



# MINUTES

## Hardee County Economic Development Council Hardee County Industrial Development Authority

Commission Chambers 412 W. Orange Street, Room 102, Wauchula, FL 33873 Regular Meeting

3/10/2020 8:30 AM

### BOARD MEMBERS

Tommy Watkins, Chairman | Denise Grimsley, Vice-Chairman | Courtney Green | Calli Ward | Gene Davis | Justin Smith | Lee Mikell

#### 1. Call to Order

Attendee Name	Title	Status	Arrived
Tommy Watkins	Chairman	Present	
Denise Grimsley	Vice-Chairman	Present	
Courtney Green	Board Member	Present	
Calli Ward	Board Member	Absent	
Gene Davis	Board Member	Absent	
Justin Smith	Board Member	Present	
Lee Mikell	Board Member	Present	

**Visiting:** Wade Sansbury, Charlie Cox, Bruce Stayer, Zack Farr, Terry Atchley, Michael Kelly, Halton Peters, Colon Lambert, Lawrence MaNaul, and Mike Thompson.

**Staff:** Bill Lambert, Sarah Pelham and Kristi Schierling

**EDC/IDA Attorney:** Shannon Nash

#### 2. Approval of Agenda

Item 2.1. Motion to approve agenda as presented

<b>RESULT:</b>	<b>ADOPTED [UNANIMOUS]</b>
<b>MOVER:</b>	Denise Grimsley, Vice-Chairman
<b>SECONDER:</b>	Justin Smith, Board Member
<b>AYES:</b>	Watkins, Grimsley, Green, Smith, Mikell
<b>ABSENT:</b>	Ward, Davis

#### 3. Approval of Minutes

## Item 3.1. February 2020 EDC/IDA Minutes

<b>RESULT:</b>	<b>ADOPTED [UNANIMOUS]</b>
<b>MOVER:</b>	Denise Grimsley, Vice-Chairman
<b>SECONDER:</b>	Justin Smith, Board Member
<b>AYES:</b>	Watkins, Grimsley, Smith, Mikell
<b>ABSENT:</b>	Green, Ward, Davis

## 4. Agenda Items

## Item 4.1. Financial Audit for FYE 2019

Wade Sansbury was here today to present the financial audit for fiscal year ending 2019. He went through the numbers. Our resulting net position at the close of fiscal year 2019 was \$27,660,178. They have issued us an unmodified opinion which is the highest form of assurance they can give. No difficulties were encountered during the audit performance. There were no disagreements with management.

Denise Grimsley made a motion and was seconded by Courtney Green to accept the financial audit for fiscal year 2019.

<b>RESULT:</b>	<b>ADOPTED [UNANIMOUS]</b>
<b>MOVER:</b>	Denise Grimsley, Vice-Chairman
<b>SECONDER:</b>	Courtney Green, Board Member
<b>AYES:</b>	Watkins, Grimsley, Green, Smith, Mikell
<b>ABSENT:</b>	Ward, Davis

## Item 4.2. FHERO Elected Officials Training

Sarah Pelham let the board know that FHERO will be hosting an elected officials training put on by VisionFirst. It is going to be held in Lake Placid on April 22. Sarah has invited the Board members and BOCC members. She has signed a few of them up already. Staff will be attending this as well.

## Item 4.3. Hospital Discussion

Bill Lambert started the discussion off letting everyone know that everyone toured the building except for Denise and Callie, since she is on maternity leave. Comments on what to do with the building were all over the place. Everyone had an open mind for finding different uses for the building. No one wants to tear the building down. If we do want to go after an ALF, we should get the building ready because they normally move in to buildings ready to operate. The building definitely needs to be updated and brought up to code.

It has a great potential use for housing, whether it was H2A or apartments. Tommy suggested keeping it as is for the moment and have Bill find someone to evaluate it and determine its best use.

Mr. Terry says that he is currently working on what it would take to change the use to H2A.

The board came to a consensus to have Bill reach out to different architects, engineers, and contractors and have them assess the building. Bill will also work on getting prices to have the back warehouse get its own water and power.

## 5. Project Updates

## Item 5.1. Director's Report

Bill gave a thorough update on all of the projects and different items that are going on. Halton Peters was here and gave an update on Hardee Fresh. They received their USDA organic certification. Their first shipment was on January 8-9. Halton originally thought that the shipments would only be statewide but they have actually been shipped as far as Manhattan. We have finally heard back from the owner of the Hogan St property. They

have an asking price of \$275,000. We are unsure of the billboard revenue. Sarah is waiting to hear back with that information.

6. Financial Report

Item 6.1. February 2020 EDC/IDA Financials

Lee Mikell made a motion and was seconded by Justin Smith accepting the financials as presented.

<b>RESULT:</b>	<b>ADOPTED [UNANIMOUS]</b>
<b>MOVER:</b>	Justin Smith, Board Member
<b>SECONDER:</b>	Lee Mikell, Board Member
<b>AYES:</b>	Watkins, Grimsley, Green, Smith, Mikell
<b>ABSENT:</b>	Ward, Davis

Item 6.2. General Fund Budget Amendments FYE 2021

Charlie Cox reviewed the budget amendments for the General Fund for this current fiscal year. The numbers for Water/Sewer was change to better reflect what they should be. There were a total of 4 amendments and Charlie went over each one.

Justin Smith made a motion and was seconded by Lee Mikell to approve the General Fund budget amendments for this current fiscal year.

<b>RESULT:</b>	<b>ADOPTED [UNANIMOUS]</b>
<b>MOVER:</b>	Justin Smith, Board Member
<b>SECONDER:</b>	Lee Mikell, Board Member
<b>AYES:</b>	Watkins, Grimsley, Green, Smith, Mikell
<b>ABSENT:</b>	Ward, Davis

7. Announcements/Other Business/Public Comments

8. Adjournment