

**Downtown Development Authority
Meeting Minutes
April 14, 2011**

The regularly scheduled meeting of the Downtown Development Authority was held April 14, 2011 at 8:30 a.m. at the DDA offices located at 936 Broad Street, Suite 107. Those members in attendance were Cameron Nixon, Rick Allen, Commissioner J.R. Hatney, Steven Kendrick, Joey Hadden, Executive Director Margaret Woodard and Legal Counsel Byrd Warlick. Guests and observers included DDA Office Manager Roxanne Walls, CADI Project Manager Jessica Fuselier, Camille Price of Augusta Tomorrow, Johnathan Aseves of Christ Community Health Services, Scylance Scott, Jr. of Antioch Community Development Group, Barry White of the Augusta Convention and Visitors Bureau, Chris Thomas of News 12, and Gracie Sheppard of the Augusta Chronicle.

Mr. Kendrick called the meeting to order at 8:37 a.m. and welcomed everyone to the meeting.

We are a quasi-governmental agency and the City of Augusta recognizes employees for their years of service. Mr. Kendrick recognized Ms. Woodard for five years of service with the city. Mr. Kendrick presented Ms. Woodard with her award certificate and pin and commended her for her service.

Mr. Hadden presented the previous meeting minutes from February 10, 2011. With no additions or corrections, Mr. Allen made the motion to approve the previous meeting minutes. Mr. Nixon seconded the motion. All were in favor and the motion passed unanimously.

In the Treasurer's Report, Mr. Nixon presented the DDA financials.

The Profit & Loss Budget Performance (DDA Operating) Report reflected total income in the amount of \$17,399.90 for March. The report also reflected the following for January 2011 through March 2011: total income in the amount of \$49,702.84; total expense in the amount of \$16,504.82; net ordinary income in the amount of \$33,198.02. There will be a variance due to how we are accounting for the rollover for SPLOST administrative services income that we received last year.

The DDA February 2011 financials and the remainder of the DDA March 2011 financials were in board books for review.

The Saturday Market February 2011 and March 2011 financials were in board books for review.

With no further discussion or questions from the board, the motion came from the Finance Committee to accept the Treasurer's Report as information. The motion was seconded by Mr. Hadden. All were in favor and the motion passed unanimously.

In the Director's Report, Ms. Woodard updated the board on the following projects:

Lofts at Marbury Center

- Developers have written the DDA a check to proceed with a Georgia Cities loan application.

White's Building

- Repairs have begun on roof and basement/condo construction will begin mid-May and will finish them in 90 days.
- Owners will go before the Historic Preservation Commission on 4/28/11.

Other ED Projects

- The Faulk Building located on the 1200 block is under contract and has gone through inspections.
- Energy Audit Application submitted to Green Fund for the Elliot Building located at 11th and Ellis Street.
- Working with prospective new owners of the old Belk's Building located next to Augusta Common on code issues. Announcement forthcoming.
- Working with city and Blanchard & Calhoun on recruiting grocery stores to the area. IGA and Kroger have made site visits. Will continue to work with three more potential brands with sites selected in the Laney-Walker area and toward the Harrisburg area as well.

Pilot Lighting

- All the cable work is done and the sidewalks are being repaired.
- Concrete light pole bases underway.
- Light installation should begin in about 30 days.
- Project should finish by October.

Emporium Lighting Project

- Put out for bid and Alrich Electric was the low bidder.
- Alrich Electric has been given notice to proceed.
- Project will be about \$10,000.00 under budget.

Riverwalk Initiative at 8th Street Bulkhead

- Completed under budget.
- Ribbon Cutting was held on March 15th and was a big success.

Clean Augusta Downtown Initiative, Inc. (CADI)

- Monthly activity reports in board books for review.
- Consistently they pick up between 2 and 3 tons of trash monthly.

Mr. Hadden commented that Mr. Donnie Thompson did not feel like he was getting any attention on his property at the Serotta Maddocks Building from the CADI Program. Mr. Kendrick asked Mrs. Fuselier to comment. Mrs. Fuselier told the board that the line

where the boundary falls with Albion Alley being on Ellis and how it cuts with Mr. Thompson's property. CADI goes by everyday with a pan and broom and safety ambassadors constantly patrol the area. Mr. Thompson has been great to CADI. He has a huge automatic weed sprayer that he loaned to CADI. Mrs. Fuselier has reached out to Mr. Thompson but he has not returned her phone call. The board asked Ms. Woodard to contact Mr. Thompson.

Saturday Market

- Market Opening Day is Saturday, April 16th
- Sponsorships for 2011 underway.

James Brown Blvd.

- Plans will be approved next week and will go to Georgia Department of Transportation for approval and then will go out for bid.
- Should see construction in the next six months.

James Brown Blvd. Phase 2

- Announcement of reward at end of month.

Georgia Heart & Soul Tour 2011/April 14, 2011

- Bus will arrive at 4:00 p.m. at the Riverwalk Stage to be welcomed by business and governmental leaders and to see performance by Augusta Mini-Theater.
- Participants will tour Emporium, Green, and Slusky Buildings before attending dinner at Bees Knees and overnight stay at Marriott.
- Raised \$2,000.00 in sponsorships.

Other

- Field visits have been completed for audit.
- Community Development Grant Application completed and submitted to Housing and Development for purchase of Davidson School to market to qualified buyer for renovation.
- Building inventory underway.
- Pine Street celebration will be held on May 7th from 11:00 a.m. until 3:00 p.m.
- Postcard Program for retail prospects and CADI have been designed and awaiting quotes from printers.
- Augusta is retail ready. Retail handout given to board and will be placed in Heart & Soul gift bags.

Mr. Kendrick thanked Ms. Woodard for the Director's Report.

Ms. Woodard added that she and Mr. Steve Cassell of Traffic and Engineering met with the Sheriff's Department and a contractor that installs video cameras. The contractor is going to provide a quote. Phase 1 would start at Broad Street from 13th to 4th. Video cameras would be installed at each intersection.

Mr. Kendrick went into New Business.

Under New Business, Mr. Kendrick presented Mr. Scylance Scott, Jr. to replace Mrs. Brinson on the DDA Board. He is a developer and works in the Laney-Walker area. Mr. Kendrick asked for a motion to recommend Mr. Scott for commission approval. Mr. Nixon made the motion. Commissioner Hatney seconded the motion. All were in favor and the motion passed unanimously.

Under Old Business, Ms. Woodard presented the application for the Pilot SPLOST Project. If someone invests in their building the money can be used for public improvements to improve the outside of the area. The DDA will grant up to \$7,000.00 but it has to be matched by applicant. The applicant's work has to have been completed with the application. The DDA will manage the project. The application has been approved by Legal Counsel Warlick and the SPLOST Pilot Program Committee. The application is now ready for board approval and to be placed on the DDA website. Commissioner Hatney made the motion to approve the Pilot SPLOST Project Application. Mr. Nixon seconded the motion. All were in favor and the motion passed unanimously.

Mr. Kendrick asked for a motion for the board to go into closed session to discuss the future acquisition of real estate. Commissioner Hatney made the motion to go into closed session. Mr. Nixon seconded the motion. All board members present voted in favor of going into closed session.

The board went into closed session.

The board came out of closed session. Mr. Allen made the motion to allow Ms. Woodard to proceed with project discussed in closed session. Mr. Hadden seconded the motion. All were in favor and the motion passed unanimously.

Legal Counsel Warlick presented to the board the Saturday Market resolution to officially turn over the market to Ms. Brooke Buxton. Commissioner Hatney made the motion to approve the resolution for Saturday Market as presented. Mr. Allen seconded the motion. All were in favor and the motion passed unanimously.

With no further business to discuss, Mr. Kendrick adjourned the meeting at 9:26 a.m.

Respectfully Submitted,

Joey Hadden, Secretary