



WALKER COUNTY DEVELOPMENT AUTHORITY

101 South Duke St.
P.O. Box 445
LaFayette, GA 30728
706.924.0099

Andy Arnold (Chair)
Max Morrison (Vice-Chair)
Jim Cole (Secretary/Treasurer)
Evitte Parrish

Mark Chandler
Angie Teems
Stephanie Watkins (Executive Director)

Minutes of the Regular Meeting **June 10, 2025**

I. Call to order at 10:01 a.m. by Andy Arnold

Present: Chair Andy Arnold, Vice Chair Max Morrison, Mark Chandler, County Commission Chair Angie Teems, Executive Director Stephanie Watkins, and Development Authority Attorney David Gottlieb. Others present: see attached sign-in sheet.

Absent: Secretary/Treasurer Jim Cole; Evitte Parrish

II. Invocation given by Max Morrison

III. Approval of the Agenda

Motion: County Commission Chair Angie Teems made a motion to approve the agenda, seconded by Mark Chandler, 4 ayes and 0 nays, motion carried.

IV. Approval of Minutes

A. May 13, 2025

Motion: Max Morrison made a motion to approve the minutes, seconded by County Commission Chair Angie Teems, 4 ayes and 0 nays, motion carried.

V. Financial Report

In the absence of Secretary/Treasurer Jim Cole, Chairman Andy Arnold called on Executive Director Stephanie Watkins to give the financial report as provided by Mr. Cole. Executive Director Watkins presented the attached financial report as of May 31, 2025.

Motion: County Commission Chair Angie Teems made a motion to approve the financial report, seconded by Mark Chandler, 4 ayes and 0 nays, motion carried.

VI. Executive Director's Report

Executive Director Stephanie Watkins stated that two existing industries participated in Project Purpose. She mentioned the opportunity to tour Plant Bowen with Georgia Power's Economic Development Team and Georgia Department of Economic Development Statewide Project Managers. Executive Director Watkins then gave an update on the Board of Commissioners Meeting regarding the rezone request of the property within the Walker County Business Park. She stated that the request was approved with the condition of a 200ft vegetative buffer along the property line on Glass Road and any property that abuts the property not owned by the Development Authority. Executive Director Watkins then mentioned the proposal from last month's meeting received from Kimley-Horn to engineer a

road that would access the new 100-acre parcel in the Park. The Board agreed to move forward with that proposal. Executive Director Watkins then shared with the Board that the consulting contract with Robert Wardlaw will end at the end of June and he wanted to express his thanks for the opportunity to consult with the Development Authority and would still be available should she or the Board need him.

VII. Presentations

None

VIII. Executive Session

Chairman Andy Arnold sought a motion to enter into Executive Session to discuss real estate and potential litigation.

Motion: Max Morrison made a motion to enter into Executive Session, seconded by County Commission Chair Angie Teems, 4 ayes and 0 nays, motion carried.

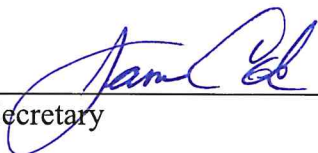
Motion: County Commission Chair Angie Teems made a motion to exit Executive Session and re-enter into the Regular Meeting, seconded by Mark Chandler, 4 ayes and 0 nays, motion carried.

IX. Georgia Source Proposal

Chairman Andy Arnold shared with Georgia Source representatives that the Board was in agreement that the offer of \$10,000 per acre was too low for the property in the Northwest Georgia Business & Industrial Park and that the Board was open to their making another offer keeping in mind that the current asking price is set at \$65,000 per acre.

X. Adjournment

With no further business to come before the Board, the meeting was adjourned at 11:23 p.m.



Secretary

Date

Minutes prepared by: Executive Director, Stephanie Watkins