

DACC Property Development Committee		
8-May-20		7:30 a.m.
DACC Conference Room A		
Meeting called by	Stan Shepherd	
Type of Meeting	Property Development Committee	
Facilitator	Stan Shepherd	
Note taker	Anita Patel	
Adjourned	8:28 a.m.	
Attendees	Stan Shepherd, Mark Wills, Ron Thigpen, Hugh Hollar	
Staff/Guests	Robbie Bennett, Anita Patel, Taylor Edwards	
Meeting Agenda		
>1 minute(s)	Stan Shepherd	
Discussion	Agenda of May 8, 2020 meeting approved with the amendment of removing the need for Closed Session. Motion: Hugh Hollar. Second: Mark Wills. Motion carries unanimously (4-0).	
Conclusions	None	
Action Items	Person Responsible	Deadline
None	N/A	N/A
Minutes of Previous Meeting		
>1 minute(s)	Stan Shepherd	
Discussion	Minutes of January 10, 2020 meeting approved. Motion: Hugh Hollar. Second: Mark Wills. Motion carries unanimously (4-0).	
Conclusions	None	
Action Items	Person Responsible	Deadline
None	N/A	N/A
Old Business		
0 minute(s)	Robbie Bennett	

Discussion	<p>Robbie shared that Kerry has challenge the staff to help find ways to make the White Oak Business Park a "green" park. Thomas and Hutton has updated the master plan for Phase 1 with Amazon added as a tenant. 70% of the park is full with land utilized by the two companies, as well as roads, water features, easements etc. in three years time. Robbie reviewed the remaining parcels with the committee and discussed how to maximize their utilization. The plan for Phase 2 was shared and parcels and their uses discussed as to the specific projects that are now inquiring about their availability. The benefits of certifying as a green park, other than environmental stewardship, were discussed. Robbie said that it showed a benefit to the end-user in that International companies take environmental stewardship very seriously as that is a key concern for many investors and stakeholders. Working to keep trees on buffer zones and other areas as much as possible is important. Utilizing natural resources from solar to water should be considered. Kerry Bridges shared that we should be mindful that we are not adding long-term cost. It will be important to look at the landscaping and choice of vegetation that are hearty, need less water, take less maintenance, using storm water and natural water features for irrigation etc. The cost to maintain a possible thousand plus acres long-term should be a key concern as we move forward with Phase 1 completing and Phase 2 beginning.</p> <p>Robbie reviewed the White Oak Expenses thus far and he discussed budgeting for the upcoming fiscal year with outside sources no longer available. Discussion was held on neighboring properties and extending our option agreement on the price or property.</p>	
Conclusions	<p>A motion was made by Hugh Hollar to extend DACC's Option agreement for the Prather property. Second Ron Thigpen. Motion carried unanimously (4-0).</p>	
Action Items	Person Responsible	Deadline
None	N/A	N/A

New Business		
0 minute(s)	Robbie Bennett	
Discussion		
Conclusions		
Action Items	Person Responsible	Deadline
None	N/A	N/A
Updates		
20 minute(s)	Robbie Bennett	
Discussion	<p>Robbie shared an update on the White Oak sign and photos of the monument sign being constructed with footers poured and the base being built. The sign should be completed within the next week or two.</p> <p>Stan Shepherd, committee chair, commended Robbie, staff and the DACC Board for their leadership in getting the site to where it is today. Robbie shared that this is a go to site for the State project managers which has increased project interest/inquiry. The Prather properties and the interstate exchange were discussed. Thomas & Hutton will be conducting a traffic study/flow at the entrance of the park. With the opening of Amazon, there will be approximately 1000 additional people coming into the park every day.</p> <p>Discussion was held on the property across the street from the industrial park and the future plans of the church that plans to build their period.</p> <p>Gate 6/Chesterfield property updates were given and discussion was held on the Columbia County and Richmond County partnerships and responsibilities for this property.</p> <p>Ron Thigpen thanked Robbie & Kerry for their leadership this past year with all of the developments that have happened that benefit Columbia County.</p>	
Conclusions	None	
Action Items	Person Responsible	Deadline
None	N/A	N/A
Closed Session		
0 minute(s)	None	
Discussion	None	
Conclusions	None	
Action Items	Person Responsible	Deadline
None	N/A	N/A
Public Comments		
0 minute(s)		
Discussion		

Action Items	Person Responsible	Deadline
None	N/A	N/A
Adjournment		8:33 AM
Conclusion	Motion to adjourn, Ron Thigpen; Second: Mark Wills. Motion carries unanimously (4-0)	
Action Items	Person Responsible	Deadline
None	N/A	N/A
Next meeting: July 10, 2020	DACC Conference Room B	All