

Unsealed by Board of Commissioners 04/13/2015.

**SEALED MINUTES
TRANSYLVANIA COUNTY BOARD OF COMMISSIONERS
June 10, 2013 – CLOSED SESSION**

Per NCGS 143-318.11 (a) (3) to consult with an attorney, (a) (4) to discuss matters relating to the location or expansion of business, and (a) (5) potential acquisition of property, closed session was entered into at 8:55 p.m. Present were Chairman Hawkins and Commissioners Chapman, Chappell, Hogsed and Lemel, County Manager Artie Wilson, Planning and Economic Development Director Mark Burrows, County Attorney Tony Dalton and Clerk to the Board Trisha Hogan.

Project Bottle

Planning and Economic Development Mark Burrows reported that as instructed from the last meeting he submitted an incentive package offer to a local business owner he has been working with in an effort to keep the business here in Transylvania County. He expected to receive a response from the business owner last Friday but as of today he has not received a response. Mr. Burrows said this does not mean a rejection of the offer at this point.

Project Stallion (formerly Project Martyn)

Mr. Burrows reported that Tom Johnson with AdvantageWest recently met with him, the Manager, Chairman Hawkins, Commissioner Chapman and the City Manager. The meeting was very positive. Out of the other counties being considered for this new start up business Transylvania County is the top choice.

There remain some important questions, however, and the most important is compatibility with Renova and the Davidson River Village concept and how to tie in a manufacturing facility with a planned unit development that has residential, resort, and retail. The recommendation coming from Renova is to engage a local architect to help visualize putting these together on the same site.

Norfolk Southern is still evaluating the railroad tracks and what it would take to upgrade them. This will be a major cost.

During the meeting with Mr. Johnson of AdvantageWest there was some discussion about obtaining legal counsel in Raleigh to help provide assistance and guidance in moving forward in terms of incentive packages or buying down the cost of the land.

Mr. Burrows received feedback from the project developer today. The project developer intends to be back in the County in late June.

If this project were to occur, it would be a significant investment in Transylvania County and the region.

The consensus of Commissioners was to direct staff to reach out to a local architect and engage an attorney in the Raleigh area to help with this project.

Chairman Hawkins moved to leave closed session, seconded by Commissioner Lemel and unanimously carried.

ATTEST:

Mike Hawkins, Chair
Transylvania County Board of Commissioners

Trisha M. Hogan
Clerk to the Board

06/10/2013