

**GWINNETT PLACE
COMMUNITY IMPROVEMENT DISTRICT (GPCID)
REGULAR BOARD MEETING
Sonesta Gwinnett Place Atlanta
1775 Pleasant Hill Road
Duluth, GA 30096
July 11, 2018**

MINUTES

Attendees

Board Members: Brett DeLoach Jill Edwards June Lee
 Leo Wiener Mark Williams

Board Observers: Chris McGahee

Staff: Joe Allen Glenn Wisdom

Legal: Lynn Rainey

Chairman Wiener called the meeting to order at 7:40 a.m. by welcoming all in attendance.

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

Mr. Williams motioned to approve the Minutes from the April 11, 2018 Regular Monthly Meeting and Caucus of Electors, as presented; seconded by Ms. Edwards and unanimously approved 5-0.

Eric Lusher, Associate/Senior Project Manager, Pond, provided a status update of the Gwinnett 2040 Unified Plan.

Action Items

Partnership Gwinnett Public Funding Entity Agreement

Following an update outlining Partnership Gwinnett efforts by Nick Masino, Chief Economic Development Officer of Partnership Gwinnett and Senior Vice President of the Gwinnett Chamber of Commerce, Mr. Williams motioned to authorize the Chairman to execute documents between GPCID and the Partnership Gwinnett Public Funding Entity, Inc. for a base amount not to exceed \$22,000.00; seconded by Ms. Edwards and unanimously approved 5-0.

2018 Property Tax Millage Rate Resolution

Following an overview by Mr. Allen regarding information previously sent to the board members outlining various millage rate scenarios, Mr. Wiener shared that

“given the current sound financial condition of the CID and the board’s commitment to remaining good fiduciary stewards of the taxes from our stakeholders, now is the time to lower the millage rate. The board can return to its standard 5.0 (five) mills next year if conditions warrant, but for the coming year, the GPCID is prepared to operate with the reduced level of funding and focus on its core services of area litter removal, landscaping and security. The CID and Gwinnett Place area are at a crossroads. We have conducted studies on every aspect of area improvement over the last ten years and have provided ideas. It appears there is no need for further studies until the board receives clarity on the direction that Gwinnett County is taking regarding Gwinnett Place. The CID can continue to work on economic development initiatives, be involved with Partnership Gwinnett and other projects without causing any negative impact to the budget or long-term financial condition of the CID.” Following a review by Mr. Allen of the resolution setting the 2018 rate at 4.0 (four) mills and accompanying documentation required by the Gwinnett County Tax Commissioner, Mr. Williams motioned to approve a resolution of the Board of Directors of the GPCID setting its 2018 property tax rate at 4.0 (four) mills; seconded by Ms. Edwards and unanimously approved 5-0.

September 2018 Caucus of Electors

Mr. Allen provided a copy of Mr. Craig Hudson’s resignation from the board. Mr. Williams motioned to call for a September 12, 2018 Caucus of Electors to fill the unexpired term for Post 2; seconded by Ms. Edwards and unanimously approved 5-0.

Treasurer’s Report

Mr. Allen presented the following account summaries for April - June 2018:

Checking Account

April 1, 2018 Beginning Balance:	\$ 53,680.29
June 30, 2018 Ending Balance:	\$ 66,337.65

Money Market Account

April 1, 2018 Beginning Balance:	\$2,539,163.85
June 30, 2018 Ending Balance:	\$2,301,837.85

Certificate of Deposit

April 1, 2018 Beginning Balance:	\$ 173,790.94
June 30, 2018 Ending Balance:	\$ 174,572.40

Grand Total Account

April 1, 2018 Beginning Balance:	\$2,766,635.08
June 30, 2018 Ending Balance:	\$2,542,747.90

Mr. Allen noted as of June 30, 2018, the GPCID had approximately \$2.5 million in cash. The CID is within commitments and on-track with the budget. He encouraged board members to review the monthly financial summaries for April, May and June

2018. The current cash balance and expected revenues leave an estimated \$2.4 million available at the board's discretion through the end of the GPCID lifecycle ending in 2023. He noted this estimate would change as a result of the recent action taken by the board to reduce the 2018 millage rate.

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

Board Member's Remarks

With regards to the recent millage rate vote, Mr. Williams noted that by taking the action, the board is showing "that until the wheels of change are set in motion by Gwinnett County, CID operations should focus strictly on core services to members. If we see that the CID is engaged more comprehensively in partnership by Gwinnett County in projects, studies and initiatives, we are ready, willing and able to assist the County in meaningful action that takes advantage of the broad experience and expertise of the board and our consultants."

Executive Director's Remarks

- Major Chris Smith, Central Precinct Commander, Gwinnett County Police Department, provided an overview of the precinct operations and issues impacting the area.
- Mr. Chuck Bailey, Traffic/ITS Lead, KCI Technologies, provided an update on the Pleasant Hill Road at I-85 Interchange assessment study.
- Mr. Christopher Blocker, Business Services Specialist, Atlanta Regional Commission, presented an overview on incentives available via the Work Source Atlanta Regional initiative.
- Ms. Maggie McDaniel provided a report regarding the various media outreach efforts, social media analytics and earned media including recent coverage about GPCID by the Gwinnett Daily Post, Bisnow, CBS Atlanta, the AJC, Business Radio X and the Atlanta Business Chronicle.

The meeting adjourned at 9:10 a.m. The next scheduled meeting is 7:30 a.m. on September 12, 2018 at the Sonesta Gwinnett Place Atlanta, 1775 Pleasant Hill Road, Duluth, GA 30096.

Approved by the Board this

12 day of September, 2018.



Secretary