

Evermore DISTRICT UPDATE

Vol.7 No.4

Evermore Community Improvement District

November 2008

Evermore CID Hires Economic Development Manager



David Stedman Returns from Texas to Head New Initiative

The Board of the Evermore Community Improvement District (CID) advanced into a new phase in its effort to improve the Highway 78 corridor with the announcement that David Stedman will lead the organization's economic development initiatives. "In addition to our efforts to improve traffic flow, ensure the safety of our residents and improve our quality of place, the CID is looking to attract new business and help grow existing business to bring new jobs and generate economic prosperity throughout the district," said Gary Custar, the Chairman of Evermore's Board."

Stedman will work with regional economic development allies, including the City of Snellville, Gwinnett County, Partnership Gwinnett, the Atlanta Regional Commission and the Georgia Economic Development Association. "We've been focused on removing the reversible lanes along U.S. 78 and the installation of the signal synchronization plan to improve traffic flow and relieve congestion, as well as our plans for increased security patrols and the beautification of key areas within the district," Harrell said, noting that, "Our future focus is on economic development and we have successfully retained a dedicated economic development specialist to work full-time to promote the district." According to Harrell, a top priority for Stedman is to work with a newly hired consulting firm to prepare and implement a redevelopment plan for the corridor. "David achieved great success directing economic development for a suburban county of Houston, Texas. Together, we will implement a team effort that will put Evermore in the forefront of the regions economic development initiatives," Harrell said.



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Evermore CID Receives 2008 Gwinnett County Revitalization Grant

For the past several years, the Gwinnett County Board of Commissioners, led by Chairman Charles Bannister's focus on revitalization, has provided additional funding to encourage investment in older areas of the county. The Evermore CID previously received Revitalization Grant funding to aid in the expansion of sewer service along U.S. 78 - a project the CID Board let to bid just this week. This year, the CID received Revitalization Grant funds to prepare several site-specific redevelopment plans.

In preparation for the Gwinnett County grant application, the CID's Board of Directors participated in a process of ranking and prioritizing various properties within the Evermore Business District considered desirable for redevelopment. With several community studies completed, the Evermore CID's Board of Directors was well equipped to pinpoint the top five catalyst sites that would benefit from revitalization.

As defined by the Park Place Activity Center Study completed last year, Park Place catalyst sites include the former Cub Foods and vacant Kroger properties as well as adjacent parcels within the Stone Mountain Square area. The Board also ranked the properties surrounding the proposed Solid Rock medical development (near the Yellow River Game Ranch) within the top five, as well as Easy Street and West Side Court properties near Highpoint Road that were defined in the LCI study completed in 2004.

Dr. Alfie Meek, Director of Forecasting, Gwinnett County Economic Analysis and Development Division, attended the CID's board meeting to present the 2008 Gwinnett County Revitalization Grant for \$112,000. "Investing in the economic vitality of our community is a basic quality of life issue and it gives me great pleasure to present this grant to the Evermore CID", stated Meek.

The Evermore CID will provide matching grant funds and expand on work currently underway for the business district by The Bleakly Advisory Group to complete a redevelopment plan for the U.S. 78 corridor. Upon approval by Gwinnett County, the Evermore CID, Bleakly Advisory Group and planning firm JJ&G will prepare detailed plans and analysis for the five target revitalization sites to attract private investment.



Enhancement Projects Near Completion

Enhanced Mast Arms, Street Lighting, Sidewalks and Inter-Parcel Access Compliment Community

Although Georgia DOT and C.W. Matthews Contractors completed section one of the U.S. 78 median and safety improvement project in July of this year, there are notable Evermore project enhancements still to come. Decorative mast arms, illuminated street signs, pedestrian lighting, sidewalks, and inter-parcel access improvements will follow road construction in each section. As an example, Park Place is looking better than ever with the recently installed mast arms, illuminated street signs and a substantial sidewalk project near completion.

Decorative mast arms and street lighting were traditional installations from the early 1900's. In the late 1940's, cities began to remove these attractive fixtures and replace them with utilitarian structures. Today, many communities including



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Additional security throughout the holidays will insure that those who work, live, shop and travel along the Evermore corridor can do so with confidence and safety.

Evermore Security Patrols Increased for Holiday Season

Evermore CID Prepares for Holidays With Long-Term Security Strategy

The Evermore CID (formerly Highway 78 CID) has been providing security patrols for district businesses throughout the U.S. 78 commercial corridor since 2003. In addition to these standard property patrols, CID security forces focus special attention on business field visits, building security inspections concentrated on doors, windows, gates and any other nook and cranny that could pose a security risk, and commercial property incidents.

Over the years, the Evermore CID has utilized a combination of off-duty

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Gwinnett Professional Building offers easy access and high visibility for 2 new businesses to the corridor.

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Holiday Happenings

From holiday shopping to family activities, the Evermore corridor is ready to supply all your needs!

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Benny's Bar & Grill A Unique Dining Experience

Evermore businesses and residents take notice, according to the Atlanta Journal Constitution, Benny's Bar & Grill "is worth a drive to Gwinnett no matter where you live." Centrally located in the heart of the Evermore Business District, Benny's is a unique and enjoyable dining experience.

Benny's Bar and Grill opened in August of 2007 with enthusiastic reviews. Establishing in the location formerly occupied by the Mellow Mushroom on U.S. 78, owner Mike Miller was unaware of Evermore's pending improvements and enhancements when he signed the lease. Mike strongly advocated, "Gwinnett was in need of a fine dining establishment and the Snellville area was where I wanted my restaurant." Now that Mike is in-the-know about Evermore's plans, he is more than pleased and clearly understands how his restaurant will benefit.

Mike has no indication that Highway 78 construction is impeding his business and supports the means to reach the end result. Mike firmly believes that when the look of an area is improved, the visual stimulation will benefit all area businesses and neighborhoods. Mike advises, "I am familiar with studies that demonstrate traffic patterns and when related to an area that is aesthetically pleasing, drivers do slow down. If highway travelers are driving slower, the chances of capturing their attention to my business's sign is increased. Presentation is important and more businesses will want to establish here."

Mike Miller has been in the restaurant business for most of his adult life. He has managed several fine dining restaurants in Midtown. When coming up through the ranks, Mike focused his attention on learning both front-of-house and back-of-house operations in preparation for the future restaur-

ant that he always planned to own. When the former Mellow Mushroom facility became available, Mike knew immediately that if a full service kitchen could be accommodated, it was the place for him.

Mike proudly says, "We are good at what we do, and it just takes time to become known". "People are confused as they drive by and assume we are normal and everyday casual dining, but we are far from it" distinguishes Mike. Mike believes that the area is starved for great cuisine, and that Benny's Bar & Grill is just what Evermore needs. "People who care about dining and good food will appreciate it," continues Mike. "We make it an experience - not just a meal; our menu speaks for itself."

Benny's Bar and Grill offers a wide variety of menu items and doesn't conform to one particular genre. If edibles such as Pecan Steak Salads, Chipotle Shrimp Wraps, Fried Oyster or Shrimp Po-Boys and Stuffed Green Peppers strike your fancy, then Benny's is sure to top your list of favorites. The menu offers something for everyone's particular taste. "When you are spending your hard earned money on dining out, you should encounter a pleasant atmosphere, personable pampering, and great cuisine. It should be an uplifting experience and the customer should remember it fondly", boasts Mike.

Mike relayed that he has fielded several customer inquiries as to if there will be an accessible break in the median favorable to his restaurant. Mike's responds, "I don't know specifically and if there is no provisional turn, it isn't the end of the world. Everyone will adapt to the changes, and the overall benefit will help this area tap into its true potential."



David Stedman, Economic Development Manager for the Evermore CID says, "This is the real deal. It's a special place that lets you experience the flavor of New Orleans without the long drive. As they say in Louisiana, 'Laissez les bon temps rouler'. My mother and grandmother were from Mississippi and Louisiana, so I was raised on authentic Cajun and Creole dishes. And when it comes to that kind of food, I'm naturally very picky. Benny's delivers just the right blend of seasoning and spice, using the freshest ingredients. Everything from the bread to the main course is truly delicious."

Benny's Bar & Grill is another viable business that invites everyone to "EXPERIENCE EVERMORE"!

Benny's is located at 3902 Highway 78 in Snellville, GA. A full menu and additional information about Benny's can be found on their website at www.BennysBarandGrill.com or by dialing (678) 209-0209. Ask for Mike!

www.evermorecid.org

**MORE
SAFE**

All the more reason to celebrate!

Making Evermore a safe and secure place to work, shop and visit is a priority all year round, but especially during the holiday season. We have doubled our security patrols and we invite you to enjoy the many opportunities afforded by the district with the knowledge that we are here!

Thinking back. Moving forward.

evermore
Community Improvement District

Welcome to MyLife Hearing Aids



Located in the recently completed Gwinnett Professional Building is MyLife Hearing Aids, open for just over a month, is one of the newest businesses to locate to the Evermore Community. MyLife Hearing Aids is committed to the treatment of hearing loss and strives to bring the best products of this industry right to our doorstep.

With a branch in Duluth, the Snellville location is the second Gwinnett County office for MyLife Hearing Aids and was founded in recognition of a wonderful opportunity to better serve the hearing impaired community. "We considered many locations around Georgia when making our decision regarding where to establish our second center," says Leigh Alderman and Tracy Caswell, co-owners of MyLife Hearing Aids. "After visiting Snellville on several occasions, we felt it was ideal."

After speaking with those in the community, the partners evaluated the demographics of the Snellville area, and upon completion of their research they determined a viable need for MyLife Hearing Aid products in the area. In addition, Alderman advised that all the partners agreed "Snellville is a busy, growing, dynamic area, which is always a good place to be."

But knowing where you want to open a new business doesn't always lead to finding an ideal building. MyLife Hearing Aids feels fortunate that their pursuits led them to the Gwinnett Professional Building. "We could see the quality work that was going into the building and the care with which the builder, Toney Clower, was using. Clower did a beautiful job and we are proud of the building and the center itself."

Recognizing the challenges presented by the construction along the Evermore's U.S. Hwy 78 corridor, Gwinnett Professional Building implemented a design concept that enabled easy-access to the facility for their growing client base. Even before the grand opening of the new center, the appointment schedule at MyLife Hearing Aids has been booked solid since opening their doors; confirming what they had envisioned when searching for the perfect business location. "There is a true need in the area for people with hearing loss to have a nearby facility for complimentary hearing tests and specialized care and assistance with quality, low cost hearing aids if necessary."

MyLife Hearing Aids offers a top notch team at the new Snellville Center; Patient care coordinators and hearing instrument specialists are making a difference in their patients' lives by offering a wide array of services such as patient testing, aid selection and fittings, adjustments, and repairs.

When discussing the Evermore CID and the plans for the business district, the partners were excited and indicated their beliefs "that a community flourishes when it chooses to invest in itself by creating interactive and engaging destination areas. We look forward to determining the best ways in which we can help the community and become a resource and partner to the families in Evermore. We are proud to be a part of the Evermore CID and the businesses in Snellville. We hope that all people in the community will seek us out, stop by to see our center, have a cup of coffee and meet our team."

My Life Hearing Aids
3931 Highway 78, Suite B1
Snellville, GA
(770) 382-7422



Your Smile Family Dentistry Opens At Gwinnett Professional Building

All along the Highway 78 corridor, construction continues and change is apparent in the many positive directions afforded by the locale. Although some may have economic concerns, the Evermore Community Improvement District continues to grow and expand as many new businesses are still making an informed commitment when opening new offices, creating jobs and new service opportunities for area residents.

Due to road construction, it is sometimes challenging to appreciate the new buildings under construction in the Evermore Business District. This didn't deter the new Gwinnett Professional building which recently opened at 3931 Highway 78. This complex offers luxury professional office suites where two new businesses have opened just this month. There is additional space available for lease that is premier for potential medical/healthcare provider offices.

Your Smile Family Dentistry was proud to open their doors on Monday, October 21st. "We had our first patient on that Monday morning at 9:00am," says Dr. Heather Allen, DDS, with a smile.

Dr. Allen is smiling for good reason; she was very eager to relocate to the Evermore community. She had a good understanding of the increased exposure due to traffic flow in the area and its potential impact on her business. "I knew the area was changing", added Dr. Allen, "for the better". And while the construction will be a bit of a challenge until its completion, she knows that in the long run it will help her to "provide the best dentistry possible" to those who live, work and travel the corridor.

"A unique benefit of being in a new building is the opportunity to do things a little different", Dr. Allen admits. Your Smile Family Dentistry is beautifully decorated with high ceilings, beautiful furnishings and an inviting upscale environment. "The goal is to provide a relaxing experience for our patients and we were going for a new look," says Dr. Allen; "it has to be sterile, but it does not have to be sterile looking", she concludes.

Dr. Allen attended dentistry school at Ohio State University. After finishing her degree she attended a convention here in Georgia and knew immediately that it was the place she wanted to call home. "I took the State Boards, became certified and started a new job just two days after moving here," Dr. Allen adds. She is looking forward to continuing her practice with the Evermore Community and since Your Smile Family Dentistry has a new facility, they are able to offer the most current and up-to-date dental technology and services.

Your Smile Family Dentistry is taking new patients aged 3 and up. They offer a full range of general dentistry procedures including, but not limited to, cosmetic services, dental replacements, and extractions. Dr. Allen looks forward to growing in Snellville and becoming an active part of the local community and area.

Your Smile Family Dentistry
3931 Highway 78, Suite A
Snellville, GA
(770) 985-1050

Holiday Crime Prevention Tips

The rush and good will that surround the holidays can increase the opportunities for criminal activity. We suggest these simple tips to assist you in having a safe and happy holiday season:

When Shopping:

Be ALERT and AWARE of your surroundings. Pay attention to who is around you and what activities are happening. Don't leave the safety of a building or your vehicle until you have ensured all is secure and safe. Trust your instincts.

Park in a well-lit area and remember to lock your vehicle!! Approximately one half of all thefts from vehicles occur because they are left unlocked.

Minimize the number of valuables left in your vehicle and keep valuables, electronics (including cell phones and DVDs) and gifts out of sight.

Protect your purse or wallet and clean out any unnecessary items before leaving home. Don't carry large amounts of cash or extra credit cards. Carry only those cards that you will need to use that day. Keep a master list of all cards so if your wallet is stolen, they can be reported promptly to the appropriate banking facility. Never leave your purse, wallet or cell phone unattended in a public place.

Don't overburden yourself with packages while shopping. Shop with a buddy – there is safety in numbers. Role-play with children about what should happen in the event you are separated.

Have your keys out and ready when you return to your vehicle. Do not leave your car unattended with the motor running or with the keys in the ignition – even for the very short time needed to do a quick errand or pay for fuel.

Only make online purchases from trusted, secure websites. Look for "https" in the web address to verify security.

When Driving:

Recognize that the holidays can cause stress – keep emotions under control while driving. Give other drivers plenty of space and always leave yourself a route to avoid an accident. If you attend parties where alcohol is served, remember to use a designated driver.

Minimize distractions such as talking or texting on a cell phone.

When travelling, take frequent breaks to avoid fatigue, especially when driving long distances. If you get tired, stop and rest until you're able to drive with full attention.

Buckle up! That means passengers and kids, too.

Protecting Children During the Holidays

The holidays can present potentially dangerous situations for children. Some simple prevention measures can help keep your children safe during the season.

The holiday season is a time when busy people can become careless and vulnerable to theft and other holiday crime.

If possible, leave small children at home with a trusted babysitter. Teach your child to go to a store clerk and ask for help in case your child is separated from you. Teach children to stay close to you at all times while shopping. Never allow children to make unaccompanied trips to the restroom.

Children should never be allowed to go to the car alone and they should never be left alone in the car.

Teach children their full name, address and telephone number to give to police officers or mall security. Teach children to immediately inform you if a stranger is bothering them.

Provided by:
Georgia Protective Services
2140 McGee Road, Suite 145
Snellville, GA 30078
678-514-2506
www.gaprotective.com

About Evermore

The Evermore CID is an association of property owners along U.S. 78 in Gwinnett County that voluntarily tax themselves in order to recreate their community as a great place to live, work and shop. The CID seeks to establish a vibrant, upscale destination, improve business development opportunities, and enhance property values by developing and promoting coordinated transportation and community character improvements to benefit property owners, business owners, and residents along the Highway 78 corridor. The CID represents 469 properties; 1,585 businesses; nearly 16,000 jobs; over \$1 billion in annual sales; and \$525 million in property value.



Brett Harrell
Executive Director

Valerie Blalock
Executive Assistant

David Stedman
Economic Development Manager

Larry Kaiser, P.E.
Project Manager

Evermore Community Improvement District

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www.evermorecid.org



Park Place Association Holds First Annual Public Meeting

The Park Place Association (PPA) held their first annual public meeting in late October at the Mountain Park Aquatic Center. Formed approximately a year ago, board members were present to speak about what they have accomplished since inception and to present their goals for the future.

PPA President, Frances D. Smith, advised that over the past year they have officially incorporated with the State of Georgia, adopted the

by-laws which govern the organization, and formed a local advocacy committee to review and track area rezoning projects and special use requests.

David Stedman, Evermore CID Economic Development Manager, was also a presenter and provided a general overview pertaining to the principals of economic development and discussed the role that the Evermore CID will play in revitalizing the Highway 78 commercial corridor.

Over the next year the PPA will be researching various funding opportunities for community projects, forming a membership committee to drive member participation (and operating funds), and launching an informative website. Smith thanked the volunteer board of directors as well as area public officials for their efforts and support.

In addition, Smith stressed the importance of their primary objectives at large; to be an advocate for community improvement; to monitor issues that impact quality of life; to encourage and support local businesses; and to provide a forum for the concerns of the Park Place Area.

The PPA is a membership based organization that is open to all community HOA's, residents, business and civic organizations that are located within the defined boundaries of the association. The PPA's mission is to bring the community together to represent the best interests of all residents, businesses, individuals, and churches, and to promote a sense of place, have influence over issues and programs, and to enhance and maintain quality of life within the Park Place Community.

Additional information about the PPA can be located on their website at www.theparkplaceassociation.org

PPA Board members include:
Frances D. Smith, President
Muriel Costabile, First Vice President
Doug Cox, Second Vice President
Arthur Farr, Treasurer
Amanda Soesbe, Secretary

Construction Notice US 78 Business Owners

Do you have irrigation lines and/or lighting within the right-of-way or construction easements? If so, it is your responsibility to remove any installation within the construction zone. GDOT and contractors working on the median project report several instances of damage to private property irrigation systems and electrical lines powering signage that were not properly marked or removed by the private property owners.

Don't risk damage, outage and repair costs. Please make the effort to protect your investment by removing any installation within the construction easements. Let's clear the way for construction to facilitate a speedy schedule.

Evermore Healthcare



Medical Services/Offices Available

With high visibility, easy access, and close proximity to Emory Eastside Medical Center, many healthcare professionals are finding Evermore the perfect location to provide service to our community. Whether looking for space to expand an existing practice or a premium location to begin a new practice, the Evermore community, serving clients from Stone Mountain to Snellville, has many options for meeting the needs of today's healthcare professionals.

The Evermore CID is ready to assist you with your expansion and/or relocation.
Contact us at 770-979-5800
or find out more at www.evermorecid.org



Thinking back. Moving forward.

Yellow River Game Ranch Ready for the Holidays

On any given day when you go to the Yellow River Game Ranch, one of Evermore's most popular attractions, you are certain to spend the day with some very enthusiastic young folks. A perfect school field trip opportunity for most any age student, the Yellow River Game Ranch is sure to turn everyone into an animal lover.

The Yellow River Game Ranch is an explorer's dream with a mile-long trail on 24 wooded acres. There are over six hundred sociable birds and animals indigenous to the state of Georgia including White-tailed deer, rabbits, buffalo, sheep, goats and black bears. The animals are ready for some grub, admiration and human tender loving care. It is "people-friendly" wildlife at its best!

With special activities every month, the animals are gearing up for the holiday season, especially the turkeys! Don't forget to visit the game ranch while your Thanksgiving guests are in town. "Thankful for You Day" takes place on November 26th, the day before Thanksgiving and one child is admitted free for each paid adult admission. And don't forget to visit the animals on December 22 (and then again January 19th) on the Game Ranch's Annual Dollar Day. Everyone - ages 0 and up - admitted for only \$1.00!

The Yellow River Game Ranch is located at 4525 Highway 78 in Lilburn. Additional information can be found on the website at www.yellowrivergameranch.com or by calling (770) 972-6643.



Rockbridge Elementary students enjoyed the game ranch on a sunny October afternoon

November - Wild and very happy turkeys celebrate the season! The Game Ranch accepts your leaves and acorns—perfect winter treats for our animals.

"Thankful for You" Day — The Game Ranch will admit one child free for each paid adult admission ... the day BEFORE Thanksgiving Day. This will be a great opportunity for you and Dad to get out of the house... and out of Mom's way while she prepares Thanksgiving dinner!



Evermore CID Exhibits at ICSC Conference

2008 Southeast Conference Held in Atlanta, GA

The Evermore CID recently exhibited at the International Council of Shopping Center's 2008 Southeast Conference which was held at the Georgia World Congress Center. David Stedman, Evermore CID Economic Development Manager, spearheaded the effort and found it to be a most productive and beneficial event.

Founded in 1957, the International Council of Shopping Centers (ICSC) is the global trade association of the shopping center industry. Its 75,000 members in the U.S., Canada and more than 80 other countries include shopping center owners, developers, managers, marketing specialists, investors, lenders, retailers and other professionals as well as academics and public officials. As the global industry trade association, ICSC links with more than 25 national and regional shopping center councils throughout the world.



Keynote Speaker Debrah Norville of Inside Edition & David Stedman

Welcome David Stedman

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Emory Morsberger, the award winning re-developer who spearheaded the revitalization of downtown Lawrenceville, chairs Evermore's Economic Development Committee that was charged with selecting the new director from a field of experienced candidates. "We liked the fact that David was no stranger to the area," Morsberger said, pointing out that Stedman was a former Vice President of Hood Marketing Solutions, where he also spearheaded an incubator for emerging technology companies. "As a long time Gwinnettian, we felt that David had an appreciation of our goals for the community. His knowledge of the regional players and the national market will be a great asset as we move forward."

"I'm excited about the direction Evermore has taken and the promise that lies before us," Stedman said. Over seventy percent of people who live in this corridor work somewhere else and are forced to commute. If we can bring the jobs and businesses to the district it will mean that this will be a place where people can truly live, work, shop and relax in a community that enhances the quality of life for all. With fewer commuters, we will lessen the congestion on our roadways and attract the high quality retail, office and entertainment venues we all enjoy," Stedman said.

Evermore Hospitality

Evermore Provides a Full Range of Attractions and Accommodations

From family vacations to working retreats, Evermore offers a true taste of Southern Hospitality in many forms of entertainment, dining, shopping and accommodations.



Find out more at www.evermorecid.org

Thinking back. Moving forward.



www.evermorecid.org

MORE SHOPPING

Celebrate the season!

Evermore offers the very best in holiday gift ideas. From entertainment and dining to home improvements and décor, you'll find gifts for everyone in the family without all the mall crowds!

Super Shopping & Home Sweet Home Ideas!

 www.homedepot.com

 www.lowes.com

 www.northerntool.com

 www.target.com

 www.walmart.com

The Gift of Dining is ALWAYS a Perfect Fit

 www.bennysbarandgrill.com

 www.moes.com

 www.chilis.com

 www.outback.com

 www.fronteramexmexgrill.com

 www.provinos.com

 www.honeybaked.com

 www.smoothieking.com

 www.joescrabshack.com

 www.summits-online.com

Special and Unique Gifts

 www.hobbylobby.com

 www.hobbylobby.com

 www.marshallsonline.com

 www.rossstores.com

 www.stonemountainhd.com

 www.tjmaxx.com

Entertainment For EVERY Age!

 www.mcw4fun.com

 www.blockbuster.com

 www.gamestop.com

 www.trademarkcinemas.com

A Stone Mountain Christmas

Discover A New Family Tradition!

There is nothing like the Christmas season that magically transforms Stone Mountain Park. From more than two million lights, live entertainment and the arrival of Santa Claus at the nightly parade, your family is sure to leave with warm memories. NEW for 2008 — Watch overhead as the snow angel flies high in the sky and brings a snowfall and fireworks celebration.

The Polar Express 4-D Experience
Enjoy this classic film as a 4-D experience during the Holidays at Stone Mountain.



*A Hometown Holiday
Magnolia Theater*

Celebrate everything that makes the holidays special at this live musical review, featuring holiday classics such as "We Need a Little Christmas," "Home for the Holidays" and a "Winter Wonderland."

It's the Hap-Happiest season of all, so be part of the fun as we deck the halls, frolic in the snow, snuggle with loved ones and rejoice in the true meaning of Christmas. Exclusively performed at Stone Mountain Christmas on select evenings November 8-December 30.

Kickin' Up Christmas
Dogwood Theater



Don't miss this all-new Country Christmas musical review. C'mon in, kick your shoes off and join our cast for a down home Christmas. We'll be jumpin' on the featherbed, eatin' holiday goodies and reliving the memories of being a kid at Christmastime!

Sing along to holiday tunes from country music's biggest superstars along with familiar family favorites. Kickin' Up Christmas is a show for all ages. Ya'll come see it now ya hear! Presented exclusively during Stone Mountain Christmas on select nights November 8-December 30.

- Christmas Lasershow
- Crossroads Christmas Parade
- Over TWO MILLION LIGHTS adorn the buildings of Crossroads!
- Sing-A-Long Christmas train
- A Crossroads Christmas Carol
- Holiday Shopping and Dining



Atlanta's first snow park adds to winter magic at state's most visited attraction

With winter just around the corner, Stone Mountain Park prepares to celebrate the holidays with more than 2 million lights and lots of snow. The Atlanta attraction, commemorating its 50th anniversary, unveils its popular holiday event, Stone Mountain Christmas through Dec. 30 and opens Atlanta's first snow park, Snow Mountain Dec. 31. Featuring three football fields of deep snow including a 400 foot tubing hill and a 30,000 square foot play area, Snow Mountain opens New Year's Eve and continues weekends through March 1.

"For the past seven years, Stone Mountain Christmas has offered Atlantans a spectacle of lights, parades, entertainment, shopping and foods where families delight in the holiday spirit," said Gerald Rakestraw, vice president and general manager of Stone Mountain Park. "With the addition of Snow Mountain, a first-of-its-kind snow park in Atlanta and the Southeast, Stone Mountain Park stays true to its mission of bringing families together in the great outdoors."

Thinking back. Moving forward.

evermore
Community Improvement District

Increased Holiday Security

Continued from Page 1

Gwinnett County law enforcement officers coordinating with City of Snellville police. More recently, the Evermore CID has contracted with a private security company, Plaza Security, to provide a dedicated Evermore Security Patrol Car and officer. As with previous holiday seasons, the CID is pleased to announce the doubling of dedicated security patrols including daytime and evening shifts for district businesses.

“Keeping Evermore safe for business owners, employees, area shoppers and visitors is one of the most important programs that we offer, especially during the holidays,” Evermore CID Executive Director Brett Harrell says. Evermore has more than just the holidays in mind when planning future public safety efforts and the CID is coordinating a comprehensive security strategy to ensure increased public safety for the community year round.

The Evermore CID is beginning a collaborative effort to identify Evermore businesses using their own private security measures. Once compiled, the CID will coordinate with our governmental public safety partners to bring together all the security professionals currently providing services along the corridor and form an Evermore Security Task Force. Ultimately, the objective for this cohesive panel of security experts is to coordinate efforts to provide maximum-security coverage for the area, implement universal communication system, and create a strong physical presence visible to all businesses, travelers, residents, visitors, and any criminal element.

If you are interested in getting involved or if your business provides additional public safety or security measures, please contact Valerie Blalock at 770-979-5800 or vblalock@evermorecid.org to join us.

City of Snellville's
ANNUAL TREE LIGHTING
 Monday, December 1, 2008
 7:00 p.m.
 Snellville City Hall

Phase I Enhancements

Continued from Page 1

Evermore, through revitalization planning and improved technology, are rediscovering decorative mast arms and lighting to recapture that “old town” appeal that has diminished in metropolitan America. The decorative mast arms, lighting and street signage you now see at Park Place will inhabit the entire Evermore Business District upon completion of the median project.

Another aesthetic and safety enhancement throughout Evermore is energy-efficient illuminated street signs. With state-of-the-art design, high wind durability and diamond grade reflective sheeting, the illuminated signage focuses on advance recognition. Many business districts are now utilizing this technology and Evermore’s drivers will experience improved safety and visibility with sign recognition as far away as 600 feet.



At last year’s open house for the Evermore Park Place Activity Center Study (PPAC), a resident stated that sidewalks help build a viable community. A direct result of that study, Park Place will soon enjoy over 2500 linear feet of new sidewalks and existing sidewalk connections. The Evermore CID partnered with Gwinnett County to complete the sidewalk enhancement project that encompasses Highway 78, East Park Place Blvd, West Park Place Blvd and Rockbridge Road. The final phase of the project, slated for completion by December, includes streetscaping with decorative park benches and trash receptacles within the landscaped areas.

A strategic component of Evermore’s plan for increased mobility and business access are inter-parcel access streets that connect neighboring properties. The most recently completed inter-parcel access project is a thoroughfare connecting the Home Depot and Publix retail centers near Killian Hill Road and U.S. Hwy 78. Evermore CID Project Manager, Larry Kaiser, says that he is “exceptionally pleased that the property owners worked so diligently together to complete this



important inter-parcel access project”. Kaiser adds that he is “looking forward to many more inter-parcel access projects and the benefits they provide to businesses and motorists throughout the Evermore community”.

With traffic flowing well through the completed six lanes in section one, the Georgia DOT and contractors are making great progress in section two that spans from Stone Drive to Killian Hill/Bethany Church Road. According to Evermore CID Executive Director Brett Harrell, progress has continued smoothly and expediently utilizing the same strategies as implemented in section one, with section two scheduled for completion by year end. The heaviest construction work continues during evening hours, and the CID worked with Georgia DOT and C.W. Matthews Contractors to develop a work schedule that includes no lane closures during the holiday season from Thanksgiving to Christmas to encourage an active holiday season for Evermore businesses. As always, the most up to date information pertaining to corridor construction is located at www.EvermoreCID.org.



www.evermorecid.org

MORE INPUT

Have something to say?
We're listening.

Thinking back.
Moving forward.

Evermore Technology

Evermore Provides a Full Range of Opportunities for Today's IT Professional

With a direct route to Hartsfield-Jackson airport, significant visibility and increased mobility, Evermore offers many commercial realty opportunities for information technology companies. A full time focus on economic development initiatives makes this the perfect time to establish your IT base along the Highway 78 corridor.

The Evermore CID is ready to assist you with your expansion or relocation. Contact David Stedman, Economic Development Manager at (770) 979-5800.

Find out more at www.evermorecid.org

Thinking back.
Moving forward.

Real Estate Showcase

Heart of Snellville

2577 N.E. Highway 78
Snellville, GA 30078

A tract of vacant land totaling approx. 2.35 acres. Zoned Commercial/Retail (BG) City of Snellville. The property is unique in several aspects. Key parcel for frontage and access in the "Heart of Snellville" at the intersection of Scenic Highway & U.S. Highway 78. Strategically located when considering possible plans for the future of this intersection.

Land Lot 26, 5th Dist., Gwinnett Co., Ga.,
City of Snellville. \$1,666,000.

Mae Moore - Perimeter Properties
(770) 979-1563 or (404) 797-7292



Medical Retail Plaza



4177 Stone Mountain Highway
Lilburn, GA 30047

Brand new specialty 2-story Medical Retail Plaza building on Stone Mountain Highway in Solid Rock Office Plaza. For Lease beginning 2nd quarter 2009.

Total Space Available: 24,000 SF
Divisible To: 2,400 SF
Maximum Contiguous: 24,000 SF
Date Last Verified: 10/30/2008
Property ID: 15679649

Call Phil Barry (770)552-2413; James Pitt (770) 552-2469; Hilton Barry (770) 552-2460 www.grubb-ellis.com

Mountain East Business Center Park Place

Office space for lease- \$8-\$12 per sq ft
Warehouse for sale - 34,000 sq ft \$1.5 million

17-building office/warehouse property just east of Atlanta. Eight miles from Interstate-285; directly adjacent to Hwy 78. 200-acre business and industrial center located in the midst of a high-volume retail and professional district. More than 110 acres available for future development. Bays range in size from 1,200 to 30,000 square feet. Multiple bays are available. Drive-in and dock-high doors for a flexible, functional facility capable of meeting a variety of business needs. Ideal for office, service, distribution or light manufacturing space.

Contact Chip Adair of Williams-Adair Realty Corp
770-498-7777



Professional Office Space



4250 Stone Mountain Highway
Lilburn, GA 30047

GREAT LOCATION - 2 story office building with 2 road frontages, 31 parking spaces, very high traffic & visibility. Lots of growth in the area. Great location for doctor's office, law firm, etc.



Price: \$1,450,000
Square Feet: 10,600 (approx)
Year Built: 1988
General: Parking, Corner Lot
Exterior: Stucco
Zoning: C1

Darlene Phillips, RE/MAX Greater Atlanta
770-972-1500 • DarlenePhillips@myrmga.com
www.DarlenePhillips.com

Westside Court

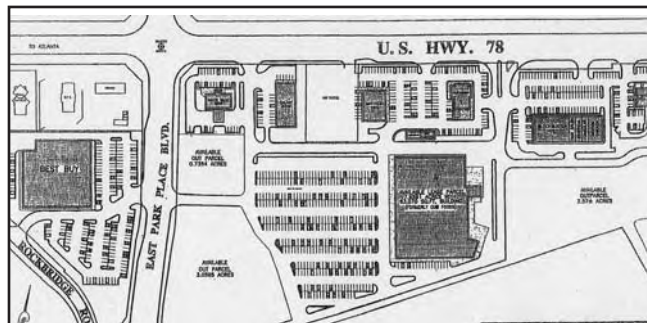
Prime Gwinnett County Location! Sought after attractive office warehouse space ranging in size from 4,300 sq ft to 12,580 sq ft available. Call 404.862.7787 for more information.



Eastmont Shopping Center

Available lease parcel. 7.959 acres. Several parcels with a 63,070 sq. ft. building (formerly Cub Foods). Intersection of Highway 78 and East Park Place.

Leasing Info - Jerry Hendrix (404) 751-2324
TocoProperties.com



Thinking back. Moving forward.

