

MINUTES

Middle Georgia Regional Commission
Council Meeting
Thursday, March 9, 2017, 6:00 p.m.
175 Emery Highway, Suite C, Macon, Georgia

MEMBERS PRESENT

BALDWIN COUNTY

John Westmoreland
Richard Mullins
Derek Williams
Denese Shinholster

CRAWFORD COUNTY

Charles Westberry
Paul Chapman
Becky Smith
Robert Ray
Brent Lowe

HOUSTON COUNTY

John Harley
George Slappey
Tommy Stalnaker
Clifford Holmes

JONES COUNTY

Jimmy Roberts
Frank Duke
Chris Weidner
Francis Adams

MACON-BIBB COUNTY

Robert Reichert
Isaac Culver

MONROE COUNTY

Gregory Tapley

Eric Wilson
Richard Bazemore
Melvin Lawrence
Edd Norris

PEACH COUNTY

Martin Moseley
James Richardson
Carolyn Biggs
Barbara Williams

PULASKI COUNTY

Tim Young
Lee Slade
Butch Hall
James Colson

PUTNAM COUNTY

Walter Rocker
Billy Webster
Gary Sanders

TWIGGS COUNTY

Katherine Epps
Shannon Hart

WILKINSON COUNTY

Marty Dominy
Mark Dupree
Charles Brack
C.L. Brooks
Emma Bacon

MIDDLE GEORGIA

Charles Sims

GUESTS PRESENT:

Roger Bacon - Mayor, City of Irwinton

Andrew Ross - Field Representative for Senator Johnny Isakson

Greg Ziesenhene - Field Representative for Senator David Perdue

Shavonda Hill - Field Representative for Sanford Bishop

Carolyn Dallas - Field Representative for Jody Hice

Bubber Epps - Georgia State Representative,
District 144

STAFF PRESENT:

Laura Mathis – Executive Director

Brent Lanford – Deputy Director

Terrilyn Hannah – Director of Workforce

Michelle Grembowski – Director of Information Technology

Julie Hall - Director of Area Agency on Aging

Greg Boike – Director of Public Administration

Jen Doran – Office Manager

Britt Aliperti- Government Services Specialist

Jasmine Campbell - Government Services Specialist

Kayleigh Sullivan - Government Services Specialist

Brittany Bullock - Government Services Specialist

Marsellas Williams - Government Services Specialist

Robert O’Neill – GIS Analyst

Matt Garvin – Director of Finance

Kevin Brown – Attorney

Kim Stanton – Executive Assistant

CALL TO ORDER

Council Chairman Butch Hall called the March 9, 2017, meeting to order at 6:00 p.m.

ROLL CALL

Executive Assistant Kim Stanton indicated that a quorum was present with 24 voting and 19 non-voting members present.

OPENING CEREMONIES

a. Invocation and Pledge of Allegiance

Houston County Council Member Clifford Holmes gave the invocation and the Council followed with the Pledge of Allegiance.

b. Welcome

Council Chairman Butch Hall welcomed everyone to the March 9, 2017, Council meeting.

c. Introduction of New Members/Guests

Council Chairman Butch Hall acknowledged the following guests at the Regional Commission Council Meeting:

Roger Bacon - Mayor, City of Irwinton

Andrew Ross - Field Representative for Senator Johnny Isakson

Greg Ziesenhene - Field Representative for Senator David Perdue

Shavonda Hill - Field Representative for Sanford Bishop

Carolyn Dallas - Field Representative for Jody Hice

Bubber Epps - Georgia State

Representative, District 144

STANDARD ORDER OF BUSINESS

a. Approval of Minutes of February 9, 2017, Council meeting

There were no corrections to the minutes of the February 9, 2017, Council meeting. They were unanimously approved on a motion by Eric Wilson and second by Mark Dupree.

b. Report of the Executive Committee

Vice-Chairman Robert Reichert reported that the Executive Committee met on February 27, 2017, to consider several matters. Twelve of the fifteen members were present.

Mayor Reichert reported that as the Loan Review Committee for the Economic Development Administration Revolving Loan Fund (EDA RLF) program, two delinquent loans were discussed. Action was taken to declare EDA Loans 56 and 86 as uncollectable. The Executive Committee approved charging off \$580,427.35 associated with the two loans for FY 2017. This action will also increase the allowance for doubtful accounts by \$79,029.07. This action by the Executive Committee does not require ratification by the Council; however, Mayor Reichert presented a

motion to ratify the actions on EDA Loans 56 and 86; seconded by Greg Tapley and approved by the Council.

Mayor Reichert also reported that the Executive Committee went into closed session to meet with Legal Counsel regarding administrative proceedings. No action was taken during the closed session; however, the Executive Committee did approve several items associated with Georgia Small Business Lender (GSBL) in open meeting. Since the action is significant and beyond the role of the Executive Committee as the Loan Review Committee for the EDA RLF, Council approval is requested.

Mayor Reichert reported that federal regulations have increased dramatically with lending institutions over the last several years. The GSBL Board of Directors, the Regional Commission management team, and Council leadership have been discussing the ability of GSBL to be successful in the new 504 regulatory environment. The GSBL Board has requested discontinuance of operations and passed a resolution to dissolve GSBL and transfer the existing SBA 504 loans to Capital Partners; the SBA 504 loan program will continue to be available to Middle Georgia. Mayor Reichert reiterated all the good that the program has done over the years and presented the following resolution.

WHEREAS: Georgia Small Business Lender (GSBL) was created in 1982 by the Middle Georgia Area Planning and Development Commission (predecessor of the Middle Georgia Regional Commission) for the purposes of becoming a Certified Development Corporation (CDC) to administer the SBA 503/504 loan program; and

WHEREAS: Between 1992 and 2003, the loan programs offered by GSBL expanded to include the Economic Development Administration (EDA) Revolving Loan Fund, USDA Revolving Loan Fund, Rural Healthcare Revolving Loan Fund and USDA Microloan Revolving Loan Fund; and

WHEREAS: Through the various loan programs, GSBL has grown the economy of Middle Georgia through private investment and job creation;

WHEREAS: GSBL and MGRC acknowledged the importance of the program as a job creation and economic development tool; therefore, MGRC has subsidized the GSBL operations since its inception when program revenue was not sufficient to cover costs; and

WHEREAS: Over the past two years, the GSBL Board has taken several measures in accordance with the enhanced compliance regulations issued by the Small Business Administration (SBA); and

WHEREAS: The regulations for SBA Certified Development Corporations now require CDCs to be solvent and independent; and

WHEREAS: The Board of Directors of Georgia Small Business Lender, after much consideration and evaluation, have determined that GSBL does not meet the solvency and independence requirements of SBA and does not have the adequate resources to do so; and

WHEREAS: On February 15, 2017, the Board of Directors of Georgia Small Business Lender passed a resolution outlining several actions intended to cease the operations of GSBL, subject to the concurrence of the Middle Georgia Regional Commission, the Small Business Administration and other entities.

NOW THEREFORE BE IT HEREBY RESOLVED that the Middle Georgia Regional Commission approve the following actions as requested by GSBL:

- a. The Transfer/Merger the 504 Program to Capital Partners;
- b. The surrender of the USDA microloan program;
- c. The repayment in full of the USDA Intermediary Relending Program loan through all resources available;
- d. The dissolution of GSBL as a legal entity;
- e. The transfer of all GSBL assets to MGRC.

BE IT FURTHER RESOLVED that the Middle Georgia Regional Commission commits to continue the EDA Revolving Loan Fund program as a valuable tool to support economic development; and

BE IT FURTHER RESOLVED that the Middle Georgia Regional Commission will create a new fund to support economic development, private investment and job creation in the middle Georgia region to be presented and adopted by the Council. The fund would be established with the residual assets of GSBL and grow with all future revenues from the outstanding USDA and Healthcare loans and used in accordance with investment guidelines to be developed by the Middle Georgia Regional Commission.

Robert Reichert made a motion for Council to ratify the action of the Executive Committee regarding the GSBL loan program and second by Mark Dupree.

- c. Old Business

None

- d. New Business

- i. Local Assistance Requests

Britt Aliperti presented the following local assistance requests that have been received since the February Council meeting:

- Community:** **Baldwin County**
Project Description: Assistance with the submission of the county's Comprehensive Plan.
- Community:** **City of Byron**
Project Description: Assistance with the preparation for a PlanFirst Program application.
- Community:** **City of Byron**
Project Description: Assistance with the preparation of a GICH application.
- Community:** **Crawford County**
Project Description: Assistance with the preparation for a PlanFirst Community application.
- Community:** **Crawford County**
Project Description: Assistance with developing an RFP for a Design Architect to assist with the move of the county offices to the local CGTC campus that they will take possession of on July 1, 2017.
- Community:** **Crawford County**
Project Description: Assistance with developing a solar panel fee schedule.
- Community:** **Crawford County**
Project Description: Assistance in determining options to build a new jail to replace current jail that is at full capacity.
- Community:** **Crawford County**
Project Description: Assistance with the preparation and submission of a Georgia Transportation Infrastructure Bank grant.
- Community:** **City of Eatonton**
Project Description: Assistance with amending the city's Revitalization Area Strategy map and updating the Urban Redevelopment Plan.
- Community:** **City of Eatonton**
Project Description: Assistance with completing a Local Update Consensus Address (LUCA) form.
- Community:** **City of Eatonton**
Project Description: Assistance with procuring new computer hardware and peripherals for the City Hall.
- Community:** **City of Forsyth**
Project Description: Assistance with GDOT Multi-modal, City Hall RFP, Recreation Master Plan URA Amendment & OZ Application, CDBG Application

Community: **City of Fort Valley**
Project Description: Assistance with the preparation of a grant for the Fort Valley Utility Commission to run a sewer line for a new development site for a Truck Stop on the Hwy 49/341 By-pass.

Community: **City of Fort Valley**
Project Description: Assistance with the Regional Transportation Sales Tax Call for projects.

Community: **Town of Ivey**
Project Description: Assistance with researching grant opportunities

Community: **City of Jeffersonville**
Project Description: Assistance with the preparation and submission of a Kaboom Grant.

Community: **City of Jeffersonville**
Project Description: Assistance with updating the city's ordinances

Community: **Jones County**
Project Description: Assistance with the submission and preparation of GDOT Multi-modal App; GTIB Application; Million Mile Greenway Grant; Literacy Arts Touring Program; Street Outreach Program

Community: **Macon-Bibb County**
Project Description: Assistance with completing a Local Update Consensus Address (LUCA) form.

Community: **Macon-Bibb County**
Project Description: Assistance with the decision-making process of the possible merger of Municipal Court with State Court of Bibb County.

Community: **Monroe County**
Project Description: Assistance with researching rates used by ambulance services of similar scope to Monroe County.

Community: **Peach County**
Project Description: Assistance with the submission of the County Joint Comprehensive Plan and County's Service Delivery Strategy.

Community: **Peach County**
Project Description: Assistance with developing an RFP for a Transit Third Party Operator to contract with Middle Georgia Community Action Agency.

Community: **Peach County**
Project Description: Assistance with the submission of a Georgia Transportation Infrastructure Bank (GTIB) Grant.

Community: Putnam County

Project Description: Assistance with the planning and development of Tax Allocation Districts (TAD) in Putnam County.

Community: Town of Toombsboro

Project Description: Assistance with the preparation of an application to the USDA Police Vehicle Grant.

Britt Aliperti also reported on a project which was previously approved and has been completed.

- The Agency on Aging has implemented two models of sustainability to support our wellness programs. We are proud to report that these two sustainability models have achieved over \$10,000 a year in financial support through in-kind assistance. This helps support programs including Chronic Disease Self-Management, Tai Chi, A Matter of Balance, and Diabetes Self-Management.

The local assistance requests were unanimously approved on a motion by Greg Tapley and second by Walter Rucker.

ii. Approval of Regional Priorities

Greg Boike reported that the contract for planning services between the Middle Georgia Regional Commission and the Georgia Department of Community Affairs (DCA) requires the submission of Regional Priorities. According to the guidance from DCA, these priorities should:

- Be based on issues and opportunities identified in a local or regional plan.
- Be important enough to warrant the Governor's attention (and the attention of state agency heads and other officials who serve on the Commission on Regional Planning).
- Be current, meaning that the issue hasn't yet been addressed.
- Be actionable, in that the state agencies can do something to address or clarify the issue.

The attached Regional Priorities have been prepared for your consideration. They are not listed in ranked priority. The priorities, as summarized below are:

- Protect and sustain Robins Air Force Base;
- Preserve and capitalize on our natural and cultural resources;
- Maintain and enhance regional transportation infrastructure;
- Diversify the regional economy;
- Provide a skilled workforce to meet the employment needs of regional industry;
- Alleviate blight and invest in community development; and
- Ensure support services for the aging population.

The Regional Priorities 2017-2018 was unanimously approved as presented on a motion by Mark Dupree and second by Gary Sanders.

GOOD OF THE ORDER

a. Executive Director's Report

Ms. Mathis presented the Executive Director's report with updates since the February meeting.

- Updates to the five-year Comprehensive Economic Development Strategy has been initiated.
- March 31, 2017, is the deadline to submit success stories to the state.
- Information will be forthcoming to the local governments for the next two-day community planning workshop.
- The kickoff of the MGRLC program had 27 participants, which is funded through the Department of Defense Office of Economic Adjustment grant, partnered with the Fanning Institute
- The kickoff meeting was held this week for the MAP21 Data Collection.
- The MGRC is planning for the Senior Expo to be held at the fairgrounds in Perry, Georgia, May 18, 2017.
- The project submissions deadline for the regional transportation sales tax is April 14, 2017.
- MGRC is working on the CDBG's and other projects that are due in March.

ANNOUNCEMENTS

- a. Next MGRC meeting April 13, 2017
- b. Annual Forsythia Festival will be held March 10 – 12, 2017 in Forsyth, GA
- c. Third Annual State Banana Pudding Festival will be held April 29, 2017, in Irwinton, GA

ADJOURN

There being no further business, the March Council meeting was adjourned until April 13, 2017.