

Regular Meeting Minutes – Development Authority of Walton County

Date: 8:30 a.m., Monday, August 25, 2025

Location: 132 E. Spring Street, Monroe, Georgia, 30655 - Conference room

Board Members Present:	Morris Jordan (Chairman)	Bettye Ray
	Melinda Dally	David Thompson
	John Howard	Skip Baliles
	Tom Carter	Neal Jackson
	David Keener	

Others Present: Shane Short; Ben McDaniel; John Ward; Dessa Morris; Jami Cash; Chris Atkinson, Attorney

- 1) **Welcome and Call to Order** – Meeting was called to order at 8:30 a.m.
- 2) **Adoption of Agenda** –The Board adopted the agenda on a motion by J. Howard, second by S. Baliles, which passed unanimously.
- 3) **Approval of Minutes** – Minutes for the May 19, 2025, meeting were presented. The Board approved the Minutes on a motion by J. Howard, second by D. Thompson, which passed unanimously.
- 4) **Approval of Financials** – Financials for the months ending 05/31/2025 and 06/30/25, we presented and were approved on a motion by D. Thompson, second by D. Keener, which passed unanimously.
- 5) **Old Business** –
 - a) Rivian Update – S. Short discussed an groundbreaking ceremony on September 16; a community day on September 14; vertical construction to begin by January 2026; and the pendency of the attorney fees lawsuit.
 - b) Piedmont Regional Industrial Park Improvements – S. Short discussed need for bushhogging and drainage pond work at the Piedmont Regional Industrial Park property. S. Short advised that about 10 responses came in from advertisements. The Board approved engaging Leadfoot Mulching & Grading (fully insured company) for bush hogging services at a cost of \$5,000 per calendar quarte, on a motion by J. Howard, second by D. Keener, which passed unanimously.
- 6) **New Business** –
 - a) Hitachi Resolution Name Change – S. Short and C. Atkinson discussed Hitachi's request for documenting their name change via a short

amendment to recorded documents. The Board approved the amendment on a motion by D. Thompson, second by M. Dally, which passed unanimously.

- b) Social Circle Data Center(s) Update – S. Short discussed the heavy pursuit of data centers. The Board discussed water needs and options.
 - c) Purchase and Sale Agreement of 30 Acres – S. Short presented proposed sale agreement for 30 acre tract, and discussed the purchaser (MGM Products). The Board approved the sale agreement on a motion by D. Thompson, second J. Howard, which passed unanimously.
- 7) **Walton Works Report** – D. Morris and J. Cash discussed various initiatives and events, including fire internship program, Spark Newsletter, and Georgia Reads Days during workforce month.
 - 8) **Economic Development Report** – B. McDaniel presented on current projects and various project inquiries. B. McDaniel has been elected state director of SCDC.
 - 9) **Executive Director Report** – S. Short discussed proposal of receiving dirt from Tucker Door expansion onto the Authority's nearby 12 acre site. Subject to attorney preparing agreement, the Board approved on motion by D. Thompson, second by D. Keener, which passed unanimously. S. Short was elected chair of NEGRC.
 - 10) **Announcements/Other Business** – None.
 - 11) **Executive Session** – None.
 - 12) **Adjourn** –The Board adjourned at 9:57 a.m. on a motion by D. Thompson, second by J. Howard, which passed unanimously.