

Hardee County Economic Development Council/Industrial Development Authority
Joint BOCC/IDA Meeting Minutes
January 15, 2016
Hardee County BOCC

Vanessa Hernandez- Chair-P
Gene Davis- Vice Chair-P
Dottie Conerly-P

Donald Samuels-P
John O'Neal-A
Lory Durrance-P

Diana Youmans-P
Monica Reas-P

The meeting was called to order by Chair Hernandez.

Visiting: Kenny Lambert, Lex Albritton, Jim See, Benny Hash, Carl Webb, Jessica Newman, Terry Atchley, Aaron Nadaskay, Don Chancey, Todd Miller, Kathleen Rhoem, Kathy Crawford, Clay Cobb, Doug Knight and Nancy Craft.

County Attorney: Ken Evers

County Commissioners: Mike Thompson, Colon Lambert, Sue Birge, Rick Knight and Russ Melendy

Staff: Bill Lambert, Sarah Pelham and Kristi Schierling

Discussion on Housing

BOCC Chair Mike Thompson opened the meeting. We are all here today to discuss the housing situation in the County and see if there are any steps that the BOCC or IDA could do to help the process. The IDA has set aside \$400,000 in the current budget for housing. A few realtors and builders/contractors spoke and between them it was felt that there was a shortage on single and multi-family homes in the \$160K range and below. Some builders do not want to take the risk of developing the homes and not being able to sell them in the market. Others felt that we may have the market since there are so many that travel into the County for work but the question remains, would they actually move here. Others felt like we didn't have enough amenities for people to want to move here. We need some nice apartments/transitional housing for the young professionals that we have here and keep them at a reasonable rate. Jessica Newman spoke about the vacancies on the upstairs of the buildings on Main Street and how could they encourage the property owners to do something with them. The Coker Lot is also available but needs the public/private partnership to do something with it. Kathy Crawford spoke and said that the average sale price for a single family home and mobile home here in 2015 was \$85,174. The single family average price is \$105,000.

Chair Thompson wrapped up the meeting saying that this is a great place to start and thanked everyone for coming.

****The meeting was adjourned at 10:46am by Chair Hernandez.**