

Unsealed by the Board of Commissioners on 11/13/2023.

MINUTES
TRANSYLVANIA COUNTY BOARD OF COMMISSIONERS
April 23, 2018 – CLOSED SESSION

Pursuant to NCGS 143-318.11 (a) (4) to discuss matters relating to the location or expansion of industries or other businesses in the area served by the public body, including agreement on a tentative list of economic development incentives that may be offered by the public body in negotiations, closed session was entered into at 9:15 p.m. Present were Chairman Chapman, Commissioners Chappell, Hawkins, Lemel and Phillips, County Manager Jaime Laughter, County Attorney Misti Bass, Transylvania Economic Alliance Executive Director Josh Hallingse and Clerk to the Board Trisha Hogan. The meeting was held in the Arthur C. Wilson, Jr. Conference Room.

Closed Session #1 - Project Heartwood

Transylvania Economic Alliance Executive Director Josh Hallingse updated Commissioners about a potential economic development project that he first presented to them on January 9, 2018. He asked the Board to consider modifying its incentive offer to a grant back of 70% of taxes paid over a three-year period, equating to \$87,343.20, if all performance levels are achieved. He shared that the developers have invested \$800,000 on site development work, up from \$200,000, due to unsuitable soil, and they are trying to bridge the funding gap to bring the project to a successful conclusion. Mr. Hallingse intends to approach the Brevard City Council to determine if there are ways they can assist as well.

Commissioners discussed modifying their original offer. They acknowledged that hotels generate occupancy tax which the Transylvania County Tourism Development Authority uses to market the County to outside markets, and that the Transylvania County Tourism Development Authority, Board of Commissioners and others have expressed the need for hotel rooms to accommodate visitors to Transylvania County. It was therefore the consensus of the Board to modify its incentive offer as recommended by Mr. Hallingse.

S://Larry L. Chapman, Chairman
Transylvania County Board of Commissioners

ATTEST:

S://Trisha M. Hogan, Clerk to the Board