

**Minutes of the Regular Meeting of the
Board of Directors of the Camden County
Joint Development Authority
May 11, 2023**

The Board of Directors of the Camden County Joint Development Authority held a regular meeting in the conference room at the Office of the Joint Development Authority in Kingsland, Georgia, on May 11th, 2023. There were present and participated at the meeting the following Board members: Greg Lockhart, Rachel Baldwin, Jim Lomis, C.B. Yadav, Danny Wheeler and Louise Mitchell. Also, in attendance were staff members James Coughlin, Darren Harper, and Hazel Shaw.

The meeting was called to order by the Chair at 9:00 a.m. Mr. Lockhart noted that a quorum was present for the meeting.

Amendments to and adoption of agenda: Chair Lockhart asked for a motion to adopt the agenda if there were no amendments. A motion was made by Mr. Lomis to adopt the agenda as it read. The motion was seconded by Ms. Baldwin. The Board voted unanimously to approve the motion.

Approval of the minutes of the April 13th Regular Meeting: A motion was made by Ms. Baldwin to accept the minutes of the April 13th regular meeting. The motion was seconded by Mr. Yadav. The Board voted unanimously to approve the motion; a copy of the minutes is attached.

Treasurer's Report: Mr. Lomis reported on the year-to-date financials as included in the Board packet. A motion was made by Mr. Lomis, and seconded by Mr. Wheeler to accept the Treasurer's report. The Board voted unanimously to approve the motion; copies of the financials are attached.

Staff Reports: Mr. Coughlin and Mr. Harper gave a detailed verbal and written report on their activities during the past month, along with current initiatives and projects. Copies of the written reports are attached.

Presentation by Vantage Development: Miss Jordan Wilson, a Project Manager from Vantage Development provided a presentation, including a Power Point slide show giving details about the plans for a Work Force Housing Project they have proposed in Kingsland. Her attorney, Mr. David Williams from Butler and Snow, was also present and provided some insight to the legal process regarding Work Force Housing. There was a brief discussion between the Board Members and Miss Wilson as she answered questions various Board Members asked.

Conduit Bond for Workforce Housing: Following the presentation from Vantage Development, there was a motion made by Mr. Lomis to approve the Conduit Bond for Workforce Housing after correcting two minor clerical errors in the document on pages one and five. The motion was seconded by Mr. Yadav. Danny Wheeler abstained from voting on this agenda item. The Motion was approved by the remaining Board Members in attendance.

Executive Session – Real Estate: At 9:40 a.m. Mr. Yadav made a motion to go into Executive Session to discuss real estate matters. The motion was seconded by Ms. Baldwin. The Board voted unanimously to go into executive session.

At 9:56 a.m., Ms. Baldwin made the motion to return to regular session. It was seconded by Mr. Lomis and unanimously approved by the Board to return to regular session. The Board returned to regular session at 9:56 a.m.

Adjourn: A motion was made by Ms. Baldwin, seconded by Mr. Yadav, and approved unanimously to adjourn the meeting at 9:57 a.m., at which time the meeting was adjourned.

CAMDEN COUNTY JOINT DEVELOPMENT AUTHORITY

By: Rachel M. Baldwin
Chair

Date: 6/8/23

By: [Signature]
Secretary/Treasurer

Date: June 8, 2023