



Mayor & Council Work Session

June 20, 2023 at 3:00 P.M



Agenda

1. Unified Development Code
2. Food Bank Building Plans
3. City Campus Update
4. Small Business Recruiter Presentation
5. Apartment Security Ordinance
6. Event Venue Ordinance
7. Replacement Housing Criteria - Policy Change

CITY OF STATESBORO UNIFIED DEVELOPMENT CODE

POLICY WORK SESSION

CITY COUNCIL WORK SESSION | 06.20.23



URBAN FOREST STANDARDS

MAY WORK SESSION

Reviewed how the draft UDC would build upon the 35% tree canopy standard

- Incentives for preserving **LARGE CANOPY TREES**
- Larger **REPLACEMENT TREES**
- **IRRIGATION** and **MAINTENANCE** standards
- **UNDERBRUSHING** standards



MAY WORK SESSION

Refined the draft UDC with additional standards:

- Elimination of small canopy trees from calculations
- Cap on genus of trees used on a site (max. 33% of one genus)



MAY WORK SESSION

Discussed potential additional standards:

- Focused on single-family standards



EXISTING CODE

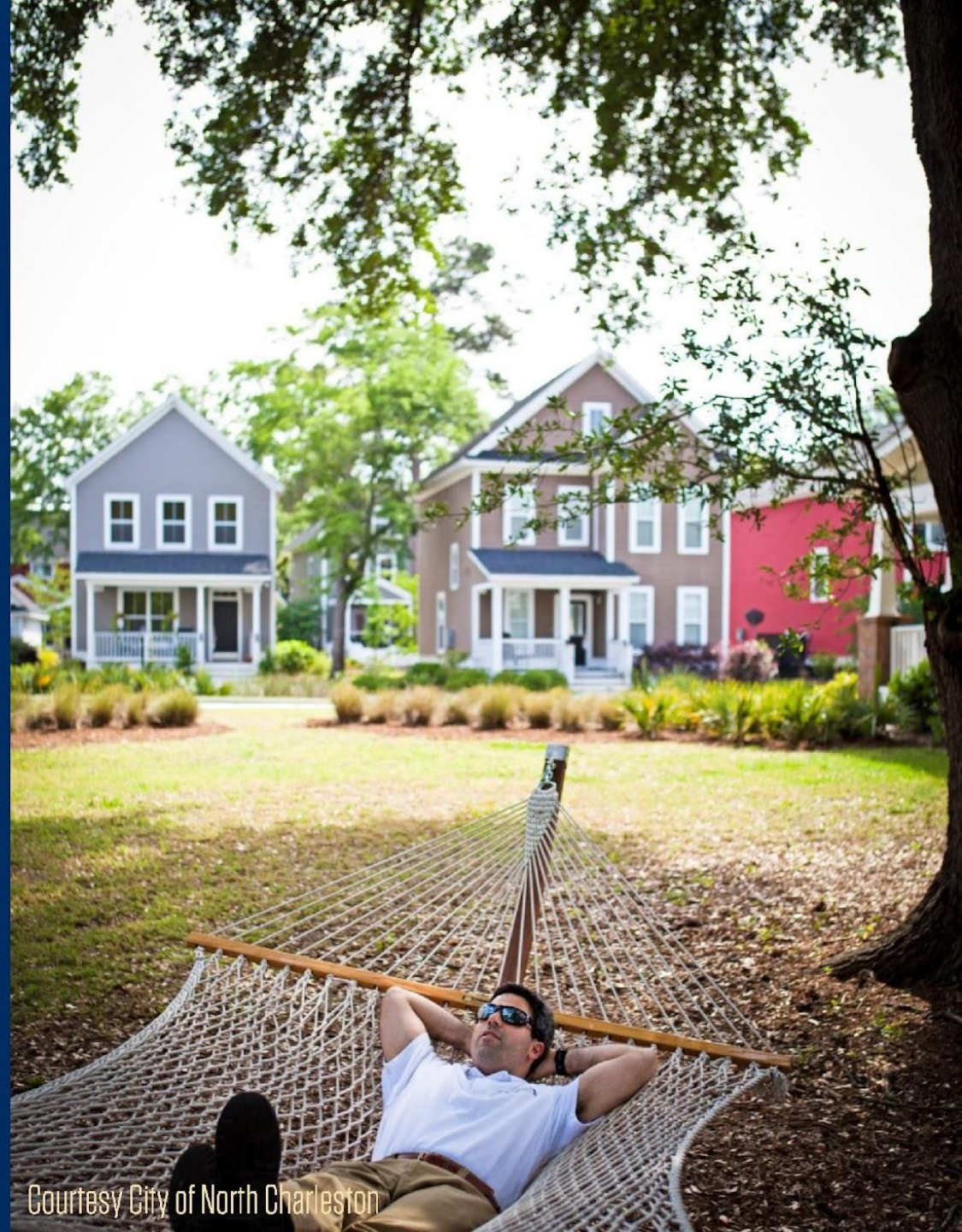
Sec. 86-29 - Exemptions

- *Construction (including clearing of the lot) of a detached, semi-detached or attached single-family or two-family (duplex) residential structure where such structure is the principal use on an individual lot, except that exceptional trees on such lots will not be exempt.*

Single-family residential subdivisions.

OPTION 1: AMENITY SPACE

- Expand **AMENITY SPACE** requirement to all residential districts, except R-2 (existing) and R-40
 - Under 30 units: none
 - 30 or more units: min. 10%
 - Includes playgrounds, pools, sports courts, community lawns and gardens, hardscape pedestrian areas, splash pads, walking trails, dog parks, wooded areas



Courtesy City of North Charleston

OPTION 2: ONE TREE

- Require every single-family lot to have at least one medium or large tree at all times
 - Front or rear yard
 - 2A. New houses only?
 - 2B. Existing and new houses?



OPTION 3: TWO TREES

- Require every single-family lot to have at least two medium or large tree at all times
 - Front or rear yard
 - 3A. New houses only?
 - 3B. Existing and new houses?



OPTION 4: REDUCED CANOPY

- Require every single-family lot to meet reduced canopy-based requirement
 - 15% recommended (e.g. one large tree)
 - 4A. New houses only
 - 4B. Existing and new houses?

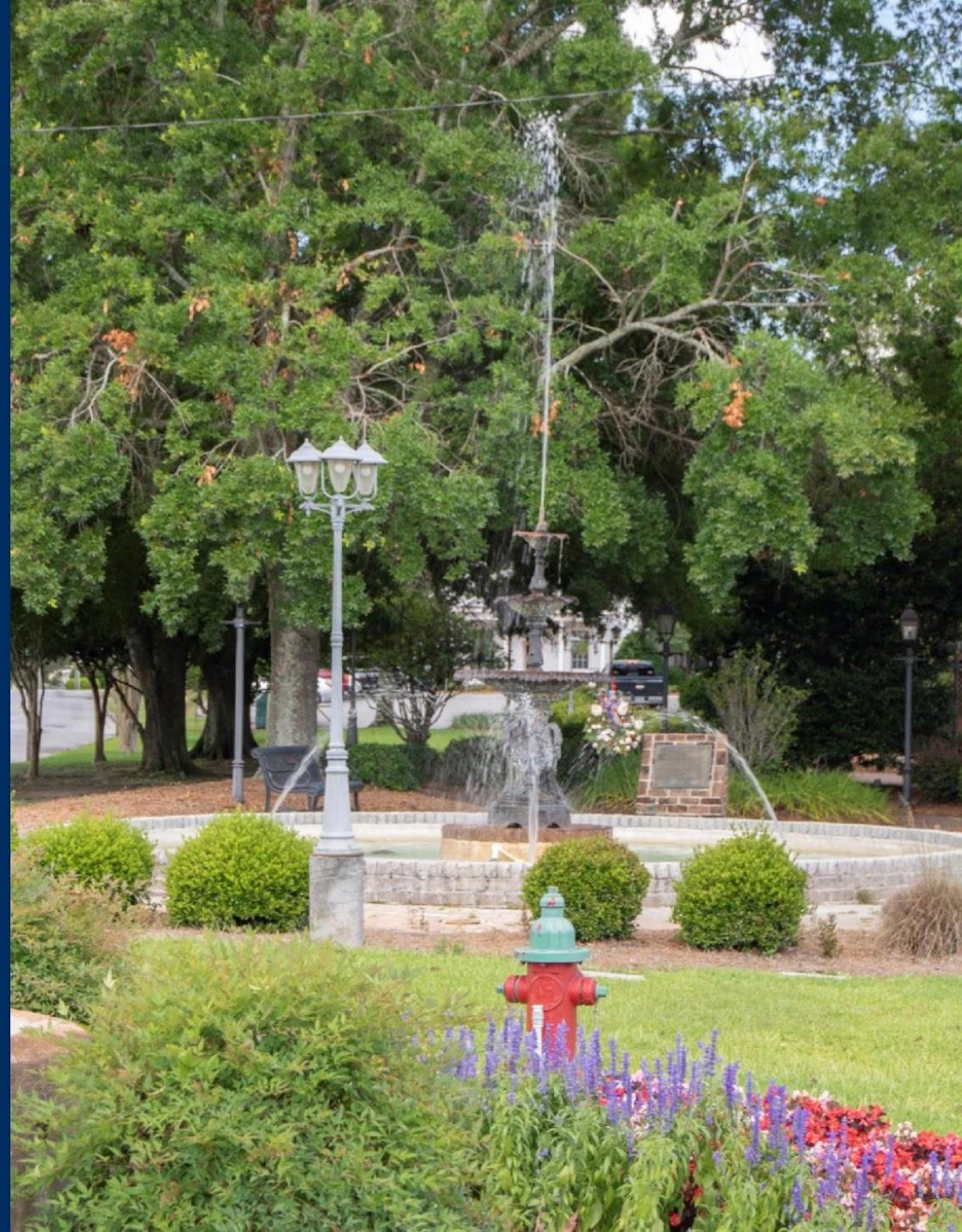




DISCUSSION

NEXT STEPS

- Finalize draft UDC and ordinances
- 7/10 – Second Public Hearing
- 7/18 – First Read
- 8/1 – Second Read





THANK YOU

The Need is
Real. Only by
working
together can we
solve our
communities'
problems.

Partnerships for an
Expanded Mission and
a New Facility

Statesboro, Georgia

The logo features a stylized tree with a thick trunk and several branches with leaves. The trunk and branches are in a dark brown color, while the leaves are in a lighter, golden-brown color. Below the tree is a shallow, wide bowl or plate, also in a golden-brown color. The words "FOOD BANK" are written in a bold, sans-serif font across the middle of the bowl. The entire logo is set against a dark brown background.

FOOD BANK

Challenges and Opportunities

In 2021, the Food Bank learned that their current facility was to be torn down to create a senior apartment complex. Solutions were researched. The Board of Trustees decided the wisest solution was to purchase land and build a facility to meet the scope and depth of community needs.

City and County Leadership

The City of Statesboro Mayor and City Council and Bulloch County Commissioners come to the rescue, allowing the Food Bank to source one million dollars of relief funds granted to the City and County by our federal government. An accessible site was chosen and purchased on West Northside Drive. \$760,000.00 are left in the fund for the new facility's development and construction.

Food Programs to Assuage Hunger and the Root Causes of Hunger

- Weekly Meal Boxes for Families
- Daily Meals
- Assist Agencies
- Classes and Workshops
- Nutrition
- Cooking/Use of Supplies
- Proper Storage/Canning
- Patio and Small Gardening
- Crisis Management
- Onsite Pick Up and Delivery
- Served Onsite and Delivered
- Onsite and Outreach
- Onsite and Outreach
- Onsite and Off site



The Warehouse: 6500 sq. feet

- **The Warehouse:** the pantry of the community will enable the Food Bank Pantry to house weekly needs for storage and prep of meal boxes and other programs as well as back up supplies for crisis management with dedicated crisis inventory in freezers and storage areas. Space will be allocated for both USDA programs as well as weekly emergency services, resources provided by our generous grocery stores, churches and individuals.
- **6500** square feet, secured with limited access
- Two walk in freezers, Two walk in coolers, shelving for canned goods, a dry storage room, storage for supplies, a generator, showers, a washer/dryer for crisis workers. both drive through and walk up windows. Serviced by a loading dock and a fork lift.
- An office for the Pantry Manager.

The Public Area: 5500 sq. ft.

- Reception Area for Clients
 - Two Classrooms (can become one) Opening into an Enclosed Courtyard
 - Offices areas for Client Services, Program Coordinator, Marketing/Development and the Director
 - Commercial Kitchen and Dining Hall
 - Restrooms, Storage and Access
- 600 sq. feet, houses chairs and the receptionist
 - 1200 sq. feet
 - 1200 sq. feet
 - 2000 sq. feet, seats 135
 - 500 sq. feet

The Building: Planning and Construction

- Concept Studies by four GSU Interior Design Students included drawings of floor plan, and electrical, plumbing and hvac schedules.
- Bid out to 19 architects and builders; we received five responses
- Builder: Pearce Building Systems/David Pearce
- Consulting Civil Engineer: Parker Engineering/Wesley Parker
- Consulting Architect: Frank D'Angelo, Principle, DPR Architects

New Facility Budget

- Project Total: \$2,023,729.
 - Minus: Land: \$240,000.
 - Minus: In Kind: \$180,000.
 - Leaves: \$1,600,729.

Sources of Funds

- New Building Fund: \$145,000.
- City and County Funds (remainder)
 - \$760,000.

Total in Hand: \$905,000.

Remaining to Fund: \$696,000.

Sources of Funds

The remaining funds are being sought through an aggressive educational campaign to individuals, businesses, foundations, agencies and corporations.

Text your donation to 53555, Hungerhurts or pledge cards are at the back of the room.

Timeframe

- **June:** Ground Breaking
- **October:** Move into Warehouse
- **November:** Move into Public Area
- **January:** Grand Opening

Ground Breaking Ceremony

PLEASE JOIN US FOR
THE FOOD BANK, INC.'S
GROUNDBREAKING
IN THE TRIANGLE BOUNDED BY
MILLER AND WEST PARRISH STREETS
AND WEST NORTHSIDE DRIVE

Tuesday, June 27, 2023 at
11:00 AM in Statesboro, GA

For more information, please contact
Sheila Stewart-Leach
Executive Director of Food Bank, Inc.
directorsbrofoodbank@gmail.com



The Food Bank appreciates the assistance of the City of Statesboro, Bulloch County, Statesboro Chamber of Commerce, and Pearce Construction with the groundbreaking event!



The Need is Real.
Only by working
together can we
solve our
communities'
problems.

For Information:

directorsborofoodbank@gmail.com

To donate by text: 53555 and then
Hungerhurts or

Mail a check to the Food Bank,
PO Box 543, Statesboro, GA 30459



*The
Food Bank*

Capital Campaign Fund



GEORGIA
SOUTHERN
UNIVERSITY

Downtown Updates



Rendering as submitted in EDA Grant Application





Rendering as submitted in EDA Grant Application (Preliminary Engineering Report) and to the City



STATESBORO INCUBATOR NEW ADDITION

03/15/202
62-E MAIN ST



1/4" = 1'-0" (VERTICAL)
1/8" = 1'-0" (HORIZONTAL)
DATE: 03/15/2022
PROJECT: STATESBORO INCUBATOR NEW ADDITION
DRAWN BY: [Name]
CHECKED BY: [Name]
SCALE: AS SHOWN

DESIGN TEAM

DPR ARCHITECTURE
DPR ARCHITECTURE, LLC EAST BRANCH
STREET 17 STATESBORO, GA 30448
PHONE: (707) 764-1038

PERSPECTIVE VIEW



INDEX OF DRAWING

STATESBORO
INCUBATOR
NEW ADDITION
62 E MAIN ST

CODES REFERENCE GUIDE

DATE	REVISION	DESCRIPTION
03/15/2022	1	ISSUED FOR PERMITTING
03/15/2022	2	REVISIONS TO PERMITTING
03/15/2022	3	REVISIONS TO PERMITTING
03/15/2022	4	REVISIONS TO PERMITTING
03/15/2022	5	REVISIONS TO PERMITTING
03/15/2022	6	REVISIONS TO PERMITTING
03/15/2022	7	REVISIONS TO PERMITTING
03/15/2022	8	REVISIONS TO PERMITTING
03/15/2022	9	REVISIONS TO PERMITTING
03/15/2022	10	REVISIONS TO PERMITTING
03/15/2022	11	REVISIONS TO PERMITTING
03/15/2022	12	REVISIONS TO PERMITTING
03/15/2022	13	REVISIONS TO PERMITTING
03/15/2022	14	REVISIONS TO PERMITTING
03/15/2022	15	REVISIONS TO PERMITTING
03/15/2022	16	REVISIONS TO PERMITTING
03/15/2022	17	REVISIONS TO PERMITTING
03/15/2022	18	REVISIONS TO PERMITTING
03/15/2022	19	REVISIONS TO PERMITTING
03/15/2022	20	REVISIONS TO PERMITTING



SQUARE FOOTAGE

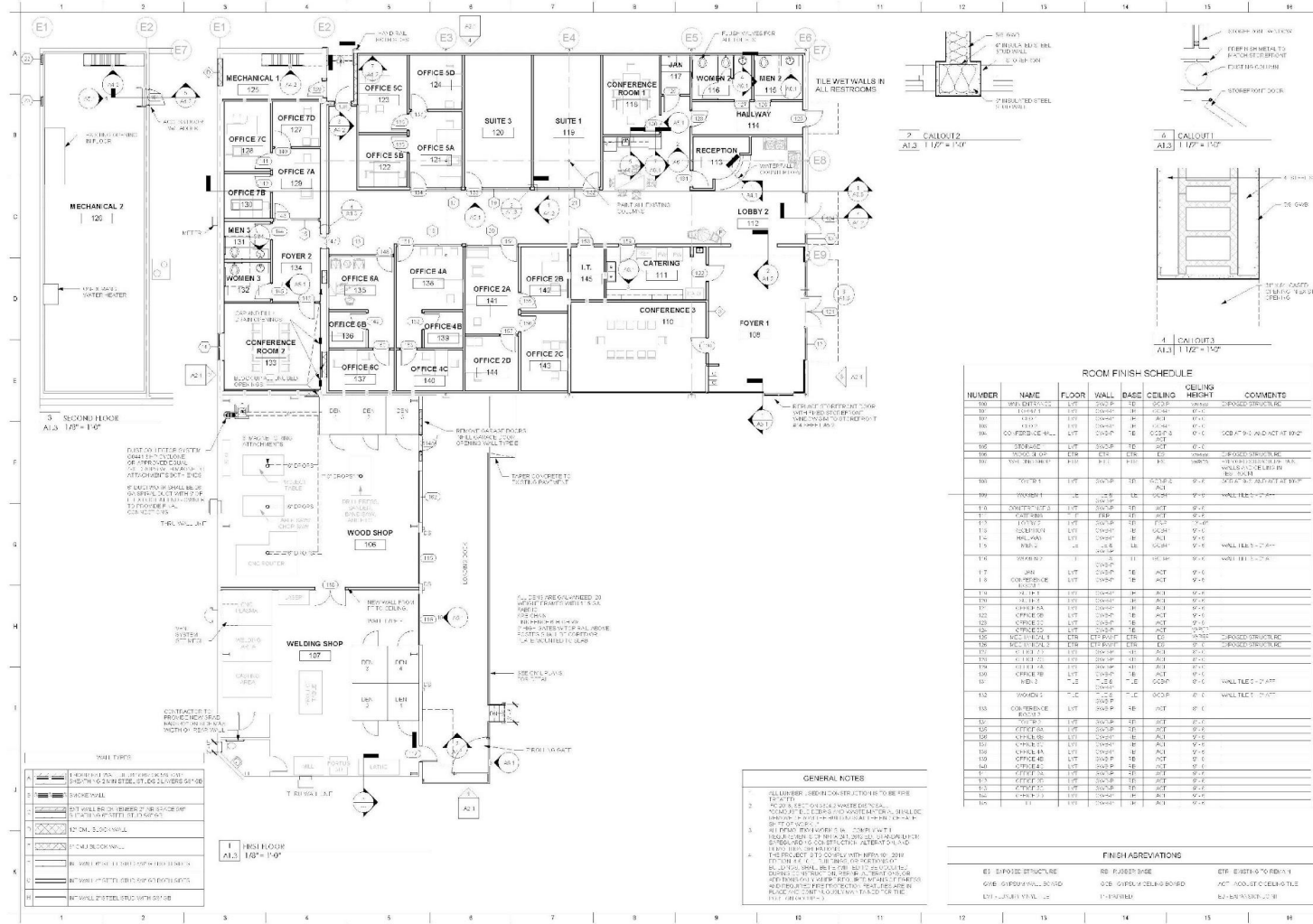
T1

Rendering used to try and solicit additional state funding



Rendering as submitted in current bid package





64 E GRAY STREET
 FLS. BOX 132
 31704-6431
 STATESBORO
 GEORGIA 30458
 904.624.6000



**BUSINESS INCUBATOR
 EXPANSION for DSDA**
 64 E MAIN ST STATESBORO, GA

NUMBER	NAME	FLOOR	WALL	BASIC	CEILING	MECHT	COMMENTS
106	WOOD SHOP	106	CONC	CONC	CONC	CONC	WOOD SHOP
107	WELDING SHOP	107	CONC	CONC	CONC	CONC	WELDING SHOP
108	LOBBY	108	CONC	CONC	CONC	CONC	LOBBY
109	RECEPTION	109	CONC	CONC	CONC	CONC	RECEPTION
110	CONFERENCE ROOM	110	CONC	CONC	CONC	CONC	CONFERENCE ROOM
111	CONFERENCE ROOM	111	CONC	CONC	CONC	CONC	CONFERENCE ROOM
112	CONFERENCE ROOM	112	CONC	CONC	CONC	CONC	CONFERENCE ROOM
113	OFFICE	113	CONC	CONC	CONC	CONC	OFFICE
114	OFFICE	114	CONC	CONC	CONC	CONC	OFFICE
115	RECEPTION	115	CONC	CONC	CONC	CONC	RECEPTION
116	WOMEN'S	116	CONC	CONC	CONC	CONC	WOMEN'S
117	MEN'S	117	CONC	CONC	CONC	CONC	MEN'S
118	OFFICE	118	CONC	CONC	CONC	CONC	OFFICE
119	SUITE	119	CONC	CONC	CONC	CONC	SUITE
120	MECHANICAL	120	CONC	CONC	CONC	CONC	MECHANICAL
121	OFFICE	121	CONC	CONC	CONC	CONC	OFFICE
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145	I.T.	145	CONC	CONC	CONC	CONC	I.T.
146	CATERING	146	CONC	CONC	CONC	CONC	CATERING
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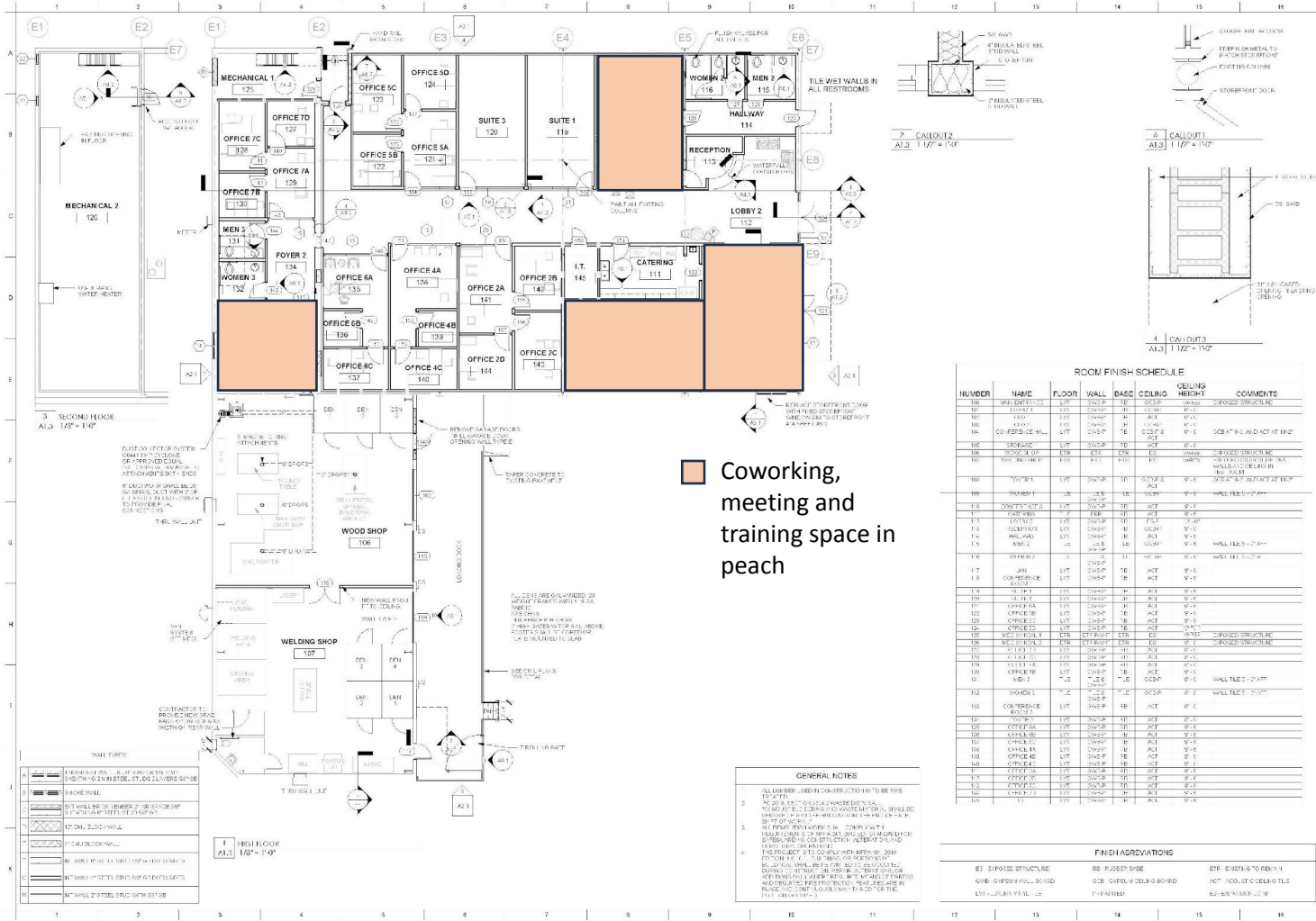
GENERAL NOTES

- ALL FINISHES ARE TO BE DONE IN ACCORDANCE WITH THE 2018 ICC INTERNATIONAL BUILDING CODE (IBC) AND THE 2018 ICC INTERNATIONAL MECHANICAL CODE (IMC).
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ES	EXPOSED STRUCTURE	RS	RUBBER SHEET	ETC	ETC TO FINISH
CONC	CONCRETE	GR	GYPSONUM BOARD	ACT	ACCENT TO FINISH
LVT	LAMINATE	PL	PORCELAIN TILE	ETC	ETC TO FINISH

1	REVISION	REVISION
2	REVISION	REVISION
3	REVISION	REVISION
4	REVISION	REVISION
5	REVISION	REVISION

FOR CONSTRUCTION
A1.3



Coworking, meeting and training space in peach

WALL TYPES	Description
1	12" CMU BLOCK WALL
2	8" CMU BLOCK WALL
3	6" CMU BLOCK WALL
4	4" CMU BLOCK WALL
5	2" CMU BLOCK WALL
6	12" CMU BLOCK WALL
7	8" CMU BLOCK WALL
8	6" CMU BLOCK WALL
9	4" CMU BLOCK WALL
10	2" CMU BLOCK WALL
11	12" CMU BLOCK WALL
12	8" CMU BLOCK WALL
13	6" CMU BLOCK WALL
14	4" CMU BLOCK WALL
15	2" CMU BLOCK WALL

GENERAL NOTES

- ALL FINISHES SHOWN ON THIS DRAWING TO BE PER THE SPECIFICATIONS.
- ALL FINISHES TO BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S INSTRUCTIONS.
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NUMBER	NAME	FLOOR	WALL	BASIC	CEILING	CEILING HEIGHT	COMMENTS
101	CONCRETE	101	CONCRETE	CONCRETE	CONCRETE	8'-0"	SPONGE INSULATION
102	WOOD	102	WOOD	WOOD	WOOD	8'-0"	SPONGE INSULATION
103	GLASS	103	GLASS	GLASS	GLASS	8'-0"	SPONGE INSULATION
104	CEILING	104	CEILING	CEILING	CEILING	8'-0"	SPONGE INSULATION
105	MECHANICAL	105	MECHANICAL	MECHANICAL	MECHANICAL	8'-0"	SPONGE INSULATION
106	WOOD SHOP	106	WOOD SHOP	WOOD SHOP	WOOD SHOP	8'-0"	SPONGE INSULATION
107	WELDING SHOP	107	WELDING SHOP	WELDING SHOP	WELDING SHOP	8'-0"	SPONGE INSULATION
108	WOOD SHOP	108	WOOD SHOP	WOOD SHOP	WOOD SHOP	8'-0"	SPONGE INSULATION
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151	WELDING SHOP	151	WELDING SHOP	WELDING SHOP	WELDING SHOP	8'-0"	SPONGE INSULATION
152	WOOD SHOP	152	WOOD SHOP	WOOD SHOP	WOOD SHOP	8'-0"	SPONGE INSULATION
153	WELDING SHOP	153	WELDING SHOP	WELDING SHOP	WELDING SHOP	8'-0"	SPONGE INSULATION
154	WOOD SHOP	154	WOOD SHOP	WOOD SHOP	WOOD SHOP	8'-0"	SPONGE INSULATION
155	WELDING SHOP	155	WELDING SHOP	WELDING SHOP	WELDING SHOP	8'-0"	SPONGE INSULATION
156	WOOD SHOP	156	WOOD SHOP	WOOD SHOP	WOOD SHOP	8'-0"	SPONGE INSULATION
157	WELDING SHOP	157	WELDING SHOP	WELDING SHOP	WELDING SHOP	8'-0"	SPONGE INSULATION
158	WOOD SHOP	158	WOOD SHOP	WOOD SHOP	WOOD SHOP	8'-0"	SPONGE INSULATION
159	WELDING SHOP	159	WELDING SHOP	WELDING SHOP	WELDING SHOP	8'-0"	SPONGE INSULATION
160	WOOD SHOP	160	WOOD SHOP	WOOD SHOP	WOOD SHOP	8'-0"	SPONGE INSULATION

FINISH ABBREVIATIONS					
ES	EXPOSED STRUCTURE	RS	RUBBER SHEET	ETC	ETC TO FINISH
GW	Gypsum Wall Board	CB	Cellulose Board	ACT	As per Detail
LT	LIGHT TILE	FT	FLOOR TILE	ETC	ETC TO FINISH



124 E GRAY STREET
 SUITE 100
 STATESBORO, GEORGIA 30458
 904.424.4444



**BUSINESS INCUBATOR
 EXPANSION for DSDA**
 64 E MAIN ST STATESBORO, GA

REVISION	DESCRIPTION
1	ISSUED FOR PERMITS
2	ISSUED FOR PERMITS
3	ISSUED FOR PERMITS
4	ISSUED FOR PERMITS
5	ISSUED FOR PERMITS
6	ISSUED FOR PERMITS
7	ISSUED FOR PERMITS
8	ISSUED FOR PERMITS
9	ISSUED FOR PERMITS
10	ISSUED FOR PERMITS
11	ISSUED FOR PERMITS
12	ISSUED FOR PERMITS
13	ISSUED FOR PERMITS
14	ISSUED FOR PERMITS
15	ISSUED FOR PERMITS
16	ISSUED FOR PERMITS
17	ISSUED FOR PERMITS
18	ISSUED FOR PERMITS
19	ISSUED FOR PERMITS
20	ISSUED FOR PERMITS

FOR CONSTRUCTION
A1.3



BUSINESS INNOVATION GROUP

GEORGIA SOUTHERN UNIVERSITY





BIG Vision

- Process
- Activity
- Access



Process

12 Month Process.
- with Jump In

- First Start
- First Client
- First Funding
 - Example:
CADDA/BIG



Activity

BIG – Community
Center for
Entrepreneurship

- Community
Manager
- Pull in community
events
- Platform for new
events (focus on
consistency)
 - Tinkers /
Repairer Night



Access

- BIG members – Community Access
 - BIG Events Platform
 - Help members reach community
 - Georgia Southern University
 - Mentorship

Statesboro Business Recruiter

Strategy and Progress Report

Business Recruiter Strategy

What is my story?



Data



Trends



New
Development
s



Regional
Draw

Who am I telling?



Commercial
Developers



Site
Selectors



Direct
Employees
of Retailers

Landing Page – Marketing Data

•Statesboro, GA: The Ultimate Destination for Business Growth and Opportunities (georgiasouthern.edu)

The screenshot shows the Georgia Southern University website's 'Office of Research' page for the 'Statesboro, GA Data Set'. The page features a navigation menu with links for 'About', 'Admissions & Aid', 'Academics', 'Student Life', 'Research', 'Athletics', 'Apply', and 'Visit'. The main content area includes a breadcrumb trail: 'Home > Innovation and Commercialization > Statesboro, GA: The Ultimate Destination for Business Growth and Opportunities > Statesboro, GA Data Set'. Below this is a large image of a brick building with the text 'Overview'. The text describes Statesboro's population and economic potential. A 'Download Statesboro's Data Set PDF' button is visible. The 'Detailed Demographics' section lists various categories: Radius Demographics, Location, Area Manufacturing Job Growth, Regional Draw, Demographics, Economic Profile, Labor and Employment, Post-Secondary Education, Real Estate, Transportation, K-12 Schools, Quality of Life, Government and Taxes, and Utilities.

Business Growth and Opportunities

Welcome to Statesboro, Georgia – a thriving hub for business innovation and growth!

With a booming manufacturing sector, top shopping destinations and outstanding education institutions, Statesboro is the perfect location for businesses to expand and succeed. Dive into the wealth of opportunities that await you in our dynamic community.



Manufacturing Boom: Statesboro's Bright Future

Join the expanding manufacturing industry in Statesboro and Bulloch County, with companies investing in cutting-edge facilities:

 HYUNDAI Hyundai's \$5.5 billion electric vehicle assembly plant: 8,100 jobs by 2025	 Aspen Aerojet Aspen Aerojet: \$325 million facility, 250+ advanced manufacturing jobs	 AJIN Joon Georgia, Inc.: \$317 million facility, 630 new jobs	 revalyu Revalyu Resources: \$50 million plastic recycling facility, 71 new jobs	 SECO Ecoplastics Corporation: \$205 million auto parts manufacturing facility, 456 new jobs
---	---	---	---	---

Discover the thriving manufacturing industry in Bulloch County!

[Contact Alan Gross](#)

Major Shopping and Employment Opportunities in Statesboro

- Experience Statesboro's vibrant shopping scene and thriving local economy:
- Top-tier shopping: Publix, Hobby Lobby, Lowe's, Petco, Walmart (2 locations), Ultra Beauty, Tractor Supply, CVS
 - Leading employers: Georgia Southern University, Bulloch County B.O.E., Walmart Distribution Center, East Georgia Regional Medical, Briggs & Stratton, Great Dane Trailers, H.A. Sack Company

World-Class Education and Economic Growth in Statesboro

- Statesboro's strong educational foundation fuels local expansion and opportunity:
- Georgia Southern University: 17,738 undergraduate students, \$1 billion+ in economic impact
 - Ogeechee Technical College: 2,045 total enrollment, job-specific training through Quick Start program
 - East Georgia State College: 559 total enrollment, associate and bachelor's degree programs

Uncover the educational and economic growth opportunities in Statesboro, GA. Connect with [Alan Gross](#).

Corporate Engagement and Business Support in Statesboro

Leverage local resources to support your business's growth and success:



Thirty Second Introduction to Statesboro

- Four advanced manufacturing companies have announced plans to build facilities in my county. Two of these are suppliers for the new \$5.5 billion Hyundai mega site that will be located 38 miles from Statesboro. While I was in Vegas a third Hyundai supplier announced plans to build a plant here. This brings the total new investment in Bulloch county to \$937 million and 1,567 new manufacturing jobs.
- Combined with the Hyundai site, that's over **10,000 new jobs** that are coming to the area.
- We have over 1,500 new townhome and single-family units in various stages of planning and - for the first time - a national home builder is working with the city to annex property for a new subdivision.
- Three post secondary schools are located within the Statesboro city limits.
- Publix opened a new 48,000 square foot store at the end of 2022.

Additional Data Points

2012 Hotel Revenue = \$11,749,047.

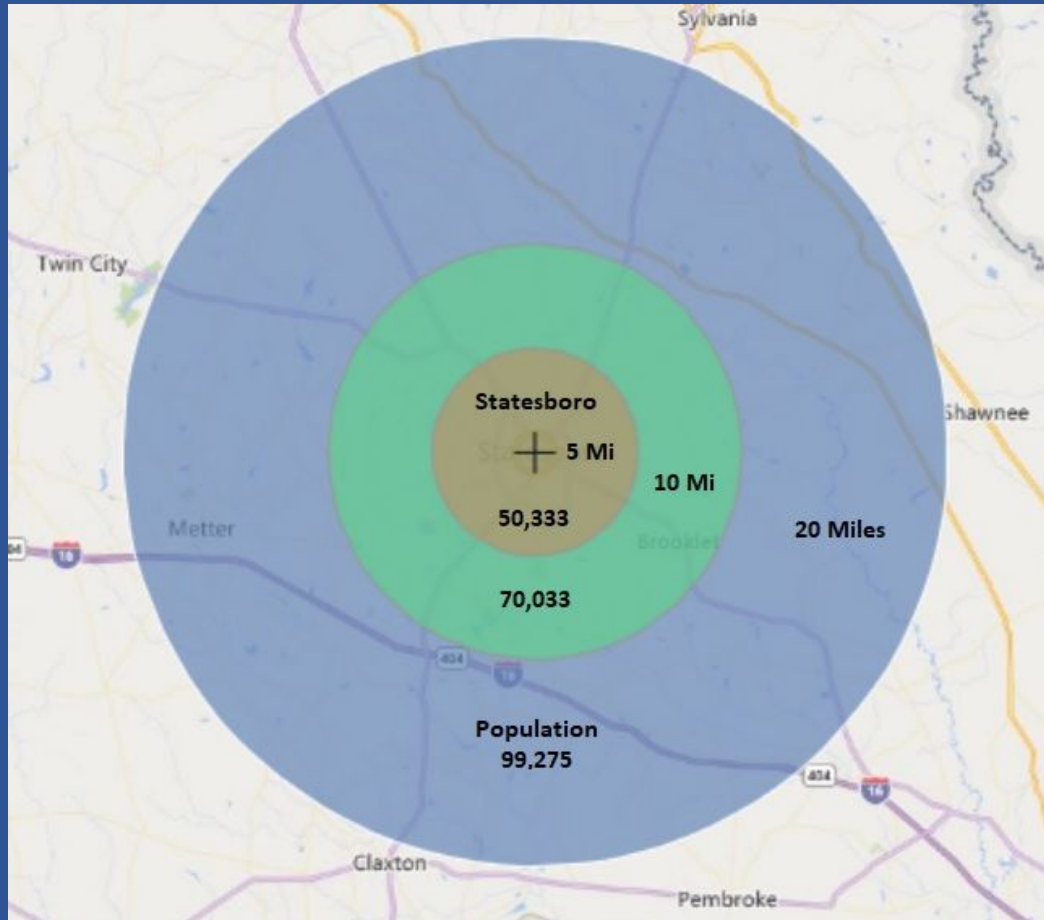
2022 Hotel Revenue = \$23,597,056

59% of Statesboro's population is 18-34 years old

New Growth in the Form of Developments Like West District and Tormenta Stadium

Statesboro is an Economic Draw for the Entire Region

Radius Demographics



	5 Miles	10 Miles	20 Miles
Population	50,333	70,033	99,275
< 35 Years Old	65%	60.90%	55.9%
Households	18,960	25,688	36,738
Household Income > \$50,000	49.6%	53.50%	53.3%
Average Household Income	\$65,509	\$70,424	\$69,405

Regional Draw



Statesboro is a regional draw for residents of surrounding counties that come here for employment, entertainment and shopping.

Regional Draw

County	Population	Median Age	Male	Female	Median Household Income	Residents Employed in Bulloch	
Bulloch	82,441	29.2	48.8%	51.2%	\$ 48,786		
Jenkins	8,787	41.9	48%	52%	\$ 25,712	215	
Screven	13,977	41.9	48%	52%	\$ 39,852	403	
Effingham	62,241	36	49.5%	50.5%	\$ 67,050	634	
Bryan	38,321	34.1	49.5%	50.5%	\$ 76,121	447	
Evans	10,671	37.4	50.2%	49.8%	\$ 46,392	212	
Candler	10,834	40.2	49.9%	50.1%	\$ 36,955	396	
Emanuel	22,525	36.9	49.5%	50.5%	\$ 38,423	215	
Total Residents	249,797					Total Employees Outside Bulloch	2522

2,522 residents of other counties come to Bulloch for employment.

Statesboro draws from a potential pool of almost 250,000 people.

Potential Opportunities

- Women's Beauty Products
- Pet Supplies
- Home Goods Products
- Fine Dining
- Boutique Hotel
- Downtown Mixed-Use Development
- Downtown Sports Complex

Who am I Telling?

Within Statesboro

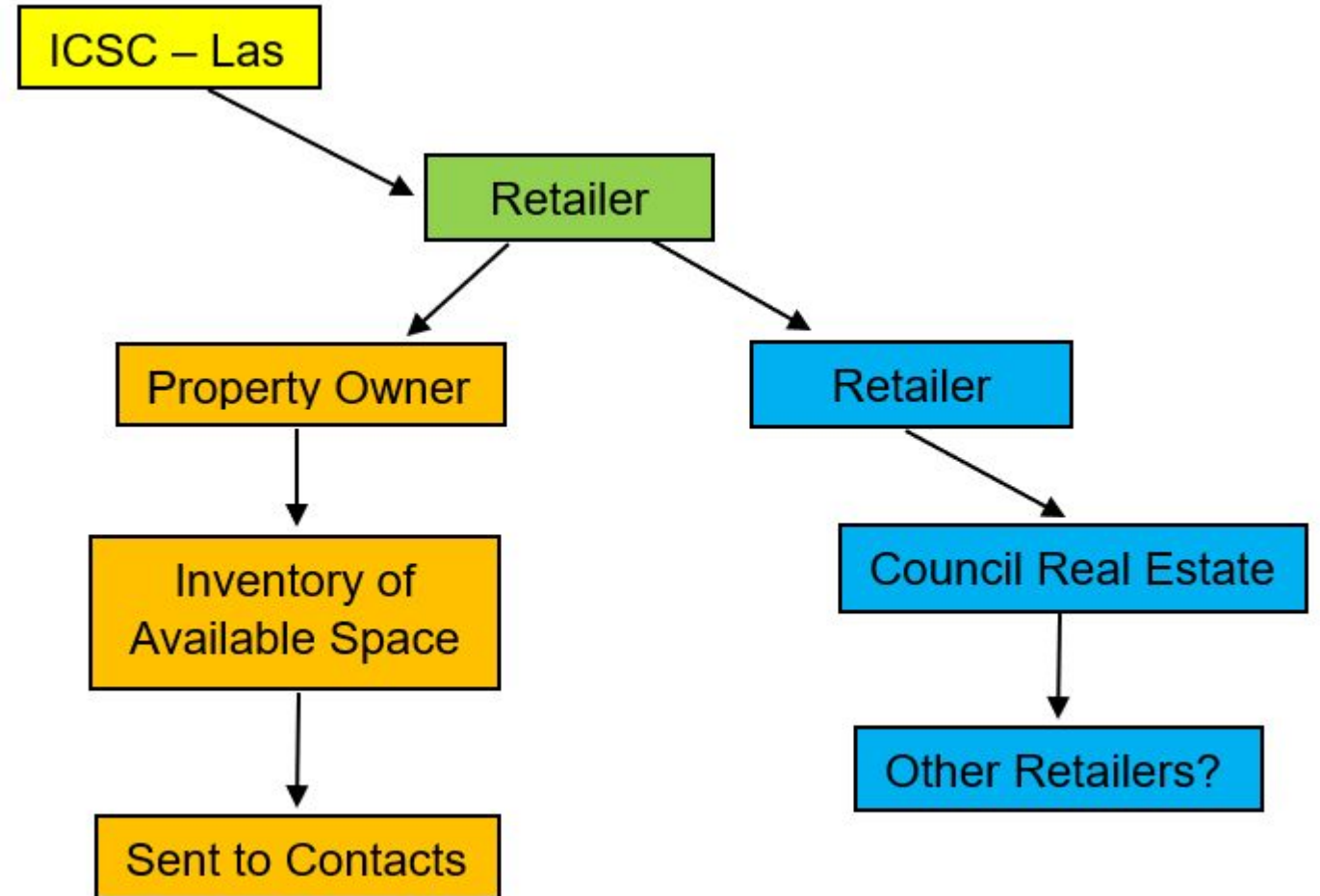
- Retail Businesses
- Site Selectors
- Local Landlords
- Local Brokers
- Property Developers

Downtown

- Downtown Developers
- Independent Restaurants
- Local Property Owners
- Local Small Businesses

Goal: First Point of Contact for Site Selectors and Developers

Networking Example



Thank You!



Apartment Security Ordinance



Apartment Security Ordinance

Appendix A Zoning

ARTICLE XXXII Apartment Security

Section 3201 Definition and Applicability

As used herein the following words or phrases shall have the following meaning:

Apartment Complex means a commonly owned parcel containing more than twenty-five (25) residential units available for short and long term rental or lease located within the municipal limits of Statesboro, Georgia.

This Article shall not apply to Apartment Complexes existing as of August 1, 2023. This Article shall apply to any newly constructed Apartment Complexes, to Apartment Complexes being renovated or modified to the extent that a building permit is required or Apartment Complexes that have changed ownership.



Apartment Security Ordinance

Section 3202 Regulations

- (a) *Camera System* Every Apartment Complex shall have video cameras located at all vehicular entrances and exits to the Apartment Complex. These systems shall be connected with Fusus or any other data collection system then in use by Statesboro PD. Video footage must be retained and archived for a minimum of seven days and available for inspection by Statesboro PD in the course of investigating criminal behavior.
- (b) *Controlled Access* Every Apartment Complex shall have controlled, gated access at all vehicular entrances and exits.



Questions?



Event Venue Ordinance



Event Venue Ordinance

CHAPTER 18 BUSINESSES

ARTICLE XI EVENT CENTERS

Section 18-320 Definitions

As used herein the following words or phrases shall have the following meaning:

Event means a private party, live musical concert, performing arts presentation or performance and/or any other type of entertainment.

Event center means a non-residential location hosting private parties, live musical concerts, performing arts presentations or performances and/or any other type of entertainment that does not hold a valid City alcohol license with a maximum occupancy load exceeding 25 persons. Event centers may host private functions with guest list and no ticket being required. Cover charges are expressly prohibited.

Host means a person or entity renting the Event Center in order to hold an Event



Event Venue Ordinance

Section 18-321 Regulations

- (a) No person, firm, partnership, corporation or other entity shall hold or cause to be held an Event without a valid event center license issued pursuant to this article.
- (b) Statesboro Fire and Police Departments may enter any Event in order to assess life safety issues and compliance with this Article and may terminate Event upon failure to abide by life/safety regulations.
- (c) Host, if applicable, and responsible party representing the Event Center shall be present throughout all Events in order to ensure the safety and welfare of Event attendees



Event Venue Ordinance

- (d) Alcohol is expressly prohibited unless a valid special event or catered event permit is obtained for that time and date,
- (e) Statesboro Fire department occupancy requirements shall be in effect throughout all Events.
- (f) Private parties may only be held with a written contract that shall be available for inspection upon request of Statesboro Fire or Police representatives.
- (d) Event Center shall have live camera coverage throughout the interior and exterior perimeter and retain footage for no less than seven days following end of Event. Camera system must be connected with Statesboro PD Fusus or other currently existing real-time intelligence ecosystem utilized by Statesboro PD.



Event Venue Ordinance

Section 18-322 Application for License

Any person desiring to obtain a license to operate, engage in, conduct or carry on any Event Center shall make application to the city clerk or her designated representative. Prior to submitting such application, a non-refundable fee of \$250.00 shall be paid to the city clerk to defray, in part, the cost of regulation required by this article. The city clerk shall issue a receipt showing that such regulatory fee has been paid. License must be annually renewed.



Event Venue Ordinance

Section 18-323

Probation, suspension, revocation of license; administrative hearing, administrative hearing fee.

(a) An administrative judge nominated by the city manager and approved by mayor and city council pursuant to City Ordinance 6-9 shall have exclusive jurisdiction over any action brought against any licensee holding a license issued pursuant to this chapter seeking to revoke, suspend or place the licensee on probation. Said action may be brought by the city solicitor, the city manager, or the police chief, or their respective designees.



Event Venue Ordinance

(b) The administrative judge may suspend, revoke or impose terms and conditions of probation on the licensee, or any combination of suspension and terms and conditions of probation for one or more of the following reasons:

1. The violation by the licensee, or licensee's employees or agents of any state or federal law or regulation or any provision of this chapter or other ordinance of the city, at any time adopted, relating to the sale, use, possession, or distribution of alcoholic beverages.
2. The violation by the licensee, or licensee's employees or agents of any federal or state law or of any local ordinance of the city which is related to building codes, fire codes, smoking, excise tax, property tax, health, solid waste disposal, illegal gambling, or controlled substances.



Event Venue Ordinance

3. The operation of the licensee's business in such a manner as to constitute a threat to public safety, welfare or health or in such a manner as to constitute a nuisance, or the operation of a licensed business where violations of federal, state, or local laws or ordinances frequently or regularly occur.

4. The making of any untrue or misleading statement in the application for a license or any renewal thereof or the omission from such application or renewal of any information required in the application.

5. Permitting any person to engage in any activity on the premises for which the license is issued or within the place of business, which is in violation of the laws or regulations of any federal or state law or of any local ordinance of the city, which is related to building codes, fire codes, smoking, excise tax, property tax, health, solid waste disposal, illegal gambling, alcohol, or other controlled substances.



Questions?



Housing Rehabilitation Program: Policy Amendments



Policy Amendment #1

- Current Policy: Section VI-C

All LMI owner occupied homes will receive their rehabilitation subsidy in the form of a zero interest, 5 year forgiven loan. The pro-rata portion of the forgiven loan will be recaptured upon sale or transfer of the property (except under transfer to an income eligible heir through probate). Borrower's loan balance will be reduced by 1/5 for each full year of the loan. The amount due and payable at any time shall be determined after deducting the amount of the loan forgiven by the lender."

- Policy will add the following

All LMI owner occupied homes receiving reconstruction for their homes, will receive their subsidy in the form of a zero interest, 10 year forgiven loan. The pro-rata portion of the forgiven loan will be recaptured upon sale or transfer of the property (except under transfer to an income eligible heir through probate). Borrower's loan balance will be reduced by 1/10 for each full year of the loan. The amount due and payable at any time shall be determined after deducting the amount of the loan forgiven by the lender."



Policy Amendment #2

- Current Policy: Section X-B (2)

All owner-occupied households will receive their replacement ~~replacement~~ subsidy in the form of a zero interest, 5-year forgiven loan. The pro rata portion of the forgiven loan will be recaptured upon sale or transfer of the property (except under transfer to an income eligible heir through probate). Borrower's loan balance will be reduced by 1/5 for each full year of the loan. The amount due and payable at any time shall be determined after deducting the amount of the loan forgiven by the lender."

- Policy will add the following

All owner-occupied households will receive their replacement subsidy in the form of a zero interest, 10-year forgiven loan. The pro rata portion of the forgiven loan will be recaptured upon sale or transfer of the property (except under transfer to an income eligible heir through probate). Borrower's loan balance will be reduced by 1/10 for each full year of the loan. The amount due and payable at any time shall be determined after deducting the amount of the loan forgiven by the lender."



Questions?