

City of Fairburn
Annual Joint Meeting Minutes
Development Authority/Downtown Development Authority
 Tuesday, February 26, 2013
 56 Malone Street - Fairburn, GA 30213
 7:00 p.m.

Downtown Development Authority Agenda

I. Call Meeting to Order of the Downtown Development Authority of Fairburn

Board Members Present: Chairman Russell called the Downtown Development Authority Meeting to order at 7:00 p.m. Authority Members Present were: Chairman, Jean Barkley Russell, Jeff Couch, Suzanne Presley, Danita Jones and Mack McCarthney. Member, Rhonda Appleby was late and Hal Shields was absent. Others present were: Mayor, Mario Avery, City Administrator, Tom Barber, City Attorney, Randy Turner and Assistant City Clerk, Sylvia Vaughan.

II. Approval of Minutes from the following meeting: November 7, 2012

Mr. McCarthney made a motion to approve the Downtown Development Authority Minutes of November 7, 2013 with Ms. Presley providing the second. **The motion carried.**

III. Reports

1. Update on Economic Development Activities

City Administrator, Tom Barber gave an overview of the Bond Construction Project. He said the contract for phase one of Duncan Park has been awarded and they will start working on the pool.

2. Update on Status of Educational Campus

City Administrator, Tom Barber gave an update on the Educational Campus. He said they received an award for the campus parking lot last night. He said the president is retiring and they are waiting for the new president to review the bid progress; and give them a memo of understanding for the classroom building. He said Brenau University has been approved for their Nursing Program.

3. Update on Status of Courtyard

City Administrator, Tom Barber gave an update on the Courtyard and said the construction documents are being developed and they are working on the lease agreement.

IV. Unfinished Business

There was no discussion on this item.

V. New Business

1. Review of Calendar for the year

Mr. Barber asked if everyone would check their calendars for a road trip during the month of May and to please email him their availability.

2. Senior Housing Project – Prestwick Development Company

Mr. Barber said the Prestwick Development Company is working with them to build a Senior Housing Facility. He said they are primarily funded by state tax credits and if approved the facility will be located behind the Police and Fire station between Washington Street and Broad Street. Mr. Barber said they need to get more familiar with the census data and reviewed the statistics from the census data for seniors in Fairburn who are 55 years of age and over. Mr. Couch asked about the Convention Center. Mr. Barber said the Convention Center would be located across the street from Porex. He said the Convention Center could seat 2500 with enough room to build two centers. Mr. McCartney asked when they were planning to start building. Mr. Barber said they are waiting to be accepted. He said their member's go to a Convention Center twice a year. He said they try to do 50% drive in and 50% overnight. Mr. Couch asked if it fall under a church category. Mr. Barber said no. Ms. Jones asked if it was nonprofit. Attorney Randy Turner said it could be used for religious events. Mr. Barber said they plan to have occupancy every weekend. Chairman Russell said the occupancy should increase. Ms. Appleby asked if this would be in Durham lakes and expressed concerns about crowd control. She said she was concerned about the resident. Ms. Jones asked if this was the same street that runs to Creekside High School. Chairman Russell said there are two options to get to the location. Mr. McCarthney asked if the Convention Center could be reached off Hwy 74. Mr. Barber said yes; however they would go under the bridge. Ms. Jones asked if this was nonprofit and how would the City of Fairburn benefit? Chairman Russell said the return on the community would be substantial. Mr. Couch asked about the size of the Senior Development. Mr. Barber said there would be 80 units.

3. Review geographic coverage area of the DDA

Chairman Russell gave a handout of a re-plat map as it related to the expense report for Georgia Renaissance Act Opportunity Zones. She said the City of Roswell gave a good example for reference.

4. Downtown Incentives

Chariman Russell said they are a MEAG City and they could influence new business to come in the City. Ms. Jones asked about the incentives on gas and what are they doing with the City of Fairburn. She said Taylor Gas provide the residents with a 3cent discount on their bill.

5. Resolution by the Downtown Development Authority of Fairburn to formally endorse selection of the Partial Cloverleaf Design for Interchange SR74 at Interstate I-85.

Mr. Couch made a motion to approve the Resolution by the Downtown Development Authority of Fairburn to formally endorse selection of the Partial Cloverleaf Design for

Interchange SR74 at Interstate I-85 with Mr. McCarthy providing the second. **The motion carried.**

6. Election of Officers

Ms. Presley made a motion to nominate Jean Barkley Russell, Chairman of the Downtown Development Authority with Mr. McCarthy providing the second. **The motion carried.**

Chairman Russell made a motion to nominate Mack McCarthy, Vice Chairman of the Downtown Development Authority with Mr. Couch providing the second motion.

Mr. McCarthy said he accepted the position of Vice Chairman however; he said he would like transparency within the DDA and said the DDA as a whole should be aware of what is going on. Ms. Jones said there was no transparency when she was Vice Chairman and said she declined being Vice Chairman not because she did not have time; however, it was because there was no transparency within the DA/DDA. Mr. Barber said he was the City Administrator and asked Ms. Jones what were her concerns. Ms. Jones told Mr. Barber that he and Chairman Russell would meet before attending the Development Authority/ Downtown Development Authority Meetings. Chairman Russell said she would make sure the DDA Members receive the information they need before their annual meetings. Ms. Presley said moving forward that all information should be sent to the DDA Members. Chairman Russell said all meetings are open and written communication is provided.

After much discussion, the motion passed.

Chairman Russell made a motion to nominate Brenda James, Secretary of the DDA with Mr. McCarthy providing the second. **The motion carried.**

VI. Adjourn

Mr. Couch made a motion to adjourn the Downtown Development Authority Meeting at 7:44 p. m. with Chairman Russell providing the second. **The motion carried.**

Development Authority Agenda

I. Call Meeting to Order of the Development Authority of Fairburn

Board Members Present: Chairman Russell called the Development Authority Meeting to order at 7:45 p.m. Authority Members Present were: Chairman, Jean Barkley Russell, Jeff Couch, Suzanne Presley, Danita Jones, Rhonda Appleby and Mack McCarthy. Member Hal Shields was absent. Others present were: City Administrator, Tom Barber, City Attorney, Randy Turner and Assistant City Clerk, Sylvia Vaughan.

II. Approval of Minutes from the following meeting: November 7, 2012

Mr. McCarthy made a motion to approve the Minutes of the Development Authority Meeting for November 7, 2012 with Ms. Appleby providing the second. **The motion carried.**

III. Reports

1. Update on Economic Development Activities

City Administrator, Tom Barber said the City of Columbus and Greenville South Carolina are doing great. Chairman Russell said the Nursing Program at Brenau will be a great asset to the City. Mr. Couch asked if there could be a fast food restaurant downtown. Mr. Barber said they could have a drive through; however, it cannot be located on the back of a building. Chairman Russell announced there will be a Luncheon for the 58th Anniversary for the Georgia Economic Development Association. She said the advanced Development Authority Training was through the Fanning Institute and now it is provided by the Carl Vinson Institute.

2. Update on status of Duncan Park

Chairman Russell said the Contract for phase one of Duncan Park has been awarded.

3. Highway 74 Overlay update

Chairman Russell spoke on the Hwy 74 Text Amendment. She said they plan to do business on either side of Hwy 74 and they want seated restaurants. She said some of the land has gone into foreclosure. She said they are trying to see what can and cannot be done. She said they met the criteria of seated restaurants and a sign ordinance is in place. Mr. Couch said this will not stop fast food restaurants from coming into the City. Attorney Turner said the text amendment is to prohibit fast food restaurants from coming into the City. Mr. McCarthney asked where the overlay street would start. Attorney Turner said it is between exit I-85 going toward Tyrone until they reach city limits. Mr. McCarthney asked if there was a moratorium on bill boards. Attorney Turner said yes. Ms. Jones expressed concerns about a price increase. Chairman Russell said US 29 overlay must be well defined to move the signs to the Cracker Barrel area. Attorney Turner said the sign ordinance will go to the Planning and Zoning Commission and then to the City Council.

IV. Unfinished Business

V. New Business

1. Review of Calendar for the year

This item was discussed in the Downtown Development Authority Meeting

2. Resolution in support of I-85 & Highway 74 Interchange

Mr. Couch made a motion to approve the Resolution in support of I-85 & Highway 74 Interchange with Mr. McCarthney providing the second. **The motion carried.**

3. Election of Officers

Mr. Couch made a motion to nominate Jean Barkley Russell Chairman of the Development Authority with Ms. Appleby providing the second. **The motion carried.**

Chairman Russell made a motion to nominate Mack McCartheny Vice Chairman of the Development Authority with Ms. Jones providing the second. **The motion carried.**

Chairman Russell made a motion to nominate Brenda James Secretary of the Development Authority with Mr. McCarthney providing the second. **The motion carried.**

VI. Adjourn

Chairman Russell made a motion to adjourn the Development Authority Meeting with Ms. Appleby providing the second. **The motion carried.**

Next Meeting Date – May 28, 2013

Brenda James, City Clerk

Jean Barkley Russell, Chairman