

HARDEE COUNTY  
ECONOMIC DEVELOPMENT AUTHORITY (EDA)  
(INDEPENDENT BOARD)  
COUNTY COMMISSION CHAMBERS  
412 WEST ORANGE STREET, ROOM 102  
WAUCHULA, FLORIDA 33873  
February 26, 2013 8:30 A.M.

MINUTES

**Members:**

David Royal, Chairman, P  
Perry Knight, P  
Kenny Miller, Excused  
Stanley Pelham, P

Roger Hood, P  
Casey Dickson, Excused  
Sue Birge, Vice-Chairman, P  
Terry Atchley, P

County Attorney Ken Evers, P  
Office Manager Sandra Meeks, P

County Manager Lexton H. Albritton, Jr., P

Chairman Royal led the invocation followed by the pledge to the flag.

Chairman Royal called the meeting to order at 8:30 a.m.

**MOTION by Birge, second by Atchley to approve the agenda. Motion carried unanimously.**

**MOTION by Hood, second by Knight to approve the minutes for the regular meeting on Tuesday, January 15, 2013, at 8:30 a.m. Motion carried unanimously.**

- i. Michael Carter, Partner, CliftonLarsonAllen, LLP – Present Financial Statements for period ending 09/30/12.

Mr. Carter introduced himself to the Board and explained that each member should have a copy of the Audited Financial Statements and the letter that contains the required communications. He apologized that they could not get the report out early, but explained how they were waiting on the final report from the Auditor General and the additional funds that were coming from Mosaic. He advised he was going to touch on the highlights of the report, but if anyone had any questions to stop him at anytime. He touched on the Independent Auditor's Report, Opinion Paragraph, Statement of Net Assets, Committed Projects, Statement of Activities, Related Party Transactions, Report on Internal Controls, and the Management Letter. He then asked if there were any questions. Knight asked if he was comfortable with the Audit. Mr. Carter advised he was. He then touched on the required communications from the letter.

County Manager Albritton explained to the Board that the \$66,000 adjustment had nothing to do with tonnage. He explained how the Mosaic Agreement had

two provisions in it; one for the Industrial Development Authority and one for the EDA. He went on to explain that for the EDA provision they were to be held harmless if they were behind legislation that reduced the revenue to the EDA and the Board of County Commissioners Transportation Trust. He further explained how the money was based on the fact that the rates had changed and how they had to work with the state and Mosaic on the amount that would be due back to the EDA and the Board of County Commissioners. Pelham asked if this would be a yearly adjustment. County Manager Albritton advised it would be if they were paid less than they were in 2008.

Mr. Carter also explained that the CF Agreement was signed in September, but they had not received any money from it. Pelham asked if there was a statement in the CF Agreement that did the same thing. Mr. Lambert, Hardee County Economic Development Director advised he thought there was. He touched on how if everyone was not familiar with the economy as a scale of phosphate mining it was real easy to misperceive the intentions of the point. He explained a relatively small change in the severance taxes meant a huge change in the monies the companies paid to the state and with the Mosaic Agreement they felt there would be a potential for a tweak in the statewide severance tax which would have actually paid for the economic development agreement in Hardee County, so they had discussions to hold them whole to the 2008 tax formula. He went on to explain how for the next ensuing years the tax rate changed from \$1.94 to \$1.61 a ton. He further explained how the 30 cent change was not important to Hardee County, but when you looked at the tonnage from other counties it was a lot. He explained for the CF Agreement he wasn't sure about the provision, but would let them know. He did state they could not hold CF to the 2008 formula.

- II. Request approval and authorization for Chairman to sign Modification No. 1 with the City of Bowling Green (Cycle 9) extending the scope of their project description.

County Manager Albritton advised Mr. Conerly, City Manger, City of Bowling Green had an appointment and could not attend the meeting. He explained the original grant was for \$425,000 and how there were five phases to the grant. He further explained how the engineers had determined their estimated amount they would RFP and the bids cam in \$178,000 less than they expected which would be sufficient to cover Phase III, so they wanted to amend their grant to move into Phase III. He went on to explain the scope change was to add a storm water master plan from the northern Boundary of Bowling Green to the southern Boundary and inclusive of the Industrial Park. He also explained how Mr. Conerly was not positive there would be enough funds to cover the 17 corridor, but would be able to do the Industrial Park which was already in Phase III. He advised no additional funds were being requested. He stated they just wanted to utilize what had been encumbered and advance one additional year. He advised the Industrial Park was on Hardee Street in Bowling Green and how the storm water master plan would be inclusive of the Highway 17 corridor and how that

was part of the corridor study for the Visioning Plan, FEMA study, and the overall plan with the county and the municipalities to develop that corridor between the northern boundary of Bowling Green and the southern boundary of Zolfo Springs. He also touched on how the Industrial Development Authority had a \$650,000 grant for the water corridor and how they were working to get the City of Wauchula and the Town of Zolfo Springs and the unincorporated area to build water and sewer lines between Wauchula and Zolfo Springs. Knight also explained how years ago the Board of County Commissioners had looped a line on the western side of Bowling Green's southern boundary and how this Phase III of the project would make it very easy for the county to supply water to that unincorporated area of Bowling Green. He also explained how the project was two fold which would develop the Industrial Park and would also be advantageous to the county if and when the county decided to supply water to the area south of Hardee Street. Pelham asked if Phase II connected the water line. Knight advised it did. Pelham stated that Phase III was for design. Hood stated they would be wrapping up a lot of money in the project and was wondering if they should scrutinize the projects a little better with that one having the bid coming back in so low. Royal touched on how some contractors were hurting for work, so were decreasing some of their bids. Pelham advised he remembered from last meeting that he didn't have a problem funding the water system, but they should look for other grants and money for the design. He also explained if this took care of the entire corridor it would be one thing, but they are saying they may come back for future funding to complete the project and he had a problem with that. Hood asked the County Manager if he had any discussions with Mr. Conerly concerning other grants. County Manager Albritton advise he had not discussed that with him. Hood questioned if they would have enough time to look for other grants with the timeline. Knight advised he had not really discussed this with Mr. Conerly since October and he needed to sit down and meet with him to clarify some issues.

After further discussion, County Manager Albritton explained the other modification on the agenda for the City of Bowling Green was for their project from Cycle 6 and was to extend the agreement for another one year period. He explained there was around \$6,000 left on the grant and because of some staff changes, the final reimbursement had not been completed.

Atchley explained he did not have a problem with the storm water management planning for the development of the park, but would like to see something tangible from the firm with a true cost. Hood explained he agreed somewhat, but felt they should explore all potential funding sources. **MOTION by Knight, second by Hood** to table this request until Mr. Conerly could come before the board with more detailed information. **Motion carried unanimously.**

Lambert touched on how this request may fall under the corridor study project that was funded the last cycle. Birge advised they needed more information from Mr. Conerly.

- III. Acknowledge receipt of Clerk's Financial Report for period ending 01/31/13.

**MOTION by Pelham, second by Atchley to acknowledge receipt of Clerk's Financial Report for period ending 01/31/13. Motion carried unanimously.**

- IV. Acknowledge receipt of Project Status Reports from the Town of Zolfo Springs, City of Wauchula CRA, and Economic Development Council.

**MOTION by Atchley, second by Pelham to acknowledge receipt of Project Status Reports from the Town of Zolfo Springs, City of Wauchula CRA, and Economic Development Council. Motion carried unanimously.**

- V. Request approval and authorization for Chairman to sign Modification No. 1 with the Industrial Development Authority extending the Grant Award Agreement project description.

**MOTION by Pelham, second by Knight to approve and authorize Chairman to sign Modification No. 1 with the Industrial Development Authority extending the Grant Award Agreement project description. Motion carried unanimously.**

- VI. Request approval and authorization for Chairman to sign Modification No. 1 with the City of Bowling Green (Cycle 6) extending their Agreement for another one year period.

**MOTION by Birge, second by Knight to approve and authorize Chairman to sign Modification No. 1 with the City of Bowling Green (Cycle 6) extending their Agreement for another one year period. Motion carried unanimously.**

- VII. Public Comment.

Hood asked about the workshops for the CF Funding. County Attorney Evers explained they could start talking about rules when they wanted, but when they looked at the local bill, they found out the changes would not be processed until next year, so it really gave the board more time because they really need to know what the legislature does with the local bill when they begin their discussions.

Frank Kirkland, Citizen advised the board he did not know about the meeting until yesterday. Chairman Royal advised the meeting was advertised in the newspaper.

Birge welcomed Terry Atchley back to the board.

Bill Lambert advised the CF Agreement had the same provision as the Mosaic Agreement. He also touched on the rumors that had been surfacing around the community about how the EDA had mismanaged funds, but knew that had not occurred and at the end of the day they had guidelines they had to follow and he wanted to commend them on how they were moving forward.

**Meeting adjourned at 9:25 a.m.**



David Royal, Chairman