

The Jekyll Island-State Park Authority met in public session on Monday, October 17, 2005, in Meeting Room 9 at the Jekyll Island Convention Center on Jekyll Island, Georgia. Chairman Wood called the meeting to order at 9:30 a.m.

Members Present: Richard Wood, Chairman
J. Y. Jones, Vice-Chairman
Tom Lewis
Jack Collins
Becky Kelley
Ed Boshears (via conference phone)
Sybil Lynn

Members Absent: Mike Hodges, Secretary
Steve Scheer

Legal Counsel Present: Alison Spencer, Asst. Attorney General

Staff Present: Bill Donohue, Executive Director
Laura Bonds, Deputy Director/CFO
Cynthia Hutchinson, Executive Secretary

Members of the public present included Mr. K. Runner, Mr. V. Hughes, Mr. V. Hart, Mr. C. J. Jefferies, Ms. L. Schepps, Mr. C. McManus, Mr. F. Mirasola, and Mr. J. Morrison for the Golden Islander.

Chairman Wood requested a response to Governor Perdue's office regarding group Board Training at Kennesaw State University on October 27 or October 31, 2005. Not all Board members could make either session. Ms. Kelley, Mr. Collins and Mr. Lewis stated they would be able to attend on October 31. Staff will contact the Governor's office to see if alternative dates are available.

Referencing the Cooper Carry Design Guidelines, Chairman Wood reminded the Board members to finish their reviews and get their comments to Staff so a final draft of the Guidelines could be prepared. After discussion, Mr. Wood noted the Guidelines final draft is proposed for the November 14 meeting agenda for the Board's approval and recommendation to the Governor's to-be-appointed Blue Ribbon Panel.

-Hotel Lease Committee Report- Ms. Kelley summarized the Hotel Lease Committee's progress¹ to date on identifying key hotel lease issues and potential solutions. Ms. Kelley asked for Board input by October 28 on any section of the existing lease, policy or procedures that need to be considered for revision and identification of any other topics related to this issue the committee needed to address. The Hotel Lease Committee recommends the reestablishment of a Hotel Committee. Ms. Spencer

- Call to Order
- Attendance

- Board Training

- Design Guidelines

- Hotel Lease Committee Report

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suggested that all Board members read the August 15, 2001, memo from Mr. Roland Matson, then Sr. Asst. Attorney General.

-Holiday Inn- Jekyll Ocean Oaks, LLC, had e-mailed a request to remove its Holiday Inn revised proposal submitted October 6, 2005 from the Agenda. Mr. Kevin Runner said it was cost prohibitive (\$40K/room or \$8.2M) to bring the Jekyll Island Holiday Inn up to Holiday Inn corporation franchise standards. In addition, the 1st floor either needed to be raised one to two feet or not used to meet international building code if substantially improved. Jekyll Ocean Oaks is still interested in the property, and requested to be able to discuss alternative approaches at the next Board meeting.

Mr. Collins asked Mr. Runner if CBRA would be an issue for future development. Mr. Runner responded that FEMA building requirements are an issue for Jekyll Ocean Oaks and probably other developers, but that flood insurance generally is not an issue. There was further discussion of CBRA questions, with Dr. Jones saying he had heard from Congressman Kingston that nothing would happen with CBRA hearings because of Katrina. The Board concluded the Jekyll Island petition had merit to be heard as an exception to Congressman Gilchrist 's moratorium on CBRA hearings scheduled October 27, 2005 because the developed parts of Jekyll Island had first been designated as within an OPA area in error.

Mr. Donohue proposed a resolution honoring Mr. Clay Long, Jekyll Island Authority Board Member 1995-2000, named Georgia Conservancy 2005 Distinguished Conservationist of the Year.

Mr. Donohue noted the Legislature had created the Georgia Tourism Foundation to partner public and private interests to promote tourism in Georgia. State agencies related to tourism have been asked to provide seed money. Ms. Spencer noted for clarification that a contribution to the Foundation would be an exchange for services the Foundation would provide in the future.

Mr. Donohue also mentioned that Wave Pool repair options would be presented at the November Board meeting. Estimate is \$1M.

The Jekyll Island Foundation Family Weekend was very successful, raising more than \$100K. In addition, the Sea Island Company has made a generous donation of \$100K.

The Annual EPD Comprehensive Evaluation Inspection Report of the Water and Waste Water Plant was completed with a favorable report.

- Hotel Lease Committee Report (cont'd)
- Holiday Inn

- Executive Director's Comments

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Dr. Jones said he would be unable to attend the November meeting but he hoped the Board would then move to ask the Attorney General's office to look into the feasibility of taking legal action against U. S. Fish and Wild Life to have Jekyll Island removed from the OPA designation. He also requested Staff to look into the cost of demolishing the Georgia Coast Inn. Ms. Spencer responded the Georgia Coast Inn land is leased, therefore, the Authority has no power to remove the structure. Chairman Wood noted the Workout Agreement in progress between the Authority and the Lessees, which may be in place by the November meeting.

Meeting recessed at 10:55 a.m. on Monday, October 17, 2005.

Public session reconvened and the meeting was called to order at 11:04 a.m. on Monday, October 17, 2005, in Beachside Hall at the Jekyll Island Convention Center.

Chairman Wood commended Staff on its 1st Place for “Best Presentation” at the Brunswick Stewbilee.

Chairman Wood and Mr. Donohue presented Faithful Service Awards to Jim Currie, Golf Course Superintendent, 15 years service, and Richard Caton, Public Safety Director, 25 years service.

Ms. Kelley moved, seconded by Ms. Lynn, to approve the minutes of the September 12, 2005, Board meeting. Motion carried with all in favor.

No action was taken on Jekyll Ocean Oaks' revised proposal for Holiday Inn, as the item had been removed from the Agenda, as requested, and deferred until the November Board meeting.

There was no old business.

Mr. Donohue presented the Executive Director’s Report:

-Tourism Foundation- A legal Agreement and proposed financial contribution will be presented to the Board at the November Board meeting.

-Wave Pool- Staff is continuing to research wave pool repairs. The Wave pool is 17 years old and preliminary figures show a very costly repair. A proposal will be made at the November Board meeting.

-Jekyll Island Foundation Family Weekend- A very successful weekend helped inch closer to \$2M goal to claim the Woodruff Challenge Grant. Events benefiting the GSTC have been held in Savannah, Atlanta and on Sea Island. An event will be held in Cartersville on November 16th, hosted by Mr. Lewis.

▫ Dr. Jones’
Comments

▫ Meeting
Recessed
▫ Meeting
Reconvened &
called to Order

▫ Chairman’s
Comments

▫ Faithful Service
Awards

▫ Minutes Motion
& Approval

▫ Holiday Inn

▫ Old Business

▫ Executive
Director’s
Report

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-Hotel Lease Committee- Ms. Kelley had presented the Hotel Lease Committee report at the breakfast meeting.

-Fire Truck- Ms. Bonds reported on the acquisition of the new grant fire truck. The Emergency Volunteers had applied for and received a \$225K challenge grant and raised the required \$25K to meet it; they had purchased the new engine and titled it in the Volunteers. Authority staff had discussed the circumstances with the state insurance people to come up with an Agreement on the fire engine that would leave title in the Volunteers but lease the truck to the Authority, thus allowing the Authority to insure the truck and the firemen, paid and volunteer. The Agreement would also make official the "combination fire department" status of the Jekyll Island Fire Department. The Volunteers have requested the written assurance of FEMA that they may lease the truck to the Authority, and want to speak to an attorney about the Agreement. The Agreement will come before the Board for Resolution at the November meeting.

Mr. Collins commented that the JIFD had one Chief, Richard Caton, who would also be Chief of the combination fire department. Mr. Collins believes the truck lease should be for the useful life of the fire truck. Ms. Spencer pointed out that it would be necessary for the Board to approve and accept all future grants of the combination JIFD.

-Annual Performance Review- Mr. Donohue informed the Board they have copies of the memo from Mr. Jim Lientz, Chief Operating Officer, noting a 2% salary increase for all Department and agency heads effective January 1, 2006, unless disapproved by their Board.

-Board Training Opportunity- Mr. Donohue will try to get a date for training here on Jekyll Island. Three Board members will be able to attend the session at Kennesaw State University on October 31, 2005.

-EPD Comprehensive Evaluation Inspection Report- Jekyll Island Authority is in full compliance and staff continues to do a good job.

-GDEcD Branding Initiative- Mr. Donohue described GDEcD's new branding initiative for promotion of the State of Georgia. He pointed out the new, colorful, modernized peach logo in the report. The new slogan is "Put Your Dreams in Motion".

-Proposed 2006 Meeting Dates- Mr. Donohue pointed out the 2006 Calendar Draft in each Board member's package, showing options for 2006 meeting dates. The Draft will be approved at the November meeting. Mr. Donohue announced that the November Board meeting will be on the 2nd floor above Morgan's Grill.

▫ Executive Director's Report (Cont'd)

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Mr. Lewis moved, Ms. Kelley seconded, a Resolution² to recognize Mr. Clay Long as the Georgia Conservancy 2005 Distinguished Conservationist of the Year. Motion was carried with all in favor.

No members of the public appeared to address the Board.

Mr. Collins moved, Ms. Lynn seconded, to adjourn the October 17, 2005, meeting of the Jekyll Island-State Park Authority. Motion passed unanimously.

The meeting adjourned at 11:40 a.m.

ATTEST:

APPROVED:

William A. Donohue
Executive Director

Richard V. Wood
Chairman

- Resolution of Recognition

- Public Comments
- Motion to Adjourn

- Meeting Adjourned

Attachments

- Agenda

1 – Hotel Lease
Committee Progress
Report

2 – Clay Long
Resolution of
Recognition