

Rome-Floyd County Development Authority
800 Broad Street, Suite 102
Rome, GA 30161
Tuesday, March 21, 2022 – 10:00 AM

Minutes

MEMBERS PRESENT:

Jimmy Byars	JJ Johnson
Allison Watters	Sundai Stevenson
Doc Kibler	Nat Massey
Andy Davis, Attorney	

OTHERS PRESENT:

Sammy Rich (City of Rome), Jamie McCord (Floyd County), Missy Kendrick (RFCDA), Heather Seckman (RFCDA), Mary Grace Davis (RFCDA), JR Davis (RFCDA), Jacob Harper (BAB), Tony Ferguson (Georgia Power), John Bailey (RNT), David Crowder (WRGA)

CERTIFICATE OF MEETING NOTICE

Andy Davis certified the meeting notice and that a quorum was present.

AGENDA AMENDMENT

Missy Kendrick explained the agenda would need to be amended, moving the Executive Session after Financial Report. JJ Johnson made a motion to amend the agenda and Sundai Stevenson seconded. Johnson, Stevenson, Byars, Massey, Watters and Kibler voted in favor.

APPROVAL OF MINUTES FROM FEBRUARY 21, 2023 MEETINGS

The minutes for the February 21, 2023 meeting were presented for approval. Sundai Stevenson made the motion to approve the minutes and Allison Watters seconded. Stevenson, Watters, Johnson, Massey, Byars and Kibler voted in favor.

FINANCIAL REPORT

Doc Kibler presented the financial comparison reports as of February 2023 with a net income of \$-43,495.97 and a balance sheet total of \$15,264,872.35. Doc said the audit approval will be next month and the Truist account earned a 4% interest revenue. After some discussion, Doc Kibler made a motion to approve the financials and Allison Watters seconded. Kibler, Watters, Stevenson, Byars, Massey, and Johnson voted in favor. Tony Ferguson left the meeting.

EXECUTIVE SESSION

Jimmy Byars asked for a motion to go into Executive Session. Sundai Stevenson made a motion to go into Executive Session and Allison Watters seconded. Stevenson, Watters, Byars, Massey, Kibler and Johnson voted in favor. Allison Watters made a motion to come out of Executive Session and Doc Kibler seconded. Stevenson, Kibler, Byars, Massey, Johnson and Watters voted in favor.

PROJECT TANGO

Missy Kendrick explained that 715 Univeter, LLC approached the City of Rome to purchase 12.6 acres on the corner of Redmond Circle on property formerly owned by GE. The property would be transferred to the Rome Floyd County Development Authority, then sold to the company. The transaction would be a pass through transaction, requiring an Intergovernmental Agreement, and a Purchase and Sale Agreement prior to closing. Andy Davis presented the Intergovernmental Agreement between the City of Rome and the Authority. Jimmy Byars asked for a motion to approve the Intergovernmental Agreement and the transfer of the property to promote economic growth, pending final approval by our attorney. Sundai Stevenson made a motion to approve the

Intergovernmental Agreement and Allison Watters seconded. Stevenson, Watters, Byars, Massey, Johnson and Kibler voted in favor.

Andy Davis then presented the Purchase and Sale Agreement between the Authority, the City of Rome and 715 Univeter, LLC. The property will be sold for \$50,000 per acre and the proceeds transferred to the City of Rome, who will be responsible for expenses. Jimmy Byars asked for a motion to approve the PSA, pending final approval by attorney. Sundai Stevenson made a motion to approve the Real Estate Purchase Agreement and JJ Johnson seconded. Stevenson, Johnson, Byars, Massey, Watters and Kibler voted in favor. Doc Kibler left the meeting after this vote.

ACTIVITY/PROSPECT REPORT

- A. Pirelli Site Visit – April 11, 2023 – Missy Kendrick said the Commissioner of the Georgia Department of Economic Development, Pat Wilson, will tour Pirelli with some local representatives.
- B. Rocky Mt. Hydroelectric Plant – the Tour may be on April 5, 2023 at 10:00 and she will notify the board when the date is finalized.
- C. Enterprise Corner – Missy Kendrick explained that the development authority has selected an engineering firm to perform Geotechnical work, an Endangered Species Report and a Historical and Cultural Resources Report on the property to make it more marketable and to get GRAD Certification.
- D. Battey Business Complex
 - 1. Storm Damage – Recent storms caused several trees to fall on some buildings and a fence, so repairs will be made.
 - 2. Filming Done – A film was recently completed, and another scout is looking.
 - 3. EPA and HUD Grants – Environmental assessment work is underway funded by the two grants.
- E. Grant Writer/Administrator Job Posted – Missy explained the position for a grant writer is open and is receiving resumes.

DEVELOPMENT AUTHORITY LAW CHANGES – Missy explained that even though SB 171 did not pass, it will likely come up again next legislative session. Proposed legislation included changes for vacancies, training and virtual meetings.

MEETING ADJOURNED

There being no other business before the authority, Jimmy Byars asked for a motion to adjourn. JJ Johnson made a motion to adjourn, and Sundai Stevenson seconded. Johnson, Stevenson, Byars, Massey and Watters voted in favor. The meeting was adjourned.

Respectfully submitted,

Missy Kendrick, Secretary