

GEORGIA MOUNTAINS REGIONAL COMMISSION  
EXECUTIVE COMMITTEE MEETING

The Smith House Restaurant  
Dahlonega, GA  
September 26, 2013

MINUTES

The GMRC Executive Committee met on Thursday, September 26, 2013, 5:30 p.m. at the Smith House Restaurant in Dahlonega, Georgia. The meeting was hosted by Lumpkin County and City of Dahlonega.

CALL TO ORDER

Chairman Sam Norton called the meeting to order and thanked everyone for attending. The following members were present:

Executive Committee Present

Sam Norton, Chairman  
Dean Scarborough, Vice Chairman  
George Wangemann, Secretary  
Mike Berg  
Bill Chafin  
Jim Conley  
Rex Farmer  
Leslie George  
L.J. Harrison  
J.B. Jones  
Lamar Paris  
David Stovall

GMRC Staff Present

W. Danny Lewis, Executive Director  
Peggy Lovell, Executive Assistant  
Kevin Tallant, Attorney  
Adam Hazell, Planning Director

CONSIDERATION OF MINUTES OF PREVIOUS MEETING

Chairman Norton asked for consideration of the minutes of the August 29, 2013 Executive Committee Meeting. Motion for approval of the minutes was made by Dean Scarborough, seconded by Jim Conley, and motion carried unanimously.

REPORTS

Executive Director's Comments

Executive Director Danny Lewis discussed with the Executive Committee that when the Regional Commission took over Workforce Development (WD) it was stated in the Bylaws that the Executive Director could sign checks up to \$10,000. With the WD Program, invoices for books and materials exceeded that amount so the Bylaws were amended to allow the Executive

Director to sign check up to \$25,000. Now the RC is processing invoices for the DHS Transit Services for our region. Ten of the counties use T&T Transportation for the transit program and their checks are exceeding \$25,000. Mr. Lewis asked how to handle this. GMRC Attorney Kevin Tallant stated that to amend the Bylaws the amendment would need to be sent to the Council ten days prior to voting and since the October meeting is only two weeks away that would be almost impossible. He suggested that instead of amending the Bylaws that maybe there needs to be a Procurement Policy written. In the Procurement Policy, stipulations could be made as to what actions needed to be taken for different scenarios on checks, such as, possibly requiring additional signatures on checks with exceeded amounts. But due to time constraints, the Council would need to approve this month and next month for the Executive Director to sign these checks until other procedures are approved. The Executive Committee discussed different options at length.

A motion was made by Bill Chafin to approve for the Executive Director to be able to sign the September transit check in the amount of \$68,000. Motion was seconded by David Stovall and motion passed unanimously.

Bill Chafin also made a motion to ask the Attorney to amend the Bylaws and to draft a Procurement Policy for the Council's consideration. J.B. Jones seconded the motion and vote was unanimous.

## OLD BUSINESS

### Council Training

Certificates will be presented to the Council Members that attended the Council Training. There were 14 new Council Members that completed the training.

### Consideration of CEDS Document

The Community Economic Development Strategies (CEDS) document was presented to the Executive Committee at the August meeting for their review. This document contains also the Planning Annual Work program. GMRC was the first to combine these two documents. Chairman Norton asked if there were any questions or discussion on the document. Bill Chafin made a motion to approve the CEDS document. Motion was seconded by Mike Berg and motion carried unanimously.

### Annual Meeting Report

Leslie George reported that the entertainment for the Annual Meeting has been confirmed and other arrangements have been set. Ms. George asked each Executive Committee Member to secure one sponsor for this year's event.

## NEW BUSINESS

### RLF Update

The Revolving Loan Fund (RLF) Committee met prior to the Executive Committee Meeting and approved two loans. Committee Chairman Jim Conley stated that one loan was approved for

\$52,500 that will allow an insurance agency to buy property and relocate their office in Gainesville. The other loan that was approved is for a restaurant in Gainesville, which already has one loan and was securing a second loan of \$20,000, to locate another restaurant in the local mall. The Loan Committee has been very active the last few months.

CLOSED EXECUTIVE SESSION

Chairman Norton stated that the Executive Committee needed to go into Closed Executive Session to discuss possible litigation and real estate acquisition. Leslie George made a motion to go into Closed Executive Session allowed by OCGA 50-14-4 and motion was seconded by Dean Scarborough. Motion was unanimous.

After discussion, a motion was made by David Stovall and was seconded by Dean Scarborough to end the Closed Executive Session and the Executive Committee would reconvene and at that time the Chairman execute an affidavit stating the subject matter of the closed portion of the meeting. (Affidavit attached)

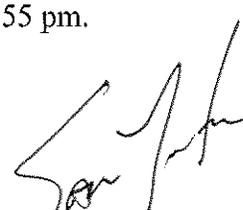
Chairman Norton reported that two items were discussed in the Closed Session and action needed to be taken.

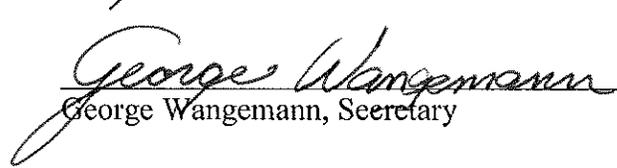
The Landlord for the Workforce Development Office on Hilton Drive has asked if he would be allowed to show the office space to potential tenants while occupied by staff. Leslie George made a motion to allow the Landlord to show the building with the stipulations that GMRC has 12 hour notice and a member of the GMRC Management Team accompany them for security reasons. Motion was seconded by Rex Farmer and motion passed unanimously.

The second item was to establish a group of three members to negotiate for the Council in order to negotiate without have to wait for the Council's monthly meetings. The group would negotiate and when they feel that they have the best deal, then they would bring it to the Council. It was recommended that Council Members Mike Berg, David Stovall, and Sam Norton serve on the negotiating team to act on behalf of the Council until a contractual motion or a motion to commence with litigation is needed This motion was made by Dean Scarborough and seconded by Bill Chafin. Motion passed unanimously.

ADJOURNMENT

Meeting was recessed to the Council Meeting at 5:55 pm.

  
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Sam Norton, Chairman

  
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George Wangemann, Secretary

# AFFIDAVIT

Personally appeared before me the undersigned attesting officer, duly authorized to administer oath, Sam Norton, who, after being duly sworn, deposes and on oath states the following:

5) I was the presiding officer of an Executive Committee meeting of the Georgia Mountains Regional Commission held on the 26<sup>th</sup> day of Sept., 2013.

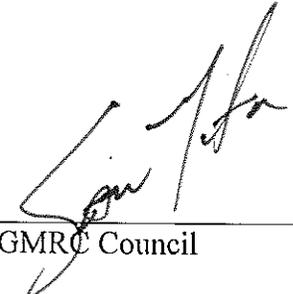
6) That it is my understanding that O.C.G.A. §50-14-4(b) provides as follows:

When any meeting of an agency is closed to the public pursuant to subsection (a) of this Code section, the chairperson or other person presiding over such meeting shall execute and file with the official minutes of the meeting a notarized affidavit stating under oath that the subject matter of the meeting or the closed portion thereof was devoted to matters within the exceptions provided by law and identifying the specific relevant exception.

7) The subject matter of the closed meeting held on the 26<sup>th</sup> day of Sept., 2013, which was closed for the purpose(s) of:  
 Personnel  Real Estate  Litigation as allowed by O.C.G.A., Title 50, Chapter 14, was devoted to matters within those exceptions and as provided by law.

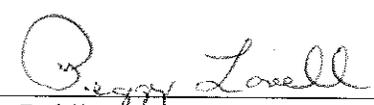
8) This affidavit is being executed for the purpose of complying with the mandate of O.C.G.A. §50-17-4(b) that such an affidavit be executed.

This 26<sup>th</sup> day of Sept., 2013.

  
\_\_\_\_\_  
Chair, GMRC Council

Sworn to and subscribed before me

this 26<sup>th</sup> day of Sept., 2013

  
\_\_\_\_\_  
Notary Public