

**MINUTES**  
**HARRISON COUNTY DEVELOPMENT COMMISSION**  
**March 17, 2020**

A regularly scheduled meeting of the Harrison County Development Commission was called to order at 8:17 am on Tuesday, March 17<sup>th</sup>, 2020 at Harrison County Development Commission, Gulfport, Mississippi.

The Commissioners present were: President Frankie Castiglia, Jimmy Levens, Mike Leonard, Brian Gollott, and Jennifer Burke. Via phone conference: John "Shorty" Sneed, Warren Conway, Sharon Bentz Mustered, Rip Daniels, Windy Swetman and Mark Schloegel.

Commissioners Absent: Frank Bordeaux.

The staff members present were: Executive Director Bill Lavers, Lori Frazier, Gia Blackwell and Michelle McGraw as recording secretary.

Consultants present: Legal Counsel Jim Simpson, Don Clark with DCC Consultants, and Ron Jenkins Engineering Consultant.

The media was notified of this meeting via the Sun Herald and our <http://mscoast.org> website.

**I. INVOCATION AND PLEDGE – OPEN MEETING & CALL TO ORDER**

After the Invocation and pledge, President Frankie Castiglia opened the meeting and called to order at this time, and acknowledged the public notice was given.

**II. AGENDA ADJUSTMENTS**

President Frankie Castiglia announced the following adjustments:

- Executive Session regarding a land sale.

The Motion was made by Commissioner Jimmy Levens to amend the agenda and it was seconded by Commissioner Jennifer Burke. There was no discussion. The Motion received the affirmative vote of the Commissioner as follows:

Yeas: 11 - Jimmy Levens, Brian Gollott, Mike Leonard, Frankie Castiglia, Jennifer Burke, Rip Daniels, Windy Swetman, John "Shorty" Sneed, Warren Conway, Sharon Bentz Mustered, and Mark Schloegel

Nays: 0

- Resolution to award tank painting bid.
- Resolution to award the pump station 4 bid.
- Resolution for Summerfield Senior Living of Gulfport, LLC Tax Abatement.
- Request to go into an executive session was made for two items for the purpose of a prospective purchase, sale or leasing of lands and personnel.

The Motion was made by Commissioner Jimmy Levens to amend the agenda and it was seconded by Commissioner Jennifer Burke. There was no discussion. The Motion received the affirmative vote of the Commissioner as follows:

Yeas: 11 - Jimmy Levens, Brian Gollott, Mike Leonard, Frankie Castiglia, Jennifer Burke, Rip Daniels, Windy Swetman, John "Shorty" Sneed, Warren Conway, Sharon Bentz Mustered, and Mark Schloegel

Nays: 0

### **III. GUESTS / COMMENTS**

Machado Patano, PLLC, Johny Atherton and Michael Letort were present.

### **IV. MEETING MINUTES**

The Motion was made by Commissioner Jimmy Levens to approve the Feb 18<sup>th</sup>, 2020 meeting minutes. Commissioner Mike Leonard seconded the Motion. There was no discussion, and the Motion received the affirmative vote of the Commissioners as follows:

Yeas: 11 - Jimmy Levens, Brian Gollott, Mike Leonard, Frankie Castiglia, Jennifer Burke, Rip Daniels, Windy Swetman, John "Shorty" Sneed, Warren Conway, Sharon Bentz Mustered, and Mark Schloegel

Nays: 0

### **INTRODUCTION OF GUESTS**

David Machado of Machado Patano, PLLC provided a USB drive with a PowerPoint presentation along with a paper version. He went page by page through the presentation and answered any questions.

### **EXECUTIVE SESSION**

The Motion was made by Commissioner John Shorty Sneed to go into a closed executive session and it was seconded by Commissioner Jimmy Levens. There was no discussion. The Motion received the affirmative vote of the Commissioners as follows:

Yeas: 11 - Jimmy Levens, Brian Gollott, Mike Leonard, Frankie Castiglia, Jennifer Burke, Rip Daniels, Windy Swetman, John "Shorty" Sneed, Warren Conway, Sharon Bentz Mustered, and Mark Schloegel

Nays: 0

The executive session began at 8:38 am and ended at 8:56 am. No action was taken. President Frankie Castiglia reopened the meeting at 9:00 am.

#### V. *Vote Items*

- **Land Sale 2 acres in Long Beach to Dirt & Demolition** - The Motion was made by Commissioner Jimmy Levens to approve and it was seconded by Commissioner Jennifer Burke. There was no discussion, and the Motion received the affirmative roll call vote of the Commissioners as follows:

Yeas: 11 - Jimmy Levens, Brian Gollott, Mike Leonard, Frankie Castiglia, Jennifer Burke, Rip Daniels, Windy Swetman, John "Shorty" Sneed, Warren Conway, Sharon Bentz Mustered, and Mark Schloegel

Nays: 0

- **1636 Pops Ferry Rd Purchase Offer for \$965,000.00** - President Frankie Castiglia stated the offer amount now equals the appraisal amount and the revision was added that states the buyer agrees to give tenants 12 months of no rent increase and opt out at any time with no penalties

John Shorty Sneed asked if John Felsher was the buyer, Executive Bill Lavers answered yes, the purchase offered by Water Acquisition Group LLC., and it's for a Medical facility moving their headquarters to Mississippi. John Felsher is assisting in the transaction.

The Motion was made by Commissioner Jimmy Levens to approve and it was seconded by Commissioner Mike Leonard. There was no discussion, and the Motion received the affirmative roll call vote of the Commissioners as follows:

Yeas: 10 - Jimmy Levens, Brian Gollott, Mike Leonard, Frankie Castiglia, Jennifer Burke, Rip Daniels, John "Shorty" Sneed, Warren Conway, Sharon Bentz Mustered, and Mark Schloegel

Nays: 1 - Windy Swetman

- **Lease Agreement for Project Wahoo** - Item tabled due to edits needed to finalize the lease agreement.
- **Resolution to award tank painting bid to Tank Pro** - Bill Lavers stated we had budgeted and approved in the budget about \$620,000.00 to get this done and after bidding and negotiating a couple of things we got it down to \$486,000.00 saving the taxpayers money. Thanks to Gia Blackwell and following the processes in place it paid off.

The Motion was made by Commissioner Jimmy Levens to approve and it was seconded by Commissioner Mike Leonard. There was no discussion, and the Motion received the affirmative roll call vote of the Commissioners as follows:

Yeas: 11 - Jimmy Levens, Brian Gollott, Mike Leonard, Frankie Castiglia, Jennifer Burke, Rip Daniels, Windy Swetman, John "Shorty" Sneed, Warren Conway, Sharon Bentz Mustered, and Mark Schloegel

Nays: 0

- **Resolution to award the pump station 4 bid** - The Motion was made by Commissioner Jimmy Levens to approve and it was seconded by Commissioner Mike Leonard. There was no discussion, and the Motion received the affirmative roll call vote of the Commissioners as follows:

Yeas: 11 - Jimmy Levens, Brian Gollott, Mike Leonard, Frankie Castiglia, Jennifer Burke, Rip Daniels, Windy Swetman, John "Shorty" Sneed, Warren Conway, Sharon Bentz Mustered, and Mark Schloegel

Nays: 0

#### **Finance (Burke, Chairman)**

- **Financial Statements and Claims for February Exhibit E & F -**

Commissioner Jennifer Burke reviewed the financials and did not see anything out of the ordinary. She stated we would need a budget adjustment made for water and sewer since we had 2 engineering consultants on board both Don Clark and Ron Jenkins.

Commissioner Jennifer Burke made a Motion to approve Exhibits E Commissioner Jimmy Levens seconded the Motion. There was no discussion, all in favor of Ayed and the Motion carried.

Commissioner Jennifer Burke reviewed the Claims and mentioned we added a lot of interns under operations but did not see anything out of the ordinary. She mentioned some travel expense reimbursement and rentals needed and payments made to contractors used.

Commissioner Mike Leonard asked about the Rapiscan Golf Tournament we sponsored and also the Shuckers tickets if we should ask for a refund or not. Commissioner Windy Swetman brought up that we needed to help our businesses in a time of need and work with them and not ask for a refund right away.

Commissioner Jennifer Burke made a Motion to approve Exhibits F Commissioner Mike Leonard seconded the Motion. There was no discussion, all in favor of Ayed and the Motion carried.

### **COMMITTEE ACTIVITIES**

#### **A. Marketing & Industrial**

- Seaforce Banquet postponed.

- Groundbreaking Ceremony for Camp Bow Wow Cancelled.

## COMMITTEE ACTIVITIES

### B. Administrative, Engineering & Maintenance

- Smart Meter Bid has posted. Commissioner Mike Leonard asked how we came up with a number of 400 meters. Consultant Ron Jenkins answered that is the current number of meters we currently read.

Commissioner Warren Conway asked a question regarding the bid timeline and possible shutdown due to the Coronavirus outbreak. Consultant Jim Simpson answered we have to abide by the statutory deadlines. Discussions took place on the pandemic and how it will affect our economy and small businesses and we were all concerned.

### VI. Directors Report

Bill Lavers gave his report.

### VII. Old/New Business

Reschedule the March 30th E & M meeting to April 13th, 2020.

### VIII. Legal

Nothing at this time.

### IX. **Announcements/Notices**

- **Next Board of Commission Meeting: April 14, 2020 @ 8:15 a.m.**

Commissioner Jennifer Burke stated New Orleans has shut down and how we need to keep an eye on this and take this Coronavirus very seriously.

### X. ADJOURN

There being no further business to come before the Commission, Commissioner Frankie Castiglia made a Motion to adjourn and it was seconded by Commissioner Jimmy Levens. The meeting was adjourned 9:34 am.



Frankie Castiglia, President



Frank Bordeaux, Secretary