

Dodge County Board of Commissioners
Monday, September 15, 2025, at 5:00 p.m.
Work Session Minutes



Commissioners Present: Chairman Dan McCranie, Sharon Cobb Flanagan – District 1, Leigh Ann Greene – District 2, Vice-Chair Brian Watkins - District 3

Also Present: Attorney John Harrington, Attorney Ron Daniels, Manager Conner Bearden, Clerk Kimberly Smith-Parkerson, Stephen G. Swinson, Gray Pannel & Woodward LLP

Remotely: Jeffrey Jones – District 4

Business: Discuss Courthouse Project Funding

Call to Order

The Dodge County Board of Commissioners held a work session at the Dodge County Pearl Bates Courthouse Annex Monday, September 15, 2025, at 5:00 p.m. with Chairman McCranie presiding. He called the meeting to order and gave the floor to Manager Bearden. Manager Bearden introduced Stephen Swinson, a bond lawyer, with Gray Pannell & Woodward to discuss the process of funding the courthouse project.

Swinson highlighted the county's newly created Building and Public Facilities Authority (PFA) as a key tool in the funding process. The Building and Public Facilities Authority, once activated, would issue the bond, with the county serving as the obligor responsible for debt service payments through an intergovernmental contract between the PFA and the county. The bond could be issued in public markets or directly placed with a bank, depending on the project's size and desired terms. A financial advisor or underwriter would be engaged to find lenders and bond buyers. The financial advisor or underwriter would help the county determine the best options. The bond lawyer's role is to structure the financing to be exempt from federal income tax and ensure compliance with Georgia law.

Another work session was discussed for October 15.

Adjourn

With no other business to come before the board, the work session ended at 5:24 p.m.

Attested:

Approved:

Kimberly Smith-Parkerson, County Clerk

Dan McCranie, Chairman