



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

Decide DeKalb Development Authority

DECIDE DEKALB DEVELOPMENT AUTHORITY Board Meeting Minutes

Board Members Officers

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

Mr. Kevin Gooch, Esq.
Vice-Chair of the Authority
Partner
Alston & Bird LLP

Ms. Miranda Mack
McKenzie
Secretary of the Authority

Mr. Baoky Vu
Treasurer of the Authority

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

Ms. Kimberly Adams
Board Member of the
Authority
Director
Cox Automotive, Inc.

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

Date: Thursday July 13, 2017
Time: 8:30 am
Location: Decide DeKalb
125 Clairemont Avenue, Suite 150
Decatur, GA 30030

Board Members Present:

Don Bolia, Chair
Kevin Gooch, Vice Chair
Andrew Greenberg, Board Member
Miranda Mack McKenzie, Secretary
Kim Adams, Board Member

Board Members Absent:

Baoky Vu, Treasurer

Legal Counsel Present:

Jim Monacell, Smith, Gambrell & Russell, LLP

Staff Members Present:

Ray Gilley, President
Rolanda Daniel Thomas, Vice President of Operations & Business Development
Dorian DeBarr, Vice President of Finance & Administration
T.J. Filipowicz, Senior Manager, Marketing & Communications
Mechel McKinley, Senior Project Manager
Kara Cooper, Project Manager
Toyasha Vaughn, Project Coordinator
Shelbia Jackson, Project Coordinator
Lesia Evans, Office Coordinator

Others Present:

John Manson, DeKalb County
Delores Crowell, DeKalb County
Christopher Sanders, East Metro CID
Darlene Daley, City of Lithonia
Stacey Kalberman, DeKalb County
Jim McMahan, DeKalb Board of Education
Marc Brambrut, Fairfield Residential

The July meeting of the DeKalb Development Authority was called to order at 8:38 a.m. on Thursday, July 13, 2017 at Decide DeKalb Development Authority, 125 Clairemont Avenue, Suite 150, Decatur, GA 30030. At the start of the meeting, Chair Don Bolia announced and welcomed new Board member Kimberly Adams to the Development Authority.

I. CALL TO ORDER

Chairman Don Bolia presided and welcomed guests.

II. ITEMS FOR DECISION

A. Minutes:

June 2017 Minutes

Mr. Greenberg made a motion to approve the June Board meeting minutes of the DeKalb Development Authority. Mr. Gooch seconded the motion, which was unanimously approved.

B. Financial Report:

June Financials

Mr. DeBarr presented the July 2017 financial performance dashboard.

Ms. Mack McKenzie made a motion to approve the June financials. Mr. Gooch seconded the motion, which was unanimously approved.

C. Extension of Inducement Agreement for Fairfield Northlake Project:

Fairfield Residential requested a one-year extension of the FF Realty III Inducement Agreement based on unforeseen circumstances that caused a delay in progress. Mr. Greenberg expressed concern for community stewardship as it relates to an existing restaurant business located on the property that the developer plans to build around. The Board approved the extension with the condition that Fairfield Residential provide a satisfactory letter describing the term of the restaurant lease.

Mr. Greenberg made a motion to approve the Extension of Inducement Agreement for Fairfield Northlake Project with the such condition. Ms. Mack McKenzie seconded the motion, which was unanimously approved.

DISCUSSION/PRESENTATIONS

A. SPLOST Update:

Delores Crowell of the DeKalb CEO's office provided the update. Senate Bill 156 was passed on March 30, 2017, enabling a voter referendum to allow DeKalb County to raise funds necessary for capital projects supporting transportation and other infrastructure through Special Purpose Local Option Sales Tax (SPLOST). Senate Bill 156 determines how the proceeds will be spent and the County will comply with those rules and oversee execution for all citizens in DeKalb. The SPLOST may be imposed for up to 5 or 6 years and will result in an estimated \$67.4M in the first year. Further information will be available on the County's website. An initiative to provide information to voters will be initiated. Cities will have a vested interest and will craft their own messaging with respect to the SPLOST. A public information meeting will be held in September.

B. President's Report

Mr. Gilley presented the President's Report which included business development highlights, marketing, WE DeKalb and Film & Entertainment updates. Mr. Gilley thanked staff and Board for a job well done as the organization prepares for third quarter. A copy of the full President's Report is included in the meeting file.

Mr. Greenberg moved to adjourn the DDDA July Board meeting. Ms. Mack McKenzie seconded the motion. Mr. Gooch adjourned the meeting at 9:26 a.m. in Mr. Bolia's absence.

Adopted by the Board in the meeting

of _____,
(Date of Meeting)

(Signature of Presiding Officer)