



MEMORANDUM

TO: Board of Directors
CC: V. Blalock, Exec Asst; D. Stedman, Econ Dev Mgr; L. Kaiser, Proj Mgr
FROM: Brett Harrell, Exec Dir
DATE: August 27, 2008

RE: Monthly Report

Administration

During the past month, I attended the following meetings and events among others:

- Georgia DOT – Utility mtg
- Partnership Gwinnett – Quality of Life Committee Meeting
- Partnership Gwinnett – Summit at Gwinnett Tech – Presenter – D. Stedman
- Gwinnett Chamber Big Expo Luncheon w/ Congressman Linder – D. Stedman / V. Blalock attending
- Gwinnett CID Exec Dirs Mtg – TADs
- Metro Atlanta Chamber Transp Funding Forum
- Elliott Brack – Forum e-News Site
- GDOT, CWM, BB&H – Mast Arms Mtg
- Snellville Senior Center – CST update and pie judging
- Econ Dev Cmttee Mtg – w/ Morsberger, Adair, King, Custar, Stedman
- PBS&J – Landscape – Harry Rice
- PBS&J – Ped Bridge – Harry Rice and Jay Winter
- ARC Regional Transportation Partners Mtg at GJAC incl all Gw CIDs
- GCVB Presentation to area Hoteliers
- Snellville HOA Mtg on 78 at McGee / Cambridge Intersection
- PPAC Sidewalks field survey w/ Leach Landscaping
- Bedrin IPA field survey w/ Wildcat and SKH
- Yvonne Williams, Perimeter CID – GGM, city coord, public policy, Alliance
- Get Georgia Moving Coalition at ACCG
- GEDA w/ Governor Perdue – IT3 Presentation incl D. Stedman
- Bleakly Corridor Tour w/ Emory Morsberger
- Bleakly Mtg on EDP and contract w/ D. Stedman
- Park Place Assn Mtg at Williams-Adair offices w/ F. Adair, D. Stedman, and V. Blalock incl area tour
- Council for Quality Growth on IDD and TADs w/ D. Stedman
- Macy Rogers – DeKalb Economic Development Dept
- Murial Costable – Park Place Assn
- Phil McLemore, City of Duluth – Econ Dev Mgr

During the past month, our office assisted the following business owners among others:

- Chris Brigman – median openings, access at Snellville strip centers
- Forrest Adair – county incentives for corporate relocation
- Jill Tanner Realty – irrigation in ROW Rivercliff Village S/C
- Mae Moore, Perimeter Properties – property listing
- Kevin Chapman, Joe's Crab Shack – CST damage, ROW
- Christine Wunderlich, Yum Brands / KFC – revitalization inquiry
- Jerry Royal – protected left turns at Stone Drive

Valerie Blalock assumed responsibility HOA Coordination attending meetings with the Mountain Park Association and Park Place Association.

Prepared revisions to Budget, Income Statement, and Balance Sheet to include cost revisions for ongoing projects.

Interns Michael Adams and Corey Lindsey returned to a new job with the Savannah MPO and school at Piedmont College.

Prepared new office space for arrival of David Stedman on August 11. Worked with David on various issues, meetings, introductions, and goals.

Funding

Receiving transfers of 2008 property tax revenues – estimated A/R:
2006 = \$2,233.60; 2007 = \$9,238.55; 2008 = \$995,995.38

Reconciled financial statements and prepared Income Statement and Balance Sheet for monthly Board meeting. Binders include check images. No change to this months collateralization statement.

Collaborated with GDOT, GS&P, and GwDOT on ARC TIP Amendments for the Evermore CID's HPP projects. Scheduled TIP meeting w/ ARC and GDOT for Aug 28.

Public Relations

During August, the Evermore CID received positive press in the following publications: AJC, GDP, Tri-City Times, and Gwinnett Business Journal among others.

July 2008 Newsletter mailed. Includes Section 1 – Section 2 CST, property value increases, Where's a cop when you need one?, and new Chairman among other stories.

Scheduled television taping for PG Quality of Life segment for Sept 18.

Economic Development

Our office fielded a number of calls from property owners and prospective investors. David Stedman began making contacts, developing a plan, and touring the corridor to familiarize him with properties and opportunities.

Retained Bleakly Advisory Group to prepare a TAD and Economic Development Plan. David revised a number of deliverables and he and I met with Ken Bleakly to gain incorporation at a reduced rate.

Responded to ED inquiries from Al Outland, Georgia Municipal Assn; Mr. Rogers, DeKalb Econ Dev Dept, Mae Moore, Perimeter Properties.

Updates on ongoing projects:

Bedrin IPA

With Board ratification, Wildcat Paving will begin construction on the driveway connection on Wednesday, August 27, 2008. Secured WEMC relocation of utility poles.

Bridge Lighting

BB&H approved revised bridge lighting specs and placed order for fixtures.

Gwinnett County 2009 SPLOST

Finalized ranking recommendation for Board consideration. Discussed w/ Gwinnett County several projects including Marcie Diaz – Yellow River Scenic Trail; and Jon Richards – Park Place Transit Station.

Revitalization Grant

Met with Alfie Meek, Gwinnett Econ Dev and sister CIDs on Revitalization Grants. Negotiated w/ County for increased funding with CID increasing match participation to standard 20% level.

Redevelopment Plan

Bleakly Advisory Group provided revised proposal and contract. Firm already at work on TAD plan for consideration in Dec. 2008 by BOC.

Park Place Area Sidewalks

Field visit w/ Leach Landscaping. Delivered project signage. Larry Kaiser and Mike Leach met w/ GDOT and GwDOT to discuss issues. Construction underway this week.

McGee/Cambridge Intersection

Held HOA Meeting on July 31 to discuss project. Reported issues and response to Board and City Manager as well as homeowners.

Walton Ct Intersection

Received MOU from Vince Edwards, Gwinnett DOT for Board approval. BOC should adopt in Sept 2008 with GDOT Notice to Proceed anticipated prior to year-end.

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Pedestrian Lights

WEMC withdrew from participation as a sub-contractor to install the 33 ped lights. Contacted Jackson EMC and Georgia Power. GP picked up plans and is evaluating a potential solution.

Mast Arms

Met w/ GDOT, CWM, and BB&H on vertical height conflicts with WEMC power lines. Agreed to lower certain uprights to standardize heights where feasible and finish posts with decorative cap end pieces.

Pedestrian Crossing Signals

Negotiated w/ CWM and BB&H on installation of black crossing signals.

Please voice questions and/or concerns on these or any other activity.