

FINAL MINUTES OF THE JANUARY 18, 2007, MEETING OF
THE MADISON COUNTY ECONOMIC DEVELOPMENT AUTHORITY
HELD AND CONDUCTED ON THE 18TH DAY OF JANUARY 2007,
AT 8:30 A.M.
IN THE MCEDA CONFERENCE ROOM
OF THE 1855 COURTHOUSE IN CANTON, MISSISSIPPI

The meeting of the Madison County Economic Development Authority was conducted on the 18th day of January, 2007, at 8:30 a.m. in the 1855 Courthouse in the City of Canton.

Members Present: Chip Estes, Thomas Johnson, Barbara Gray, Dick Hutchinson, Deborah Martin and John Almond. Also present were Tim Coursey, Lenita Knight, Mitch Stringer and Attorney Leslie Scott.

Guests: Charles Williford, Chad Wages, Tom Bryant, Melissa Andrew Ujifusi and Elizabeth Raley.

At 8:30 a.m., Chairman Estes announced that the members present constituted a quorum and declared the special meeting duly convened and directed that the notice for the special meeting be filed with the minutes.

Mr. Johnson made a motion to adopt the agenda. After a second by Ms. Martin, the motion was unanimously approved.

Ms. Martin made a motion to adopt the November 15, 2006, November 28, 2006 and December 11, 2006 minutes. After a second by Mr. Johnson, the motion was unanimously approved.

Ms. Raley thanked everyone for attending the Madison County Foundation Christmas Gathering. She stated that the next Foundation board meeting would take place on January 18, 2007. She also reported that planning initiatives will take place earlier than usual this year and that the Foundation plans to revisit all past initiatives.

Mr. Coursey reported that PK USA has completed work on the driveway at their facility at their own expense. The total cost of the concrete repairs was approximately \$100,000.00.

Mr. Coursey also presented a letter from the town of Flora requesting help with the lobbying effort to get positive legislation on the impact fee issue. It was suggested that this is an issue for the Madison County Board of Supervisors. Mr. Estes suggest that Tim discuss this issue further with Mayor Greaves to get some clarification on the issue from his perspective.

Ms. Martin stated that she does not see MCEDA having a role in this. It was then suggested that MCEDA request that Mayor Greaves state the intent of this letter in writing. It is the direction of the MCEDA Board that Mr. Coursey will talk with Mr. Taggart and Mayor Greaves to look at the legislation. It was stated that if MCEDA is going to take a stand on this issue, MCEDA needs to know the position of the Board of Supervisors.

Mr. Coursey has discussed the remodeling of the Historic Courthouse with Donnie Caughman. As a result, Mr. Caughman has asked MCEDA to assist in identifying funding sources for the repairs and in applying for those funds.

Mr. Charles Williford presented the General Professional Service Agreement with new rates for Williford, Gearhart & Knight, Inc. These rates would be applicable should MCEDA choose to use their professional engineering services in the future. The MCEDA board will review the agreement and bring it up for approval at the next board meeting.

Attorney Leslie Scott stated that there was nothing to report at this time.

Mr. Coursey stated that Mr. Harrington can not make our regular scheduled MCEDA Board meetings because his company's board meets on the same day, the third Thursday of each month. The MCEDA board suggests changing the MCEDA monthly Board meetings to the second Thursday of each month.

Mr. Hutchinson made a contingent motion to change the scheduled date for MCEDA monthly board meetings from the third Thursday of each month to the second Thursday of each month. After a second by Ms. Martin, the motion was unanimously approved.

Mr. Coursey stated the City of Madison sent a letter of thanks for MCEDA's support of the Town Center.

Mr. Coursey reported that because of our budget funding deficit, MCEDA would supplement the millage amounts received from the county with monies from the construction account to equal the total proposed budget. Ms. Gray made a motion that MCEDA would supplement the difference between what the Madison County Board of Supervisors contributes to the millage account and the amount needed to reach the budget. After a second by Ms. Martin, the motion was unanimously approved.

Mr. Coursey requested the authorization of \$2,000.00 to update the visual display system in the boardroom. Mr. Estes suggested that Mr. Coursey come back with a specific list of the items that would be needed, believing that perhaps \$2,000.00 would not be enough to cover the cost.

Mr. Coursey also requested the approval of the purchase of a refrigerator for the MCEDA break room. Ms. Martin made a motion to approve the purchase of a refrigerator for the MCEDA break room. After a second by Mr. Johnson, the motion was unanimously approved.

Mr. Coursey also stated that the staff would have a plumber to extend a water line to the break room.

The next MCEDA Board Meeting is scheduled for Tuesday, February 13, 2007.

Mr. Coursey requested a blanket approval of travel requests for all MCEDA Board members for the MEDC Winter Conference. Ms. Martin made a motion to approve blanket approval for all MCEDA Board members to the MEDC Winter Conference. After a second by Ms. Gray, the motion was unanimously approved.

Mr. Tom Bryant, Mr. Charles Williford, Mr. Kirk Craig and Mr. Chad Wages representing the Madison County Engineering Group, Inc. presented the final report for the Northeast Madison County Economic Development Initiative. The PowerPoint presentation used was the same presentation given at the Northeast Madison County Final Public Meeting. The Madison County Engineering Group, Inc. would like for the MCEDA Board to review and accept the final report. Following the approval the report will be presented to the press for news release.

The Madison County Engineering Group, Inc. also would like to meet with the Madison County Board of Supervisors to present a copy of the final report.

It was mentioned that the study will affect less than 2% of the land mass in the Northeast Madison County Area. The responsibility of the MCEDA Board is to make sure that equal opportunity for economic development is provided for this area of the county in proportion to opportunities offered in the past for the southern part of the county.

The MCEDA board will provide Congressman Thompson a copy of the report and a personal briefing. Also, if Federal money is received to further this project, it will be necessary to issue an RFP for engineering and consulting services.

Ms. Raley commended the engineering group for a great job and requested a presentation from the engineers or Mr. Coursey to be presented to the Madison County Foundation. It was stated that the Foundation would be invited to attend the public meeting with the Madison County Board of Supervisors once it has been scheduled.

Mr. Coursey reported that lobbyist registration has been completed on a State level for Tim Coursey, Lenita Knight and Mitch Stringer. These individuals were not registered on a Federal level because of numerous restrictions.

Mr. Stringer reported that preparation for a resource guide for existing industry has begun. He also reported that the new LOIS building website for the Mississippi Development Authority is up and running and the Madison County available buildings are included on this website. The BRE program has had a successful start. Leavitt Tube is the first industry visit, followed by SEC. Ms. Martin stated that this program will help us to see problems before they happen and as a result, possibly help to influence companies to remain in Madison County.

There was a motion and second to go into closed session for the purpose of discussing the need for an Executive Session to address possible land sales and potential litigation. The motion passed unanimously. There was then a discussion of the need to go into Executive Session to consider the aforementioned, at the conclusion of which there was a motion by Mr. Johnson and a second by Ms. Gray to do so. This motion was adopted unanimously. Chairman Estes then opened the meeting to announce publicly that the Board was going into Executive Session to discuss possible land sales and litigation. Chairman Estes convened an Executive Session for this purpose.

Mr. Johnson made a motion to adjourn Executive Session. After a second by Ms. Martin, there was a unanimous vote to adjourn the Executive Session and reconvene the open session. The following actions taken in Executive Session were then reported by the Chair:

It is the direction of the MCEDA Board that Attorney Leslie Scott will gather House and Senate bills regarding eminent domain and send them to staff for distribution to the MCEDA Board. Attorney Scott will also begin to draft a lease agreement for the project discussed in Executive Session.

Ms Gray made a motion to lease land as requested for a term of 40 years with the stipulation to return the Property to MCEDA at lease end. After a second by Ms. Martin, the motion was unanimously approved.

Mr. Coursey will work with Attorney Scott to draft a MOU which will be presented to the MCEDA Board for approval.

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Mr. Johnson made a motion to approve \$5,000.00 for marketing and development of land at Sowell interchange. The money will be matched with private dollars and grant funds (if awarded) for a total project cost of \$20,000.00. After a second by Ms. Martin, the motion was unanimously approved.

MCEDA will be on the Madison County Board of Supervisor's meeting agenda Monday, January 22 between 10:00 and 11:00 to discuss the NBAF project.

At 11:25 a.m., upon a motion made by Mr. Johnson, seconded by Ms. Gray and unanimously adopted, the meeting was adjourned.

Bryan "Chip" Estes, Chairman

ATTEST:

Deborah Martin, Secretary-Treasurer