

March 9, 2026 MCIDA Board Meeting

Minutes

Date: March 9, 2026

Time: 4:00 PM - 5:30 PM EDT

The Meriwether County Industrial Development Authority held their Regular Monthly meeting Monday, March 9, 2026 at 4:00pm, at the MCIDA Boardroom located at 17234 Roosevelt Hwy. Bldg. B, Greenville, Georgia.

Present were board members- Mary Bray, Danny Hosey, Wanda Sims, Rosla Plant, and Allen Parham. MCIDA Staff- Jane Fryer and Jodi Sharpe. Guest- Dr. Robert Griffin and Carrie Chambers (MCSS), Logan Gann (Diverse Power) David Ward, Jr. (citizen, candidate for County Commission, District 3), David Pickney (Regional Coordinator, Region 4 Office of Workforce Development), Walter Burgess (MCSS Work-based Learning Coordinator), Joe Howard- via video (citizen, candidate for County Commission, District 1), and Kevin Brown- via phone (Seyfarth)

1. Welcome

a. Call to Order

Allen Parham called the meeting to order at 4:00 pm. Guests were welcome. Danny Hosey led the Pledge of Allegiance and invocation.

b. Approval of Agenda

Mary Bray made a motion to approve the Agenda for March 9, 2026. Danny Hosey seconded and all were in favor.

c. Approval of Minutes

Mary Bray made a motion to approve the February 9, 2026 minutes as presented. Danny Hosey seconded and the motion was approved unanimously.

d. Comments from the Audience

Dr. Robert Griffin- Meriwether County schools are busily preparing for high stakes assessments, the school board is closely watching legislation that is going through the house, and projects at both Greenville and Manchester High are in various stages of completion. Meriwether County Schools were celebrating "School Board Appreciation Week."

David Pickney- asked that the MCIDA be aware that data centers are on the horizon for more and more counties in Georgia. Suggesting that we as a county are proactive, making sure that we have the workforce in place to support the permanent jobs as well as temporary positions needed. He said a data center could greatly benefit a county due to the tax revenue a county would collect from one, some counties have been able to eliminate residential property taxes.

Logan Gann- Diverse Power is offering "Ignite Youth Leadership" a leadership development program to 20 students in their service area. The program will kick off September 2026.

She also said that Diverse would not be supplying electricity for any data center, because they did not have enough power to do so.

2. Reports

a. Financial Report

Presented by **Jane Fryer**:

- Assets: \$2.3 million
- Monthly revenue: \$25,000 (county contract)
- Monthly expenditures: \$40,000
- Net operating income: \$9,006.85

Mary Bray made a motion to accept the financial report as presented. Wanda Sims seconded, and all were in favor.

b Labor Report

Presented by **Jodi Sharpe**:

Ms. Sharpe said that the Georgia Department of Labor had not updated their unemployment data since December. That information was shared last month at the February meeting. She shared an economic overview of Meriwether County with the board and guests.

- Population: 21,000
- Median age: 43.6
- Workforce size: 8,500
- Bachelor's degree or higher: 11% (vs 36.6% national average)
- Median household income: \$56,458
- Poverty level: 19.7%
- SNAP/food stamp benefits: 28.8% of households
- Manufacturing employment: 19% of workforce
- Manufacturing GDP: \$176 million annually

Ms. Sharpe also stated that she wanted to focus on a workforce development program. She has talked with a few of the county's industries and would be having conversations with the school system soon.

4. New Business

a Keep Meriwether Beautiful Clean Up Day

Scheduled for April 25, 2026:

- Sponsorship funding received

- Previous event had record 200+ volunteers
- Team applications now being accepted

b. Industrial Park 2025 Tax Revenue

Ms. Sharpe presented the board with the 2025 taxes paid by the county's industries.

Industries in the Meriwether Industrial Park totaled- \$1,570,202.70 a slight increase of approximately \$30,000 from 2024.

Tax revenue from other industries throughout the county was \$498,374.62. Slightly lower than 2024.

Combined tax revenue from Meriwether County Industries in 2025 was \$2,068, 577.32.

Discussion was had as to why some of the industries had paid less taxes this year and the board believed it had to do with the depreciation of equipment and some companies taking advantage of the Free Port Tax exemption. Chairman Parham would be contacting Chief Appraiser William Harris to investigate further.

c. Comments from the Board Members

Danny Hosey- said he was glad to see the growth in our industrial park, but what were we going to do to help the south end of the county. Ms. Sharpe told the board about several phone calls she had recently received from industries looking at Manchester. Chairman Parham discussed the increased need for warehousing and that the former Goody plant was being used by several companies for that purpose.

Wanda Sims- thanked David Pickney for providing the information about the data centers, she said it was very useful. She also took a moment to brag on her granddaughter Anna. Anna attended the MCIDA February Board meeting and was impressed by the things that were going on in the county. She said that Anna is a member of Leadership Meriwether Class of 2026 and is very interested in serving the community, which she will begin doing thanks to her new job at the courthouse. Discussion was had about the need to keep our young people in the county and we could do that by providing them with good jobs.

Mary Bray- asked that David Pickney explain a little more about the tax revenue that was generated from a data center. He explained that due to the amount of equipment in the facility the personal property collected was quite large. Plus these companies pay top dollar for property and do not ask for any type of incentives.

Rosla Plant- discussed a conversation that was had at the Meriwether County/ City of Hogansville Joint Development Authority meeting last month involving the Amazon Sorting Facility being built in Hogansville. This facility is two times the size of the Moreland distribution facility, offering 1000 jobs, and \$2 million in tax revenue. She said that this was a missed opportunity for Meriwether County but because of it our industrial park is a prime location for growth that would stem from that facility.

Allen Parham made a motion to go into Executive Session for real estate matters. Mary Bray seconded the motion and all were in favor. The board went into Executive Session at 4:54 pm.

Danny Hosey made a motion to enter into Regular Session at 5:17. Mary Bray seconded and all were in favor.

No action was needed to be taken from Executive Session. Rosla Plant made a motion to adjourn the meeting. Mary Bray seconded and the meeting adjourned at 5:20pm.

Next Meeting

Monday, April 13, 2026 at 4:00 PM

Respectfully submitted by,

Jodi Sharpe, Secretary

Approved by,

Allen Parham, Chairman