

CITIZENS ADVISORY REVIEW COMMITTEE

**P.O. Box 1968
Grand Island, NE 68802-1968
Phone: (308) 385-5444, ext. 111
Fax: (308) 385-5486**

AGENDA

**Thursday, June 1, 2023
Noon
Council Chambers
Grand Island City Hall**

1. Call to Order Matthew Armstrong
2. Roll Call RaNae Edwards
3. Approval of March 2, 2023 Minutes..... Matthew Armstrong
4. GIX Logistics LB840 Application..... Mary Berlie
5. Grand Island Area Economic Development Semi-Annual Report Mary Berlie
6. Adjournment Matthew Armstrong

OFFICIAL PROCEEDINGS

CITY OF GRAND ISLAND, NEBRASKA

MINUTES OF CITIZENS ADVISORY REVIEW COMMITTEE

March 2, 2023

Pursuant to due call and notice thereof, a Regular Meeting of the Citizens Advisory Review Committee (CARC) of Grand Island, Nebraska was in the Council Chambers at City Hall, 100 East 1st Street on March 2, 2023. Notice of the meeting was given in *The Grand Island Independent* on February 23, 2023.

Chairman Matthew Armstrong called the meeting to order at 12:01 p.m. The following board members were present: Mike Kneale, Julie Wright, Susan Bullington, Tom O'Neill, Jason Morledge, and Matthew Armstrong. Jason Roe was absent. City Officials present were City Clerk RaNae Edwards and Finance Director Patrick Brown.

APPROVAL OF MINUTES. Motion by Mike Kneale, second by Tom O'Neill to approve the minutes of the December 1, 2022 meeting. Upon roll call vote, all voted aye. Motion adopted.

GRAND ISLAND AREA ECONOMIC DEVELOPMENT ANNUAL REPORT. Executive Director Mary Berlie gave an update on GIAEDC. Reviewed were the LB840 process and the eligible business activities in order for a business to apply for LB840 funds.

The following projects were active LB840 Projects:

- GIX Logistics – 15 new jobs
- Zabuni Specialty Coffee Auction – 10 new jobs
- GIX Logistics – 15 new jobs
- Hornady Manufacturing – 50 new jobs

Current LB840 Balance as of November 22, 2022 was \$2,041,054.. The following LB840 projects were active:

- Amur Equipment Finance -- (\$0)
- Zabuni Specialty Coffee Auction - \$51,666
- GIX Logistics (2021) - \$202,334
- Hornady Manufacturing - \$251,666
- EDC Operating Funds - \$262,500

Ending LB840 balance was \$1,272,887.

Invested to date was \$6,729,100 with 1,114 jobs created with annual wages of \$36,807,222 at an average wage from 2015-2021 of \$19.88.

Ms. Berlie stated they were continuing to recruit businesses at the Platte Valley Industrial Park – East. Mentioned was the World Ag Show she attended in Tulare, California. Future Builders Challenge was ramping back up with 860 students available in our area. March 17 – 20, 2023 there would be 120 students attending a training session.

They were watching legislative bills regarding work force housing funds.

The next meeting will be held on June 1, 2023 at noon.

ADJOURNMENT: 12:18 p.m.

RaNae Edwards
City Clerk



GIX Logistics
LB840 Application

3840 Projects

Active:

Zabuni Specialty Coffee Auction

- ▶ 10 new jobs

Amur Equipment Finance

- ▶ 15 new jobs

GIX Logistics

- ▶ 15 new jobs

Hornady Manufacturing

- ▶ 50 new jobs



LB840 Balance as of 5/25/2023**\$1,803,144**

Amur Equipment Finance

(\$0)

Zabuni Specialty Coffee

(\$51,666)

GIX Logistics (2021)

(\$82,500)

Hornady Manufacturing

(\$212,666)

EDC Operating

(\$175,000)

Ending LB840 Balance**\$1,281,312**



340 Application

located @ 308 West Third Street

Logistics is in the business of transportation, logistics, and distribution across the country.

of GIX's customers are located outside the State of Nebraska, thus increasing interstate commerce in to the community.





Eligible Business Activities:

The manufacture of articles of commerce

The conduct of research and development

The processing, storage, transport, or sale of goods or commodities which are sold or traded in interstate commerce

The sale of services in interstate commerce

Headquarter facilities relating to eligible activities as listed in this section

Telecommunication activities

End destination tourism-related activities

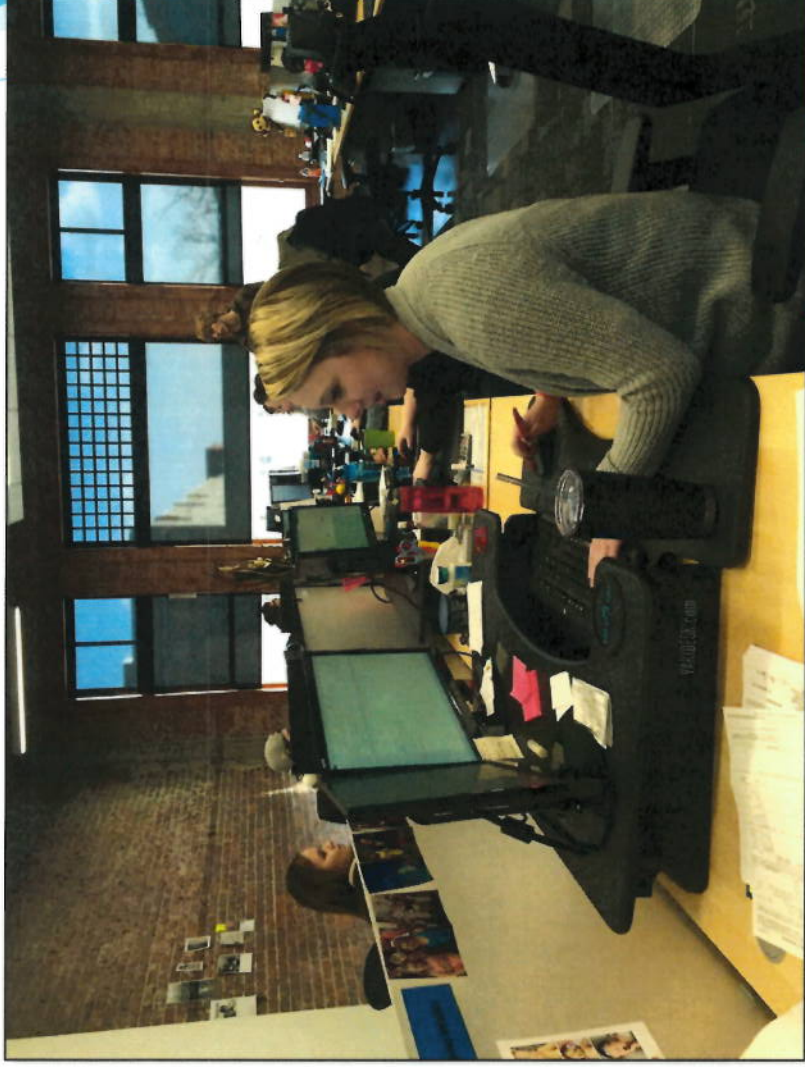


2015: Added 26 new jobs

2019: Added 12 new jobs

2021: Added 15 new jobs

2023: Adding 18 new jobs





Adding 18 new positions

- ▶ **Inside Sales Representatives**

Average of \$35.00 / hour



Proposed LB840 Incentive

- ▶ Job Creation: \$405,000
- ▶ Job Training: \$40,000
- ▶ Infrastructure: \$20,000
- ▶ **TOTAL:** \$465,000
 - ▶ Disbursed incrementally through 2026
 - ▶ After completion of workforce audits



Proposed LB840 Distribution Schedule

Year	LB840 Category	LB840 Funds Distributed
	Job Training Infrastructure	\$33,333
	Job Training Job Creation	\$125,833
	Job Training Job Creation	\$125,834
	Job Creation	\$180,000
		\$465,000

AL

LB840 Balance as of 5/25/2023**\$1,803,144**

Amur Equipment Finance

(\$0)

Zabuni Specialty Coffee

(\$51,666)

GIX Logistics (2021)

(\$82,500)

Hornady Manufacturing

(\$212,666)

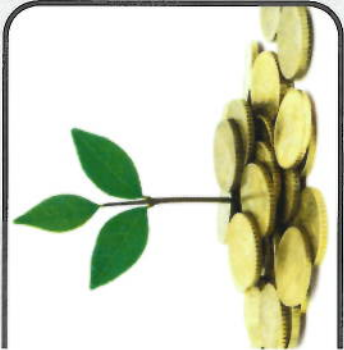
EDC Operating

(\$175,000)

GIX Logistics (2023)

(\$465,000)

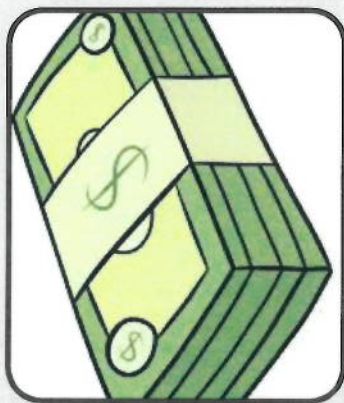
If approvedEnding LB840 Balance****\$816,312**



LB840
Funds
Invested:
\$7,194,100



Jobs
Created:
1132



Annual
Wages
Created:
\$38,117,622



2015-2021
Average
Wage:
\$21.09



Active
Audits
59.5+ FTE
\$13.51 over



Request to approve GIX Logistics' LB840 application for \$465,000 over a four-year contract period.





Semi Annual Review

Active Projects

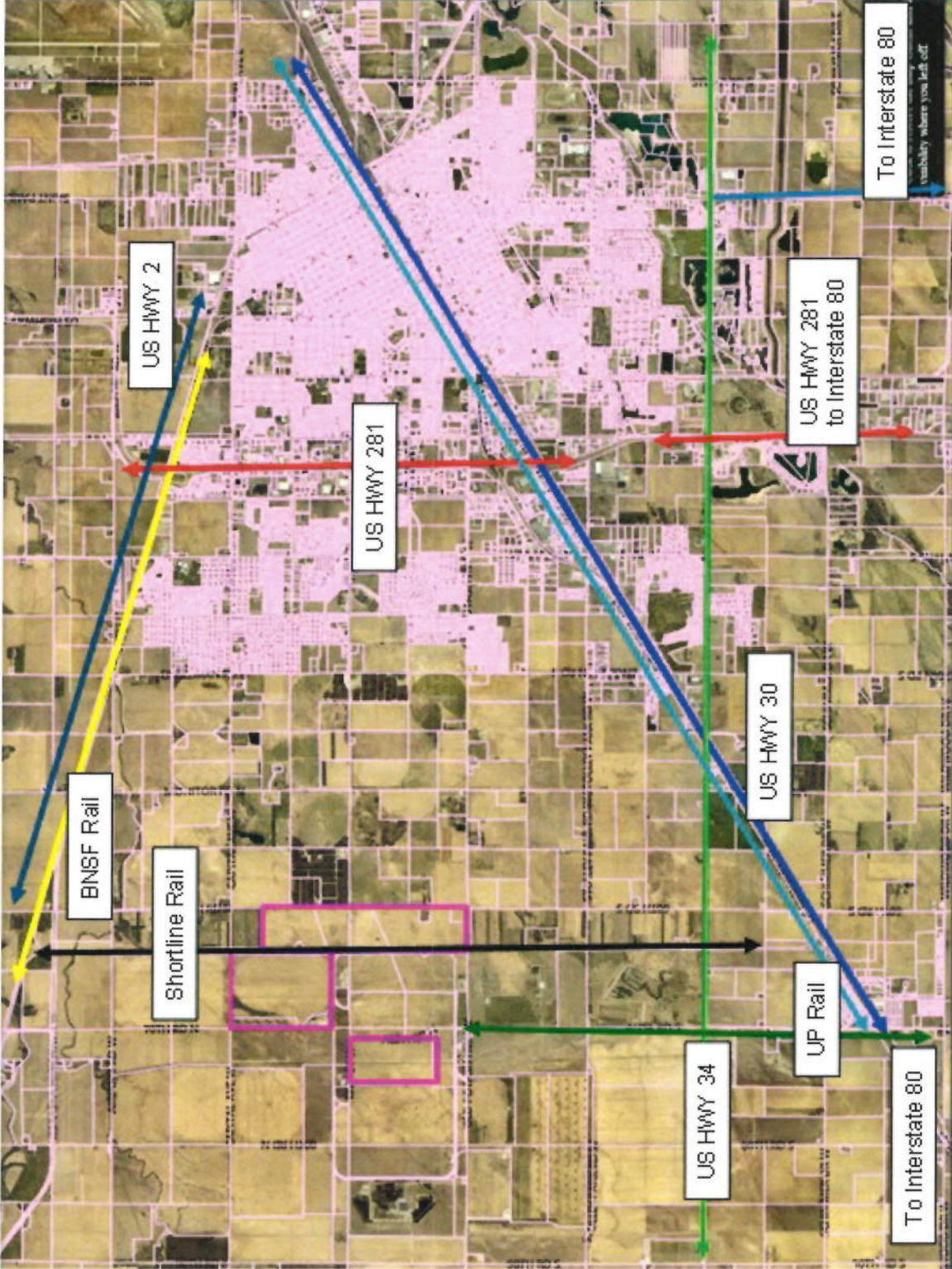
- ▶ Vista
- ▶ Move
- ▶ Future Fiber
- ▶ Network
- ▶ Nita
- ▶ Island
- ▶ Dishman
- ▶ Wire
- ▶ Yellow
- ▶ Seed

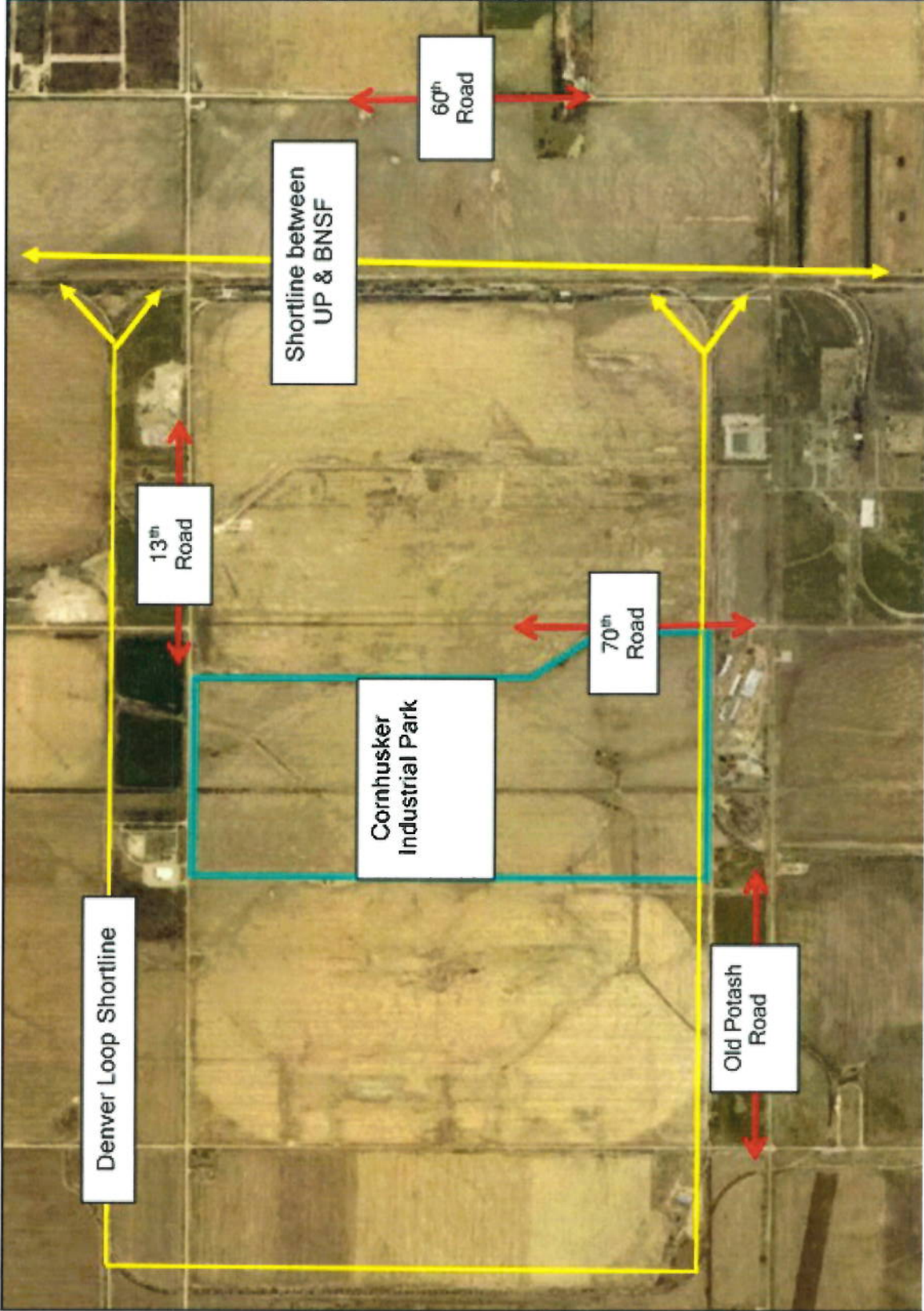


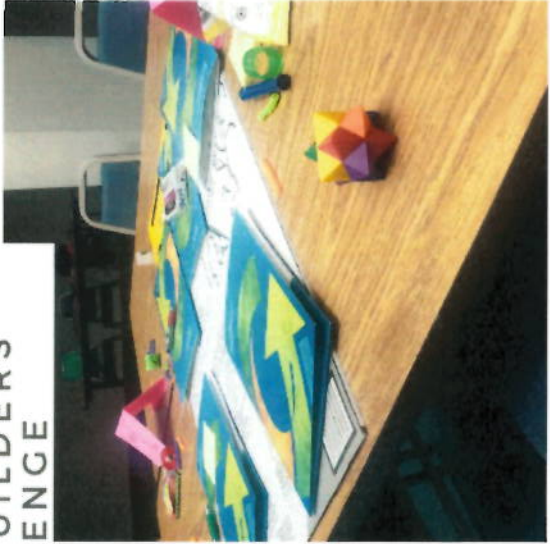












GRAND ISLAND
FUTURE BUILDERS
CHALLENGE

Housing Solutions

- ▶ \$2M in 2022
- ▶ \$1M awarded in 2023
- ▶ EDC match \$675,000

BUILD
GRAND ISLAND

AN ECONOMIC DEVELOPMENT CORPORATION PROGRAM





Nebraska Affordable Trust Fund

Nebraska Department of Economic Development

2022 INCOME LIMITS (120%) EFFECTIVE 6/15/2022

County Name	120% Limit 1 person	120% Limit 2 person	120% Limit 3 person	120% Limit 4 person	120% Limit 5 person	120% Limit 6 person	120% Limit 7 person	120% Limit 8 person
Hall County, NE HUD Metro FMR Area	\$66,000.00	\$75,450.00	\$84,900.00	\$94,300.00	\$101,850.00	\$109,400.00	\$116,950.00	\$124,500.00
Howard County, NE HUD Metro FMR Area	\$69,050.00	\$78,900.00	\$88,800.00	\$98,650.00	\$106,550.00	\$114,400.00	\$122,300.00	\$130,200.00
*Lincoln, NE HUD Metro FMR Area	\$76,100.00	\$87,000.00	\$97,850.00	\$108,700.00	\$117,400.00	\$126,100.00	\$134,800.00	\$143,500.00
Merrick County, NE HUD Metro FMR Area	\$67,950.00	\$77,650.00	\$87,350.00	\$97,100.00	\$104,850.00	\$112,600.00	\$120,400.00	\$128,150.00
***Omaha-Council Bluffs, NE-IA HUD Metro FMR Area	\$79,900.00	\$91,300.00	\$102,700.00	\$114,100.00	\$123,250.00	\$132,400.00	\$141,500.00	\$150,650.00
****Saunders County, NE HUD Metro FMR Area	\$78,100.00	\$89,300.00	\$100,450.00	\$111,600.00	\$120,550.00	\$129,450.00	\$138,400.00	\$147,300.00
**Seward County, NE HUD Metro FMR Area	\$81,050.00	\$92,650.00	\$104,200.00	\$115,800.00	\$125,050.00	\$134,350.00	\$143,600.00	\$152,850.00
****Sioux City, IA-NE-SD MSA	\$68,900.00	\$78,700.00	\$88,550.00	\$98,400.00	\$106,250.00	\$114,150.00	\$122,000.00	\$129,900.00
Adams County, NE	\$67,600.00	\$77,300.00	\$86,950.00	\$96,600.00	\$104,350.00	\$112,050.00	\$119,800.00	\$127,500.00
Antelope County, NE	\$66,000.00	\$75,450.00	\$84,900.00	\$94,300.00	\$101,850.00	\$109,400.00	\$116,950.00	\$124,500.00
Arthur County, NE	\$66,000.00	\$75,450.00	\$84,900.00	\$94,300.00	\$101,850.00	\$109,400.00	\$116,950.00	\$124,500.00
Banner County, NE	\$66,000.00	\$75,450.00	\$84,900.00	\$94,300.00	\$101,850.00	\$109,400.00	\$116,950.00	\$124,500.00
Blaine County, NE	\$66,000.00	\$75,450.00	\$84,900.00	\$94,300.00	\$101,850.00	\$109,400.00	\$116,950.00	\$124,500.00
Boone County, NE	\$67,350.00	\$77,000.00	\$86,600.00	\$96,250.00	\$103,950.00	\$111,650.00	\$119,350.00	\$127,050.00



Hotel Annual Gross Revenue		Food/Beverage & Sales Tax		Housing Availability	
Per CVB		Per City of Grand Island		Grand Island Dwelling Units	
		<u>F&B</u>	<u>Sales</u>		
2013	\$20,868,000			2009	19,309 +124
2014	\$22,354,000	2013-14	\$1,495,391	2010	19,418 +109
2015	\$23,871,000	2014-15	\$1,608,807	2011	19,513 +95
2016	\$23,667,000	2015-16	\$1,948,977	2012	19,841 +328
2017	\$24,707,550	2016-17	\$2,227,758	2013	20,030 +189
2018	\$24,460,350	2017-18	\$2,329,914	2014	20,204 +174
2019	\$32,893,277	2018-19	\$2,416,975	2015	20,391 +187
2020	\$19,991,486	2019-20	\$2,223,309	2016	20,694 +303
2021	\$36,833,515	2020-21	\$2,569,255	2017	20,876 +182
2022	\$41,270,783 +14.2%	2021-22	\$2,830,632	2018	20,956 +80
				2019	21,050 +94
				2020	21,234 +184
				2021	21,478 +244
				2022	21,644 +166

Note: alcohol added in July 2016; ½ cent sales tax increase November 2018.

(www.grand-island.com)

Note: COVID pandemic 2020; ecommerce sales tax added late 2019.





www.census.gov

Population/Hall County

2010 58,607

2020 62,895

Total Registered Business in
Hall County
2020 1889

Total Employment in Hall County
2020 33,360

www.census.gov

Median Household Income*/Hall County

2011-15: \$49,252

2013-17: \$53,807

2014-18: \$54,742

2015-19: \$57,104

2017-21: \$60,720

*estimated/adjusted to inflation

Nebraska:

2011-15: \$52,997

2013-17: \$56,675

2014-18: \$59,116

2015-19: \$61,439

2017-21: \$66,644

*estimated/adjusted to inflation

2021 Poverty Rate*/Hall County

Hall Nebr. GI US 12.0%

10.8% 12.7% 11.6%

*estimated

GROW
GRAND ISLAND

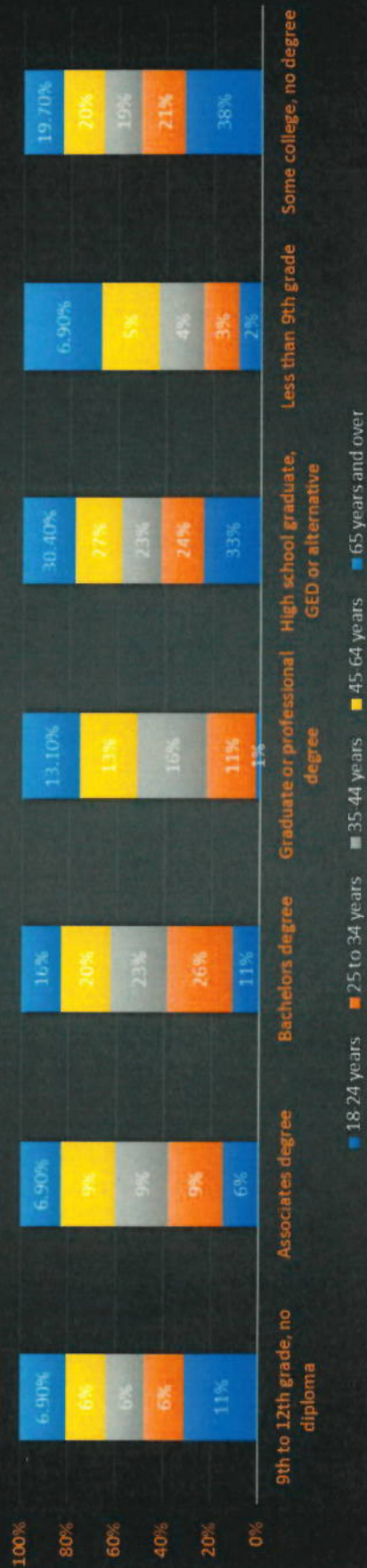
Area Partnership



Hall County, NE Detailed Education Attainment Breakout by Age Group (18-65+)



United States Detailed Education Attainment Breakout by Age Group (18-65+)



Thank You

For your dedication to Grand Island.

