

**HARRIS COUNTY DEVELOPMENT AUTHORITY
REGULAR SESSION**

May 11, 2021
6:00 PM

Members Present: Craig Greenhaw, Harry Boyd, Chris Butzon, Alan Feagin, Becky Langston, Charles Sweat, Mike Stewart. Member Absent: Mark Smith. Staff Present: Nancy McMichael, Recording Secretary.

1. **CALL TO ORDER.** Chairman Greenhaw called the meeting to order.
2. **MINUTES.** The motion to approve the minutes of the March 9, 2021 Regular Session was made by Mr. Sweat, seconded by Mr. Feagin, and passed unanimously. (No meeting in April.)
3. **NEW BUSINESS**
 - A. **Improvements to Northwest Harris Business Park.** Chairman Greenhaw advised the Authority that a OneGeorgia grant is available through DCA for which the Authority stands a good chance of obtaining; that the grant deadline is in October; that the grant amount is \$500,000 but requires a matching grant of \$500,000, for which the Board of Commissioners will have to commit; that additional costs would be \$10,000 to write the grant and \$12,000 to administer the grant; and that before the grant can be written and submitted, geotechnical work is needed on the property. Meghan Duke, Economic Development Director for West Point, said that the soil and services work is preliminary in order to put together a project scope and grant funding to determine the most feasible and best way to utilize the \$1,000,000 (grant with match). Chairman Greenhaw distributed a proposed budget for the business park plan for assisting with the grant application and timing, which included the Authority has \$66,100.32 available for the project.
 - B. **GEC Proposal: Borings on 35 Acre Site in Northwest Harris Business Park.** Chairman Greenhaw said that this was one of two proposals from GEC regarding borings in the business park, and explained that this proposal was to provide geotechnical engineering recommendations and a geophysical seismic study for planning, design, and development of the parcel and consists of field exploration, laboratory testing, engineering analysis and report preparation at a cost of \$18,600. Following discussion, there was no motion regarding this proposal.
 - C. **GEC Proposal: Borings on 110 Acre Site in Northwest Harris Business Park.** Chairman Greenhaw said this was the second of the two proposals from GEC regarding borings in the business park, and explained that this proposal was to provide geotechnical engineering recommendations and a geophysical seismic study for planning, design, and development of the parcel and consists of field exploration, laboratory testing, engineering analysis and report preparation at a cost of \$34,680; that the 35 acres previously discussed is included in this proposal; and he suggested the result of this proposal would provide the data and information needed in order to move forward with development of the business park. He said that GEC has also indicated they will clear and manage the boring locations for an additional \$2,500. Following discussion, the motion to approve the proposal for \$34,680 and for the \$2,500 was made by Mr. Feagin, seconded by Mr. Butzon, and passed unanimously. (Document can be found in "Contracts & Agreements" file as DA C&A #21-04.)
 - D. **Harris Gray Proposal: Civil Engineering Proposals for the 90+/- Acre in Northwest Harris Business Park.** Chairman Greenhaw said that this proposal includes professional services for a "pad ready" mass grade project to provide a conceptual plan for the overall 90+/- acres, then phased for just the 35 acres, and includes existing conditions, site plan, grading plan, cross sections, utility plan, plan and profiles, and construction at a cost of \$10,000. He then distributed the grading and cross-section details regarding the proposal. Following discussion, the motion to approve this proposal was made by Mr. Butzon, seconded by Mr. Stewart, and

passed unanimously. (Document can be found in “Contracts & Agreements” file as DA C&A #21-05.)

E. **Appearance Before the Board of Commissioners.** Chairman Greenhaw said that he will go before the Board of Commissioners on the 18th to bring them up to date on what was decided this evening and review the plan going forward, which would include the grant writing, grant application and match. He also said that while he will be the spokesperson for the Authority, members of the Authority are welcome to attend the Commissioners meeting.

4. **ADJOURNMENT.** There being no further business to discuss, the meeting was adjourned by Chairman Greenhaw.

Prepared by:

Craig Greenhaw, Chairman

Nancy McMichael, Recording Secretary