

**DEVELOPMENT AUTHORITY OF CLAYTON COUNTY,
REDEVELOPMENT AUTHORITY OF CLAYTON COUNTY,
AND
URBAN REDEVELOPMENT AGENCY OF CLAYTON COUNTY**

MINUTES OF SPECIAL CALLED MEETING

WEDNESDAY, FEBRUARY 5, 2025

The special called session meeting of the Development Authority of Clayton County, Redevelopment Authority of Clayton County, and Urban Redevelopment Agency of Clayton County was held on Wednesday, February 5, 2025, at 9:00 a.m., at the Harry S. Downs Continuing Education Center at Clayton State University, 2000 Clayton State Blvd., Morrow, GA 30260.

Members present at the meeting were Dr. Harrison Braddy, Chair (arrived 9:27 a.m.); Randy Burton, Vice-Chair; Terry Baskin, Secretary/Treasurer; Emma Godbee; Dr. Tim Hynes; Ramona Thurman Bivins (arrived 10:14 a.m.); and Jean-Pierre Bourget. Also present was Authority counsel, M. Michelle Youngblood; and Somanetha Moulate, assistant to the Chairman. Portions of the meeting were attended by Erica Rocker, Kayla Chase, Brandon McCarden, Isaiah Riley, Commissioner DeMont Davis, and Tim Chason. Also present were members of the public.

Call to Order and Invocation

Vice-Chair Burton called the meeting to order at 9:09 a.m. and called on Terry Baskin for the invocation.

Approval of the Agenda

Vice-Chair Burton presented the agenda. After a general discussion, upon motion by Tim Hynes, seconded by Terry Baskin, it was unanimously:

RESOLVED: That the agenda was unanimously approved as presented.
(Vote 5-0-0; Dr. Braddy and Ramona Bivins not present.)

1. 2024 Retrospective

Vice-Chair Burton reviewed the activities of 2024, including issuance of \$238 million in bond financing for Toto and a new intergovernmental agreement with Clayton County

2. 2025 Comprehensive Economic and Strategic Planning

Erica Rocker, Clayton County Office of Economic Development, introduced her team: Kayla Chase, Brandon McCarden, and Isaiah Riley. They displayed an award-winning

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presentation showcasing Clayton County, discussed the top 10 employers in the county, and reviewed upcoming events.

They also reviewed the 2021 Strategic Economic Development Plan prepared by CREST at Clayton State University, paid for by Authority, and adopted by the Board of Commissioners. They reported that the County's Comprehensive Land Use Plan is being updated, and the County's zoning code will be updated in the near future.

Ms. Rocker reminded the Board that the County had purchased a building a couple of years ago for the development of a Small Business Incubator. However, the available SPLOST funds are insufficient to complete the renovations.

Commissioner DeMont Davis discussed his number one priority, which is to foster a healthy relation between the Board of Commissioners, the Development Authority, and the Housing Authority. His plan for District 4 is to focus on attracting technology, medical technology, entertainment, and restaurants.

3. 2025 Budget Review

Dr. Braddy presented the proposed 2025 budget. He noted that the Authority bookkeeper is still working on finalizing the FY2024 numbers. He expects the budget to be presented for approval at the Authority's regular monthly meeting in February.

4. Executive Session

Dr. Braddy reported that there was a need for an executive session to discuss personnel matters. Upon motion by Randy Burton, seconded by Ramona Bivins, it was unanimous.

RESOLVED: To adjourn into executive session for the purpose of discussing personnel matters.

Whereupon, the meeting adjourned into executive session at 2:12 p.m.

The open meeting reconvened at 3:52 p.m.

5. Training

Authority counsel reported that the new Board members are required to complete a full day of training in the first twelve (12) months following their appointment. She has provided information on upcoming training opportunities to new Board members Ramona Bivins and Jean-Pierre Bourget. She reported that, beginning in July, all other Board members will be required to

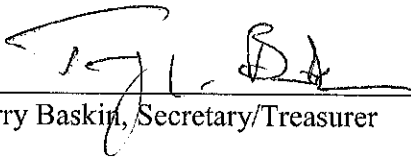
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complete two (2) hours of continuing training each year. Dr. Braddy anticipates holding a special called meeting later in the year to satisfy this requirement.

Dr. Braddy inquired whether there was any further business to come before the Authority. There being none, after a general discussion, upon motion by Ramona Bivins, seconded by Dr. Tim Hynes, it was unanimously:

RESOLVED: That the meeting be adjourned.

Whereupon, the meeting adjourned at 4:07 p.m.



Terry Baskin, Secretary/Treasurer

OR

Ramona Thurman Bivins, Assistant Secretary/Treasurer