

The background is a detailed architectural sketch of a waterfront development. In the foreground, a person with blonde hair and a backpack is seen from the side, looking out over the scene. A concrete walkway leads down to a grassy area with a small wooden platform and stairs. Several people are depicted walking and standing in this area. In the middle ground, a body of water contains several small boats and kayakers. The far bank features a dense urban skyline with various skyscrapers and buildings. The overall style is a soft, colored pencil or light ink sketch, giving it a conceptual and artistic feel.

EAST BANK

**EAST BANK DEVELOPMENT
AUTHORITY**

Board Meeting
August 26, 2025

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AGENDA ITEM IV APPROVAL OF EBDA CEO EMPLOYMENT CONTRACT



EBDA CEO CONTRACT

- Metro, EBDA, and Ben York are all parties; Metro is a party because it will initially fund the EBDA operating budget
- Term of the contract is two years
- Contract automatically renews for additional two-year periods unless Mr. York or the Board give notice of non-renewal
- Mr. York will receive the same benefits as Metro employees
- Mr. York's duties are as contemplated by the private act creating the EBDA
- Contract may be terminated for cause or without cause on 90 days' notice by the Board

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AGENDA ITEM V EBDA LEGAL REPRESENTATION



EBDA LEGAL REPRESENTATION



- EBDA Staff provided a memo to Board at the June meeting
- Mr. Granberry requested that Chair Lamb provide the Board with a recommendation for Legal Representation at the next meeting.

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AGENDA ITEM VI EXECUTIVE COMMITTEE



EXECUTIVE COMMITTEE



- Contemplated within the adopted bylaws
- Under Section II (D).
 - The Chair, Vice Chair, and one other Board member elected by the Board will comprise the Executive Committee. The Executive Committee shall meet as necessary to facilitate the operations of the Board and to consult with the CEO.

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AGENDA ITEM VII CONSIDER EBDA RETIREMENT BENEFITS CONTRACT



VOYA RETIREMENT BENEFIT CONTRACT



- VOYA Financial is currently used by Metro for 457 Deferred Compensation Retirement Plan
- VOYA has developed a 457(b) retirement plan tailor designed for EBDA employees
- EBDA Board approval of the plan is required
- Plan highlights and a sample fund menu have been sent to the Board
- Employer match is 5%
- VOYA and Metro Finance Staff are available today to answer questions

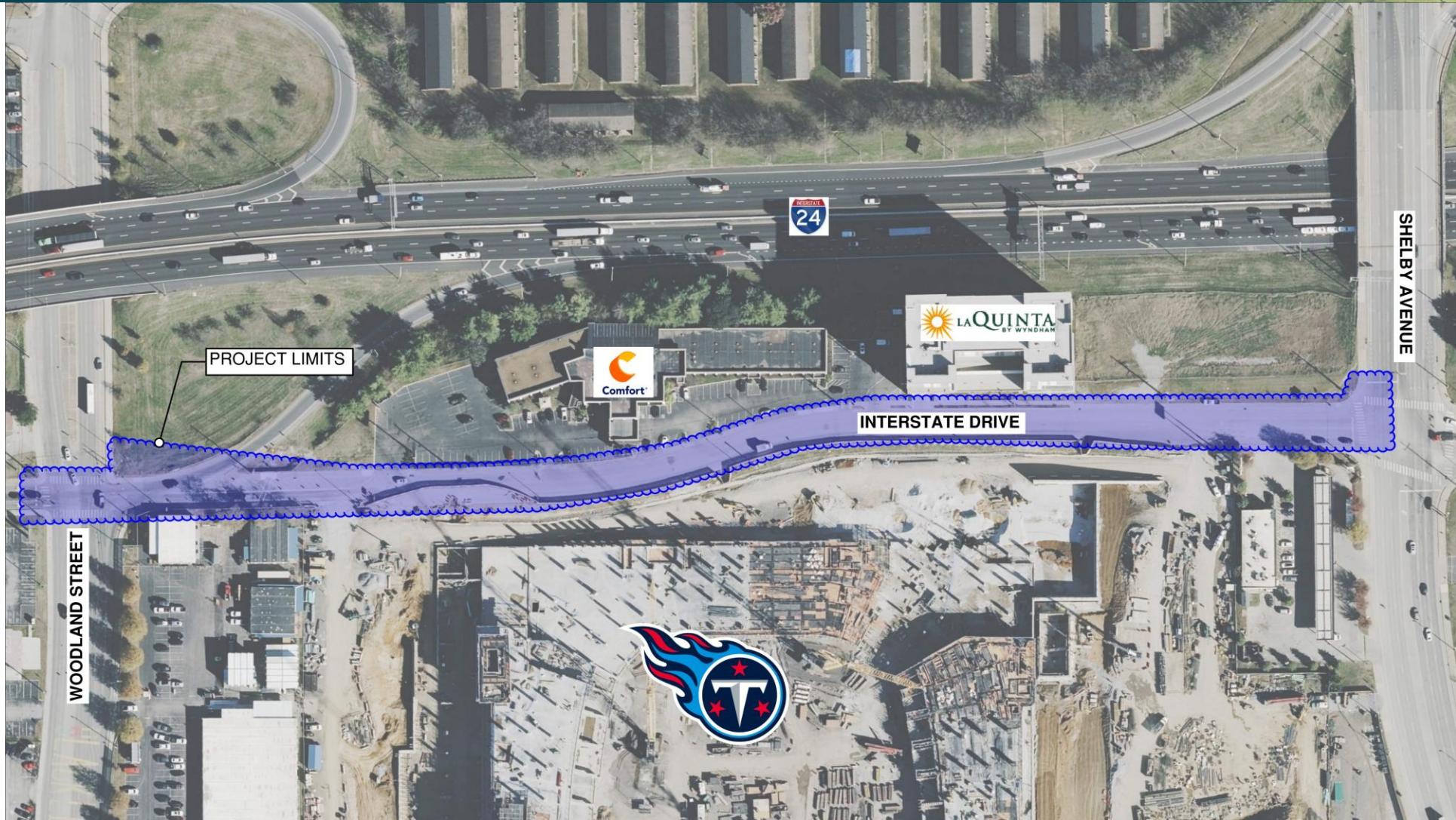
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AGENDA ITEM VIII

GARNEY CONSTRUCTION CONTRACT



INTERSTATE DR. – LIMITS OF CONSTRUCTION



COOPERATIVE PROGRAM – GARNEY CONTRACT



- Extension of underground duct bank to service the new Nissan Stadium.
- Previous work recently completed by Garney Construction
- Scope
 - 1,950 LF of underground duct bank for power (NES) and communications (Metro ITS & potential third-party providers)
 - NES and Metro ITS manholes
 - Requires standard lease agreement with TDOT as Metro ITS will partially reside in their ROW
- Schedule: Fall 2025 through Spring 2026
- Funding: From FY24CSP transferred to EBDA through the IGA

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AGENDA ITEM IX MEETING SCHEDULE 2025/26



EBDA MEETING SCHEDULE



Proposed Schedule

- 9/23/2025
- 10/28/2025 – Would be at Howard Office Bldg (Sonny West Conf Room)
- 12/2/2025 (Combined Nov and Dec mtg.)
- 1/27/2026
- 2/24/2026