



Central State Hospital Local  
Redevelopment Authority  
Sept. 19, 2012  
5 p.m.

The Central State Hospital Local Redevelopment Authority met in regular session on Wednesday, Sept. 19, 2012 at 5 p.m. in the Council Chambers of City Hall with Ms. Quay Hurt Fuller presiding. Members present were Dr. Stanley Preczewski, Dr. John Ferguson, Dr. George Martinez, Mr. Bruce Vaughn, Dr. Nolan Stephens, Mr. Russ Walden and Mr. Dudley Rowe. Ex officio board member Jeanette Walden was present.

Others present were Mike Couch, Steffi Beigh, Bo Danuser, Frank Baugh, Harold Simmons, Pam Beer, Kyle Collins and members of the public.

Ms. Fuller called the meeting to order. She welcomed everyone and made opening comments.

Mr. Danuser called roll and a quorum of members of the authority was declared present.

Motion Rowe, second Walden to adopt the August 15, 2012 meeting minutes as official.

On vote aye: Fuller, Preczewski, Ferguson, Martinez, Vaughn, Stephens, Walden and Rowe. The motion carried and the minutes were adopted as official.

Ms. Fuller stated that Jay Neal had accepted Rusty Kidd's appointment as an ex officio authority board member.

Mr. Danuser read the letter of request addressed to Jay Neal into the minutes as follows:

Honorable Jay Neal  
Chairman House State Institutions and Property  
401 State Capitol  
Atlanta, Georgia 30334

August 13, 2012  
Re: Central State Hospital

Dear Mr. Chairman,

First and foremost, my lake house is still just sitting there waiting for you and your family to come down.

This past session, we passed a Bill for the revitalization ideas for Central State Hospital (CSH) buildings and grounds. HB 815 attached.

As you see there are numerous appointments to the commission from various people, one being me. The current appointees are also attached.

I have yet to appoint someone and would like to ask you if you think you have time to serve on this commission? I doubt they will meet often but I know your input would be very valuable to any recommendation they will have.

Hopefully you will agree.

Hope to hear from you and see you soon.

Sincerely,

E. Culver "Rusty" Kidd

Motion Martinez, second Ferguson to accept the nomination of Jay Neal as an ex officio authority board member.

On vote aye: Fuller, Preczewski, Ferguson, Martinez, Vaughn, Stephens, Walden and Rowe. The motion carried.

Ms. Fuller recognized Interim Director Mike Couch for a report.

Mr. Couch discussed the budget of the authority and presented an annualized budget extending the figures from a 6 month time frame to a one year time frame. Mr. Couch recommended that they take action.

Motion Vaughn, second Stephens to submit the annualized budget to City Council with a request for additional funding.

On vote aye: Fuller, Preczewski, Ferguson, Martinez, Vaughn, Stephens, Walden and Rowe. The motion carried.

Mr. Couch introduced:

- Steffi Beigh, stating she had developed the website and would be available 25 hours per week.
- Frank Baugh, stating he was the new City Public Works Director and would have insight into the master plan development.
- Melba Hilson, stating she was the new City Planner; and

- Kari Brown, stating that she was the conduit to Central State Hospital and the staff.

Mr. Couch stated that he would be traveling to Washington D.C. on October 10<sup>th</sup> to meet with Dr. Daryl Davis, the Department of Justice and the Drug Enforcement Agency. He suggested that David Sinclair attend with him.

Mr. Couch stated that he would sign for property space in the Powell Building on Friday and had picked out furniture from the Central State Hospital warehouse.

Mr. Couch stated that he and Mr. Rowe met with Brian Owens, who was the Commissioner of Corrections, and toured the Kidd Building. He stated the reuse of the Kidd building would bring medical professionals to provide treatment for prisoners. Mr. Rowe expounded on the meeting stating that Mr. Owens had expressed encouragement by the preliminary numbers and was interested in the concept of making the Kidd Hospital a center of excellence for prisoner health care delivery.

Mr. Couch stated that he had scheduled a meeting with Dr. Dorman, new president of Georgia College and State University, and would give a report.

Mr. Couch announced an October 17<sup>th</sup> open house at the Powell Building from 3 – 5 PM prior to the October board meeting. He stated that Congressman Broun would be attending along with Rusty Kidd, Johnny Grant and possibly Congressman John Barrow.

Mr. Couch discussed a request from Harold Simmons of Outreach Ministry Church to use Chapel 3 on Vinson Highway.

Motion Martinez, second Rowe to allow the Interim Executive Director to work out an agreement to bring back to the board for review.

Harold Simmons stated that he was an ordained minister and would like to have his services at the Chapel.

Mr. Danuser read the letter of request from Harold Simmons into the minutes as follows:

September 12, 2012

Central State Hospital Local Redevelopment Authority  
ATTN: Executive Director  
PO Box 735  
Milledgeville, GA 31059

Subject: Chapel Number 3

Please accept this as my formal request to enter into negotiations to transfer by lease the structure described as Chapel 3 on the Central State Hospital Campus. I represent my organization which is a corporation registered in the State of Georgia and will be filing as "Not for Profit" as defined by the Internal Revenue Service (501C3). I will provide

certification of status as required. My organization is willing to accept the Property in an "as in" condition and will make the necessary improvements and maintain the property over the term of the lease. Our ultimate goal is to purchase the property as a term of the Lease and we would like to establish a value in its current condition.

Please advise us in what are the next steps in this process. We are prepared to enter into the lease within thirty (30) days of completion of this process.

Regards,  
s/  
Harold B. Simmons  
Pastor and Founder

On vote aye: Fuller, Preczewski, Ferguson, Martinez, Vaughn, Stephens, Walden and Rowe. The motion carried.

Ms. Fuller stated that there had been a lot of talk about the Central State Hospital and a lot of exciting things were happening.

Motion Preczewski, second Ferguson to go into close session to discuss a personnel matter.

On vote aye: Fuller, Preczewski, Ferguson, Martinez, Vaughn, Stephens, Walden and Rowe. The motion carried and the authority members moved into closed session at 5:23 PM and returned to open session at 6:00 PM.

Mr. Danuser called roll with members Fuller, Preczewski, Ferguson, Martinez, Vaughn, Stephens, Walden and Rowe being present.

Ms. Fuller stated that no action was taken in the closed session.

David Sinclair gave a brief update on the Walker Building and stated that he would be delighted to go to Washington. He also stated they should try to find funding to put together architectural drawings.

Motion Vaughn, second Martinez to adjourn.

The meeting was adjourned at 6:03 PM without objection.

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Quay Hurt Fuller, Chairman

ATTEST:

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Bo Danuser, Recording Secretary