

**Minutes of the Regular Meeting of the
Board of Directors of the Camden County
Joint Development Authority
August 13th, 2020**

The Board of Directors of the Camden County Joint Development Authority held a regular meeting in the Cumberland Inn & Suites conference room in St. Marys, Georgia, on August 13th 2020. There were present and participating at the meeting the following Board members: Rachel Baldwin, Jeff Barker, Tanya Glazebrook, Jim Lomis, C.B. Yadav, Farran Fullilove, and Sheila Sapp. Also in attendance were James Coughlin, Darren Harper, Matt Garner and members of the public.

The meeting was called to order by the chairman at 9:00 am

Amendments to and adoption of agenda: A motion was made by Mr. Fullilove, and seconded by Ms. Baldwin to approve the agenda. The Board voted unanimously to approve the agenda.

Approval of the minutes of the July 16th Regular Meeting: A motion was made by Ms. Glazebrook, and seconded by Mr. Fullilove to approve the minutes of the July 16th meeting. The Board voted unanimously to approve the motion; a copy of the minutes is attached.

Treasurer's report: Mr. Lomis reported on the year to date financials. A motion was made by Mr. Yadav, and seconded by Mr. Fullilove to accept the treasurer's report. The Board voted unanimously to approve the motion; copies of the financials are attached.

Executive Director's Report: Mr. Coughlin gave a detailed verbal and written report on his activities during the past month, along with current initiatives and projects. A copy of the written report is attached.

Internal Policies Approval: Staff presented the Board with the updated Internal Control and Travel Policies for approval. A motion was made by Mr. Fullilove to adopt the Internal Control Policy, the motion was seconded by Ms. Baldwin, and the Board voted unanimously to approve the motion. Mr. Fullilove made a motion to adopt the Travel Policy, the motion was seconded by Mr. Yadav, and the Board voted unanimously to approve the motion.

Website Refresh Update: Staff gave the Board and the public an update on the progress of the "refresh" of the website to bring it up to current industry standards.

Executive Session, Real Estate: A motion was made by Ms. Glazebrook to go into executive session to discuss real estate matters. The motion was seconded by Mr. Fullilove. The board voted unanimously to go into executive session at 9:34 am. The board returned to regular session at 10:29 am.

Approve Lease for Dawson Building: A motion was made by Ms. Glazebrook to approve the lease of the Dawson building to Image Engineering contingent upon an increase in the lease rate

and the funds being paid up front. The motion was seconded by Mr. Lomis and the Board voted unanimously to approve the motion.

Adjourn: A motion was made by Mr. Lomis, was seconded by Mr. Fullilove, and approved unanimously to adjourn the meeting at 10:31 am, at which time the meeting was adjourned.

CAMDEN COUNTY JOINT DEVELOPMENT AUTHORITY

By: _____
Chairman

Date: _____

By: _____
Secretary/Treasurer

Date: _____

Camden County Joint Development Authority

Balance Sheet

As of June 30, 2020

	Jun 30, 20
ASSETS	
Current Assets	
Checking/Savings	
11.2290 · Ameris-9690-MM-Incentive Funds	220,013.32
11.2280 · Citizens/Pineland Incentive Fun	455,581.08
11.2250 · Synovus-Land Acq/Product Dev	229,285.93
11.2200 · Ameris-0158MM-Land Acq/Prod Dev	1,424,292.98
11.2000 · SE Bank-Checking-Operating Fund	802,899.18
11.1010 · JDA Office Petty Cash	11.04
Total Checking/Savings	3,132,083.53
Other Current Assets	
11.1350 · Note Receivable Foodie'J-CP	3,442.93
11.1935 · Property Tax-Allowables	-532.93
11.1905 · Property Tax-Receivables	-3,568.91
11.1202 · Due From Camden County	-90.28
Total Other Current Assets	-749.19
Total Current Assets	3,131,334.34
Fixed Assets	
54.1110 · Land Improvements	32,526.00
54.1100 · Land	482,279.00
24.2500 · Capital Assets	244,285.14
Total Fixed Assets	759,090.14
Other Assets	
11.5000 · Note Receivable Foodie'J	26,608.56
Total Other Assets	26,608.56
TOTAL ASSETS	3,917,033.04
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
12.1001 · Accounts Payable	28,308.07
Total Accounts Payable	28,308.07
Credit Cards	
12.1011 · Gordon Garner-MasterCard	-339.51
12.1009 · Stephanie Loveland- Mastercard	99.99
12.1006 · Darren Harper-MasterCard	-8.05
12.1004 · James Coughlin-Mastercard	-1,137.58
Total Credit Cards	-1,385.15
Other Current Liabilities	
12.2500 · Deferred Revenue-Property Taxes	4,796.34
Total Other Current Liabilities	4,796.34
Total Current Liabilities	31,719.26
Total Liabilities	31,719.26
Equity	
13.2050 · Rest. Fund Bal- Fixed Assets	759,090.14
13.1000 · Fund Balance	1,652,938.54
13.3000 · Retained Earnings	1,286,881.07
Net Income	186,404.03
Total Equity	3,885,313.78
TOTAL LIABILITIES & EQUITY	3,917,033.04



Camden County Joint Development Authority

Executive Director's Report

August 2020

The Mission of the Camden County Joint Development Authority is to promote and stimulate economic growth in Camden County.

Active Projects

Projects below are referenced by assigned code names to protect the confidentiality of the businesses involved. Specific details will be made public as negotiations with the company allow. Please remember that while many projects come before the Authority, we are competing for these with other communities around the world. Most of these projects may never locate in Camden County but we have to compete if we hope to win!

New Projects or Information in Bold

- **Project Shark-O**
 - Through GA Dept of Economic Development
 - **Light industrial/manufacturing**
 - **Marine related**
 - **200 jobs**
 - **3 sites submitted**
 - 2 in industrial park
 - 1 at St. Marys airport
- **Project Osprey**
 - **Manufacturing**
 - **Aerospace**
 - **200 jobs**
 - **Unique building requirements**
 - **4 sites throughout county submitted**
 - **Prospect visited last week Thursday-Saturday**
 - **Thank you to Steve Howard and Chamber of Commerce**
- **Project Red October**
 - Industrial
 - Renewable Energy sector
 - National Search narrowed to 4 states highlighting GA & FL and TX
 - \$600,000,000 Capital Investment over 3 years
 - 325 jobs at full build out

- Our package submitted to Consultant and State on April 24th
- Camden's site made the first, second and third cut!
- Consultant tells us decision will be made on next selection 3rd quarter of this year.

- Project Spice

- Food warehousing and distribution
- Import/Export
- 25 employees
- 12,000 sf building
- Have offered 4 acre site at corner of Harrietts Bluff Rd. and Old Still Rd.
- Camden County Industrial Park

- Project Emerald

- Major Manufacturing project (auto components) From GA. Dept. of Econ Development
- 150 acres
- Over 1000 jobs
- Request for information (RFI) returned 10/25
- Offered property in northeast Camden

- Cannery Mills Aquaponics

- Part of JDI project as Developer Project Site 2
- Trying to get through closure on Master Project Site first
 - Initially just Dawson building and acreage inside Dawson fence
 - Phase II: 10 acres of airport property
 - Eventually 77 acres inside and outside of fence as project grows
 - 25 jobs initially projected to grow to 200
 - \$10 million capital investment
 - JDI would like to have purchase option on the property

- Cumberland Inlet

- Development Agreement signed
- Intergovernmental Agreements signed (City and County)
- Bond Resolution approved but needs to be re-approved to align with dates of IGA approvals