



Development Authority of DeKalb County, Georgia
d.b.a.
Decide DeKalb Development Authority

Decide DeKalb Development Authority

DRAFT Projects Incentives Review Committee Meeting Minutes

Board Members
Officers

Mr. Tyrone Rachal
Chair of the Authority
President
Urban Key Capital Partners

Mr. Don Bolia
Vice-Chair of the Authority
Partner
Peachtree Government Relations

Mr. Kevin Gooch
Secretary of the Authority
Partner
Alston & Bird LLP

Mr. Baoky Vu
Treasurer of the Authority

Ms. Miranda Mack McKenzie
Board Member of the Authority

Andrew Greenberg
Board Member of the Authority
Executive Director
Georgia Game Developers
Association

Mr. James P. Monacell
Counsel to the Authority
Smith, Gambrell & Russell, LLP

Date: March 7, 2017
Time: 2:30 pm
Location: Conference Call

Board Members Present:
Don Bolia, Chair
Kevin Gooch, Member
Andrew Greenberg, Member

Legal Counsel Present:
Mr. James Monacell, Esq., Counsel to the Authority

Staff Members Present:
Ray Gilley, President
Rolanda Daniel Thomas, Vice President, Operations and Business Development
Mechel McKinley, Senior Project Manager
Kara Keene Cooper, Project Manager
Toyasha Vaughn, Project Coordinator

Guests Present:
Mike Diamond, Attorney, Seyfarth Shaw
Al Holbrook, Project Rose
Dan Needle, Project Rose

DDDA PIR Committee Meeting Minutes March 7, 2017

The March Project Incentives Review Committee meeting of the Decide DeKalb Development Authority Board was called to order at 2:38p.m., Tuesday, March 7, 2017 via conference call.

I. CALL TO ORDER

Mr. Gooch called the meeting to order until the chair, Mr. Don Bolia was present on the call.

II. ITEMS FOR DISCUSSION

A. Ratify Agreement with Landlord; 4380 Memorial Drive

Mr. Monacell presented the agreement regarding the 4380 Memorial Drive property. The bonds were refinanced last year and the ground lease needs to be extended. The resolution is prepared for the Board to ratify.

B. Project Rose

Ms. McKinley, Senior Project Manager, introduced the project from Solomon-Decatur, LLC to build a senior living facility on Clairmont Road providing independent living, assisted living, and memory care along with onsite services. Mr. Needle and Mr. Holbrook provided additional project details and answered questions. The discussion and questions centered around full and part time jobs, units for lower middle class and the need for this type of facility in DeKalb. Staff was asked to gather more information from Solomon-Decatur on affordability and timing and report back to committee.

C. Approval of February 3, 2017 Meeting Minutes

Mr. Greenberg moved to approve the minutes. Mr. Bolia seconded. Passed unanimously.

D. Project Updates

Ms. Daniel Thomas briefly discussed four new projects totaling approximately \$200M investment and 878 jobs. Site selection decisions are expected in the second or third quarter. Sysnet will hold a ribbon cutting on Thursday, March 9th at 11:30 a.m.

Mr. Bolia moved to adjourn the PIR Committee meeting at 3:40p.m.

Adopted by the Board in the meeting

of _____,
(Date of Meeting)

(Signature of Presiding Officer)