

**AGENDA**  
**ST. JOHNS COUNTY**  
**INDUSTRIAL DEVELOPMENT AUTHORITY**

**August 10, 2020**  
**3 p.m.**

**County Administration Building Auditorium**  
**500 San Sebastian View, St. Augustine, FL 32084**  
**Public Comment Call-In Number: 904-209-1265**

**\*\*Regular Meeting\*\***

Roll Call

Public Comment

Each person addressing the Board shall state their name and address for the public record and limit comments to three (3) minutes. Public comment will also be provided for each item containing a proposition (other than ministerial acts) before the Board.

Additions and/or Deletions to Agenda

Approval of Minutes

- July 13, 2020

Treasurer's Report

- Review and Approve Financials

New Business

- Update on St. Johns County Grant Programs
- Update on Recent Bond Issuances
  - Presbyterian Retirement Communities Obligated Group Project
  - Flagler Health
- Upcoming Election of Officers

Reports

- IDA Members

Adjournment

Next Regular Meeting Date: September 14, 2020 at 11 a.m.

In accordance with Executive Order 20-69 and St. Johns County Emergency Proclamation 2020-03, St. Johns County Boards and Committees that meet during the COVID-19 health emergency may do so remotely under communication media technology and without a physical quorum of the members present. Members of the community who would like to participate in public comment during these meetings may do so by calling 904-209-1265. Meetings can be viewed on Comcast cable channel 3, or online at <http://www.sjcf.us/GTV>. While all meetings remain open to the public to attend in person, County facilities are under limited public access restrictions. Written or physical documentation for a meeting may be submitted to the Board of County Commissioners at 500 San Sebastian View, St. Augustine, FL 32084, or by email at [sjcpublichearing@sjcf.us](mailto:sjcpublichearing@sjcf.us). For more information, please call 904-209-0560.

**MINUTES OF MEETING  
INDUSTRIAL DEVELOPMENT AUTHORITY  
OF ST. JOHNS COUNTY  
July 11, 2020 11:00 AM  
at  
500 San Sabastian View, St. Augustine FL**

**Members Present:** Vivian Helwig, Melissa Eckart, Geoffrey Litchney, Chet Frith, and Joseph Rowell

**Members Absent:** none

**Guests Present:** See attached sign in sheet.

Mr. Helwig brings the meeting to order at 11:00AM.

Mr. Helwig asks for roll call. All members present.

Mr. Helwig asks for public comment.

No public comment.

Mr. Helwig moves meeting to additions and deletions.

No additions or deletions.

Mr. Helwig moves the meeting to New Business:

Flagler Health Proposed bond issue. St. Johns County Industrial Development Authority Revenue Bonds, taxable series 2020A and taxable series 2020B in an aggregate amount not to exceed \$240,000,000.

Mr. Marsh, Flagler Health, starts by thanking the IDA for their continued commitment with the Hospital. He continues by going over the materials submitted and gives a brief outlook of the Hospital's current Facilities and future Facilities that this financing will support.

Mr. Marsh asks the members of the Authority for comments and or questions on the financing or project. He states either he or Mr. Lever, bond council, will address.

Mr. Rowell asks how the pandemic has affected the Hospital and their operations.

Mr. Marsh states the effects are mostly geographic. The first few months saw a very limited number of cases. Hospital has current capacity to handle the cases and they are keeping an eye on the current spike.

Mr. Marsh asks for other questions.

Mr. Helwig asks about exhibit A and the Flagler County presence.

Discussion.

Mr. Helwig asks Mr. O'Connell for his report.

Mr. O'Connell presents his review of the project and his opinion letter. He continues by reading the last paragraph.

Discussion.

Mr. Helwig ask Mr. Dobson to give his opinion on the resolution and related documents presented.

Mr. Dobson states everything presented is in line and ok.

Mr. Helwig asks if there is a need for one or two motions for approval.

Mr. Dobson states there is only the need for one motion to approve resolution 2020-02.

Motion Mr. Rowell, Second Mr. Firth to approve resolution 2020-02 as presented.

Vote unanimous.

Mr. Helwig thanks Flagler health and Mr. Marsh for their efforts in the County.

Mr. Marsh thanks the Authority and its members for today's meeting and approval.

Mr. Helwig moves meeting to Presbyterian Retirement Communities Obligated Group project.

Mr. Dobson states with the complexity of the agreement and five counties being involved it was not surprising that a few minor adjustments were to be made with the interlocal agreement that was passed at the previous meeting.

Discussion.

Mr. Helwig ask the Authority members for any questions.

None.

Mr. Helwig asks for a motion to approve.

Motion Mr. Litchney, Second Ms. Eckart to approve the revised interlocal agreement as presented.

Vote unanimous.

Mr. Helwig moves the meeting to the St. Johns County Business Grant Programs.

Ms. Zuberer gives a brief background on the past efforts of the County with this program. She states the next Board of County Commission meeting will address what to use the remaining funds for. She states the Commission may vote to return the funds to the IDA.

Discussion.

Mr. Helwig moves meeting to approval of the June 8, 2020 minutes.

Discussion.

Motion Mr. Litchney, Second Mr. Rowell to approve the minutes of the June 8, 2020 meeting as presented.

Vote unanimous.

Mr. Helwig moves the meeting to the treasurer's report.

Mr. O'Connell presents last month's financial statement for discussion and one check written to W. H. O'Connell & Associates in the amount of \$857.00 for accounting services.

Discussion.

Motion Mr. Rowell second Mr. Litchney to approve the financial statements and payment to W.H. O'Connell & Associates.

Vote unanimous.

Mr. Helwig moves to reports.

Members.

Mr. Rowell congratulated Mr. Helwig on his company's inclusion in the 50 fastest growing business in North Florida.

Mr. Helwig congratulates Mr. Rowell's company for the same. He continues by stating the thank you letter was sent to Ameris Bank for their generous forgiveness of the early withdrawal fee so the IDA could make the grant to the County earlier in the year.

No other member reports.

Mr. Helwig asks for other reports.

None.

Ms. Zuberer states the next meeting is for 8/10/20 at 3PM she will check and make sure the room is available for that time.

Motion Mr. Helwig, Second Mr. Rowell to adjourn the meeting at 11:36AM

Vote unanimous.

# IDA

## SIGN IN SHEET

IDA BOARD MEMBERS		<b>IDA MEETING</b>  <b>DATE: July 13, 2020</b>
1	Viv Helwig	
2	Joseph Rowell	
3	Geoff Litchney	
4	Melissa Churchwell	
5	Chet Frith	
6		
7		

VISITORS / GUESTS		Who do you represent?
1	Henry O'Connell	IDA CPA
2	Geoff Dobson	IDA Atty
3	Chauncey Lever	Foley & Lardner
4	Skip Marsh	Flagler Health+
5	Cathy Newman	SJC Chamber
6	Rebecca Lavie (call-in)	SJC
7	Tera Meeks	SJC
8	Jennifer Zuberer	SJC
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10:42 AM  
08/04/20  
Accrual Basis

Industrial Development Authority  
**Profit & Loss**  
October 2019 through July 2020

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	<u>Oct '19 - Jul 20</u>
<b>Income</b>	
3006 · Bond Application Fee	2,000.00
3013 · Prosperity Bank Interest Income	199.43
3015 · Prosperity CD Interest	3,269.22
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<b>Total Income</b>	5,468.65
<b>Expense</b>	
5010 · Accounting	4,294.00
5012 · Advertising	3,500.00
5016 · Contractual Services	260,000.00
5090 · Office Supplies	195.00
5710 · DCA Special Fees	175.00
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<b>Total Expense</b>	268,164.00
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<b>Net Income</b>	<b><u><u>(262,695.35)</u></u></b>

10:44 AM  
08/04/20  
Accrual Basis

Industrial Development Authority  
**Balance Sheet**  
As of July 31, 2020

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	<u>Jul 31, 20</u>
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Checking/Savings</b>	
1002 · Ameris Bank	14,509.85
1004 · Ameris CD 2	8,160.38
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<b>Total Checking/Savings</b>	22,670.23
<b>Other Current Assets</b>	
13000 · CD Interest Receivable	146.92
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<b>Total Other Current Assets</b>	146.92
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<b>Total Current Assets</b>	22,817.15
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<b>TOTAL ASSETS</b>	<b>22,817.15</b>
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<b>LIABILITIES &amp; EQUITY</b>	
<b>Equity</b>	
2810 · Fund Balance - Unreserved Des	132,016.26
32000 · Retained Earnings	153,496.24
Net Income	(262,695.35)
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<b>Total Equity</b>	22,817.15
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<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>22,817.15</b>
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