



JACKSONVILLE

REGIONAL ECONOMIC DEVELOPMENT CORPORATION

2024 ANNUAL REPORT
2025 SCOPE OF WORK

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273

JACKSONVILLE

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216



CHAIRMAN'S MESSAGE



Over the past year, I have been honored to take on the role of JREDC Chairman. I continue to thank Ginny Fanning, our Immediate Past Chair, for her leadership and enthusiasm during her tenure. Great job, Ginny!

JREDC took the first step in an innovative approach to address local workforce needs in 2024. By partnering with MakeMyMove, a digital platform that connects individuals seeking employment opportunities with communities looking to attract talent, five young professionals have successfully relocated into our communities within Morgan and Scott counties. As a result, round two of this incentive-based program has just been launched. Furthermore, our long-term Plan of Work will include strategies to ensure funding for ongoing talent attraction initiatives.

Providing assistance to local small businesses remains a top priority for JREDC.

By partnering with the Jacksonville Chamber of Commerce and Jacksonville Main Street, JREDC provided local businesses with access to grants, financial planning, marketing outreach and technical assistance through the Small Business Community Navigator Program. With our assistance, more than \$1.3 million in grants were awarded to local, small businesses in the region since the program's inception in 2021.

Our year-end financial reports reflect a strong balance sheet and consistently balanced budgets. We are thankful for the continued strong support of our investors, and the hard work of staff. I would encourage everyone to become an active investor in JREDC. Please visit our website at www.jredc.org to learn more about why you should continue your investment and support of this important organization.

We look forward to continued success in 2025. Jacksonville is a great place to Live, Work and Invest!

Sincerely

Kai D. Schnitker
Board Chairman

PRESIDENT'S MESSAGE



Reflecting on the work of the Jacksonville Regional Economic Development Corporation during 2024 invokes optimism and enthusiasm as our organization continues its work to bolster the economies of Morgan and Scott counties.

Strengthening our talent pipeline has been at the forefront of virtually every conversation with regional employers since I began working for JREDC six years ago. In response, we developed and launched a creative campaign to address workforce shortages that included a relocation incentive program to draw new residents to Morgan and Scott counties. We also worked with the Chamber to produce three fresh "live/work/invest" videos to showcase our beautiful and safe communities, low cost of living and vibrant quality of life. The third tenet of the plan was a digital

advertising campaign that educated hundreds of thousands of people about the Jacksonville region by introducing them to our YouTube channel which housed our new videos, JREDC's Employment Opportunities webpage and the Jacksonville Region's relocation incentive listing on MakeMyMove.com.

Hopefully you have all met the five new residents who have moved to the Jacksonville region through this Talent Attraction effort. They are now living here and working as engineers, scientists and marketing professionals, and becoming more engrained in the culture of our community every day. The second round of our Talent Attraction Campaign was launched just weeks ago, and we look forward to welcoming a second cohort of new residents to our community within months.

As we endeavor to increase workforce, we understand the importance of connecting newcomers to the region. We established the inaugural New Resident Welcome Party last summer as a way to meet people who moved to the area in recent years and foster a bond with community leaders. We will continue that event with our community partners this summer and embrace our role as a facilitator when people are interested in moving to Jacksonville to live, work or do business.

We have been encouraged by the goals JREDC realized through its previous regional economic development plan including increased broadband connectivity, completion of a regional re-branding effort, and the development and expansion of new commercial properties in the region. We strive to identify new goals for the region that will guide our work in the years to come.

As always, Bonni and I thank the Board of Directors and Investors for their steadfast commitment to our work through direction, support and investment.

Thank you,
Kristin Jamison
President

OUR INVESTORS



DIAMOND INVESTORS

(Annual Investment of \$25,000 or more)

City of Jacksonville
Morgan County
Rabbi Rob & Lauren Thomas



PLATINUM INVESTORS

(Annual Investment of \$10,000 - \$24,999)

Illinois Electric Cooperative
Jacksonville Area Chamber of Commerce
Jacksonville Memorial Hospital
Reynolds Consumer Products



GOLD INVESTORS

(Annual Investment of \$5,000 - \$9,999)

CNB Bank & Trust
The Farmers State Bank and Trust Company
Heartland Bank and Trust Company
i3 Broadband
Illinois College
Jacksonville Country Club
Nestlé
Prairie Power
Scott County Development Corporation
US Bank



SILVER INVESTORS

(Annual Investment of \$1,000 - \$4,999)

Ameren
Beard Implement Company
Benton & Associates
Bound to Stay Bound Books
Cass Communications
CCK Automations
City of Winchester
Community State Bank
Don's Place

Elm City Center
EnviroVac
First National Bank of Arenzville
GFL Environmental
Hutchison Engineering Company
Illinois Road Contractors
Lincoln Land Community College
Marx Properties, Inc.
Mike Griffiths Properties
O'Shea Builders
Peak Insurance Agency
People's Bank & Trust
Petefish Skiles & Co. Bank
Rammelkamp Bradney Law Office
Tri County Community Development Corporation
Ware Brands
West State Title
Westermeyer Industries
Worrell Land Services, LLC
Zumbahlen Eyth Surratt Foote & Flynn



BRONZE INVESTORS

(Annual Investment of \$100 - \$999)

Bank of Bluffs
Bellatti Law Office
Burrus Seed Farms
Cass-Morgan Farm Bureau
Dimond Bros. Insurance Agency
Duncan Management, Inc.
Freeman Seed Company
Golden Eagle Distributing
Hamilton's Catering
ILMO
Linda Standley
Pathway Services
SomerCor
The Source
WLDS/WEAI Radio

OUR MISSION

Since 1964, the mission of the Jacksonville Regional Economic Development Corporation has remained consistent - to create, expand, recruit and retain job opportunities for Morgan and Scott counties.

In accordance with the Regional Economic Development Plan for Morgan and Scott Counties, the JREDC will continue our mission through:

- 1. Business Attraction:** Work with public and private sector partners to market available sites and buildings to attract new investment to the region.
- 2. Business Creation:** Assist partners to encourage and support start-ups and emerging businesses so more will survive and grow locally within the region.
- 3. Business Retention/Expansion:** Expand our business retention and expansion program, with assistance from our allies, to maintain contact with every large employer and many smaller ones as often as possible.
- 4. Workforce Development:** Collaborate with our region's educational institutions to implement new workforce development approaches to meet the needs of today's rapidly changing business environment.



GOALS, STRATEGIES AND PLAN OF WORK

As outlined in the five-year Regional Economic Development Plan, JREDC continues its charge to realize seven goals - all of which support to the mission of our organization:

GOAL #1 IMPROVE THE REGION'S QUALITY OF PLACE

JREDC has been working closely with our partners and allies to promote the amenities and resources our region offers, as well as complete more projects to advance place-making strategies. We partnered with the City of Jacksonville on a Community Revitalization Plan to understand current housing needs in an effort to improve economic development, housing development and community development. The final plan assists developers in understanding the community's needs and priorities for future growth.

We continue to market our region's reliable public infrastructure; affordable housing and quality education; and availability and access to quality healthcare to attract new businesses to the region. Our newly updated website assists in promoting our quality of place.

The installation of fiber broadband throughout the entire region ensures our businesses and residents have high-speed internet service expected in today's economy - which is especially important given the impact COVID-19 has had in transforming the way we live, work and learn.

JREDC is actively working with city leaders to gain funding for environmental testing of the former Jacksonville Developmental Center. In fact, our organization's involvement in developing a survey to gain community feedback on the derelict property resulted in nearly 500 responses and provides data for various grant applications.

GOAL #2 CREATE AN ENTREPRENEURIAL ECOSYSTEM

JREDC continues to promote and support the Morgan-Scott CEO Program and aspires to engage with these young entrepreneurs as they develop businesses that positively impact our region. Our organization actively participates in monthly Jacksonville Mainstreet Economic Vitality meetings to assist new business owners setting up shop in the Mainstreet district. In addition, the JREDC has met and counseled several entrepreneurs interested in identifying properties to begin new brick-and-mortar small businesses in the region.



GOAL #3 STRENGTHEN THE REGION'S WORKFORCE

Strengthening relationships with Illinois College and Lincoln Land Community College helps grow the talent pool our commercial industries need, as well as provide opportunities for upskilling our workforce. JREDC is helping facilitate conversations between Lincoln Land and regional employers as they develop an industrial maintenance certificate at their Jacksonville campus.

The employment opportunities page on the JREDC website proves to be one of our most visited pages. We continue to urge our region's employers to take advantage of this free, "one-stop shop" that benefits local employers and jobseekers.

JREDC's new talent attraction program - which includes a relocation incentive package, production of "live/work/invest" videos and an aggressive digital marketing strategy - promote the Jacksonville region as a great place to live and do business. Five new residents joined the Jacksonville region during 2024 as a result of the initiative.

Last summer, JREDC worked with partner organizations to offer a New Resident Welcome Event in downtown Jacksonville. Planned during the Main Street Concert Series, the event helped link newcomers to the area with community leaders to establish connections and expand each other's networks.

GOAL #4 HELP EXISTING BUSINESSES EXPAND AND GROW

Valuable incentives through sales tax and property tax abatements to qualified projects are administered through our Jacksonville Regional Enterprise Zone. JREDC also takes great pride in facilitating relationships between developers, business owners and municipal leaders to grow business in the Jacksonville region. Enterprise Zone Administrator Bonni Waters is continually working with property owners to ensure he or she receives valuable incentives during renovation, including the addition of new retail stores on the former Shopko property and Wyvern Botanicals on the former A.C. Humko campus.

GOAL #5 DEVELOP AVAILABLE PROPERTIES IN THE REGION

JREDC's recently updated website and the new Scott County Development Corporation site allow us to easily market available properties in Morgan and Scott counties. These online tools continue to serve as the first point of contact with business prospects before we continue the conversation virtually or in person.





GOAL #6 CONSTRUCTIVELY ENGAGE COMMUNITY-BASED ORGANIZATIONS

JREDC has made great advances in the last two years to engage with various community-based organizations through newspaper and radio interviews, a re-instated electronic newsletter, public awareness campaigns, volunteerism and an increased social media presence.

Throughout the pandemic, JREDC continued this work and illustrated our worth by educating small business owners about loans and grants offered to those negatively impacted by the pandemic. Our role as a Community Navigator with the Illinois Department of Public Health through the Illinois Department of Commerce and Economic Opportunity's Back 2 Business grant program has proven worthwhile. Overall, we helped facilitate more than \$1.3 million in funding to small businesses negatively impacted by the pandemic through the B2B program. In total, JREDC and other community partners have helped small businesses receive more than \$4 million in grant funding in Morgan, Scott, Cass and Sangamon counties through local and state programs since the start of the pandemic.

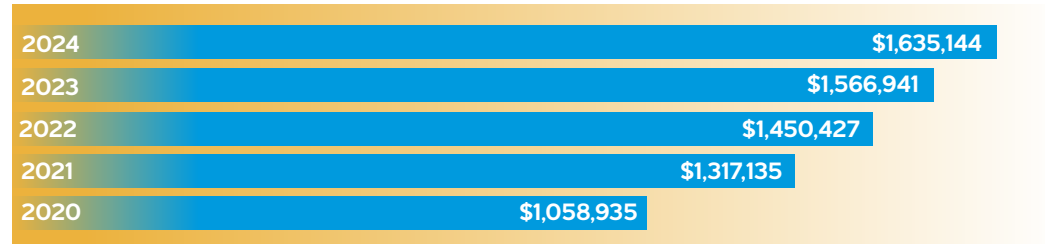
GOAL #7 PURSUE DEVELOPMENT THAT DIVERSIFIES THE REGION'S ECONOMY

A combination of new marketing assets, strengthened by our successful rebranding campaign, and updated website will prove valuable in attracting new, diversified development in the Jacksonville region. We utilize our website to focus on our target industries, promote relocation strategies and extend our message through social media channels. We believe our web-based strategy has been successful, as we receive inquiries from prospects specific to our target industries. The latest installment in our videos supporting our talent attraction campaign will encourage entrepreneurs and small business owners to consider Morgan and Scott counties as they seek areas in which to invest.

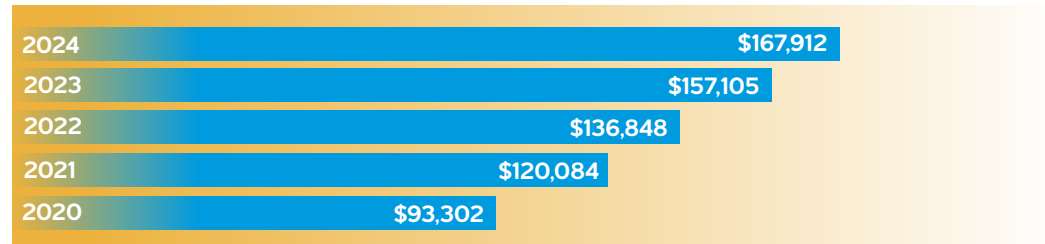
AREA-WIDE FACT & FIGURES

SALES TAX RECEIPTS 2020-2024

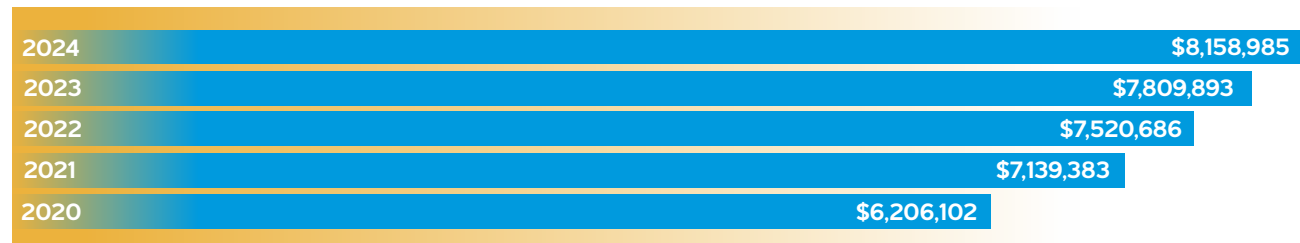
MORGAN COUNTY



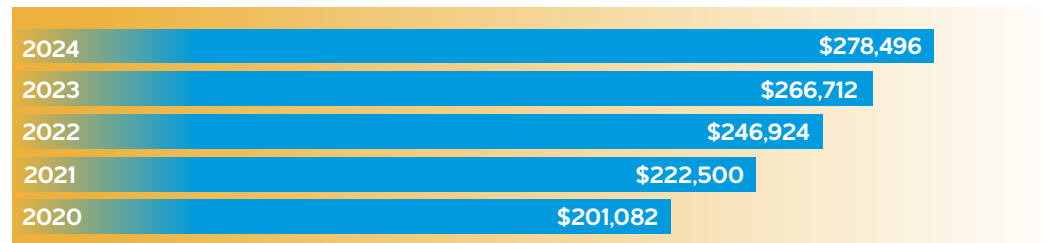
SCOTT COUNTY



CITY OF JACKSONVILLE

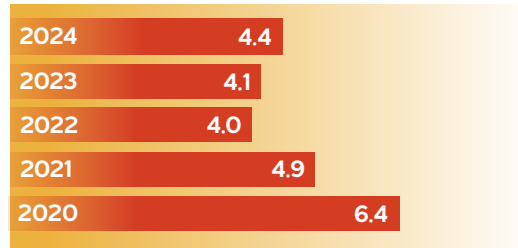


CITY OF WINCHESTER

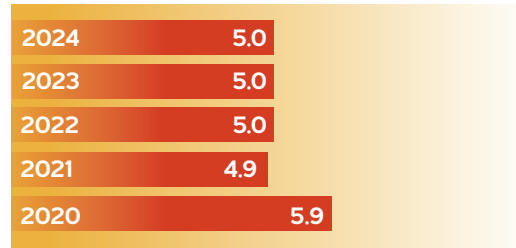


UNEMPLOYMENT 2020-2024

MORGAN COUNTY

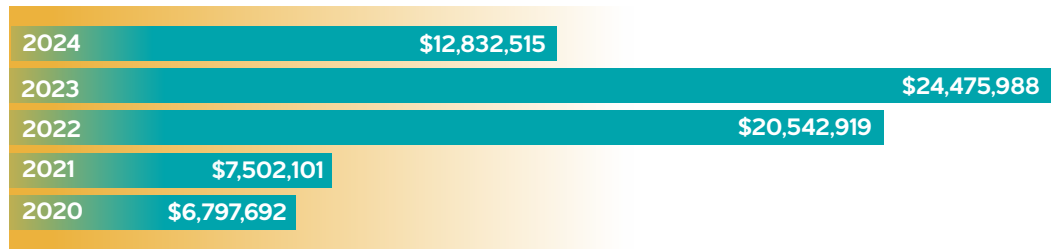


SCOTT COUNTY

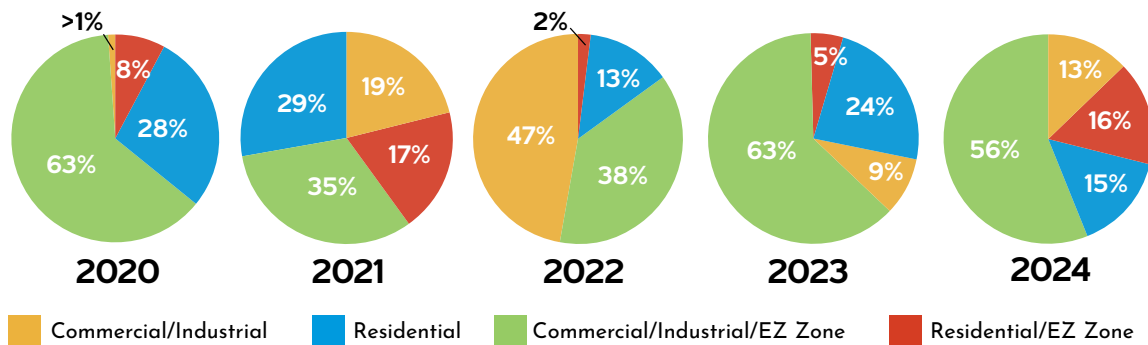


CITY OF JACKSONVILLE ENTERPRISE ZONE 2020-2024

CITY OF JACKSONVILLE BUILDING PERMITS



BUILDING PERMITS & ENTERPRISE ZONE ACTIVITY 2020-2024



2025 BOARD & OFFICERS

OFFICERS

Chairman - Kai Schnitker,

First National Bank of Arenzville

Vice Chairman - Rob Lyman, Peoples Bank & Trust

Secretary - Darin Gehrke, SomerCor

Assistant Secretary - Dan Beard,

Bellatti Law Office

Treasurer - Chris Gordon,

Community State Bank

Immediate Past Chairman - Ginny Fanning

BOARD OF DIRECTORS

Mike Anderson, Jacksonville Country Club

Shawn Artis, Morgan County GIS

Jim Burke, Hutchison Engineering Company

Tyler Devlin, Illinois Electric Cooperative

Mayor Andy Ezard, City of Jacksonville

President Barbara Farley, Illinois College

Brad Floreth, ILMO

Jamie Headen, Benton & Associates

Eric Hobbie, Prairie Power

Kristan Becker-Hoffman, The Farmers State Bank
and Trust Company

Beth Hopkins, City of Jacksonville

Trevor Huffman, Jacksonville Memorial Hospital

Meri Jones, US Bank

Robi Kozinski, i3 Broadband

Jennifer Kunzeman, Reynolds Consumer Products

Joe Lockman, Jacksonville Area Chamber of Commerce

Pam Martin, Jacksonville Memorial Hospital

Keri Mason, Lincoln Land Community College

Lisa Musch, Jacksonville Area

Chamber of Commerce

Jodee Nell, CNB Bank & Trust

Brian Nyberg, City of Jacksonville

Community Development

Jake Price, Heartland Bank and Trust

Amy Quigg, Reynolds Consumer Products

Shawn Rennecker, Illinois Electric Cooperative

J.J. Richardson, CCK Automations

Caryl Sanders, Nestlé

Rabbi Rob & Lauren Thomas

Pat VanDeVelde, Scott County

Development Corporation

Commissioner Mike Wankel, Morgan County

Cheryl Welge, Ameren

Brad Wilson, Rammelkamp Bradney Law Office

Chad Winters, Cass Communications

Allan Worrell, Worrell Land Services

OUR MISSION

**THE JACKSONVILLE REGIONAL
ECONOMIC DEVELOPMENT CORPORATION
WORKS TO RETAIN, EXPAND, CREATE
AND RECRUIT JOB OPPORTUNITIES
FOR MORGAN AND SCOTT COUNTIES.**



FINANCIAL REPORT

BALANCE SHEET

for year ending December 31 (unaudited)

ASSETS	2024	2023
Checking/Savings	\$159,421	\$115,295
Investment/Reserves	\$321,066	\$293,769
Fixed Assets - Furniture	\$27,529	\$27,529
Accum. Depreciation	-\$23,662	-\$23,254
Total Assets	\$484,353	\$413,338
LIABILITIES & EQUITY		
Retained Earnings	\$413,338	\$388,664
Net Income	\$71,015	\$24,675
Total Equity	\$484,353	\$413,338

PROFIT & LOSS

for year ending December 31 (unaudited)

INCOME	2024	2023
Community Navigator	\$9,990	\$29,167
Enterprise Zone Fees	\$19,915	\$8,250
Interest Income	\$2,297	\$2,486
Investments	\$252,150	\$220,300
Other Income	\$13,177	\$9,904
Total Income	\$297,529	\$270,107
EXPENDITURES		
Personnel	\$164,633	\$156,551
Administrative	\$45,781	\$62,414
Marketing	\$13,272	\$23,395
Retention	\$2,295	\$2,499
Office Equipment	\$124	\$165
Depreciation Expenses	\$408	\$408
Total Expenses	\$226,513	\$245,432
Net Income	\$71,015	\$24,675

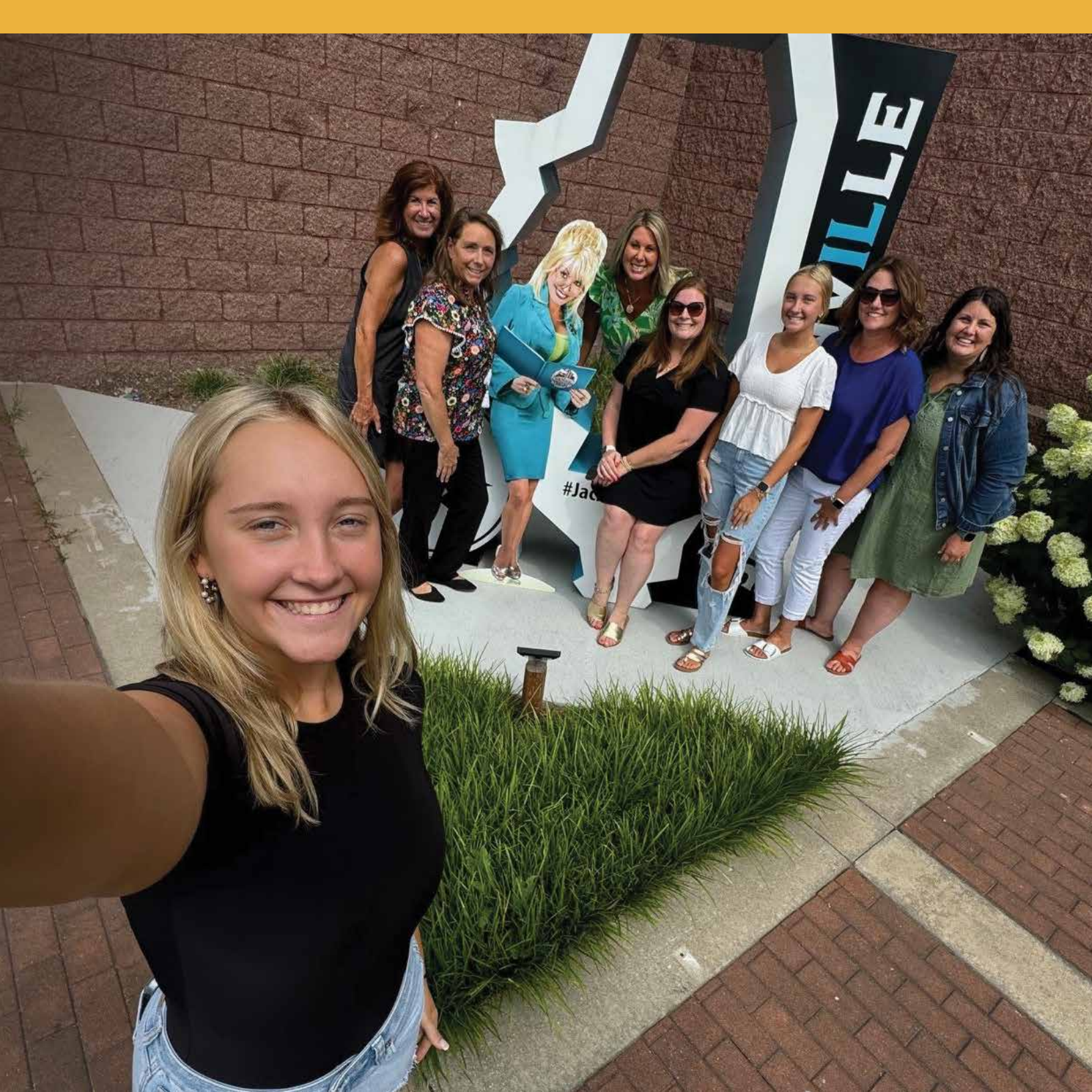
2025 BUDGET

INCOME

Enterprise Zone	\$10,000
Interest Income	\$2,000
Investors	\$247,500
Other Income	\$10,000
Total Income	\$269,500

EXPENSES

Personnel	\$175,000
Administrative	\$61,445
Marketing	\$26,500
Retention	\$3,675
Equipment	\$500
Depreciation	\$415
Total Revenue	\$269,500
Total Expenses	\$267,535
Net Income	\$1,965





JACKSONVILLE

REGIONAL ECONOMIC DEVELOPMENT CORPORATION

620 East State Street
Jacksonville, Illinois 62650
217.479.4627
www.jredc.org