November 16, 2022 was set to hold the full-day joint retreat with the EDC, following the regular EDC meeting at NGTC.

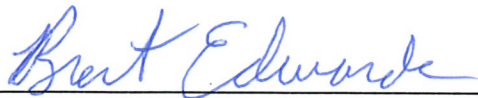
Executive Session for the purpose of discussing Real Estate Acquisition and/or Disposition - none

Next Meeting

The next regular meeting is Thursday, September 1, 2022 @ 3:30 pm, Habersham County Administration Building.

Adjourn

A MOTION was made by Bryan Ferguson, seconded by Kelly Woodall, and voted unanimously to adjourn the meeting at 4:10 p.m.



Brent Edwards, Secretary


Attest: ~~Mike Beecham~~ Charlie Fiveash