

**GREENE COUNTY DEVELOPMENT AUTHORITY
MEETING MINUTES**

**Tuesday, November 14, 2023 8:00 a.m.
Greene County Administration Building
Commission Conference Room
1034 Silver Drive, Greensboro, GA 30642.**

Members present were Scott Tolleson (Chairman), Rabun Neal, Sam Young (Secretary), Vincent Lewis, Dee Lindsey, Mark Lipscomb. Others present were David DuBois (Economic Development Director), Dick Schmidt (Attorney), Mark Schulz (Chairman-Greene County Republican Party), Bart VanStekelenburg, Brett Henderson, Maureen Stratton, Justin Golshir, Jamie Boswell, John Boswell, Maureen Stratton, Azariah Chester (Georgia State student).

I. Call to Order

Chairman Tolleson called the meeting to order at 8:05 am.

II. Approval of September 12, 2023 Minutes

Minutes of September 12, 2023 meeting reviewed by board members.

MOTION: Motion to approve the minutes of the September 12, 2023 meeting was made by Vincent Lewis and seconded by Sam Young.

VOTE: Motion was approved by unanimous vote.

III. Review and Approval of Financial Reports for FY 2023 Year End (September) and October 2023

Financial reports for FY 2023 Year End (September) and October 2023 monthly statement were distributed for review for informational purposes only. Sam Young discussed details of the financial statements.

MOTION: Motion to approve financial reports for informational purposes only was made by Mark Lipscomb and seconded by Rabun Neal.

VOTE: Motion was approved by unanimous vote.

IV. Business Items

A. Consideration of resolution to approve McNair, McLemore, Middlebrooks & Co., Certified Public Accountants to provide annual financial audit services

MOTION: Motion to approve McNair, McLemore, Middlebrooks & Co., Certified Public Accountants, to provide annual financial audit services was made by Sam Young and seconded by Dee Lindsey.

VOTE: Motion was approved by unanimous vote.

V. Public Comments

There was a brief discussion about the proposed Green Gateway (Grind Capital) development regarding the traffic study that indicated a heavy increase in daily traffic volume.

Justin Golshir-present to meet board members; conversations with state regarding project; possibility of apartments; stated that traffic study was incorrect

Jamie Boswell-"GDOT says traffic is not a problem"

Bart VanStekelenburg-"concerned about potential traffic problems caused by logistics warehouse"

Brett Henderson-Hilltop Acres planned housing development with 140 single family homes, 50-60 townhomes, starting price around \$300 k; very concerned about traffic on adjacent property from proposed project Greene Gateway affecting quality of life in planned housing development
Sam Young-asked Justin Golshir about building modular apartments
Justin Golshir-"possible"
Dee Lindsey-asked about status of annexation process
Scott Tolleson-Green Gateway project causes concerns about heavy traffic on I-44/South Main
Dick Schmidt-heavy traffic during rush hour is a concern; Morgan County experiencing heavy traffic from similar development; how will increased traffic affect living here
Vincent Lewis-traffic counts from proposed Green Gateway development are concerning
Azariah Chester-thanked the development authority and said the meeting was interesting

VI. Executive Session

There was a need for an executive session to discuss land disposition in the Greene County Industrial Park.

MOTION: Motion to enter executive session was made by Dee Lindsey and seconded by Sam Young.

VOTE: Motion was approved by unanimous vote.

Executive Session began at 8:30 am and was completed.

MOTION: Motion to end executive session was made by Vincent Lewis and seconded by Dee Lindsey.

VOTE: Motion was approved by unanimous vote.

VII. Adjourn

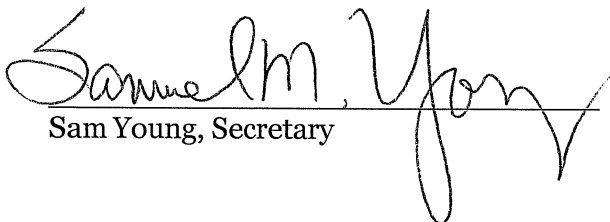
Chairman Tolleson asked if there was any further discussion needed and called for a motion to adjourn meeting.

MOTION: Motion to adjourn meeting was made by Rabun Neal and seconded by Mark Lipscomb.

VOTE: Motion was approved by unanimous vote.

I, Sam Young, Secretary of the Greene County Development Authority, do hereby certify that the foregoing pages constitute a true and correct copy of the session minutes of the Greene County Development Authority meeting held on Tuesday, November 14, 2023.

This the 12th day of December, 2023.


Sam Young, Secretary