

Board Meeting Minutes
April 19, 2023
20 Doyle Street, Toccoa, GA

Attending: Brian Akin, David Austin, Rick Phillips, Savonda Turner, Julie Paysen, Christian Hamilton, Kevin McCraney, Tammy Rauch, Stacy Miller, Rod Pipkin, Brittany Ivey and Lois Hylton.

Chairman Brian Akin called the meeting to order at 8:00 a.m.

Akin opened with prayer, led the Pledge of Allegiance and read the confidentiality & conflict of interest statement.

Motion was made to approve the agenda. [Phillips:Turner]. All in favor; none opposed.

Motion was made to approve the March 15, 2023 Board Meeting Minutes, [Austin:Phillips]. All in favor; none opposed.

Motion was made to approve the March financials as presented, [Turner:Austin]. All in favor; none opposed.

Board Action Items:

A motion was made to move \$2,500 (\$5k total) from both the marketing & communication budget line item and the attraction & recruitment line into the payroll line item for a summer intern, [Phillips:Turner]. All in favor; none opposed.

A motion was made to move \$250k from the Northeast Georgia Bank account into a 9 month CD with an interest rate of 4.75% at SouthState Bank, [Phillips:Austin]. All in favor; none opposed.

Program Updates/Reports:

Attraction: Project BlackStream is interested in two available buildings in our community for an expanding manufacturing company. Ivey introduced him to the owner of each building. Project Castle has signed the state MOU and should close on the property by the end of May. Project Sweet Tea has not eliminated Stephens County. A recycling company requested information on the 444 W. Doyle Street building and we connected him to the owner. He needs a large building.

Existing: Corporate Storage is open in the Lanier Clothing Building. Congressman Clyde visited Sark Wire & Trachte while he was in town and he shared it in his weekly newsletter. SCDA received the PILOT job & investment reports.

Product Development: Carter & Sloope is close to requesting bids for the sewer infrastructure at HBBP. Georgia Power contacted President Ivey about leasing some property on Hayes Wilbanks while they work on a project in Toccoa.

President's Report:

Ivey reported that during the last big rain the apartment tenants called about a leak. The gutter was clogged and cleared the same day. McAvoy Construction came the following Monday and painted a sealant over that area as a precaution.

Existing Industry: SCDA and the Chamber are looking at planning another quarterly luncheon.

Workforce Development: Ivey reported on the success of the discovery tour thanks to Georgia Power's sponsorship, the planning for summer externships, and the Work-Based learning student of the month. She asked someone from the board to consider presenting the WBL Student of the year on May 9.

Recruit New Industry: Ivey met with a developer that specializes in subdivisions. She reported that ABCDP is on hold until they learn more about the infrastructure. Ivey shared that GA Trend mentioned Stephens County in an article, she attended a Realtor Breakfast hosted by the school system, and provided an update on SPLOST money received to date.

Input for Others: Kevin shared that GA Power is offering internships for lineman and some local students have applied. Rod shared that 220 students are enrolled in WBL and have earned \$1.1 million. He thanked SCDA for sponsoring the students of the month. Paysen invited everyone to attend the Post Legislative coffee. She shared the Golf tournament is May 9. She reported that Project Real is being impacted by the changes in Georgia's tax credits which have been the main driving force for the film industry. Hamilton shared that May 9 will be the first public hearing for updates to land use.

Executive Session:

A motion was made at 8:44 a.m. to enter Executive Session to discuss the future acquisition, sale or lease of real estate as provided by O.C.G.A. 50-14-3 (4), [Austin:Phillips] All in favor; none opposed.

A motion was made to exit Executive Session at 8:57 a.m., [Turner:Phillips]. All in favor; none opposed.

A motion was made to adjourn at 8:59 a.m., [Phillips:Turner]. All in favor; none opposed.

Submitted By:

Attested By:

Brian Akin, Chairman

Brittany W. Ivey, President