

The Russell County Commission
Meeting Minutes
April 26th, 2017
9:30 A.M. EST

An adjourned meeting of the Russell County Commission was called to order, by Chair Martin.

The invocation was given by Grant Parker, Pastor of Epworth United Methodist Church.

The Pledge of Allegiance was led by Chair Martin.

FOP Lodge #14 President Gary Leeds formally thanked the Commission for their generous donation and their continue support of the local men and women of Law Enforcement. The Commission donation went toward local representatives to attend National Police Week Memorial.

Chair Martin thanked the Cable T.V. of East Alabama and the Citizen of East Alabama for their coverage of the Commission meeting. She also welcomed elected officials, department heads, media and guests.

The Commission roll was called. Members present were: Gentry Lee, Carl Currington, Chair Peggy Martin, Ronnie Reed, Cattie Epps, Chance Corbett and Larry Screws. Also present was the Attorney Kenneth Funderburk, and County Administrator LeAnn Horne, who kept the minutes.

A quorum was established.

Chair Martin requested a motion to approve the meeting agenda. Commissioner Lee motioned to approve the agenda with the deletion of the Russell County Soil and Water Conservation Proclamation and moving the Proposed Land Purchase to executive session. Seconded by Commissioner Epps. The vote was unanimous.

Chair Martin requested a motion to approve the April 12th meeting minutes. Commissioner Screws motioned to approve and was seconded by Commissioner Reed. The vote was unanimous.

Gary Leeds stated that each year the FOP Lodge #14 tries to help an organization within the Community. This year they wanted to help Beyond Expectations Outreach. They donated \$500 to help students with college. Commissioner Screws accepted the donation and explained that every year they try to help several of the area's college students with the purchase of their books. He thanked the FOP for their donation.

Administrator Horne informed the Commission two RFP Requests were received

from architects. The information has been sent to each Commissioner for review. Since there was not a work session, if the Commission agrees I would suggest they make a presentation at the next work session May 8th. The Commission agreed to have them present at that work session.

Parks and Recreational Director Bill Taylor was asked by Commissioner Screws to give an update concerning the Ladonia Sports Complex Meeting. The League President, Joey Knight reported financial reports for the football, baseball and concession stand accounts. There were questions at a recent meeting that the fields had been occupied by CR Baseball for practices leaving the younger players in youth leagues practicing late. Mr. Knight assured the Commission that youth leagues now are in the game season. The fields are fully occupied by league teams, Mondays, Tuesdays and Thursdays. This schedule does not leave time for CR Baseball to practice on the fields or late practices. The younger members had never been an issue with late practices.

Commissioner Screws: Mr. Taylor do you have a schedule for the games.

Mr. Taylor: I do.

Commissioner Lee: So information the Commission had been given at an earlier meeting was incorrect.

Mr. Knight: 90% of that information was incorrect.

Commissioner Reed: How much money is being made on the fields and where is the money going?

Mr. Knight: There has not been any money made on the fields.

Commissioner Reed: We need to collect revenue because they are using the utilities at the complex, which cost the Commission money.

Commissioner Currington asked if a refund had been issued to the Gains family.

Mr. Knight: It will be mailed today. The league policy is that there are no refunds. If you quit, you have forfeited the money.

Commissioner Currington: I know this is the middle of the season and if someone quits now; not in the beginning as Mr. Gains did. I was told that the league did not have a policy like that at the very beginning. If they left after the season begins, there were no refunds. He pulled his kids out before the season began; therefore, he should have gotten back all his money. At that time Mr. Gains did not have uniforms or anything.

Mr. Knight: From day one of league registration it was posted there are no refunds what-so-ever. Mr. Gains was mad because he was not picked to be a coach. I did make the decision to refund the uniform money, since he has not received those.

Commissioner Lee: Will the balance on the Little League go down due to expenses incurred during the season such as umpires, etc.

Mr. Knight: That it will go down to approximately \$7,000 or \$8,000.

Commissioner Screws: Mr. Taylor, do you have a copy of the league's policy?

Mr. Taylor: I do not.

Commissioner Screws: Do you think you need one?

Mr. Taylor: It would be beneficial in cases like this, but we would be delving into League business.

Commissioner Screws: Mr. Taylor, you are the Parks and Recs Director and you need to know.

Mr. Taylor: Yes, but in the past there have been no records of the Commission having any of the league policies for Seale or Ladonia. We can request one.

Commissioner Screws: Mr. Taylor in case this should happen again. You need to have an understanding of what should happen. Do you attend their meeting?

Mr. Taylor: No, I have not.

Commissioner Screws: Mr. Knight, do you have a problem with Mr. Taylor attending league meetings?

Mr. Knight: Not at all.

Commissioner Lee: You need to inform Mr. Taylor of meetings.

Commissioner Corbett: I thought Mr. Taylor said he could not go to the meeting.

Mr. Knight: I think that was what has been said.

Commissioner Lee: The Parks Director may not be a voting member, but as Parks and Recreation Director of Russell County he is responsible for the fields. The County should have someone in the meetings and our Parks and Recreational Director would be the logical person.

Mr. Knight: Once the season begins, there are not scheduled board meetings, unless a problem should come up that needs to be addressed.

Commissioner Screws: The County Parks Director should be involved even though you operate separately. He needs to know what is going on in case the Commission has a question; he should be able to answer it if we are not able to contact you.

Commissioner Lee agreed with Commissioner Screws and added that complaints come to the Commission, and if our Parks Director doesn't have the League's policies and procedures, then the Commission doesn't know if the league is following them or not.

Commissioner Epps: Who does the upkeep of the fields?

Mr. Knight: Parks and Recreation does.

Commissioner Epps: Does the County receive any revenue for that? We are taking care of the fields and the Director is not attending the meetings and he doesn't have a schedule, but you expect Mr. Taylor to do upkeep of the fields? I'm just trying to wrap my hands around what is actually being done. I thought it was one entity but there are 2 separate entities. You operate the fields, the County takes care of everything else, such as pay the utilities, put up the fences. Why is the County taking up all the expenses?

Commissioner Corbett: That was in the approved agreement. The problem that I have is Bill Taylor was told that he can't come to your meetings, Mr. Knight, and you are saying that is not true. We have been told there is no communication. Do you have any problem giving Mr. Taylor anything that he asks for communications wise or information wise?

Mr. Knight: No.

Commissioner Corbett: I'm getting confused, because we are hearing from Mr. Taylor that he can't work with you, he cannot get any information. Yet you seem prepared to give us anything that we want.

Commissioner Corbett: Mr. Taylor, I'm confused. Can you help me with this? Tell us in front of Mr. Knight if he has not been communicating with you and giving you what you need.

Mr. Taylor: That is not true; I have always said that we have always communicated even from the start.

Commissioner Corbett: So you didn't say that they would not let you come to their meetings?

Mr. Taylor: No.

Commissioner Corbett: Ok.

Mr. Knight: I think that was said by Mr. Frans.

Commissioner Corbett: Actually it wasn't. Mr. Taylor said it.

Mr. Taylor: I will say League meetings are their meetings. In order for me to come into one of their meetings, they would have to invite me.

Commissioner Corbett: You are Parks and Recs Director. I expect you to be at these meetings to figure out what is going on. You are coming to us saying you can't get the information; you can't get stuff done, but you are not going to the meetings and are not asking to go to the meetings.

When I was EMA Director, I went to every Fire Association Meeting, every meeting I could get into to do my job better. I asked to go to them. I didn't say if they want me to go they would call me. You have to go and get involved. This is not going well. We are throwing Mr. Knight under the bus because we are being told that he is not cooperating with you. That doesn't seem to be the case. Seems like he is cooperating fine.

Mr. Taylor: I never said that Mr. Knight did not cooperate with me.

Commissioner Lee: Let's say they are having a League meeting and they question whether this fence has a hole in it or water is not working. If you are not there then someone at that meeting would have to find you and ask you what the procedure for getting repairs. Then they have to have another meeting with that information, when if you were at the meeting you could answer it right then. It is very important that you attend those meetings.

Mr. Taylor: When you speak of holes in fences and things of that nature; I do those inspections myself along with my employees. That is part of our maintenance and that is part of the agreement ; that Parks and Recs will maintain and be responsible for these fields.

I don't expect for them to report to me with issues such as holes in the fence. That is my responsibility and that is how it's been. Mr. Knight can attest to that. If something breaks between my inspections and then he reports to me.

Commissioner Lee: It seems to me that we are getting resistance from a County Employee about attending meetings that are held on county property. I have a problem with that. Are there other Commissioners that feel like that?

Commissioner Epps: I have heard somewhere that the Director in the past has not been getting information that he needs. Talking about scheduling, who does the scheduling?

Commissioner Lee: The League does that.

Commissioner Epps: Mr. Knight, do you actually give Mr. Taylor a copy of that?

Sometimes a lack of communication can bring on a problem. Let's work together, keep an open dialog. We have talked 15 minutes on something I think could be resolved. All that I suggest is there be a better communication between the League and the Parks and Rec. Director, so we can go forward.

Commissioner Screws: The purpose of my placing this on the agenda is because I wanted to understand where we were. Last meeting there were things said and I did not hear whether if things were resolved. It seems that you have worked it out, so I'm fine with it. Maybe from this point forward communications will be done.

Commissioner Currington: I request that Mr. Taylor, the Chair, Vice Chair and Administrator Horne to meeting in the Administrator's office after this meeting. I do have something that I would like to discuss, in private with Mr. Taylor.

Commissioner Reed: We have beaten this horse to death. Maybe we should that agreement. The County is not making money off those fields.

Attorney Funderburk: There is a provision for money to be made off of one thing that I have not heard discussed. There are monies that have been paid; that's for sure.

Commissioner Corbett: We are not in the business to make money. We are in the business to have recreation for our kids. So, it's not about, making money. Every time we get up here we talk about making money.

I'm concerned about communications that is going on here, because we are being told they are not cooperating and being told schedules are not being provided or letting our Director in the meetings. If that is not the case, then we are being told wrong. I don't know, but believe me I'm going to do my homework on this. I always do. I'm not happy right now, because it seems we are not getting what we are supposed to be getting in the sense that we are getting bad information. All I want is for Ladonia and all our facilities to prosper in the sense that we have a good safe place for our kids to go to and play. I saw some disturbing pictures that were shared with me yesterday about Ladonia and its upkeep. I'm very disturbed that we stopped in the middle of baseball season and put a fence up on a field that did not need it and could have waited until the end of the season. I have some major issues right now and I am bottling them up, because I was hard on the last director. I'm trying not to always be the bad on one department, but we have to get it right. We are not doing what we need to do for these kids. I'm ashamed of what we are doing right now.

Mr. Knight: I will take the fault for the fence. Mr. Taylor did ask me if I was ok with them doing the fence right now or do you want to wait until the end of the season. I asked how long did they say it would take. They said it would take 3 days on each field 4 days at the most. However, we are now in day 8.

Commissioner Corbett: Why did we not fire the contractor? If it was taking longer than they said. We have to keep a standard for our citizens. I'm tired of hearing from parents

and kids that we can't practice or play our games because they are taking the fences down. That doesn't make sense to me. The season will be over in a couple of weeks. Wait until the end to do that.

Mr. Knight: I did asked for field one. Mr. Taylor did agree to wait until after the season to replace the fence on field one, because we are in the heat of the season. There was no way we could do without that field for 8 days.

Commissioner Screws: Commissioner Currington, if you are going to have a meeting are you going to share with the other Commissioners what is being discussed?

Commissioner Currington: Not in public. We need to go into executive session so everyone will know at one time.

Commissioner Reed: I would like to say I'm not happy either. Maybe we need to shut Ladonia down until we get to the bottom of it.

Commissioner Screws: Since you have come to some type of an agreement; we are looking for better results between the two. So when questions are being asked, Mr. Taylor will be able to respond with an answer.

Mr. Knight: A letter of donation has been provided to you today for the scoreboard that the league purchased that was installed on field three. C.R. Baseball donated \$2,000 for the scoreboard and the rest was through private donations.

Commissioner Currington: Administrator Horne stated that we cannot take this up in executive session. So the problem I have will be discussed here.

I have asked for my signs to be placed marking the Ladonia Walking Trail since December. There are only two signs up as of today. Both signs say $\frac{1}{4}$ mile and I measured those there are only 988 feet. 1320 feet make a $\frac{1}{4}$ mile. There is not a starting point. I don't know how those signs were put up. I have asked repeatedly for us to work together to get the signs up and it has been five months now. People keep asking me about the markers.

I get two to three calls a week about the bathrooms on the property at Ladonia. They are a mess. If they pick up the trash at the end of each game and we are cleaning the bathrooms, why is dust 1 inch thick on the commodes and sinks and the floors are full of mud and other stuff. If Mr. Taylor is checking behind his people daily he would catch this. That is in my district and I have taken the heat on every bit of it. If you check the baby changers are broke. One of the bathroom stalls is out. I asked our Maintenance Director Mr. Sellers if they have been reported to him. None of this has been reported. I don't know how long they have been broken. It has been more than a week or two. That is my complaint and I would like for something to be done about it and a follow up on this. The \$1,100 of sod that was put in has not been watered and has died. The park is being let go and it is going down and we are paying someone to take care of it.

Commissioner Epps: Commissioner Currington, did the Director order these signs or are they personal signs?

Commissioner Currington: I asked the Director to order the signs in December. In February he had not ordered them. So, I had the Highway Department make new signs. I asked to have those installed for 5 months.

Commissioner Epps: I'm confused. The other Director we had complaints about. Our Director only has so many employees that he is working with. It seems every time we are talking about Ladonia. I am almost ready to agree with Commissioner Reed, now. We have talked about this for 25 minutes. I realize that we did not have a work session, but if you have hired someone to do a job then give them the opportunity to do the job. I'm not going to order signs for the Senior Center Walking Trail. That's not my job. That is why we have someone to do it for you. At that walking trail, since the lights went up and the county has really taken care of it and kept it clean. You can see it from the Highway. People are there all the time late at night and there is not one sign that tells how far they are walking. People just go down and walk. In my opinion we can take a mole hill and make a mountain out of it. We are sitting here complaining about stuff that maybe the Director doesn't have enough people to do all of these things. How many employees do you have Mr. Taylor to help you?

Mr. Taylor: Two.

Commissioner Epps: So you have to clean the bathrooms, cut the grass, put up the signs and we want it done instantly. Let's get real and take care of business.

Commissioner Reed: If you use the City of Phenix City's fields they get money out of it. They do not let you use their stuff for free, because they have to have people to keep up their fields. I think we should shut this place down. We can't have people going into dirty bathrooms.

Commissioner Corbett: So today, if the Courthouse bathrooms were dirty we should shut the courthouse down? No, you would get on your employees to make sure they were cleaned up. I don't understand the mind set here. If we see problems we need to address it. It seems like we have a lot of issues again. It's not about Ladonia.

Commissioner Epps, you are happy with the Ft. Mitchell because you have spent \$13,000 in lights, \$6,000 in exercise equipment, \$5,000 removing trees and every one of those were in violation of every policy that we have because he never told us they were doing it. We are not even following the bid laws when we buy fencing. You are happy because you are getting what you want.

Commissioner Epps: No. Ft. Mitchell doesn't have anything.

Commissioner Corbett: You were just talking about your walking trail with lights.

Commissioner Epps: Not what we need.

Commissioner Corbett: So instead of saying lets close a facility down because there is a dirty bathroom, how about we tell our employee to go clean the bathroom.

Mr. Taylor: May I address these issues.

The signs that Commissioner Currington is speaking about, the signs were ordered. And he ordered signs. These signs were ordered last fall for the Ladonia Walking Trails and also there were some ordered for the Senior Center Walking Trail. There are some ordered now for the Dixie Walking Trail.

The Ladonia Walking Trail signs say you have walked $\frac{1}{4}$ mile in distance and $\frac{1}{2}$ mile. We put up the entrance signs so people can see, and I just put up another one that says $\frac{1}{4}$ mile. The one that Commissioner Currington ordered are mile marker signs and there are a total of 24 of them. One says $\frac{1}{4}$ mile, $\frac{1}{2}$ mile, $\frac{3}{4}$ mile 1 mile, 1 $\frac{1}{4}$ mile, 1 $\frac{1}{2}$ mile, 1 $\frac{3}{4}$ mile and 2 miles. None of the distance from either route that you take, you can only get $\frac{1}{4}$ mile in distance. When you put up the signs that I ordered, I marked off a starting point at each of the front entrances. That is where the $\frac{1}{4}$ mile signs are placed now. One of the $\frac{1}{4}$ mile signs is one that Commissioner Currington ordered. It is impossible for us to put up 24 mile marker signs on a trail that is less than 1 mile. When I talked to Commissioner Currington and the man from the sign company our discussion was I was going to go back, which I am still in the process of, and make a templet so I can make a starting point and color coordinate them so people will understand that the distance that they walk and understand what the signs really mean. That is where we are with the signs. They are just additional signs within the walking trail. It's not that I am not doing what is being requested. I do not have a problem with the Commission giving me input and I want everyone to understand that. I'm not trying to do anything behind anyone's back. I'm doing everything openly and every penny that have spent out of my budget you can see, where it is and where it has been placed.

The bathrooms, within the contract agreements, the league is responsible for cleaning those bathrooms. If they tear up anything in those bathrooms, it is the leagues responsibility according to the contract. Also we do clean those bathrooms after every game. Not only do we clean them, we restock those bathrooms. I have also instructed my guys that it is our responsibility, because people look at those bathrooms as being the responsibility of the Commission and the Parks and Recreation Department. I would hate for my child or mother to go into these bathrooms and not have any tissue, paper towels, etc. So therefore, if the league doesn't restock them, we restock them.

Commissioner Reed: I'm not coming down on you, as far as I'm concerned you are doing an outstanding job. I'm tired of one Commissioner keep calling you on the phone and if he has a problem with you he needs to get with Administrator Horne. That is why everything gets out of order and miscommunicated. If there is anything going on, you need to get with Administrator Horne. Work it out, rather than one commissioner who keeps calling with a complaint. I have a problem with that.

Commissioner Lee: Commissioner Reed, you almost took the words right out of my mouth. This is way past protocol. The last time I looked the Parks and Recreations works for the Commission. Administrator Horne is the Commission's authority on all of this. All of these problems should be taken to her. If she can't work them out, then she should be the one to bring them to the Commission. The Commission does not need to be out here working with department heads, if you do you will have seven different bosses telling you what to do. That is why the only boss that he has is Administrator Horne. If they can't work it out, then she informs us. However, and she has seven bosses.

Commissioner Screws: Mr. Taylor, doing things for the parks should come through you. That is your responsibility, if there is a problem with a contractor, you and Administrator Horne should work it out. A Commissioner should never designate who should do whatever. So, it is your responsibility. If you have a job to do these are the list of contractors, do we need to bid this or which way do we need to go. Commissioners should not get involved.

Commissioner Reed: In fact you don't have to do nothing, if a Commissioner should call you, you don't have to do nothing at all.

Commissioner Corbett: I do agree with a lot of what you said, but I would like a report on the purchasing, the purchase orders, the process that has been going on and meeting with the Leagues. This is not coming from Bill or LeAnn. I'm being told that P.O.s have not been received and that we have violations in bid laws. So, I want to know that as a report.

Mr. Knight: I'm getting a lot of request for adult softball thru the summer.

Commissioner Lee: The fields are not big enough.

Mr. Knight: They are. There is 220 feet on the two fields that we would use for adult softball. I am asking the Commission to allow us to have adult softball.

Commissioner Lee: That should go through Mr. Taylor. That is outside the realm of little league.

Commissioner Corbett: Is that something your group is trying to propose?

Mr. Knight: I would be in charge of that.

Attorney Funderburk: The contract that was signed is just for youth ball. If you go beyond that, you will have to come back through Mr. Taylor or Administrator Horne. You have no authority beyond softball season for the kids.

Mr. Knight: Mr. Taylor and I will work on that.

Coroner Sumbry presented court ordered cremations for Ezron M. Merrett and William Helterbran. There are to be paid to Colonial Funeral Home and are not to exceed \$400 each. Commissioner Epps motioned to approve. Seconded by Commissioner Lee, the vote was unanimous.

Chair Martin presented a request to purchase an advertisement for the 28th Annual Twin Cities Classic Horse Show in the amount of \$225.00. Commissioner Epps motioned to approve the purchase. Seconded by Commissioner Screws. The vote was unanimous.

District 4th E-911 Board appointment was coming to term. Commissioner Reed reappointed himself to fill the position for the next 4 years.

EMA Director Bob Franklin informed the Commission that the Russell County EMA has received an appropriation from the City of Phenix City in the amount of \$20,000. Mr. Franklin requested permission to accept the appropriation agreement. Commissioner Corbett motioned to approve the agreement, seconded by Commissioner Lee. Commissioner Lee stated that he did appreciate the amount appropriated by the City, but that is less than they have contributed in the past, which was half of the expenses of the EMA Department.

Administrator Horne stated that the EMA Department Budget is approximately \$350,000 a year. Expenses should be shared since the Russell County EMA Department serves both the County and City. The State pays a portion and the amount left is split by the County and the City. It was decided that the issue would be revisited. Administrator Horne polled the Commission. The vote was unanimous to approve the appropriation agreement.

Administrator Horne gave an update for the Economic Development Consultant. The Consultant will meet with Attorney Funderburk in the morning to work out details and have some discussion. The next Commission meeting information will be brought back.

Commissioner Lee said that it has been stated several times that the County has a vacancy, which we don't. We never had anyone that worked for the County as Economic Development. We did contract with a private business, which the County paid a certain amount that did not include benefits, travel or staff. Last year when this came up at budget time, the Commission decided not to do that anymore. The person who held that position decided to retire. The Commission has not voted to start economic development, which is what needs to happen first. Then the Commission needs to create a budget and place in the budget. So the correct time to do this will be before the next budget. Qualifications and expectations will need to be set. Are we going to have salaried person or a contract? If it is decided to have a salaried person then it will have to be placed in a salary schedule.

Attorney Funderburk stated that there certain things for anyone who is interested in talking with the Commission would provide and none of that has been provided. He

agreed to get information that the Commission requested. Attorney Funderburk said he was not talking to anyone about a salary, since that was not approved but have requested information.

Commissioner Lee stated that what was requested is not exactly what we received. We got a proposal for someone to be hired. We requested professionals as Troy University and other colleges that have an economic development department that will make proposals. We should organize it, if the Commission wants a department, but we haven't decided that we want a department.

Commissioner Epps agreed with Commissioner Lee and we should wait until the 2017-2018 budget. It's so close to budget time we should wait. If we do hire someone on a contract, we should only pay if they produce.

Attorney Funderburk acknowledged it was premature to meet with somebody, because I was only going to attempt to get information that was requested. It is strictly up to the Commission.

More discussion took place and was decided to move on with the agenda.

County Engineer Shawn Blakeney requested to surplus two county 2006 flatbed dump trucks, which repairs for the trucks are more than the worth of the trucks. Mr. Blakeney stated he would place the trucks on govdeal.com Commissioner Epps motioned to accept the recommendation of the County Engineer, Seconded by Commissioner Reed. The vote was unanimous.

Administrator Horne stated: Commissioner Screws requested I provide an update on some of the projects assigned to me in the last 60 days that are in addition to my normal duties.

- Research laptops for the Commission for Commission meetings. The average cost with just the basic programing is estimated to be \$825 to \$1,000 per computer. We would need 9 computers. Money for this purchase was not included in the 2016-2017 budget. She suggested at this time to buy flash drives to hold meeting information. Depending on the gigabytes the cost would begin at \$10 and up depending on the memory. The flash drives could store all the meeting information electronically. If the Commission decides to purchase laptops or tablets, microphones used at the meeting may need replacing.
- Consolidation of services regarding the leasing of county buildings. I researched and compiled a report of all the contracts, procedures and depositories for the leasing of county buildings. I met with all the staffing involved and explained the purpose of the consolidation of duties and request from Commission. I reassigned the duties to one full-time employee and a part-time employee as backup. I also moved work locations of employees in order to meet the requirements of conducting these duties.
- Drafted a Request for Proposal for an Economic Development consulting services. Presented report to the Commission. Reported on the Request for

Proposals received. Scheduled interview with Commission. Scheduled interview with the County Attorney.

- Reviewed and drafted fencing bid for Parks and Recreation to purchase fencing for Ladonia. Requested Mr. Taylor and Vickie Perry to present to the Commission and advertise.
- Met with the Ladonia League President estimated three or more times with Commissioner Currington, Bill Taylor, and County Attorney. Worked on contract issues and other issues at the Park. A report will be provided by Commissioner Currington.
- Met with the EMA Director to discuss the cost of relocating the EMA Department. Obtained a cost analysis. Provided the cost analysis to the Commissioners by email.
- Drafted a Request for Proposal for Architect for the Extension, Board of Education and the Old Library. Had RFP approved by the County Commission. Advertised the RFP. I have talked with both consultants who submitted proposals for the Architectural design of the 500 block. They will be asked to make a presentation at the next meeting since we did not have a work session.
- Per the Commission's request. County Attorney and me had a couple of meetings/discussions with Mark Clark and Attorney Rick Chancy regarding the sewer jurisdiction and obtained maps and information and provided that information to the Commission upon request.
- I have drafted a bid specs for the Ladonia Concession. The bid specs will be provided at the next Commission meeting. Once approved those will be advertised.

Attorney Funderburk gave an update concerning his meeting with Troy State Representative, Kathy Ninas to discuss an agreement for the Coulter Building. The Commission cannot just give the building to Troy. The agreement will have to have a reversion clause. The public purpose of granting a deed is if Troy does not fulfill that purpose, it will revert back to the County. I have explained, since the beginning, that it is illegal to give the building to them. Troy wants to be assured they are able to fulfill their public obligation to protect their investors in this project through their activity. Attorney Funderburk also reminded Troy that the Commission has a similar obligation in protecting the county's investment. The Commission has to look after your judiciary requirement and that the Commission cannot just give away public property.

Troy has something in mind that the Commission is unable to do. They want the Commission to give them the building. Troy is able to sell it and recover any cost that they have in the building. You can't just go and give them the building without a reversion clause.

For Troy to be able to sell the building, the Commission would have to declare it surplus and go thru the legal process of having it appraised and place it for sale to the highest bidder. If they were the highest bidder then you have to take a first mortgage and a note that would accumulate interest. If they ever sold it, it would have to be paid. You cannot give the building to Troy where they are protected and the Commission is not.

Attorney Funderburk stated that Troy can't do what I'm being told they want to do; but, if they have another proposal to present to the Commission can listen.

Announcements were made.

Attorney Funderburk recommended going into executive session. Commissioner Lee motioned to move into executive session. Seconded by Commissioner Screws. The vote was unanimous.

Commissioner Lee motioned to reconvene; seconded by Commissioner Screws.

Commissioner Lee motioned to adjourn the meeting. Seconded by Commissioner Screws.

The meeting was adjourned.