

COLUMBIA COUNTY ECONOMIC DEVELOPMENT BOARD
164 NW MADISON STREET, SUITE 102
LAKE CITY, FLORIDA 32055

LAKE SHORE HOSPITAL AUTHORITY
259 NE FRANKLIN STREET, SUITE 102
LAKE CITY, FLORIDA 32055

AGENDA

8:30 A.M.

April 4th, 2012

- 1. Call to Order: Commissioner Ronald Williams**
- 2. Pledge to U.S. Flag**
- 3. Roll Call**
- 4. Request Guest to Sign In**
- 5. *Approve Minutes from Board Meeting Held March 7, 2012**
- 6. *Accept the Financials for the Month Ending February 2012**
- 7. Old Business***
 - a. Discuss and Adopt the 2012 Plan of Action – Jesse Quillen**
 - Mission Statement**
 - Site Portfolio Priority (reference map)**
 - Benchmark for Success**
 - b. Discussion of EDAB Resolution 2011 R-44 – Jesse Quillen/Joel Foreman**
 - c. Update on Incentives Ordinance – Joel Foreman**
- 8. New Business**
 - a. Economic Development Seminar (for elected officials) – Jeff Simmons**
- 9. Director’s Report – Jesse Quillen**
- 10. Other Discussion**
- 11. Topics for Future Meetings**
- 12. Next Advertised Meeting: May 2, 2012, Unless Changed by Committee**
- 13. Adjournment**

*** DENOTES BOARD ACTION REQUIRED**

Economic Development Board

March 07, 2012

The Economic Development Board (“EDB”) met in a regularly scheduled meeting. The meeting came to order at 8:30 a.m. at the Lake Shore Hospital Authority Building.

Committee Members Present:

Chairman Ronald Williams	Jeff Simmons	Gus Rentz
Terry Dicks	Glenn Owens	Wendell Johnson
Marc Vann	Stephen Douglas.	

Committee Members Absent:

Charles Hall

Others Present:

Economic Development Director Jesse Quillen	Senior Staff Assistant David Kraus
Attorney Joel Foreman	Deputy Clerk Sandy Markham
ED Secretary Dedra Hollingsworth	

Minutes of February 08, 2012

There was a MOTION and a SECOND to approve the minutes. The motion carried unanimously.

Financial Report ending for the month of January 2012.

There was a MOTION and a SECOND to approve the report. The motion carried unanimously.

Director’s Report by Director Jessie Quillen

The Director provided a brief overview of the Executive Activity Summary. That summary is attached to the original minutes.

The draft 2012 Plan of Action, along with the draft Mission Statement was circulated and reviewed. That plan is attached to the original minutes.

There was discussion.

The Chairman asked Jeff Simmons and Glenn Owens to serve on a subcommittee to assist Director Quillen with reviewing the Mission Statement and Plan of Action.

Update on Incentive and Ordinance Updates

Attorney Foreman recalled the EDB discussing Ordinance #2004-24 pertaining to local economic incentives, which was basically deemed ineffective. For that reason, a subcommittee met and a short and broad ordinance was developed that would replace Ordinance #2004-24 with a new ordinance that would invoke the powers of Florida Statutes Chapter 125. Attorney Foreman said that ordinance has been presented to the Board of County Commissioners but has not yet been approved.

Bell Road Update

Chairman Williams reported that he, County Manager Williams, Senior Staff Assistant Kraus, and Director Quillen met with the property owners along Bell Road. The status of the road was relayed to the property owners and there was discussion that the property owners will be asked to donate the needed right of way to the county. The primary discussion was that the County wants assurance that once a client is interested in the Bell Road area that property prices will not be escalated due to the Bell Road improvements. A formula will be drafted for calculating the prices and each property owner will be asked to enter a Property Development Agreement with Columbia County. Chairman Williams said that it was explained to the property owners that it is not the Commission's intent that the taxpayers of the county pay for the Bell Road improvements and then turn around and have to pay top dollar for property that would otherwise be low dollar property. He said the property owners appeared to be in agreement. The road paving is contingent upon all property owners entering into the agreement.

Water Crisis in North Central Florida

The discussion of Bell Road lead to a discussion regarding the water crisis facing this area and the efforts of F.L.O.W. Answering a question from Jeff Simmons, Wendell Johnson said that though there have been very brief discussions regarding utilities for Bell Road, there is nothing in the City's Work Plan to add utilities to Bell Road.

Jeff Simmons advised that the North Florida Economic Development Partnership recently received a \$400,000 grant that they may be able to utilize to help with addressing the water crisis. Director Quillen will look into this.

Continuation of Regensis Power Presentation

The Board heard a presentation on solar power last month from Regensis. The Board entered into discussion regarding the presentation.

MOTION and second finding this is not an economic development project and the matter shall be deferred to the Board of County Commissioners without a recommendation.

There was discussion as to whether this should go to subcommittee for further review since this will offer some jobs within the community.

The majority of the EDB felt that though this project would offer a few jobs, the proper roll of government is probably not to be handling a private company's billing. Following that line of logic will open the doors for many businesses to request the county handle their billing services for them. There was also discussion that the economic impact for this project appears to be very minimal, and the contract seems to be a bookkeeping nightmare for whoever handles the billing services.

The motion carried with two opposing votes [Vann – Douglas].

Topics for Future Meetings

Stephen Douglas understands that Clay Electric has purchased a piece of property on Hwy. 47. He asked if the Board could inquire as to whether additional utilities would be needed. He said it's possible that enhancement for that particular area should be considered in order to accommodate future development. Especially while construction is ongoing.

Adjournment

There being no further business, the meeting adjourned at 10:10.

Attest:

P. DeWitt Cason
Clerk of Circuit Court

Ronald Williams, Chairman
Economic Development Board

FUND 304 INDUSTRIAL DEVELOPMENT

ACCOUNT NUMBER	ACCOUNT DESCRIPTION	FEBRUARY TRANSACTIONS	FISCAL YEAR TO DATE
ADMINISTRATION			
304-2000-552.10-12	SALARIES	\$ 10,144.74	\$ 32,846.98
304-2000-552.10-21	FICA TAXES	\$ 769.76	\$ 2,500.16
304-2000-552.10-22	RETIREMENT	\$ 613.18	\$ 1,615.65
304-2000-552.10-23	HEALTH & LIFE INSURANCE	\$ -	\$ -
304-2000-552.10-24	WORKERS COMP	\$ 16.49	\$ 95.24
304-2000-552.30-31	PROFESSIONAL SERVICES	\$ -	\$ 20,301.03
304-2000-552.30-32	AUDIT/ACCOUNTING FEES	\$ -	\$ 1,191.00
304-2000-552.30-35	ADMINISTRATIVE FEES	\$ -	\$ -
304-2000-552.30-40	TRAVEL & PER DIEM	\$ -	\$ 1,236.72
304-2000-552.30-41	COMMUNICATIONS	\$ 118.24	\$ 991.13
304-2000-552.30-42	POSTAGE	\$ -	\$ -
304-2000-552.30-44	RENTAL & LEASES	\$ 1,025.00	\$ 4,563.74
304-2000-552.30-45	GENERAL INSURANCE	\$ -	\$ 4,286.00
304-2000-552.30-47	PRINTING	\$ -	\$ 52.45
304-2000-552.30-51	OFFICE SUPPLIES	\$ 275.40	\$ 336.56
304-2000-552.30-54	DUES & SUBSCRIPTIONS	\$ 570.00	\$ 4,141.55
304-2000-552.30-55	TRAINING	\$ -	\$ -
CTI PROJECT			
304-2000-558.30-31	PROFESSIONAL SERVICES	\$ 72.50	\$ 16,710.00
304-2000-558.60-62	ROAD CONSTRUCTION	\$ -	\$ -
CATALYST PROJECT			
304-2020-552.80-05	CATALYST DEVELOPMENT	\$ 45.00	\$ 35,502.50
HOMES OF MERIT PROJECT			
304-5520-552.70-71	PRINCIPAL	\$ 40,106.61	\$ 79,514.74
304-5520-552.70-72	INTEREST	\$ 2,743.46	\$ 6,185.40
TARGET PROJECT			
304-5530-552.70-71	PRINCIPAL	\$ -	\$ 89,471.37
304-5530-552.70-72	INTEREST	\$ -	\$ 32,978.20
FUND TOTAL		<u>\$ 56,500.38</u>	<u>\$ 334,520.42</u>