

**DEVELOPMENT AUTHORITY OF FULTON COUNTY
SPECIAL CALL MEETING HELD ON
TUESDAY, DECEMBER 16, 2025 AT 3:00 P.M.
SUITE 2052 (PEACHTREE LEVEL) CONFERENCE ROOM
FULTON COUNTY GOVERNMENT CENTER BUILDING
VIA ZOOM VIDEOCONFERENCE/TELECONFERENCE**

MINUTES

The meeting was conducted via Zoom teleconference/videoconference in accordance with O.C.G.A. Section 50-14-1(h).

Present were the following Members of the Authority:

Mr. Kwanza Hall – Chairman
Ms. Lynne Riley – Treasurer
Ms. Laura Kurlander-Nagel – Secretary
Mr. Mike Kennedy – Board Member
Mr. Alvin Kendall – Board Member
Ms. Pinky Cole Hayes – Board Member

Members Absent:

Mr. Kyle Lamont – Vice Chairman

Also present were Ms. Lauren W. Daniels and Ms. Ansly Moyer, attorneys for the Authority.

Chairman Hall gave the invocation and called the meeting to order at 3:01 p.m.

RECOGNITION OF VISITORS: Also present was Ms. Yngrid Huff of Fulton County Schools.

APPROVAL OF MEETING AGENDA: Upon a motion made by Secretary Kurlander-Nagel, which was seconded by Mr. Kennedy, the Authority unanimously approved the agenda as presented, with the exception of Ms. Cole Hayes who was absent for the vote.

PUBLIC COMMENT: None.

OLD BUSINESS: None.

NEW BUSINESS: None.

ITEMS FOR DISCUSSION/APPROVAL: None.

EXECUTIVE SESSION:

A motion to enter into Executive Session for personnel discussion was made by Secretary Kurlander-Nagel, seconded by Treasurer Riley, and approved by all Members present. An Open Meetings Affidavit is attached hereto as “Exhibit A”.

The Authority entered into Executive Session at approximately 3:05 p.m.

A motion to exit Executive Session was made by Treasurer Riley, seconded by Secretary Kurlander-Nagel, and approved by all Members present.

The Authority exited Executive Session at approximately 4:25 p.m.

Upon a motion made by Secretary Kurlander-Nagel, which was seconded by Treasurer Riley, the motion made in Executive Session regarding staff reviews was approved by all Members present (with the exception of Ms. Cole Hayes who was absent for the vote).

NEXT MEETING:

Chairman Hall announced that the Authority's next Special Call Meeting is scheduled for Thursday, December 18, 2025 at 2:00 p.m. and the next Regular Meeting is scheduled for Tuesday, January 27, 2026 at 2:00 p.m., and reminded the public to visit the Authority's website at <http://www.developfultoncounty.com> for updates on upcoming meetings.

A motion to adjourn the meeting was made by Treasurer Riley, seconded by Mr. Kennedy, and approved by all Members present (with the exception of Ms. Cole Hayes who was absent for the vote).

There being no further business to discuss, the meeting was adjourned at approximately 4:31 p.m.

Laura Kurlander-Nagel

Laura Kurlander-Nagel, Secretary

Exhibit A

[Attached.]

OPEN MEETINGS AFFIDAVIT

The undersigned Chairman or person presiding over the meeting (the "Chairman"), under oath, certifies that at a meeting of the Board of Directors of the Development Authority of Fulton County (the "Authority") held today, the Authority closed its meeting as permitted by the Open Meetings Act of Georgia. The only matters considered or discussed during the closed portion or executive session of its meeting is as checked below:

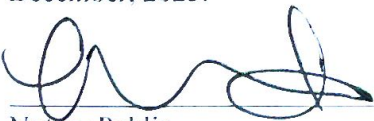
- ☐ To consult and meet with legal counsel pertaining to pending or potential litigation, settlement, claims, administrative proceedings, or other judicial actions brought or to be brought by or against the Authority or an officer or employee or in which the officer or employee may be directly involved. [O.C.G.A. § 50-14-2(1)]
- ☐ To authorize the settlement of a matter which was properly discussed in executive session in accordance with O.C.G.A. § 50-14-2(1) subject to subsequent public vote. [O.C.G.A. § 50-14-3(b)(1)(A)]
- ☐ To authorize negotiations to purchase, dispose of, or lease property. [O.C.G.A. § 50-14-3(b)(1)(B)]
- ☐ To authorize the ordering of an appraisal related to the acquisition or disposal of real estate.
[O.C.G.A. § 50-14-3(b)(1)(C)]
- ☐ To enter into a contract to purchase, dispose of, or lease property subject to approval in a subsequent public vote.
[O.C.G.A. § 50-14-3(b)(1)(D)]
- ☐ To enter into an option to purchase, dispose of, or lease real estate subject to approval in subsequent public vote.
[O.C.G.A. § 50-14-3(b)(1)(E)]
- ☒ To discuss or deliberate upon the appointment, employment, compensation, hiring, disciplinary action or dismissal, or periodic evaluation or rating of a public officer or employee or interviewing applicants for the position of executive head of the agency, but not to discuss the receipt of evidence or hearing of arguments on personnel matters, including whether to impose disciplinary action or dismiss a public officer or employee or when considering or discussing matters of policy regarding the employment or hiring practices of the agency; votes on any of the foregoing matters must be public. [O.C.G.A. § 50-14-3(b)(2)]
- ☐ To discuss matters pertaining to investment securities trading or investment portfolio positions and composition of a public retirement plan created by or subject to Title 47 of the Georgia Code. [O.C.G.A. § 50-14-3(b)(3)]
- ☐ To discuss a portion of a record that is exempt from public inspection or disclosure pursuant to O.C.G.A. § 50-18-70 et seq. where there are no reasonable means by which the agency can consider the record without disclosing the exempt portions if the meeting were not closed. [O.C.G.A. § 50-14-3(b)(4)]

The undersigned Chairman certifies that he or she has been advised that O.C.G.A. § 50-14-4(b) requires that when any meeting of the Authority is closed in accordance with an exception to the Open Meetings Law that:

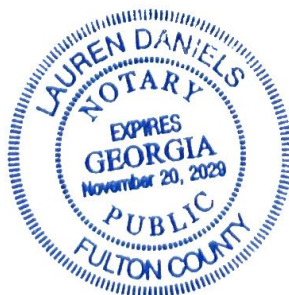
- (i) the specific reason for the closure is to be entered into the official minutes of the meeting;
- (ii) the meeting is to be closed only upon a majority vote of a quorum present for the meeting;
- (iii) the minutes are to reflect the names of the members present and those voting for the closure; and
- (iv) the person presiding over the meeting is to execute and file with the official minutes of the meeting a notarized affidavit stating under oath that the subject matter of the meeting or the closed portion thereof was devoted to matters within the exceptions provided by law and identifying the specific relevant exception.

This 18th day of December, 2025.

Sworn to and subscribed before
me this the 18th day of
December, 2025.



Notary Public





Kwanza Hall, Chairman

My Commission Expires: 11/20/29