

ECONOMIC DEVELOPMENT AGREEMENT

This Agreement is made and entered into this 24th day of March, 2022, by and between the City of Harrison, Arkansas (hereinafter "the City"), and the Harrison Regional Chamber of Commerce (hereinafter "the Chamber") for the period January 1 through December 31, 2022.

RECITALS

- A. The City and the Chamber understand the necessity of ensuring and maintaining a vibrant, healthy and effective business and economic development environment.
- B. The City requires the professional services of the Chamber to develop, promote, and implement policies and strategies to give the maximum possible support and assistance to local and established businesses.
- C. It is essential to the public health, safety and economic welfare of the citizens of Harrison, Arkansas, that the City retain the Chamber to provide its citizens and businesses with these professional services.
- D. The Chamber is in a unique situation, and uniquely qualified to provide professional, regional economic development services to the City. Also, the City and Chamber have determined that the Chamber and its Board of Directors have the experience and ability to provide the additional regional services of acquisition and development of industrial, commercial, business properties and facilities to house or otherwise provide for the needs of industry, commerce, business to promote industrial, commercial, and business expansion.
- E. Both parties recognize that economic development of the region, and the promoting of and assisting the growth and development of business concerns, including retail, commercial and industrial concerns, will increase employment and improve the region.
- F. The City desires to contract with the Chamber to provide industrial development and marketing services, as defined in Ark. Code Ann. 14-174-107.
- G. Pursuant to Arkansas law, it is necessary that a valid and enforceable contract for professional services be executed by and between the City and the Chamber; this Agreement clearly enumerates the professional services to be conducted by the Chamber for the benefit of the City; that it be clear from the terms of the Agreement that the City or the Chamber are taking no action that could be determined, or interpreted, as the City merely making a gift of said monies to the Chamber.
- H. Under the terms of this Agreement it is clear that the City shall receive unique, specialized and tangible benefits in the form of professional services rendered by the Chamber, which would not be received by the City without the benefit of this Agreement.

- I. To accomplish the foregoing, the parties desire to enter into this Agreement which shall authorize the Chamber to assist the City with local economic development in the city and surrounding area and to assist in the acquisition and development of industrial parks and facilities to house or otherwise provide for industrial, commercial, business and economic expansion.

NOW, THEREFORE, IN CONSIDERATION OF THE SUBSTANTIAL AND DIRECT ECONOMIC BENEFITS AND THE MUTUAL PROMISES OF THE SUPPORT AND COOPERATION TO BE DERIVED HEREUNDER, THE PARTIES AGREE:

SECTION 1:

- A. The term of this Agreement shall be one year, from January 1 through December 31, 2022.
- B. The City agrees to pay the Chamber a minimum of Forty Thousand dollars (\$40,000) for the period of the Agreement term, to be paid in quarterly payments, subject to the contingency hereinafter provided.
- C. The Chamber shall utilize such funds for general economic development of the area which includes, but is not limited to, industrial and business recruitment and location, improvement and expansion of industry currently located in or near Harrison, Arkansas, general improvement of business and economic conditions in the affected area, improvement and expansion of transportation and utility resources, development of legislative and gubernatorial relationships and contacts and all other functions that may be related to the expansion and development of the economy in or near the City.

SECTION 2: The Chamber shall provide the following services for the term of the Agreement:

- A. The Chamber shall establish and maintain personnel or engage professional services which:
 - (1) Utilize a knowledgeable professional or professional staff with demonstrated expertise in the field of economic development that shall work at the request of the Chamber within the scope and services as defined in this Agreement;
 - (2) Provide and maintain an office for economic and industrial development;
 - (3) Engage such other professionals and agreements for such other services as the Chamber in its discretion shall deem desirable to effectuate the City's economic development program upon approval from the City if paid by public funds;
 - (4) In all other respects, provide the City with professional economic and industrial development management expertise as defined in Ark. Code Ann. 14-174-107.
- B. Serve as a primary point of contact for economic development services for the City by functioning as a contact and liaison with organizations throughout the State of Arkansas and beyond, whose mission is the attraction or retention of commercial companies or industries to coordinate and promote the following:

- (1) Working with the Arkansas Economic Development Commission (AEDC), the International Economic, Development Council (IEDC), Main Street Arkansas, Arkansas State Chamber of Commerce/AIA, Arkansas Economic Development & Chamber Executives (AEDCE), Boone County Economic Development Corporation (BCEDC), North Arkansas College (NAC) and numerous other private or public agencies related to Economic Development on behalf of the City and region and provide updates and information on economic development and available grants, loans, funds, tax credits and other incentives from these types of programs and agencies;
- (2) Establishing and maintaining a working relationship with local utilities, State Representatives Senators, Arkansas' Congressional delegation, the AEDC, IEDC, State Chamber, AEDCE, BCEDC and various other agencies and programs;
- (3) Establishing and maintaining relationships with commercial real estate brokers;
- (4) Seeking, discovering and endeavoring to attract new and expanding retail, commercial businesses and industries within the City and region to create jobs and investment for the benefit and economic development and improvement of the residents of the City;
- (5) Identify industries and commercial businesses in the region that are eligible for local sales and use tax refunds and other incentives under the Jobs Creation by Stimulating Small Business Growth Act of 1985, Arkansas Economic Development Act of 1993, Arkansas Enterprise Zone Act of 1993, Major Industry Facilities Act, Arkansas Economic Development Act of 1995, Arkansas Workforce Investment Act, Arkansas Public Roads Improvements Credit Act, Nonprofit Incentive Act of 2005, Arkansas Amendment 82 Implementation Act, Biodiesel Incentive Act, Equity Investment Incentive Act of 2007, Incentives for Major Maintenance and Improvements Projects Act, New Market Jobs Act of 2013, Economic Investment Tax Credit Act and Consolidated Incentive Act of 2003 and provide the City with necessary business information for the City to pass a resolution endorsing the applicant businesses' or industry's participation in the AEDC's sales and use tax refund program.

- C. Identify available industrial properties to be marketed to business, industrial or other economic development prospects by:
- (1) Actively marketing available industrial properties to prospective industry and consultants;
 - (2) Conducting site visits with potential industry recruits;
 - (3) Maintaining and establishing relationships with site selection consultants;
 - (4) Assist with the preparing and handling all scheduling of meetings and site visits;
 - (5) Establishing and maintaining a list of available properties and sites for business growth and development and industrial use;
 - (6) Identify available land for future industrial purposes;
 - (7) Identify and stay aware of available industrial buildings for future industrial purposes;
 - (8) Staying up to date with available incentives, rules, regulations, and policies affecting or impacting business or industrial attraction.
 - (9) Incorporate data for the Harrison region on the Chamber website and other marketing materials; including brochures, emails, mailing, etc.;

- D. Maintain demographic information of the City and surrounding area with the information compiled to a chamber database:
- (1) Make the general database information file available to potential employers;
 - (2) Continually assess, identify and develop properties for future growth and development of the City,
 - (3) Develop, produce, print, publish and deliver specialized economic development marketing materials that market the Harrison area and maintain updated information within those materials;
 - (4) Create and maintain an attractive website that caters to existing and prospective business and industries;
 - (5) Develop, produce, prints, publish and deliver information packets to target commercial business and industries looking to expand or establish operation and maintain updated information within those packets as necessary.

SECTION 3: This Agreement does not evidence a partnership or joint venture between the Chamber and the City. The Chamber is an independent contractor to the City in connection with this Agreement. The officers and employees of the Chamber involved in the program of this Agreement shall not be considered for any purposes to be the officers of the City. The Chamber shall have no authority to bind the City absent the City's written consent. Except to the extent otherwise provided in this Agreement, the Chamber shall bear its own costs and expenses in pursuit thereof.

SECTION 4: It is agreed that the President/CEO of the Chamber will be only employed by and responsible to the Chamber.

SECTION 5:

- (A) The Chamber will present a quarterly verbal and written report to the City regarding its economic development activities, and other information requested by the City.
- (B) The Chamber shall account for all expenditures of public funds with proper receipts and records, which shall be submitted to the City for examination at any time upon request by the Mayor or Chair of the City Council Finance Committee. By January 15th of the following year, present to the City an accounting of the expenditures, as they relate to public funds, for the year the funds were provided.
- (C) No funds paid by the City shall be used directly or indirectly for lobbying, political activity, car allowances, country club memberships and dues, sporting events and activities and non-directly related business traveling expenses.

SECTION 6: The Chamber shall not discriminate against any employee or person served under this Agreement on account of race, color, sex, age, religion, ancestry, national origin, disability or marital status, or as otherwise prohibited by applicable law.

SECTION 7: The Chamber represents that it shall, as its sole cost and expense, comply with all applicable municipal, county, state and federal requirements now in force pertaining to any and

all activities contemplated under this Agreement including any legal limitation placed upon the Chamber as a result of the source of funds received by the Chamber under this Agreement.

SECTION 8: The Chamber represents and warrants that it has not paid or agreed to pay any compensation, contingent or otherwise, direct or indirect, to solicit or procure this Agreement or any rights or benefits hereunder.

SECTION 9: The Chamber will remain an Arkansas non-profit corporation answerable to its Board of Directors and shall not be, or construed to be, a part of the City, but only to provide services on behalf of the City as listed in this Agreement.

SECTION 10: Any requests by the City to pursue a specific economic development goal with the use of public funds shall not preclude the Chamber from pursuing other economic development goals decided by its Board of Directors when using private funding from private contributions.

SECTION 11: The provisions of this Agreement are severable. The invalidity or unenforceability of any one provision in this Agreement shall not affect the other provisions.

SECTION 12: Nothing in this Agreement, express or implied, is intended to confer upon any person, other than the parties here to and their respective successors and assigns, any rights or remedies under or by reason of this Agreement and, in particular, no employee, vendor, supplier, or other person contracting with the Chamber shall have any right by virtue of this Agreement or otherwise to seek payment or compensation from the City for goods delivered or services rendered to the Chamber.

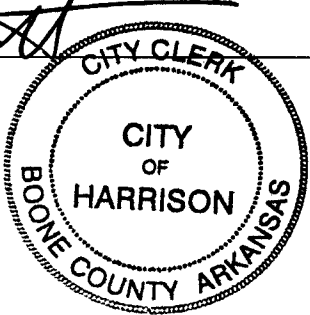
ENTERED into the date stated above by the parties; respective duly authorized officers.

Mayor, City of Harrison
P. O. Box 1715
Harrison, AR 72601

President/CEO, Harrison Regional
Chamber of Commerce
621 E. Rush
Harrison, AR 72601

Attest:

Attest:



Floupy Mahoney