

CATOOSA COUNTY DEVELOPMENT AUTHORITY
THE COLONNADE
264 CATOOSA CIRCLE, RINGGOLD, GA, 30736
SEPTEMBER 8, 2026, 4:00 PM

REGULAR MEETING

TIME AND PLACE OF THE MEETING

The regular meeting of the Catoosa County Development Authority/Development Authority of Catoosa County was held Tuesday, September 8, 2026, at 4:00 PM at The Colonnade, located at 264 Catoosa Circle, Ringgold, Georgia.

CALL TO ORDER

Chairman Rick Partain called the meeting to order at 4:01 p.m. **The following Board Members were present:** Rick Partain, Mike Signiski, Stephanie Dickert, Ray Johnson, Jonathan Connell and Michael Gray and Katie Sponberger. **The following Board Members were absent:** None. **The following ex officio members were present:** Amy Jackson. **The following staff members were present:** Dan Wright, Meghan Trusley, Chad Young, Rachel Clark, and Matt Harris. **The following guests were present:** Paula Muina.

SET AGENDA

Additions: *None.* **Modifications:** *None.* **Remove:** Reports - 5.2 College and Career Academy; Executive Session - 8.1 Land Acquisition, Legal *Stephanie Dickert made a motion to approve the agenda as amended. Mike Signiski seconded the motion. Chairman Partain called for all those in favor of the motion to indicate so by saying aye. The agenda was approved as amended by unanimous consent.*

MINUTES

PROPOSED APPROVAL OF CATOOSA COUNTY DEVELOPMENT AUTHORITY RESCHEDULED REGULAR MEETING MINUTES FROM MAY 20, 2026

Chairman Partain called for a motion to approve the May 20, 2026 minutes. Mike Signiski made a motion to approve the minutes from the May 20, 2026 meeting. Stephanie Dickert seconded the motion. Chairman Partain called for all those in favor of approving the minutes, do so by saying aye. The minutes were approved by unanimous consent.

ADMINISTRATIVE FISCAL MATTERS

None.

REPORTS

CHAMBER OF COMMERCE

Catoosa County Chamber of Commerce President/CEO Amy Jackson informed the Board that the new cohort of Leadership Catoosa starts Tuesday, September 15 with 26 members. The Catoosa Chamber, along with other area chambers, is supporting the Northwest Georgia Job Fair at the Walker County Civic Center on September 22, 2026. The 2026 Business Expo will happen on November 5 from 10 AM to 2 PM.

FINANCE

CFO Rachel Clark updated the Board's financial position with a report ended July 2026. The EDA Cash Balance was \$3,508,036.05. Available SPLOST funds for the Economic Development Authority for the 2019 cycle were \$2,434,557.

ECONOMIC DEVELOPMENT

President of the Northwest Georgia Joint Development Authority Matt Harris gave a verbal report on Northwest Georgia Joint Development Authority activities. There have been several parties interested in the Hutcheson Hospital building and property. They are looking to hire an intern to digitize the building plans. There is still much interest in the Cloud Springs Road Park.

OLD BUSINESS

None.

NEW BUSINESS

PROPOSED APPROVAL OF REIMBURSEMENT TO THE GENERAL FUND

CFO Rachel Clark presented a balance sheet that details what is owed from the Economic Development Authority to the General Fund, following previous direction from the Board to run all expenses through the EDA Fund as money allows. The EDA owes the General Fund \$48,086.93 for typical expenses such as software, legal expenses, general supplies, and education.

Mike Signiski made a motion to approve the reimbursement of \$48,086.93 from the Economic Development Authority to the General Fund. Stephanie Dickert seconded the motion. Chairman Partain called for all those in favor of approving the motion to indicate so by saying aye. There was no opposition, and the motion was approved by unanimous consent.

PROPOSED AMENDMENT TO DEVELOPMENT AGREEMENT FOR PROJECT JUMP

County Attorney Chad Young presented an amendment to the Project Jump Development Agreement, entered into by the Development Authority in 2017. The original agreement obligated the EDA to complete site work, interior road improvements, and Battlefield Parkway improvements with the understanding that sales and property tax revenues generated by the Project would repay the EDA over a specific time period. This time period expired on December 31, 2025. The proposed amendment to the Development Agreement would allow for an extension of repayment deadline to December 31, 2030 and relieves the EDA from providing a traffic signal on Battlefield Parkway for this project, as there is no GDOT warrant for a signal at this time.

Mike Signiski made a motion to approve the Amendment to the Development Agreement for Project Jump. Ray Johnson seconded the motion. Chairman Partain called for all those in favor of approving the motion to indicate so by saying aye. There was no opposition, and the motion was approved by unanimous consent.

EXECUTIVE SESSION

None.

OPEN SESSION

None.

ADJOURNMENT

Stephanie Dickert made a motion to adjourn. Mike Signiski seconded the motion. Chairman Partain called for all those in favor of the motion to indicate so by saying aye. The Board unanimously agreed to adjourn the meeting at 4:26 p.m.