

**DEVELOPMENT AUTHORITY OF CLAYTON COUNTY,
REDEVELOPMENT AUTHORITY OF CLAYTON COUNTY,
AND
URBAN REDEVELOPMENT AGENCY OF CLAYTON COUNTY**

MINUTES OF REGULAR SESSION MEETING

TUESDAY, APRIL 14, 2020

The regular session meeting of the Development Authority of Clayton County, Redevelopment Authority of Clayton County, and Urban Redevelopment Agency of Clayton County was held on Tuesday, April 14, 2020, at 6:30 p.m., in the Arbor Hall Auditorium, Clayton State University, 5823 Trammell Road, Morrow, Georgia.

Members present at the meeting were Larry Vincent, Chairman; Regina Deloach, Vice-Chair; Herman Andrews, Secretary/Treasurer; Sylvester Ford, Assistant Secretary/Treasurer; Deborah Green; Helen McSwain; and Jean-Claude Bourget. Also present were Authority counsel, M. Michelle Youngblood; Erica Rocker-Wills, Interim Executive Director; Lori Smith, Research Analyst and Office Manager; and members of the public.

Call to Order and Welcome of Guests

Chairman Vincent called the meeting to order at 6:03 p.m. and welcomed the guests. He noted that former Board member Eldrin Bell had resigned on or about April 9, 2020.

Approval of Agenda

Chairman Vincent presented the agenda and inquired as to whether there were any additions, changes, or deletions. There being none, the agenda was approved as presented. Motion by Sylvester Ford, seconded by Regina Deloach, it was unanimously:

RESOLVED: To approve the agenda as presented.

Approval of Minutes

The minutes of the March 10, 2020 regular and executive session were presented. The executive session minutes were approved as presented. After a general discussion, upon motion by Herman Andrews, seconded by Helen McSwain, it was unanimously:

RESOLVED: That the regular and executive session minutes be and hereby are approved as presented.

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Approval of Treasurer's Report

Herman Andrews presented the Treasurer's report. He reported that the Authority's operating account opened the month with a beginning balance of \$4,903,189.50 and ended the month with a closing balance of \$4,826,975.23. The Finance Committee met to discuss the FY2019 annual audit, amendments to the 2020 budget, and the creation of a ClaytonStrong grant program to support small businesses during the current state of emergency. The proposed amendments to the budget are as follows:

Increase 75800 Professional Services to \$17,000
Increase 77400 Sponsorships/Charities to \$29,000

After a general discussion, upon motion Helen McSwain, seconded by Sylvester Ford, vote 6-1-0 (Deborah Green abstained).

RESOLVED: That the Treasurer's report was approved.

Project Report

Erica Rocker-Wills presented the monthly project update. Business retention and recruitment are ongoing virtually. The Authority's Facebook page is up and running. She has worked with Vice-Chair Deloach on creating the Clayton Strong Business Task Force guidelines and application. She also has attended weekly calls with Chairman Turner to discuss updates relating to the current COVID-19 emergency. She also has compiled

OLD BUSINESS

1. Approve Indemnification Policy

Chairman Vincent called on Authority counsel for a report. Ms. Youngblood reported that the proposed revision to the existing indemnification policy modifies the proceedings to which it applies, specifically excluding proceedings pertaining to the qualification, appointment, and removal of Board members. After a general discussion, upon motion by Herman Andrews, seconded by Deborah Green, it was unanimously:

RESOLVED: That the proposed revision to the existing indemnification policy be approved as presented.

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NEW BUSINESS

2. Economic Development Strategic Plan

Erica Rocker-Wills presented a proposal from Clayton State University to develop a new Economic Development Strategic Plan, at a cost of \$75,000.00. There ensued a discussion about greater inclusion of small businesses. The proposal was tabled to allow Clayton State University to determine whether a requested increase of small businesses will affect the cost. After a general discussion, upon motion by Herman Andrews, seconded by Regina Deloach, it was unanimously:

RESOLVED: To table this matter until the next meeting.

3. Clayton County Business Recovery Grant

Vice-Chair Deloach and Erica Rocker-Wills reported the proposed creation of a small business recovery grant to small businesses located in unincorporated Clayton County, in the amount of \$2,500.00. She reviewed the proposed guidelines and application. Chairman Vincent, Vice-Chair Deloach, Herman Andrews, Jean-Claude Bouget, and Ms. Rocker-Wills will review the applications. After a general discussion, the guidelines were approved as presented, and the application approved with the addition of a space to include a current Clayton County business license number. Upon motion by Jean-Claude Bouget, seconded by Regina Deloach, it was unanimously:

RESOLVED: That the guidelines were approved as presented, and the application approved with the addition of a space to include a current Clayton County business license number.

OTHER BUSINESS

1. Executive Session for the purpose of discussing real estate and personnel matters

Chairman Vincent noted the need to have an executive session for the purpose of discussing personnel and potential litigation matters. Upon motion by Deborah Green, seconded by Sylvester Ford, it was unanimously:

RESOLVED: That the meeting be adjourned into executive session for purposes of discussing real estate and personnel matters.

Whereupon, the meeting adjourned into executive session at 7:32 p.m.

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Upon motion by Deborah Green, seconded by Jean-Claude Bouget, it was unanimously:

RESOLVED: That the open meeting reconvene.

Whereupon, the open meeting reconvened at 8:13 p.m.

2. Consideration of Items, if any, Discussed in Executive Session

Upon motion by Jean-Claude Bouget, seconded by Regina Deloach, it was unanimously:

RESOLVED: To approve a second amendment to the Purchase and Sale Agreement to extend the closing date through June 30, 2020.

Upon motion by Regina Deloach, seconded by Sylvester Ford; it was unanimously:

RESOLVED: To retain the services of a professional appraiser or commercial real estate agent/broker to appraise Authority properties.


Upon motion by Deborah Green, seconded by Herman Andrews; it was unanimously:

RESOLVED: To approve the execution of non-disclosure agreements pertaining to potential projects.

Chairman Vincent inquired as to whether there was any additional business to come before the Board. There being no further business to come before the Board, upon motion Regina Deloach, seconded by Jean-Claude Bouget, it was unanimously:

RESOLVED: That the meeting be adjourned.

Whereupon, the meeting adjourned at 8:18 p.m.



Herman Andrews, Jr. Secretary/Treasurer

-or-

Sylvester Ford, Assistant Secretary/Treasurer