



McPherson Implementing Local Redevelopment Authority

Executive Committee Meeting June 15, 2017

A meeting of the Executive Committee of the McPherson Implementing Local Redevelopment Authority (Fort Mac LRA) was held on Thursday, June 15, 2017 at 1794 Walker Avenue SW, Atlanta, GA 30310.

Board Members:

Felker Ward, Jr., Chairman
Richard Holmes, Vice Chair
Aaron Watson, Treasurer
Chandra Houston, Secretary
Fletcher Thornton

Other Board Members:

Sondra Rhoades-Johnson
Joyce Sheperd, Councilmember, City of Atlanta
Thomas Weyandt

Staff, Legal Counsel and Others:

Brian Hooker, Fort Mac LRA
Sandra Tennyson, Fort Mac LRA
Arthur Mallard, Fort Mac LRA
Denise Perkins-Griffith, Fort Mac LRA
Robert Mosby, Fort Mac LRA
Pete Hayley, Fort Mac LRA
Kenneth Neighbor, Attorney, Greenberg Traurig

Guests:

Quinton Spann, Office of Commissioner Russell McMurry, DOT
John Vanbrunt, Office of Commissioner Camila Knowles, Community Affairs
Clara Axam, Clarification & Mediation
Byron Marshall, Integrated Public Management Solutions
Walter Huntley, Huntley & Associates

Chairman Ward called the meeting to order at approximately 1:03pm

Announcements and Welcome:

The Chairman thanked the audience for their continued support.

Mr. Brian Hooker, Executive Director, provided a safety briefing and thanked Sondra Rhodes-Johnson and Quinton Spann for agreeing to serve as the designated CPR administrators in case of an emergency.

Approval of Agenda:

The Chairman recommended the approval of the agenda. A motion was properly made and seconded. Approval was unanimous.

Public Comment:

Ms. Judy Walker, an Oakland City resident for the past 36 years, a pioneer and an advocate for energizing the Community Engagement Subcommittee, stated that while she had noticed some improved dialogue between Fort Mac LRA and the community, more efforts to involve the community, including a seat on the board for a community member, are needed.

Item No.6: Resolution- Authorization of Security Services Agreement:

Mr. Arthur Mallard, Director of Real Estate and Economic Development informed the committee that on May 17, 2017 staff had advertised and submitted a RFP for new security services proposals with a turnaround of May 25, 2017. Mr. Mallard stated that several companies had responded and on June 5, 2017 each of the companies were interviewed by staff. The consensus after interviewing all qualified candidates was that Security Innovations Protective Services, LLC was the best choice.

After Q & A from the committee, the Chairman recommended the acceptance of the Resolution. A motion was properly made and seconded. Approval was unanimous.

Item No.7: Resolution- Authorization of Landscaping Services Agreement:

Mr. Mallard informed the committee that on May 17, 2017 staff had advertised and submitted a RFP for new grounds keeping proposals with a turnaround of May 25, 2017. Mr. Mallard stated that several companies had responded and on June 6, 2017 each of the companies were interviewed by staff. The consensus after interviewing all qualified candidates was that Red Rock Global, LLC was the preferred choice.

After Q & A from the committee, the Chairman recommended the acceptance of the Resolution. A motion was properly made and seconded. Approval was unanimous.

Item No.8: Insurance Package Presentation;

Ms. Denise Perkins-Griffith, Director of Administration & Risk Management, gave a brief presentation on the 2017 & 2018 Insurance Policy Register. Ms. Perkins-Griffith explained that coverage for unoccupied buildings was slightly higher than those that were

occupied. Ms. Perkins-Griffith also noted that there was a reduction from the 2017 policy coverage.

Item No. 9: Resolution- Authorization of Insurance Package;

Mr. Hooker explained to the committee that staff had prepared a Resolution for the approval of the Insurance Package for Fiscal Year 2017 and Other Official Actions and that staff was asking the committee for approval to move forward with the Resolution.

The Chairman recommended the acceptance of the Resolution. A motion was properly made and seconded. Approval was unanimous.

Item No. 10: Strategic Planning Findings;

Mr. Hooker, introduced Ms. Clara Axam, Mr. Byron Marshall and Mr. Walter Huntley the team of Integrated Public Management Solutions to update the committee on their Strategic Planning Findings:

Ms. Clara Axam gave a detailed Strategic Planning Update report to the committee based on their study. The presentation included the following points:

- Organizational Structure and Staffing: (What role the Authority should play in the redevelopment)
- Companion Organization
- Public Development Authority
- Development Responsibilities
- Non-Profit Organization
- Relationship of Companion Organizations
- Engagement Plan
- The Authority's role in the development

Item No. 12: Executive Session (1.) Real Estate Matters (2.) Personnel Matters:

The Chairman asked for a motion to convene to Executive Session and to reconvene to open session to approve and vote on matters before the Executive Committee at that time. A motion to approve was properly made and seconded. Approval was unanimous.

The Chairman read the following statement:

“Ladies and Gentlemen:

In accordance with O.C.G.A. Section 50-14-4(B), A quorum of the McPherson Implementing LRA Executive Committee is present and has agreed to enter into executive session by a majority vote. The purpose for the closed section is for members to (1) deliberate regarding the acquisition of interest in real estate, (2) deliberate concerning personnel matters. The specific reasons for the closed session will be entered in the official minutes and a notarized affidavit will be executed stating that the executive session was devoted to matters within the exceptions provided by law.”

After the Chairman read the statement a motion to approve was properly made and seconded. Approval was unanimous.

The Executive Committee went into Executive Session for approximately 2hrs and 57 minutes.

After the Executive Session ended a motion to reopen to the public was properly made and seconded. Approval was unanimous.

Motion to return to Open Session:

The Chairman asked for a motion to go back into open session. A motion was properly made and seconded. Approval was unanimous.

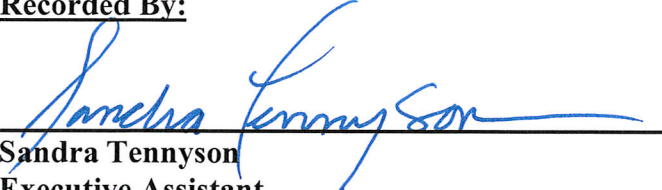
The Chairman noted that Real Estate Acquisition and Personnel matters were discussed during the Executive Session.

Adjournment:

A motion to adjourn was properly made and seconded. Approval was unanimous. The meeting was adjourned at approximately 5:12pm.


(signatures follow)

Recorded By:



Sandra Tennyson
Executive Assistant

Approved By



Brian C. Hooker
Executive Director

OPEN MEETINGS AFFIDAVIT

PERSONALLY, APPEARED before the undersigned attesting officer, duly authorized to administer oaths, Felker Ward, Jr., who, after being duly sworn in, deposes and on oath states the following:

- (1) I was the presiding officer of McPherson Implementing Local Redevelopment Authority (the "Authority") held on the 15th day of June 2017.

- (2) I have been advised that *O.C.G.A* § 50-14-4(b) requires that when any meeting of the Authority is closed in accordance with an exception to the Open Meetings Law that:
 - (i) the specific reason for the closure is to be entered upon the official minutes of the meeting;
 - (ii) the meeting is be closed only upon a majority vote of a quorum present for the meeting;
 - (iii) the minutes are to reflect the names of the members present and those voting for closure; and
 - (iv) the person presiding over the meeting is to 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.

- (3) The subject matter of the closed meeting or closed portion of the meeting held on the 15th day of June 2017 which was closed for the purpose of:

X DELIBERATION REGARDING REAL ESTATE MATTERS

X DELIBERATION REGARDING PERSONNEL MATTERS

DELIBERATION REGARDING ACQUISITION/DISPOSITION OF INTEREST IN REAL ESTATE

(To be spread on minutes upon conclusion of disposition of interest in real estate)

DELIBERATION REGARDING EXISTING LITIGATION OR OTHER LEGAL MATTERS

ATTORNEY-CLIENT COMMUNICATION

as allowed by *O.C.G. A.*, Title 50, Chapter 14 and was devoted to matters within those exceptions and as provided by law.

(4) This affidavit is being executed for the purpose of complying with the mandate of O.C.G.A. § 50-14-4(b) that such an affidavit be executed.

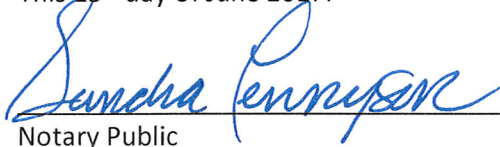
This 15th day of June 2017.



Felker Ward, Jr., Presiding Officer

Sworn and subscribed before me
This 15th day of June 2017.

Witnessed:



Notary Public

(SEAL)



Witness

my Commission
expires on 4/20/2019