

Hardee County Economic Development Council/Industrial Development Authority
Regular Meeting Minutes
November 8, 2016
Hardee County School Board

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

Diana Youmans-P
John O'Neal-P
Lory Durrance-P

Monica Reas-P

The meeting was called to order by Chair Hernandez.

Visiting: Liz Steele, Jessica Newman, Charlie Cox, Bruce Stayer, Keith Robbins, Henry Kuhlman, Eddie Davis, Rhonda Cole, Virginia Brown, Don Chancey and Dr. Curci.

County Attorney: Ken Evers

County Commissioners: Mike Thompson

Press: None

Staff: Bill Lambert, Sarah Pelham and Kristi Schierling

Agenda: Gene Davis made a motion and was seconded by Monica Reas to approve the agenda as printed. Motion passed unanimously.

Minutes: Gene Davis made a motion and was seconded by Monica Reas to approve the minutes as printed. Motion passed unanimously.

Dr. Liz Steele- Steele Equine Presentation

Dr. Steele gave her background and the background on the facility. She has about 1400 clients and about 78% of them travel in from outside of the County. An 11,800-square foot expansion is being planning for the east end of the barn. It will have a surgical center and padded recovery stalls for the horses. The bunkhouse will also be expanded. The EDA did award her a grant and this project is located on private property. Dr. Steele has secured a loan close to \$418,000 that will be used with the EDA money. The total project cost is about \$973,000. She employees 7 ½ people and 6 of them live in Hardee County. Director Lambert, Ken Evers and Dr. Steele are working on the deliverables that will be included in the EDA contract. All will try to have this finalized in the next month and hope to have the contract at the December meeting.

Keith Robbins- FDOT Presentation

Keith Robbins is the District Freight Coordinator for District One. He was here to give a presentation on the District One Freight Mobility and Trade Study and Plan for 2016. A copy of his presentation is on file at the EDC office. This plan is updated about every 3 years. All kinds of data related to freight is collected and technical memos are produced related to each topic.

****Break 9:32-9:45am****

Palmetto 8

Jessica Newman, CRA Coordinator, was here again this month to review the draft agreement between the CRA and IDA for the Palmetto 8 project. This agreement mirrors the agreements that are with the CRA for the See and Cobb properties. This is a reimbursable grant to the CRA. Currently the dollar

amount is blank in this draft. The CRA board reviewed the draft as well and agrees that this project is comparable to the others (See and Cobb). Jessica Newman is requesting \$200,000 from the IDA for this project. That is the same amount that was awarded for the See and Cobb projects. Again, Palmetto 8 will have 8 apartments, dental office, 3 commercial spaces for rent and the space that is being used by Utilitech.

Director Lambert said that we should hold off funding anymore housing projects. We are still working on Hidden Creek.

John O'Neal made a motion and was seconded by Gene Davis to approve the agreement with funding at \$200,000 and permitting the Chair to sign. Motion passed unanimously.

RFP for Auditing Services

The ranking sheet for the auditors that responded to the RFP were included in the agenda packet. The top ranked firm is Maulden and Jenkins followed by Baylis and Co. and EFPR Group. Charlie Cox stated that the books were just about closed out and can give a preliminary trial balance to the auditors. He also suggested to get them working as soon as possible. Wicks Brown has worked with Maulden and Jenkins in the past and that this should be a smooth transition.

Each of the audit committee members gave their reasoning behind their ranking.

Lory Durrance made a motion and was seconded by Monica Reas to direct Director Lambert to negotiate with Mauldin and Jenkins and if he is unhappy with the negotiations to move to the second highest ranked firm and to bring back the agreement at the December board meeting. Motion passed unanimously.

Project Updates/Chair Updates

Director Lambert supplied a written report this month. There are no Chair updates.

Financials

Charlie Cox reviewed the budget amendments for FYE 2016 for the General Fund and Special Revenue Fund.

Monica Reas made a motion and was seconded by Gene Davis to approve the budget amendments. Motion passed unanimously.

Charlie Cox reviewed the budget amendments for FYE 2017 for the Special Revenue Fund.

Monica Reas made a motion and was seconded by John O'Neal to approve the budget amendments for FYE 2017 for the special revenue fund. Motion passed unanimously.

Charlie Cox reviewed the budget amendments for FYE 2017 for the General Fund.

Lory Durrance made a motion and was seconded by Monica Reas to approve the budget amendments for FYE 2017 for the General Fund. Motion passed unanimously.

Gene Davis made a motion and was seconded by Monica Reas to approve the EDC and IDA financials as presented. Motion passed unanimously.

**The meeting was adjourned at 10:56am by Chair Hernandez.