



HARDEE COUNTY
ECONOMIC DEVELOPMENT COUNCIL

Minutes

**Hardee County Economic Development Council
Hardee County Industrial Development Authority**

Regular Meeting

July 12, 2022 at 8:30 AM

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

Board Members

Lee Mikell, Chair
Barney Cherry, Vice Chair
Gene Davis
Calli Ward
Courtney Green



HARDEE COUNTY
INDUSTRIAL DEVELOPMENT AUTHORITY

Hardee County Economic Development Council/Hardee County Industrial Development Authority

Minutes

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July 12, 2022

1. CALL TO ORDER

Attendee Name	Title	Status	Arrived
Gene Davis	Board Member	Present	
Calli Ward	Board Member	Present	
Courtney Green	Board Member	Present	
Lee Mikell	Chairman	Present	
Barney Cherry	Vice-Chairman	Present	
Denise Grimsley	Economic Development Director	Present	
Shannon Nash	IDA Board Attorney	Present	

Visiting: Sharon Moye, Michael Kelly, Lawrence McNaul, Noey Flores and Russ Melendy

Staff: Denise Grimsley, Sarah Evers, Kristi Schierling, Justin Smith and Krystin Chapman

EDC/IDA Attorney: Shannon Nash

2. APPROVAL OF AGENDA

1. Motion to approve the agenda as presented

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Courtney Green, Board Member
SECONDER:	Gene Davis, Board Member
AYES:	Davis, Ward, Green, Mikell, Cherry

3. APPROVAL OF MINUTES

1. **Lee Mikell** -June 2022 EDC/IDA Minutes

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Calli Ward, Board Member
SECONDER:	Gene Davis, Board Member
AYES:	Davis, Ward, Green, Mikell, Cherry

4. AGENDA ITEMS

1. **Lee Mikell** -Employment Contract for Denise Grimsley

Attorney Nash briefly explained the employment contract. Ms. Grimsley's start date is July 5th, 2022. After review of the contract Mr. Cherry had questions. He asked if 12 months of severance pay was normal. Should it be shorter? Attorney Nash explained that this was negotiated between Ms. Grimsley and Mr. Lambert before he left. In executive contracts, 12 months is a standard. This will only apply if the board decides to terminate Mr. Grimsley without cause. It is 12 months or the remainder of the term under the agreement, whichever is less. Discussion was had regarding the PTO amount.

Barney Cherry made a motion and was seconded by Gene Davis to approve the employment contract for Denise Grimsley and authorize the Chair to sign.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Barney Cherry, Vice-Chairman
SECONDER:	Gene Davis, Board Member
AYES:	Davis, Ward, Green, Mikell, Cherry

2. **Lee Mikell** -Agreement for Contracted Services- Bill Lambert

Attorney Nash reviewed the agreement for Bill Lambert. Mrs. Ward asked that the services be read into the record. Attorney Nash read ".The IDA/EDC hereby retains consultant to use his experience and knowledge to assist with various transition projects as requested by the current EDC Executive Director. Such transition projects may include, but are not limited to providing advice and historical knowledge concerning IDA/EDC agreements, community partners, Hardee County development orders, and past, current, or anticipated projects of the IDA/EDC; and facilitating with key contacts including external stakeholders, community partners and leaders, and membership organizations." The rate of pay will be \$45/hour and consultant shall not provide more than 80 hours of work per month unless authorized by the IDA/EDC Executive Director. The term of this contract shall begin July 12, 2022 and end on December 31, 2022 terminated earlier or extended by written notice.

Gene Davis made a motion and was seconded by Courtney Green to approve the Agreement for Contracted Services and authorize the Chair to sign.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Gene Davis, Board Member
SECONDER:	Calli Ward, Board Member
AYES:	Davis, Ward, Green, Mikell, Cherry

3. **Justin Smith** -Hardee County Commerce Park Plat

The map was pulled up on the screen. This map shows the lot lines. We will dedicate the utilities and roadways to the County. Today we are approving the Chair to sign any documents to hand over to the County. There will be 20 new lots.

Calli Ward made a motion and was seconded by Barney Cherry to approve the plat for the Hardee County Commerce Park and authorize the Chair to sign all documents.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Calli Ward, Board Member
SECONDER:	Barney Cherry, Vice-Chairman
AYES:	Davis, Ward, Green, Mikell, Cherry

5. UPDATES

1. **Justin Smith** -Executive Report

Justin Smith provided the July report. We plan to have the ribbon cutting for Pacer in late September. It is already fully operational. The solar field is fully operational and we plan to have a tour soon. We are waiting on permits from the building department for the buildings at 17 & Main St. Once we get started on the building, we have an estimated completion of 60 days. Mr. Smith stated that there have been great responses from the community on completing the speed test. Kinbro was at the Chamber monthly luncheon last month. Thomas Trevino spoke about their growth and success. The EDC office is working on a strategic planning process. We are identifying strengths, weaknesses and opportunities. Everyone will start to hear new catch phrases which are

engaged, innovative and purposeful. Mr. Cherry asked about the Incubator and Mancini. Mr. Smith said they are still moving forward.

Mr. Grimsley added that we will begin to focus on key areas of transportation, education, healthcare, agribusiness and onboarding of new businesses. We also need to develop a program within the office for onboarding of new members.

6. FINANCIAL REPORT

1. Kristi Schierling -June 2022 EDC/IDA Financials

Calli Ward made a motion and was seconded by Courtney Green to approve the June 2022 EDC/IDA financials as presented.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Calli Ward, Board Member
SECONDER:	Courtney Green, Board Member
AYES:	Davis, Ward, Green, Mikell, Cherry

7. ANNOUNCEMENTS/OTHER BUSINESS/PUBLIC COMMENTS

Noey Flores spoke
Lee Mikell spoke

8. ADJOURNMENT