

**Charleston Naval Complex Redevelopment Authority/Naval Base Museum  
Authority**

June 15, 2022  
12:30 PM  
Zucker Family Graduate Education Center  
Board Room-Second Floor  
1240 Supply St.  
North Charleston, South Carolina

**MINUTES**

Present:     RADM William Schachte, Jr. (Ret), Chairman  
                 Ronnie Givens  
                 Randy Burbage  
                 Ms. Deborah Crosby-Summey  
                 Ron Anderson  
                 Alan Coker  
                 Glenn McConnell  
                 Spencer Pryor  
                 Fred Kemmerlin (via zoom)  
                 Chris Sullivan (via zoom)

Staff:	Robert Ryan	Executive Director
	Sean McDonell	Operations Director
	Jessica Hartzog	Business Manager
	Les Lockard	Maintenance Director

Advisors:     Wilbur Johnson, Esquire                     Young Clement Rivers, LLP

Others:	Adrian Cain	Charleston Metro Chamber of Commerce
	Scott Barhight	Charleston Metro Chamber of Commerce
	David Ginn	Charleston Regional Development Alliance
	Brent Jonas	Charleston Regional Development Alliance
	Kellen Correia	Friends of the Hunley

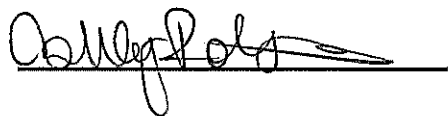
1. Call to Order/Determine Quorum. The meeting was called to order at 12:30 PM by the Chairman, RADM Schachte, with a Quorum present.

2. Invocation. RADM Schachte asked that everyone stand for the pledge of allegiance.
3. Approval of Minutes. Sean McDonnell reminded the Board members of the corrections made to the minutes and let them know the corrected minutes were in their binders for reference. RADM Schachte asked if there were any additions or discussions to be had about the March 16, 2022 Board meeting minutes. There being none, a motion was made to approve the minutes and they were approved and seconded unanimously.
4. Approval of Agenda. RADM Schachte asked if there were any objections to the agenda. There being none, a motion to approve the agenda as written was made and seconded and approved unanimously.
5. Old Business/New Business.
  1. 2022-2023 Budget. Sean McDonnell informs the Board members that the revenue from the S.C. Department of Revenue is on par with the capped amount instituted by legislation, but that the DOR still owes the Authority about \$2M that will get picked up in the Audit for this fiscal year. Mr. McDonnell also points out the increase in bank interest due to the economy and interest rates going up as well as the increase in the personnel budget to \$40,000 for staff raises. He reminds the Board that the Executive Assistant had recently received a certificate in Records Information Management and that she will be taking on additional duties. Mr. McDonnell informs the Board members that the Authority has satisfied its financial commitment to the IAAM and that the Authority has transferred Quarters A and J to the City of North Charleston and that the Authority will no longer be occurring operations or maintenance costs for those facilities. Mr. McDonnell addresses the need for maintenance of Quarters H and I. He lets the Board members know that this is more of a change of occupancy issue and that the Authority should go ahead and address these issues before moving out of Quarters H and I and informs the Board that the cost of that is included in the Capital Improvement Projects account. Mr. McDonnell informs the Board that the passage of this budget will allow for an annual audit, some deferred maintenance, and authorize payments to the Authority's development partners. He states that the Authority action requested is to approve the 2022-2023 budget and to reconcile expenses to accurately reflect expenditures and to authorize the Chairman or other appropriate officers to execute any and all satisfactory and necessary documents and amendments needed by the passage of this budget. RADM Schachte asked if there were any discussion on this matter. Glenn McConnell asked if the Authority will have \$80M to comply with the MOU's and the contracts with the state. Sean McDonnell replies telling Mr. McConnell that the Authority would need to get a bridge loan during construction of the museum and that by the end of 2028-2029, the RDA would be out of business. Mr. McConnell clarifies that the RDA would be

building a museum that it did not provide the funds for. He also expresses concerns about sustainability for the RDA and that he feels the short time gain would be a big loss for the RDA. Glenn McConnell makes a motion to delete the category of Redevelopment Partners from the budget. Ms. Deborah Summey seconded that motion. Ms. Summey also states that she wants to be sure that she isn't violating the mission of the RDA if she votes to exclude the Redevelopment Partners. Ronnie Givens then asks if the \$80M includes the construction costs. Sean McDonnell clarifies that the RDA was trying to keep it within the \$80M, with \$70M being for the project and a \$10M endowment for operations so that the RDA would never run short. Mr. McDonnell reminds the Board that the original model of the museum was to be getting rent and that Patriot's Point isn't going to do that for the RDA, therefore, the RDA shifted to the strategy of trying to get the money from Columbia. Mr. McConnell states that his motion is to strike the \$250,000 out of the proposal for the Redevelopment Partners. Ms. Summey once again, seconded that motion. RADM Schachte asked if there were any further discussion. There being none, a motion was made and was seconded and a vote by roll call was made. All Board members voted I, with the exception of Ronnie Givens. Sean McDonnell points out that a vote still needed to be made of the overall budget, excluding the \$250,000 for the Redevelopment Partners. RADM Schachte asked if there was any further discussion on the budget. There being none, a roll call vote was made and approved unanimously.

6. Date, Time, Location of the next meeting. Wednesday, September 14, 2022 at 12:30 PM at the Zucker Family Graduate Education Center, Board Room-Second Floor.
7. Adjournment. There being no further business to discuss, a motion to approve was made and was seconded and approved unanimously. The meeting was adjourned.

RECORDED BY:



APPROVED:

12/06/22