

September, 2021

I. HOUSING RECRUITMENT

A. Michelle- John and I met with Susie Russell from State of NM Economic Development Department. Ms. Russell reached out and asked if I would head up and re-group the Southern NM Regional Coalition that Sidney was doing prior to my arrival. This group began its work in January 2020, just before COVID struck and set back the momentum. It is working to bring Albuquerque developers to the rural parts of NM to build affordable workforce housing. In the process of connecting with all 11 individuals, getting our first meeting scheduled. Group will be to reaching out to builders and developers as Eddy and Lea County housing is in need.

B. Michelle- Will be meeting with John Garcia at the Home Builders of Central NM and will report on group progress in the next few months.

C. John- Michelle and I met with the David Schaffer, managing partner of Monarch Investments, out of Denver, regarding the current state of the local economy and his company's plans to move forward with additional multifamily units in Carlsbad.

II. WORKFORCE RECRUITMENT

A. Jeff – Unemployment for Eddy County was 5.6% for June, down from 6.8% the prior month. The state as a whole was at 7.2%, with our neighbors in Lea County at 8.6% and Chaves at 6.3%.

B. Jeff – The NM Department of Workforce Solutions has notified us that the last cycle of COVID unemployment money was paid out on September 4th. We are working on getting another job fair put together in conjunction with NMDWS and the Chamber of Commerce. Michelle will be taking the reins on this event.

C. Michelle- Currently working on website employment classified submissions and learning the needs of the community.

III. EDUCATION

A. John- Have been asked to serve on Southeastern New Mexico College's (SENMC's) business advisory board. This board helps advise the college on the educational needs of local industry and businesses.

B. John- Spoke in support of SENMC's independence before a meeting of the Higher Learning Commission in Carlsbad.

C. Michelle- Attended Higher Learning Commission meeting on transition from NMSU-Carlsbad into South East New Mexico College. Voiced my opinion on the my observed disconnect between NMSU and the community.

IV. OIL, GAS & ALTERNATE ENERGY

A. Jeff – John and I will be going to Downstream USA 2021 in October. This event will have thousands of downstream producers across refining, petrochemicals, chemicals, and gas attending three dedicated tracks - Engineering & Construction, Reliability & Maintenance, Shutdown & Turnarounds - to identify, discuss and overcome the biggest challenges to downstream OPEX and CAPEX ROI across a host of virtual sessions and in-person, deep dive, workshops. We have both a virtual and in-person booth with industry information and available incentives. We are looking for companies interested in working with our oil and gas industry to produce raw products and hydrogen fuel from produced gas in Eddy County. This is paid for by the LEADS Grant from the state of New Mexico.

B. John- Met with CEO of Project Distillate, a Canadian-based company that is interested again in building a condensate recovery plant in Eddy County. They have chosen property approximately 10 miles east of Carlsbad off of US 62-180 to build their next plant. In addition to providing a number of contacts for various agencies and the county, I met with and set him up with meetings with officials from OCD, State Land Office, NMED, and two CDOD trucking firms. This operation will employ 15 people to start.

C. John- Attended the international First Element Hydrogen Conference via web. This conference included speakers from the oil and gas companies, gas processing companies and new hydrogen transportation or refining companies, both green and blue (which is what our focus is on right now). Several useful contacts have come out of this conference.

D. John- Sent written comments on both Methane and Ozone rules to New Mexico Environment Department.

E. John- Will be attending the NMOGA conference in Santa Fe next month thanks to a complementary registration provided by Gloria Ruiz at NMOGA.

F. John- Met several times with Larry Cash, the CEO of Proteum Energy, a company looking for an area to launch their blue hydrogen production and distribution industry. We spoke at length about Eddy County, our midstream plant industry and the state's acceptance of this alternate fuel source. Mr. Cash is planning a site visit to Eddy County sometime in late October or November. We will be facilitating meeting between Mr. Cash and the various producing companies and midstream companies in the area.

G. John- Set up and participated a meeting between NMEDD and Proteum to discuss potential incentives available for Proteum's production and fuel distribution systems. A production facility would employ between 15-20 people initially and the distribution network would employ 2-3 people per fueling site.

H. John- Met with the NM Partnership about a company wanting to produce hydrogen fuel from landfill gas. Our regional landfill does meet their required size, however there is some concern that there is nowhere to offload the produced hydrogen in the area. Met with Al Davis and Jason Burns regarding landfill operations regarding a project like this. Sent information to the partnership on Sandpoint's waste volume along with a number of questions (from County and CDOD) that the Partnership could not answer.

V. NUCLEAR

- A. John-** Attended the ECA Board meeting via Zoom. Department of Energy representatives Ike White and others spoke about the budget, which is looking good, and other items around the weapons complex.
- B. John-** Met with City Councilor and ECA Board Member J.J. Chavez about an ECA meeting that will be held in Carlsbad on April 28, 2022. He has requested our assistance with hosting this three-day event.
- C. John-** Met with representatives from Jacobs Engineering regarding Carlsbad. Gave names of various NGA organizations that worked with children and education here in Eddy County.
- D. John-** Attended an ELEA Meeting. We are still several months away from approval of our NRC Permit approval.
- E. Jeff** – Updated the ELEA website with meeting notices, agendas, and officer listings for a meeting they held on September 15th.

VI. RETAIL/RESTAURANTS/ENTERTAINMENT/HOSPITALITY

- A. Jeff-** Project Gizmo has secured the property they were targeting. I first reported on this back in March of this year, and have been working with them on this since early 2020. I helped them find this location on National Parks Highway and they have informed me that they have now moved into escrow. They thanked me for assisting and are looking forward to more projects on this side of Carlsbad.
- B. Jeff-** Ground work has begun on the new U-Haul business located on S. Canal street south of IHOP. I provided them with the CDOD's preferred contractor list and also discussed their location in terms of ingress/egress. They are working with NMDOT on a study currently to see if they will make any changes to their plans.
- C. Jeff** –The second Dominos location for Carlsbad has opened at 3819 National Parks Highway, in front of The Village at Carlsbad apartments. We have helped them with both of their new locations over the years, and will continue to work with the developer who handled the second Dominos on other projects moving forward.
- D. Jeff -** Papa John's Pizza has begun construction on their permanent location on N. Canal street. They have torn down the old building they purchased and work will begin soon. They will also have extra room at this location for a small lease space, between 1200 and 2400 square feet. If you know of anyone interested, please let me know.
- E. Jeff** – Home2Suites hotel held a ribbon cutting on September 23rd. This is one of five new hotels to open or be under construction on the south side of Carlsbad, on and around National Parks Highway.

VII. CASCADES

- A. John-** Met with a developer interested in developing some lots at the Cascades. He requested and was provided information on the covenants, the property plats, and contact information for the owners of the properties.

B. John – We have not yet heard back from Neal Dungan on the amended Cascades agreement language that Cas Tabor put together for the board and Oxbow. I am waiting for a call back from him or their attorney on whether the language is OK with them.

VIII. ADMINISTRATION

A. John- Belenda and I have been working with our accounting firm to prepare for the audit. According to Chris Simons, David Fritschy has the books and should be starting the audit soon.

B. John- Attended a groundbreaking for two new buildings at the CARC Campus.

C. John- Attended an event honoring State Senator George Munoz for his help with issues important to our community. The meeting was hosted by Wendy Austin at the City and CDOD Members Jay Jenkins, Susan Crockett, and Valerie Murrill at the Riverside Country Club. I want to thank those who attended and helped out. It never hurts to have friends in the legislature from other districts.

D. Jeff – Working on a press release for the new expansion to the CARC campus. They held a groundbreaking in mid-September for two new buildings, a new admin building and an activity center.

E. Jeff – I continue to update company bios on our website. If you would like to have a short bio on your company listing page, please send them to me and we will get them published for you. Jeff.campbell@developcarlsbad.org.

F. Jeff – We put out a press release touting the new US Census numbers for Carlsbad as well as the fact that Eddy County has the fastest growth rate in the state at 15.8%.