



Development Authority of DeKalb County, Georgia

d.b.a.

Decide DeKalb Development Authority

PROJECT INCENTIVES REVIEW COMMITTEE MEETING AGENDA

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, Esq.
Secretary of the Authority
Partner
Alston & Bird LLP

Mr. Baoky Vu
Treasurer of the Authority

Ms. Miranda Mack McKenzie
Board Member of the Authority

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

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

Date: Friday, April 7, 2017

Time: 9:30 am

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
Mechel McKinley, Senior Project Manager
Kara Keene Cooper, Project Manager
Toyasha Vaughn, Project Coordinator

I. Call to Order – Mr. Ray Gilley, President

The April Project Incentives Review Committee meeting of the Decide DeKalb Development Authority Board was called to order at 9:50 a.m., Tuesday, April 7, 2017 via conference call. Mr. Gilley called meeting to order.

II. Discussion/Presentations

- a. Adoptions of Resolutions to Approve the Assumption by FPA5 Prelude LLC of Fairfield Clairmont I Project and to approve the assumption by FPA5 Encore LLC of Fairfield Clairmont Project – Mr. Jim Monacell, Legal Counsel

Mr. Monacell stated that the Authority issued bonds for two apartment complexes for Fairfield Company. Fairfield Company is selling the bonds to long time investor, FPA5. There will be no changes in tax abatement schedule. The Authority will charge a modification fee to Fairfield Company. The new owner will appear at the Authority Board meeting on Thursday, April 13th to answer any questions from the Board. There were no questions from the committee. Mr. Greenburg recommended approval. Mr. Gooch seconded. Passed unanimously.

- b. Approval of February 3, 2017 Meeting Minutes
Mr. Greenberg moved to approve the minutes with an amendment to state the reasons a recommendation for Project Rose was not made. Mr. Gooch seconded. Passed unanimously.

c. Goals & Objectives Follow-up – Capital Investments and Jobs

Mr. Gilley expressed that the \$400 million and 3000 jobs goal would stand for now. It will be continually reviewed throughout the year. Mr. Gilley also mentioned that sewer and water issues continue to come up on existing and new projects.

d. Project Updates

Ms. Cooper gave details on Project Maverick. The company is looking at a \$16.5 million investment. The company is considering bond financing or a property tax incentive bond and may be ready to move forward at the May PIR meeting.

Ms. Cooper gave details on Project Foxtrot. The project represents a \$10 million investment and 20 additional jobs. She has notified the City of Tucker about the project although it is located just outside of their jurisdiction.

e. Other Discussion

Mr. Bolia commented that the continued follow-up on Project Fresh is an example of excellent staff work and commended the staff for persistently following up.

Mr. Bolia moved to adjourn the meeting at 10:11a.m.