



## STEPHENS COUNTY DEVELOPMENT AUTHORITY

### **ATTRACTION & RECRUITMENT:** Co-Chairmen Matt Skilling & Stacy Miller

- Worked **Projects Studio, Solar, Solar 2, EVTI, Delta, Rodney, Special K, Isolated, Grayson** (Luftex Performance Yarn!), **Dakar, Cresa, Rainbow, Rebel, and Home**
- Allied Ecovery added 5 jobs
- Cotton Conversions invested \$250,000 and located on Jordan Road
- Tencate invested \$2M and created 6 jobs
- Partnered with United Renewable Energy and SunEdison to construct a \$975,000, 700-kwh solar panel farm off Turner Road
- **Project Solar 2** had 10, 100kwh sites selected in the FY15 GPASI lottery
- Worked with Mike Jones Ford on their relocation and expansion
- With our JDA colleagues, hosted 29 State Project Managers at the Georgia Resource Center in Atlanta
- GPC sponsored a Bus Tour for 21 Project Managers
- Visited site location consultants and project managers in state and out
- Met with regional colleagues to identify manufacturing targets
- Participated in the International Council for Shopping Centers (ICSC) Fall Conference in Atlanta
- Participated in the High Point, NC Furniture Tradeshow in April
- Met with hotel/motel brokers/realtors and toured them on retail and hospitality sites
- Maintained close contact with the owner of the Nampac building – our largest and best available building
- Updated our Retail Opportunities Flyer and posted it on the website
- Co-sponsored the annual Business Plan competition with the Toccoa-Stephens County Chamber of Commerce and hosted the affiliated Participant Expo.
- Welcomed new NEGA GDOL Representative Danette Smith
- Welcomed new NEGA GDEcD Representative Tammy Caudell
- Held conversation with City & County officials – elected and appointed – re incentives

### **EXISTING INDUSTRY RETENTION & EXPANSION:** Chairman Gerald Turner

- Added member Mandy McDonald to Advisory Group
- G-M Wood Products purchased their building for \$603,000 and added 3 new jobs.
- American Woodmark expanded their operations into a building in the Meadowbrook Industrial Park
- Luftex Performance Yarns retained 24 jobs
- TMF invested \$100,000 in their facility and created 2 jobs
- Meadowbrook Machine & Tool invested \$250,000 in an expansion of their facility
- Cope Closet Concepts invested \$250,000 in a relocation in an Opportunity Zone in Meadowbrook Industrial Park
- Scrap Masters expanded their operation into a building on West Currahee Street and added 9 jobs
- Mike Jones Ford announced their relocation and new investment of \$3M and 18 new jobs
- Trachte was recognized as the Toccoa-Stephens County Chamber of Commerce Industry of the Year
- Meadowbrook Machine & Tool and Trachte were each nominated by NGTC for the Technical College System of Georgia's Georgia's Small Manufacturer of the Year
- Helped numerous existing industries with a variety of concerns
- Hosted Plant Managers Luncheons

- Shared GDEcD's Monthly Trade Opportunities Alerts (TOA) with our existing industries
- Touted GDEcD's Georgia Reaching Out Worldwide (GROW) Initiative
- Administered PILOT agreements (invoicing, collection, and distribution) for Applegate, Caterpillar, CMC, Dewtex, GEM, PakPro, and Patterson Pumps
- Continued concerted efforts to coordinate company training needs and NGTC offerings
- Co-sponsored, with our JDA counterparts, Quarterly Tri-County Manufacturers' Meetings
- Worked with Georgia Power Company for a site design for an industry considering expansion
- Visited the headquarters of GEM Southeast (Yonkers, NY) and American Woodmark (Winchester, VA)
- Coordinated the Stephens County School System's tour of Eaton
- Worked with Georgia Tech on a root cause analysis seminar
- Fielded enquiries for Old Castle facility on Turner Road
- Shared NGTC course schedules with existing industries
- Meadowbrook Machine & Tool and UMI used SCDA's boardroom for training
- Worked with a site appraiser re the Toccoa Casket Company site
- Shared *Myths of Creativity* and *Disaster Preparation* articles with local industries
- Sent Freeport information and reminder to industries
- Working still to obtain Foreign Trade Zone status for Stephens County
- Hosted an Existing Industry Appreciation & Networking event at the Willard Kimsey Environmental Center

**COMMUNICATIONS & MARKETING:** CHAIRMAN KIM HUDGINS

- Added members Wayne Perry and Linda Scofield to Advisory Group
- Made periodic updates on SCDA activities to the City, County, and Chamber of Commerce Boards
- SCDA's Facebook page now has 272 "Likes"
- 11,231 people saw content associated with our Facebook page over the year
- Monthly *State of Stephens* newsletters were posted to our website, Blogger, and Facebook and emailed to subscribers
- Made more than 100 Blogger posts
- Had 4,161 website views from January 2014-June 2014
- Added Korean, Portuguese, Japanese and Chinese welcome letter translations to our webpage
- Partnered with Southfire to host and re-design the website for better features to promote Stephens County and our properties
- Toccoa-Stephens County was mentioned in *Georgia Trend's* Economic Yearbook
- Hayestone Brady Business Park was featured on Select Georgia's website
- Continued listing our properties on CoStar and LoopNet
- Toccoa-Stephens County was the featured community in the August edition of *Georgia Trend* magazine
- Co-sponsored the annual Tri-County visit to the Georgia Resource Center (25 project managers)
- Posted 2013 Stephens County Resource Directory to website
- Updated our retail opportunities flyer and posted to website
- Gained mention in a TruVista marketing piece
- Working on a broadband marketing piece Tech Trails with the North Georgia Network
- Posted "The Boys of Currahee: They Stood Alive" articles
- Added GDEcD's Logistics Spotlight tool for Stephens County to website

- Hosted Get Noticed! Best Mobile Apps and How to Use Them in Business, GIS Planning, LinkedIn and Economic Development, How to Hire, Train and Retain Top Talent, and Unpack Your Analytics webinars
- Shared SCDA's 2013-2017 Strategic Plan with citizens via the Toccoa Record
- Promoted the numerous events held in connection with the Smithsonian New Harmonies visit to Toccoa
- Conducted economic development sessions for the Adult and Youth Toccoa-Stephens County Leadership classes

## **PRODUCT DEVELOPMENT:**

- Held a groundbreaking ceremony for the \$66M GA17 project with Governor Nathan Deal
- Our broadband feasibility study grant was finalized and we returned \$30,000 to DCA
- Completing work on Phase 1 of the \$998,000 DCA grant/loan (Hollywood to Toccoa & Toccoa to Hartwell) broadband grant
- Applied to OneGeorgia for a \$495,000 Phase 2 broadband grant which is pending review and authorization
- Gunby Communications erected towers in Meadowbrook and Haystone Brady Industrial Parks to enhance broadband coverage in those areas of the county
- TruVista expanded broadband coverage across the county
- Pursuing with NGN and North Georgia College a Georgia Center for Digital Innovation
- Explored a new spec building with RAI, Rooker, JM Williams, and Pattillo and a virtual spec building with JM Williams
- City and County Commissions hired Goodwyn Mills Cawood Inc. to design sewer and water improvements for the South Big A Road and Veterans Parkway areas. The GMRC is helping us apply for various state and federal agency grants to leverage available local SPLOST funds.
- The Economic Development Authority has granted us \$1.42M to expand sewer and water service to the Veterans Parkway area of the county. We have two other grant applications in the queue (ARC-\$300K and OGA-\$500K). We've been told that these agencies like to work together with EDA in the lead. We believe that now with the EDA money in hand the other two will come on board
- Pursuing FTZ status for Crown Resources and the Haystone Brady Business Park. Our application is under review by Georgia FTZ #26 and US Customs & Border Protection
- Conducted a variety of activities to enhance local workforce
  - Provided the Stephens County Literacy Council, T-SC Chamber of Commerce, and Stephens County Library loaner laptops from our workforce development initiative
  - Helped host the NEGA Job Fair & Career Expo at NGTC
  - SHRM Business Summit was held at NGTC – Currahee Campus
  - NGTC hosted an Industrial Summit: Where Are My Workers?
  - NGTC hosted a "Dream It! Do It!" Conference
  - Added "Layoff Guide for Displaced Workers" on our website
- Making great progress on the Currahee Corridor Clean-Up Campaign (Toccoa Casket, Wabco, T's, former DQ, former Davis Building, gas stations, and many other sites)
- Nominated candidates to attend the 2014 Regional Georgia Academy for Economic Development Class
- The Governor signed HB 873, creating a Stephens County Public Facilities Authority
- Engaged in efforts to keep the Toccoa train depot as a potential high speed AMTRAK rail station via GDOT's 30-year State Rail Plan
- Engaged in efforts to extend GA365 to South Carolina via GDOT priority listing

## **SCDA BOARD:**

- Updated SCDA's five-year strategic plan
- Presented semi-annual updates to city, county and chamber
- Supported the various efforts of the Joint Development Authority of Franklin, Hart & Stephens Counties
- Supported the various efforts of Toccoa-Stephens County Tomorrow and served on the Leadership Action Team including pursuing UGA Archway Community status, housing Archway Intern Phillip McAuley, developing FAQs, and Chairing Economic Development and Infrastructure Themes
- Conducted mock interviews with graduating TFC seniors
- Sponsored TFC student Sean Thompson for a one semester SCDA internship
- Attended the GA Chamber of Commerce Eggs & Issues Breakfast
- Helped host pre and post Legislative Session Forums with Senator Wilkinson and Representative Gasaway
- Regular Georgia Economic Developers Association attendance and involvement
- Testified at a court hearing to address Wilbros odor concerns
- Participated at the Georgia Power Company sponsored "Good News Gathering" at Chateau Elan
- Monitored Water Resources Development Act legislation in Washington, DC re our sewer expansion project
- Regular involvement with regional counterparts via GMRC (marketing, legislation, grant programs, and strategic planning)
- Regular visits to GDEcD and Atlanta offices of statewide project managers
- Co-hosted Georgia Chamber of Commerce Power Luncheon at Currahee Club
- Hosted UGA Public Service & Outreach Unit's visit to T-SC through the Archway Partnership, Carl Vinson Institute, JW Fanning Institute, and SBDC
- Coordinated visits to Toccoa by Congressmen Doug Collins and Jack Kingston
- Hosted GDEcD Chris Carr and 10 members of his leadership team.
- Pursued Archway Partnership designation
- Pursuing DCA's Plan First Community designation
- Obtained legislation creating a Stephens County Public Facilities Authority
- Toured the Savannah Ports
- Kayla Carpenter completed an Economic Development Institute course on strategic planning
- Kayla Carpenter was a graduate of the 2014 T-SC Leadership Class
- Involved in and supported various effort to rid the community of litter & blight
- Participated in the City of Toccoa's Scarecrow Contest
- Proctored the IEDC Certified Economic Developer's (CEcD) Exam
- Attended the IEDC Annual Conference in Philadelphia, PA
- Worked with GSPC on their auction of surplus for the GA Forestry Commission Property
- GDOL Commissioner Mark Butler spoke to our local Rotary Club
- Worked with an appraiser on the Toccoa Casket Company site
- Helped Salvation Army secure temporary warehouse space for the Christmas season
- Presented to T-SC Youth Leadership on the roles and activities of SCDA
- Presented to T-SC Adult Leadership on Economic Development and Government Day
- Traveled with Representative Gasaway to Apex, NC to tour Wilbros-type composting facility
- Introduced Stami Williams, the new NEGA Field Rep for Saxby Chambliss, to local officials
- NGTC is constructing a \$3.2M, 12,000 SF, 8 classroom healthcare wing
- Featured speaker at the Basic Economic Development Course and Georgia Tech

## Annual Report, FY 2013-2014

- Hosted a UGA facilitated, Toccoa Tomorrow “Student Input” session at the SCHS with 208 juniors & seniors
- T-SC was named a “Four for the Future” community by Georgia Trend magazine
- Had contact with GDEcD, DCA, OGA, GMRC, ARC, EDA, USDA-RD, GEFA, GDOL, USACOE, DNR, EPD, DOR, TCSG, CDC & Prevention, OSHA, GEMA, GSFC, DOE, DOI, SBDC, US-SBA, GDOT, GDPS, UGA, GT, NGTC, TFC, Governor, Lt. Governor, Secretary of State, Speaker of the House, U.S. Senators, Congressmen, Georgia Chamber of Commerce, US Chamber of Commerce, IEDC, and others
- SCDA board room is regularly used by industry and others for training and webinar events.
- Worked with GDOT to resolve concerns Eastanollee Fire Chief had re GA17 widening project
- Above activities and others resulted in 87 jobs, \$7,228,000 in new investments, and \$1,420,000 in grants to the community