

MINUTES

Hardee County Economic Development Council Hardee County Industrial Development Authority

Hardee County School Boardroom 230 South Florida Avenue, Wauchula, FL 33873 Regular Meeting

4/13/2021 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 | Present | |
| Gene Davis | Board Member | Present | |
| Justin Smith | Board Member | Present | |
| Lee Mikell | Board Member | Present | |

Visiting: Sherry Albritton, Bruce Stayer, Thomas Trevino, Terry Atchley and Mario Cimmino.

EDC/IDA Attorney: Shannon Nash

Staff: Bill Lambert, Kristi Schierling and Sarah Pelham

County Manager: Lawrence McNaul

County Commissioners: Noey Flores and Sandy Meeks

Press: Michael Kelly

2. Approval of Agenda

Item 2.1. Motion to approve agenda as presented.

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| RESULT: | APPROVED [UNANIMOUS] |
| MOVER: | Calli Ward, Board Member |
| SECONDER: | Courtney Green, Board Member |
| AYES: | Watkins, Grimsley, Green, Ward, Davis, Smith, Mikell |

3. Approval of Minutes

Item 3.1. March 2021 EDC/IDA Minutes

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| RESULT: | APPROVED [UNANIMOUS] |
| MOVER: | Courtney Green, Board Member |
| SECONDER: | Denise Grimsley, Vice-Chairman |
| AYES: | Watkins, Grimsley, Green, Ward, Davis, Smith, Mikell |

4. Agenda Items

Item 4.1. Hardee County Education Foundation- Sherry Albritton

Sherry Albritton is the Executive Director of the Education Foundation. She was before the board today to introduce herself and give the board an update on where the foundation is and where it is headed. She noted that by 2025, 2 of every 3 jobs will require education or training beyond high school. The Education Foundation has an \$8 million dollar endowment. The interest earnings from the funds will fund programs and scholarships. The scholarship applications will begin in the Fall 2021 and the distribution of funds will begin in Fall 2022.. The foundation will also be opening education grants to teachers, groups, schools and departments.

Item 4.2. Kinbro, Inc- Lease Purchase Agreement for Techriver

Thomas Trevino gave a brief introduction and answered some of the questions that the board had at last month's meeting. Kinbro is in the powerline industry. They build powerlines and access roads in swampy areas. The company was started in January 2019. There are over 150 employees with 28 of them being Hardee County employees. Thomas believes that Techriver is a great building for them because they do need 18 offices, 2 conference rooms and a place to dispatch their trucks from. The average wage for a Hardee County employee is \$60,000.

Director Lambert advised the board that this lease is for 10 years with a 10 year renewal. The number of jobs will be counted from June 1, 2020.

Denise Grimsley made a motion and was seconded by Lee Mikell to accept the lease agreement.

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| RESULT: | APPROVED [UNANIMOUS] |
| MOVER: | Denise Grimsley, Vice-Chairman |
| SECONDER: | Lee Mikell, Board Member |
| AYES: | Watkins, Grimsley, Green, Ward, Davis, Smith, Mikell |

Item 4.3. Innovar Structures- Lease Agreement for Incubator space

Director Lambert introduced Mario Cimmino. Mario is the manager at Innovar. He let the board know that they are continuing to grow and now need more space. Innovar Structures has just recently purchased Southeast Steel Builders to help with the growth. That company was located at Innovation Place. Innovar has 68 employees here. Trailers and small parts will be manufactured at Innovation Place and only a few containers will be stored there.

Director Lambert would like for them to eventually move to the Commerce Park. A building would take 12-18 months to build for them. Director Lambert also told the board that site selectors are still continuing to look at the Winn Dixie Plaza.

Denise Grimsley made a motion and was seconded by Gene Davis to approve the lease agreement.

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| RESULT: | APPROVED [UNANIMOUS] |
| MOVER: | Denise Grimsley, Vice-Chairman |
| SECONDER: | Gene Davis, Board Member |
| AYES: | Watkins, Grimsley, Green, Ward, Davis, Smith, Mikell |

Item 4.4. EDA- Grant application for EDC admin funding

The EDA has their cycle open for applications. We have previously applied for EDC funding in the amount of \$150,000 and would like to do so again this cycle. The EDC manages some of the grants for the EDA.

Courtney Green made a motion and was seconded by Denise Grimsley to approve the application submittal.

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| RESULT: | APPROVED [UNANIMOUS] |
| MOVER: | Courtney Green, Board Member |
| SECONDER: | Denise Grimsley, Vice-Chairman |
| AYES: | Watkins, Grimsley, Green, Ward, Davis, Smith, Mikell |

5. Project Updates

Item 5.1. Director's Report

Director Lambert did not review his report in detail this month.

6. Financial Report

Item 6.1. March 2021 EDC/IDA Financials

Calli Ward made a motion and was seconded by Justin Smith to approve the EDC financials as presented.

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| RESULT: | APPROVED [UNANIMOUS] |
| MOVER: | Calli Ward, Board Member |
| SECONDER: | Justin Smith, Board Member |
| AYES: | Watkins, Grimsley, Green, Ward, Davis, Smith, Mikell |

Item 6.2. March 2021 IDA Financials

Denise Grimsley made a motion and was seconded by Lee Mikell to approve the IDA financials as presented.

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| RESULT: | APPROVED [UNANIMOUS] |
| MOVER: | Denise Grimsley, Vice-Chairman |
| SECONDER: | Lee Mikell, Board Member |
| AYES: | Watkins, Grimsley, Green, Ward, Davis, Smith, Mikell |

7. Announcements/Other Business/Public Comments

8. Adjournment