

**GWINNETT PLACE  
COMMUNITY IMPROVEMENT DISTRICT (GPCID)  
REGULAR BOARD MEETING  
AND  
CAUCUS OF ELECTORS  
Sonesta Gwinnett Place Atlanta  
1775 Pleasant Hill Road  
Duluth, GA 30096  
July 8, 2020**

**MINUTES**

*Attendees*

*Board Members:*      Brett DeLoach              Jill Edwards              Trey Ragsdale  
                                 Leo Wiener                      Mark Williams

*Board Observers:*      Chris McGahee

*Legal:*                      Lynn Rainey

*Staff:*                      Joe Allen                      Glenn Wisdom

Chair Wiener called the meeting to order at 7:42 a.m. by welcoming all in attendance.

Mr. Ragsdale motioned to approve the proposed Meeting Agenda; seconded by Ms. Edwards and unanimously approved 5-0.

Mr. Ragsdale motioned to approve the Minutes from the April 8, 2020 Regular Monthly Meeting, as presented; seconded by Ms. Edwards and unanimously approved 5-0.

***Action Items***

***Pleasant Hill Streetscape Project***

Following an overview of the project by Mr. Allen, Mr. Williams motioned to increase the 2020 Operating and Maintenance Budget project line item 8020-PH Rd Srtscps regarding final payment to Gwinnett County for the Pleasant Hill Road streetscape project by the amount of \$87,766.44; seconded by Mr. Ragsdale and unanimously approved 5-0.

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**Caucus of Electors**

At 7:45 a.m. the Board meeting was recessed to convene the Caucus of Electors for the purpose of conducting an election for Posts 3 and 6. Mr. Rainey began the Caucus by reviewing the process used to advertise the Caucus and election in the Gwinnett Daily Post for four consecutive weeks in advance of the Caucus and that the Caucus was open to all CID taxpayers. All CID Electors are eligible for nomination in the election. The proposed Rules of Caucus were reviewed by Mr. Rainey and discussed.

Mr. Wiener motioned to accept the Rules of Caucus for the election; seconded by Mr. Williams and unanimously approved 5-0.

### **BOARD ELECTIONS:**

#### ***Post 3 Election***

Mr. Ragsdale nominated Leo Wiener for Post 3. There being no further nominations, Mr. Williams motioned to close the nominations; seconded by Ms. Edwards and unanimously approved 5-0. Mr. DeLoach motioned that the casting of written ballots be waived and the vote be conducted by voice; seconded by Mr. Ragsdale and unanimously approved 5-0. Mr. Rainey called for a voice vote with Mr. Wiener being elected for a three-year term by unanimous vote.

#### ***Post 6 Election***

Mr. DeLoach nominated Jill Edwards for Post 6. There being no further nominations, Mr. Wiener motioned to close the nominations; seconded by Mr. Ragsdale and unanimously approved 5-0. Mr. Ragsdale motioned that the casting of written ballots be waived and the vote be conducted by voice; seconded by Mr. Wiener and unanimously approved 5-0. Mr. Rainey called for a voice vote with Ms. Edwards being elected for a three-year term by unanimous vote.

Mr. Rainey administered the oath of office to Mr. Wiener and Ms. Edwards.

Mr. Wiener adjourned the Caucus and reconvened the board meeting.

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#### ***Ratification of Election***

Mr. Wiener motioned to ratify the election of Posts 3 and 6; seconded by Mr. Williams and unanimously approved 5-0.

#### ***Election of Officers***

Mr. Rainey conducted the election of Board officers. Mr. DeLoach nominated Mr. Wiener for Chairman, Mr. Ragsdale for Vice Chairman and Mr. Williams for Secretary/Treasurer. Mr. Wiener, Mr. Ragsdale and Mr. Williams were unanimously elected to the officer positions.

***2020 Transit Referendum Education Funding***

Following an overview of the potential transit referendum timeline by Mr. Allen, Mr. Williams authorized \$50,000 to be allocated to an appropriate organization that is formed to provide nonpartisan factually neutral and accurate voter education activities regarding any proposed 2020 transit referendum authorized by the Gwinnett County Board of Commissioners, no portion of which may be used in a political campaign to advocate the passage or defeat of a referendum or ballot question; seconded by Ms. Edwards and unanimously approved 5-0.

***2020 Property Tax Millage Rate Resolution***

Following a review by Mr. Allen of the resolution setting the 2020 millage rate at 5.0 (five) mills and remarks by Mr. Wiener regarding the reasoning for returning to 5.0 (five) mills at this time, Mr. Williams motioned to approve a resolution of the Board of Directors of the GPCID setting its 2020 property tax rate at 5.0 (five) mills; seconded by Ms. Edwards and unanimously approved 5-0.

***Treasurer's Report***

Mr. Allen presented the following account summary for April, May, and June 2020:

***Checking Account***

April 1, 2020 Beginning Balance:	\$ 21,634.24
June 30, 2020 Ending Balance:	\$ 51,008.55

***Money Market Account***

April 1, 2020 Beginning Balance:	\$2,276,001.18
June 30, 2020 Ending Balance:	\$2,048,758.52

***Certificate of Deposit***

April 1, 2020 Beginning Balance:	\$ 180,097.96
June 30, 2020 Ending Balance:	\$ 180,907.78

***Grand Total Account***

April 1, 2020 Beginning Balance:	\$2,477,733.38
June 30, 2020 Ending Balance:	\$2,280,674.85

Mr. Allen noted, as of June 30, 2020, the GPCID had approximately \$2.2 million in cash. He encouraged board members to review the monthly financial summary and expenditures for April, May, and June 2020. The current cash balance and expected revenues leave an estimated \$1.7 million available at the board's discretion through the end of the GPCID lifecycle ending in 2023.

Mr. Williams motioned to approve the Treasurer's Report and ratify the expenditures; seconded by Ms. Edwards and unanimously approved 5-0.

***Chairman's Remarks***

Mr. Wiener encouraged audience members to become involved in the upcoming elections. He provided an opportunity for Gwinnett Chairman Republican candidate David Post, District 1 Commissioner Democrat candidate Kirkland Carden and District 1 Commissioner Republican candidate Laurie McClain to provide remarks.


***Executive Director's Remarks***

- Mr. Allen's provided an update on the following projects/studies:
  - Work progresses on the roundabout at Day Drive and Venture Drive as well as the intersection improvement project at Venture Drive and Steve Reynolds Boulevard. In early August, the CID will make its final payment to Gwinnett County for the CID's financial portion of the projects. The CID received the last draw-down of the SRTA Georgia Transportation Infrastructure Bank grant that was awarded for these projects, and SRTA is closing out that grant. Gwinnett DOT expects both projects to be completed by the end of the summer/early fall 2020. Once the projects are completed, the CID will move forward with the additional pedestrian safety improvements across Pleasant Hill Road at Venture Drive. The board approved KCI to design this project at its April meeting. The plans are in for review by Gwinnett DOT.
  - The Gwinnett BRT study is underway. Mr. Allen encouraged all present to visit [www.GwinnettBRT.com](http://www.GwinnettBRT.com) and participate in the survey and mapping exercise. This study is funded by a partnership of the three I-85 Gwinnett CIDs, Gwinnett County, and the Atlanta Regional Commission.
  - The Loop Trail Study continues as a partnership with the Gwinnett Place and Sugarloaf CIDs, Gwinnett County, and the Atlanta Regional Commission. The next virtual public input session will be Monday, July 27, beginning at 6pm. At this meeting, the study team will share with the public concepts and ideas for the 14-mile segment to improve bike and pedestrian connectivity between existing parks, trails and areas like Gwinnett Place, the Infinite Energy Center and Suwanee. During the meeting, participants will review potential routes/alignments and possible trail design features to support the planning team with identifying opportunities and challenges.
  - Mr. Allen thanked the board for its investment in the 50 Flock safety cameras/ tag readers. In addition to the routine review by the Flock staff, Mr. Wisdom is making certain the cameras are all functioning and supplying the best information and images to Gwinnett Police. He received an e-mail from the Gwinnett Police sharing, "the guys at Central continue to "Crush it" using the CID's Flock cameras." The CID is seeing an immediate impact from the investment to keep Gwinnett Place safe.
- Mr. Andrew Carnes, Vice President of Economic Development, provided a Partnership Gwinnett update.

- Mr. Jonathan Gelber, Vice President, Bleakly Advisory Group, provided the Gwinnett Place economic analysis update.
- The board officers presented Gwinnett Police Central Precinct Commander, Major Chris Rafanelli, with a \$500.00 donation to the Gwinnett Police Foundation in recognition for the outstanding service provided by the Central Precinct officers. The donation is in support of public safety.
- Mr. Allen thanked Rick Strawn with the Paradigm Security for their team's continuing support of the CID.
- Corporal Mark Still, Gwinnett County Police Department, provided an overview of recent police activity in the district and an update on the successes being seen with the installation of the Flock cameras throughout the district.
- Ms. Sharon Goldmacher, communications 21, provided an overview on the various media outreach efforts, social media analytics and earned media regarding GPCID initiatives.

The meeting adjourned at 9:23 a.m. The next scheduled meeting is 7:30 a.m. on September 9, 2020 at the Sonesta Gwinnett Place Atlanta, 1775 Pleasant Hill Road, Duluth, GA 30096.

Approved by the Board this  
9 day of September, 2020

  
Secretary