

**GWINNETT PLACE
COMMUNITY IMPROVEMENT DISTRICT (GPCID)
REGULAR BOARD MEETING
Gwinnett Commerce Center
3700 Crestwood Parkway
Lower Level Conference Room
Duluth, GA 30096
October 8, 2008**

MINUTES

Attendees

Board Members: Marcy Adams Casey Coffey Joe Piccolo
 Leo Wiener Mark Williams

Staff: Joe Allen Dave Rosselle

Consultants: Ken Bleakly, Bleakly Advisory Group
 Jeff Corbin, Landmark Communications, Inc.
 Lynn Rainey, Board Counsel

Special Guest: Dr. Alfie Meck, Division Director/Economic Analysis,
 Gwinnett County Department of Financial Services

Chairman Mark Williams called the meeting to order at 9:00 a.m. by welcoming all in attendance.

Mr. Wiener motioned to approve the proposed meeting agenda; seconded by Ms. Adams and unanimously approved.

Mr. Coffey motioned to approve the September 10, 2008 Board Meeting Minutes; seconded by Ms. Adams and unanimously approved.

Action/Consent Items

Financial Disbursement

Mr. Allen presented a request from Georgians for Community Redevelopment for funding relative to an effort to educate the public on the TAD constitutional amendment to be on the November ballot. Upon the recommendation of Mr. Allen, Mr. Wiener made a motion to approve the expenditure of \$5,000, seconded by Mr. Coffey, provided these funds are to be used in voter education efforts that are both factually neutral and accurate related to the transportation infrastructure element of the referendum and upon the condition that no portion of our funds be used to advocate the passage or defeat of a ballot question, which motion passed unanimously.

REPORTS & REMARKS

Treasurer's Report

Mr. Rosselle presented the following account summaries for September 2008:**September 2008**

Checking Account

September 1, 2008 Beginning Balance:	\$ 57,980.96
September 30, 2008 Ending Balance:	\$ 19,979.65
General Ledger Balance:	\$ 19,932.24

Money Market Account

September 1, 2008 Beginning Balance:	\$ 124,156.78
September 30, 2008 Ending Balance:	\$ 825.02
General Ledger Balance:	\$ 825.02

Georgia Fund 1 Account

September 1, 2008 Beginning Balance:	\$401,062.43
September 30, 2008 Ending Balance:	\$958,028.12
General Ledger Balance:	\$958,028.12

Grand Total for Three Accounts

September 1, 2008 Beginning Balance:	\$583,200.17
September 30, 2008 Ending Balance:	\$978,832.79
General Ledger Balance:	\$978,785.38

Mr. Rosselle reported that action had been taken to have weekly wire transfers of tax revenues automatically transmitted from the Gwinnett County Tax Commissioner's Office to the CID's Georgia Fund One account with the State of Georgia's Office of Treasury and Fiscal Services. This change went into effect with the September 26, 2008 tax receipts.

Mr. Coffey motioned to approve the Treasurer's Report; ratify the September 2008 expenses and ratify the new funds transfer process; seconded by Mr. Wiener and unanimously approved. Mr. Allen noted the GPCID Financial Summary and reported that the forecast shows approximately \$950,000.00 available at the Board's discretion, assuming a 5 mill tax rate and current budget/commitments.

Special Presentation

Dr. Alfic Meek presented the Board a check for \$130,500.00 from the Gwinnett County Board of Commissioners as a part of the County's competitive revitalization funding application process.

Consultant's Remarks

Mr. Bleakly provided the Board an update on the draft Redevelopment Plan proposal that will be submitted to Dr. Meek for review on October 13, 2008. The proposed Gwinnett Place Tax Allocation District (TAD) would consist of .41% of

the total Gwinnett County Tax Digest. Another presentation will be made to the Redevelopment Board on November 5. If the Redevelopment Board approves the proposed TAD for the greater Gwinnett Place area, the plan will go before the Gwinnett County Board of Commissioners on November 18, 2008.

Chairman's Remarks

None

Board Member's Remarks

None

Executive Director's Remarks

Mr. Allen reviewed items in the Meeting Reference Binder:

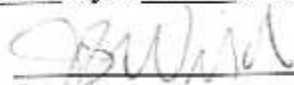
- SPLOST self-selection committee formation process was a success. Mr. Allen thanked Board members Mark Williams, Marcy Adams and Glenn Wisdom for attending the meeting. Ms. Adams was elected as a citizen member of the committee.
- International Conference of Shopping Centers Southeastern Conference. Mr. Allen noted that about 100 people visited the joint GPCID and Gwinnett Chamber of Commerce booth. CID staff met with commercial property owners about the CID during the conference. Mr. Allen shared the new CID prospectus document with the Board.
- Way finding/signage master plan phase III project. Jones Sign Company staff will begin installation of the directional signs, gateway monuments and banners. Installation will begin during the week of October 13, 2008.
- Proposed solid waste transfer station update. The consensus of the Board was that the CID would not take an official position on this rezoning application.
- The Gwinnett Place CID has been offered a position to serve on the Gwinnett Chamber of Commerce's Board of Directors for 2009. Mr. Allen will represent the CID on the Chamber Board.
- The letter to Governor Perdue requesting a waiver to proceed with I-85 landscaping project north of Pleasant Hill Road was denied until the drought subsides. Until the Executive Order is lifted, the CID is unable to landscape the remaining two Pleasant Hill Road ramp quadrants.
- An executive summary of the Gwinnett Unified Plan was provided to the Board members. Chairman Williams asked for an electronic copy/Web site link to the plan be made available.
- Mr. Allen announced that the Gwinnett Place Community Improvement Foundation was approved by the IRS as a 501 (c) (3) organization.
- Mr. Allen directed the Board members to the infrastructure maintenance log and status report for review and comment.
- Public Relations - legislative luncheon. Mr. Allen reported that plans are underway for the three Gwinnett CIDs to again host a luncheon for the members of the Legislative Delegation. A tentative date has been set for December 4, 2008 at the Atlanta Marriott Gwinnett Place. The Get Georgia

Moving Coalition Executive Director has been invited to address the gathering. Mr. Williams asked that efforts be made to have Lt. Governor Casey Cagle attend the luncheon.

The next Board meeting will be held November 12, 2008 in the Gwinnett Commerce Center boardroom located off the Lower Lobby common area beginning at 9:00 a.m.

The meeting was adjourned by unanimous acclamation at 9:50 a.m.

Approved by the Board this
12th day of November, 2008.


Secretary

GWINNETT PLACE CID BOARD OF DIRECTORS SIGN-IN SHEET

Meeting Date: October 8, 2008	Meeting Time: 9:00 a.m.
Location: Gwinnett Commerce Center, 3700 Crestwood Parkway	Room: Lower Level Conference Room

Name	Company	Address	Phone	Fax	E-Mail
Alvie Meek	Gwinnett BOC	75 LANGLEY DR. LAWRENCEVILLE, GA 30045	7-822-7867		ALVIE.MEEK@GWINNETTCOMMUNITY.COM
Jim McKenzie	McKenzie Law Associates	SUITE 206A 3883 Rogers Bridge Rd. Duluth, GA	770-476-9793		jim@mckenzIELAWASSOCIATES.COM
Gina Bennett	MOPELAXO ALTOBELLI		7-263-5945		GBENNETT@MAIL.NET
Beatty McNeil	RE/MAX Professionals	David Freeman Team 1225- R. Sperry Doraville, GA	(770) 363-1149		beatty51@remax.net
JAMES PUGSLEY	GWINNETT CO PLANNING	446 W. CROGAN L'VILLE 30045	(678) 518-6213		jamespugsley@gwinnetthco.com
Ashtee Dunckel	Clean Air Campaign	55 Park Place Suite Atlanta 30303 250	404-661-4788		adunckel@cleanaircampaign.com
Allan Anderson Dexter	Dexter	1750 Corporate Dr. ste 730, Norcross 30071	4/239-9400		aanderson@dextercompanies.com