

# Economic Development Authority of **Claxton & EVANS COUNTY**

**Members Present:** Marshall Smith, Terry Branch, Jimmy Sands, Chad Hethcox, Larry Anderson, Michael Smith, Keith Dixon

**Members Absent:** Hub Daniel, Joe Watkins

**Others Present:** Mary Kathryn Griffin, Director

The called meeting of the Economic Development Authority of Claxton & Evans County, herein referred to as the EDA, was held at Claxton City Hall Thursday, February 8, 2019. EDA Chairman Marshall Smith called the meeting to order at 10:01 a.m.

- Larry Anderson delivered the invocation.
- Keith Dixon made a motion to accept the agenda with a second from Chad Hethcox. The motion carried.
- Chairman Smith turned the meeting over the Ms. Griffin. Ms. Griffin opened the discussion with a letter from Mr. Bill Callaway.
  - o The letter stated that "...Todd Padgett Housing Center in Evans County will create not less than 14 new jobs, all of which pay above minimum wages, and will generate substantial tax revenue to the County in sales tax revenues, since the County gets \$0.04 of the \$0.08 sales tax paid, and 100% of the ad valorem taxes on the inventory of home. It would also put the HWY 280 property back on the tax digest."
  - o Chad Hethcox and Keith Dixon expressed their desire to draw up a contract that holds Todd Padgett Housing Center accountable for presentation and upkeep of the property.
  - o Keith Dixon asked the board if this project could be perceived as a conflict of interest due to the attorney representing both parties. Discussion continued.
  - o Ms. Griffin reported that last meeting, she was asked to have the land appraised and generate a value that Todd Padgett Housing Center could create. She stated that the real property tax value with an inventory assuming \$350,000.00 over five years would amount to \$38,025.00. Ms. Griffin continued stating that in her research, an average lot for sale of mobile homes is five (5) acres with 20-22 homes. Base salary for an employee working at a mobile home lot is \$24,000.00.

- Chairman Smith reminded the board that the prospect is willing to lease or purchase the property.
- Keith Dixon made a motion to sell the 20.26 acres at the assessed price with covenants on the land OR offer the land for lease for three (3) years. Michael Smith seconded the motion. Motion carried unanimously.

With no further information/business to discuss, the meeting was adjourned at 10:45 a.m.

Respectfully submitted by:

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Mary Kathryn Griffin