



McPherson Implementing Local Redevelopment Authority

**Finance Committee Meeting
October 20, 2016**

A meeting of the Finance Committee of the McPherson Implementing Local Redevelopment Authority (Fort Mac LRA) was held on Thursday, October 20, 2016 at 1794 Walker Avenue, SW, Atlanta, GA 30310.

Committee Members:

Aaron Watson, Chairman
Sondra Rhoades- Johnson
Thomas Weyandt

Other Board Members:

Felker Ward
Joyce Sheperd
Park Cannon
Sharonda Hubbard

Staff, Legal Counsel and Others:

Brian Hooker, Fort Mac LRA
Sandra Tennyson, Fort Mac LRA
Denise Perkins-Griffith, Fort Mac LRA
Arthur Mallard, Fort Mac LRA
Pete Hayley, Fort Mac LRA
Robert Mosby, Fort Mac LRA
Eboni Carter, Fort Mac LRA Fellow
Peter Andrews, Attorney Greenberg Traurig

Guests:

Christopher Coxel
Irene J. Cole

Announcements and Welcome:

The Chairman called the Fort Mac LRA Finance Committee meeting to order at approximately 1:06 P.M.

Chairman Watson welcomed everyone to the meeting.

Ms. Denise Perkins-Griffith provided a safety briefing describing the location of exits, fire extinguishers and restrooms in this facility and instructed that in the event of an emergency Fort Mac LRA Security must be called immediately after calling 911.

Approval of Agenda:

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

Approval of Minutes:

Chairman Watson recommended the approval of the September 15, 2016 minutes. A motion to approve was properly made and seconded. Approval was unanimous.

Public Comment:

No one signed in for public comment.

Item: 6: Grants Update & Discussion:

Mr. Robert Mosby, Senior Accountant Manager, noted the application for the 2017 fiscal year for OEA has been approved for the total requested amount of \$1,492,768.00. Mr. Mosby also stated that we have \$250k from the City of Atlanta and \$83,814.00 from license fees. The balance of \$39,382.00 will be collected in the coming months to cover the OEA local match requirement.

Mr. Pete Hayley, Director of Program Management, informed the board that in their packet is boilerplate text for grant applications and a list of various grants that staff will be making application for the 2017 fiscal year. Mr. Hayley also informed the board that the Economic Development Agency Grant application has moved to the final stage and that staff is working on that now. Mr. Hayley also mentioned that they are looking at ARC for planning and design dollars.

Item: No: 7: Statement of Support-Formation of 501c3:

Mr. Brian Hooker, Executive Director, asked the committee for their support in the creation of a non-profit foundation and its members for among other things, to serve as a catalyst for the funding or implementation of the redevelopment of neighborhoods and commercial areas located within the impacted areas described in the LCI plan or otherwise identified by the Authority.

Chairman Watson recommended to the committee to present this to the full board when they convened. A motion to approve was properly made and seconded. Approval was unanimous.

Item: No. 8: Financial Update:

Mr. Mosby gave a report to the committee, which showed the OEA Grant Revenue variance and it also showed revenue from licensing (filming and parking) that was generated in August that was not budgeted. A detailed spreadsheet was included in the committee's packet.

Item: No.9: Presentation-FY16 Audit:

Mr. Greg Ellison, Auditor, from Banks, Finley, White & Co., gave a detailed report to the committee which included an independent auditor report the Financial Statements, scope of the audit, auditor's responsibility, other reports required by GSA, statement of net position and other expenses. There was also a single audit because Fort Mac receives Federal funds over \$750k and no deficiencies were found. There was a question as to whether Fort Mac LRA will be considered a low-risk auditee for the 2017 fiscal year.

Mr. Ellison stated the acceptable standard and quality were used by Fort Mac LRA and there were no difficulties in performing the audit and that a management representation of letter must be signed and lastly a form must be submitted to the Federal Clearance house for 2016.

Item: No.10: Resolution-Acceptance of Audit:

Chairman Watson recommended to the committee to accept the Audit findings and present it to the full board for their approval. Mr. Thomas Weyandt suggested that this be delayed until the low-risk auditee standard question was addressed. A motion was properly made and seconded. Approval was unanimous.

Item: No. 11: Presentation -Turner Agassi Introduction:

Mr. Hooker introduced Mr. Alex Shaw, with Turner-Agassi Charter School Facilities Fund. Mr. Shaw gave a brief synopsis of their organization, stating that their goal is to provide top-tier charter school operators with access to great facilities, and let them focus on what they do best: educating children. Mr. Shaw informed the committee that what Turner-Agassi does is to provide facilities specialist nationwide and they provide 100 % of the project costs.

Chairman Watson raised a question regarding how this fits in with the adopted LCI plan. He also asked how much space this project would occupy.

Mr. Thomas Weyandt informed the committee that a thorough presentation was presented to the Development Committee at their last meeting during the Executive Session.

Mr. Hooker stated that what staff is asking of the committee is for their approval to enter into a non-binding MOU with Turner Agassi.

Item: No. 12: Resolution-TACSFF MOU:

The Chairman recommended the motion to move this item to the Executive Session. A was motion to approve was properly made and seconded. Approval was unanimous.

Item: No. 13: Procurement Update:

Below is an update that Mr. Hooker gave to the committee on the various Procurements that are active, pending and in process.

- Duplexes, (status is active) board has authorized and staff has interviewed respondents and the finalist will be interviewed on November 2nd.
- Strategic Planner, (status active) this contract is ready to be executed.
- FiberNet, (status pending) the board has authorized and a draft was developed with the City of Atlanta's DIT consultants.
- Security, (status pending) staff is asking for a 6-month extension to the current contract.
- Landscaping (status pending) staff is asking for a 6-month extension to the current contract.
- Salvage—Property Removal (status pending) staff is asking for authorization from the board to contract a provider to remove items from the FORSCOM building and other buildings on the property.
- Surplus Property Removal (status pending) staff is asking for authorization for non-profit organization to remove furniture in smaller buildings at their expense.
- Event Planner (status in process) board had approved the issuance of the RFP and staff has identified a finalist and staff is working on completion of event schedule, budget and sponsorship solicitation package.
- VA Road Extension status (in process) staff is asking for a 10% increase in the original cost of the VA Road due to unexpected change orders.

Item; No. 14: Resolution-Pre-Authorization of Security Procurement:

Mr. Hooker stated staff is asking for the approval to negotiate a 6-month extension on the Security current contract.

The Chairman recommended this item be moved to the full board for further discussion. A motion to approve was properly made and seconded. Approval was unanimous.

Item No.15: Resolution-Pre-Authorization of Landscaping Procurement:

Mr. Hooker stated staff is asking for the approval to negotiate a 6-month extension on the Landscaping current contract.

The Chairman recommended this item be moved to the full board for further discussion. A motion to approve was properly made and seconded. Approval was unanimous.

Item: No.16: Resolution-Pre-Authorization of Salvage Procurement:

Mr. Hooker stated that staff is asking the committee for authorization to advertise an RFP for Salvage Property removal.

The Chairman recommended this item be moved to the full board for further discussion. A motion to approve was properly made and seconded. Approval was unanimous.

Item: No. 17: Resolution-Pre-Authorization of Surplus Procurement:

Mr. Hooker stated that staff is asking the committee for authorization to advertise an RFP for Surplus Removal.

The Chairman recommended this item be moved to the full board for further discussion. A motion to approve was properly made and seconded. Approval was unanimous.

Item: No.18: Resolution-VA Road Extension Contract Amendment:

Mr. Hooker stated that staff is asking for an additional \$40,000.00 a 10% increase of the original amount due to unforeseen improvements required by the City of Atlanta and safety enhancements requested by VA

The Chairman recommended a motion to approve was properly made and seconded. Approval was unanimous.

Adjournment:

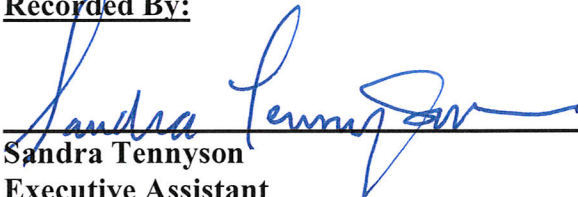
Prior to adjourning the meeting, Mr. Hooker reminded the committee that the Fall Festival would be held on Saturday, October 29th here on the grounds of Fort Mac and that he would encourage board members to attend if possible.

Mr. Hooker also mentioned that on Monday October 17th thru Wednesday October 19th the Associated Defense Communities (ADC) was hosted here in Atlanta at the Georgian Terrace Hotel in downtown Atlanta and that several board members and several staff members were in attendance. Mr. Hooker also mentioned that Mr. Patrick O'Brien, OEA's Director was in attendance as well as executive directors from other BRAC offices. Mr. Hooker stated that the conference was a little lighter attended than they hoped it to be. However, the highlight of the conference was the tour of Fort Gillem and Fort Mac, which included a tour of Tyler Perry's headquarters and property.

A motion to adjourn was properly made and seconded. Approval was unanimous. The meeting was adjourned at approximately 3:00 P.M


(signatures follow)

Recorded By:



Sandra Tennyson
Executive Assistant

Approved By:



Brian C. Hooker
Executive Director