

**EVERMORE COMMUNITY IMPROVEMENT DISTRICT
REGULAR BOARD METING**

**Held at
Inviting Events
4586 G – Highway 78
Snellville, GA 30078
On
December 2, 2009**

Attendees

Forrest Adair, Dwight Harrison, Don Robison, Kenny King, Jimmy Norton

Officer

Bill Gower – Secretary-Treasurer

Staff

Jim Brooks, Executive Director
David Stedman, Director of Economic Development
Bill Davis, Project Manager, Economic Development
Sara Bohannon, Recording Secretary

Board Counsel

J. Lynn Rainey, P.C.

Call to Order

Chairman Adair called the meeting to order at 2:30 P.M. He thanked everyone present for their interest and support of the CID and introduced some visitors.

Approval of Meeting Minutes

Mr. Harrison made a motion the Minutes be approved which was seconded by Mr. King. The motion was approved unanimously.

Action Items

(a) Mr. Harrison moved that since three Board members could not attend this meeting, approval of the budget be postponed until the January meeting when most or all members could be present. Mr. King seconded the motion which was approved unanimously.

(c) Lynn Rainey briefed the Board on the proposed Cooperation Agreement between the Evermore CID and Gwinnett County. This draft has been submitted to the Assistant County Attorney Van Stephens. Mr. Rainey has not received a response yet. A motion to adopt the Agreement was made by Mr. Harrison. Mr. King seconded the motion. The motion was approved unanimously.

December 2, 2009 Board Meeting

Page 2

(b) The CID has been asked to participate financially to develop the “Redfields to Greenfields Atlanta” program which will seek funding to convert financially distressed properties to parks and other green areas. Mr. Brooks introduced Laura Hughes who presented the request and responded to questions. The consensus was we should gather information of properties that may qualify before taking a vote. Mr. Norton made motion to table the item. Mr. Harrison seconded the motion which carried unanimously.

(d) Dr. Bohne, a CID property owner, has requested an advance right-of-way acquisition due to hardship from GDOT and Gwinnett County. Certain items must be completed before the issue can be brought back to the County for determination; i.e. environmental clearance and appraised market value. CID is being requested to pay for these items and the right of way now. Construction for Britt to Hewatt has been programmed for 2013. Mr. King made motion not to engage in this effort. Mr. Harrison seconded the motion. The motion carried unanimously.

(e) Mr. Brooks has conducted interviews to replace Sara Bohannon and recommended approval of Amanda Soesbe as our new Executive Assistant. Mr. King made a motion to hire Ms. Soesbe and Mr. Harrison seconded the motion which carried unanimously, with Mr. Adair abstaining. Ms. Bohannon was thanked by the Board for her service.

Discussion Items

(f) Dennis Billew gave a presentation regarding the sewer study. Gwinnett County GIS data has been reviewed and the study has determined how much sewer infrastructure we have. He stated there are 23 pumping stations in the CID. He recommended we spend more time and money for research to determine what the options for extension of sewer service are. This is an information session per Mr. Adair. Mr. Billew stated there is a set of sewer plans located in the CID Office for review.

(g) Mr. Harrison stated that Jim Brooks is putting together an RFP for selection of an Auditing Firm for 2009. No motion was required for Mr. Brooks to proceed with his preparation of this document.

(h) Mr. Kaiser stated sewer study work was done in 2004-05 and recommended concentration on our two TADs for an update of the study. Walton Ct. Realignment environmental documentation is 50% complete and should be approved next summer. Right-of-way acquisition is to take place in 2011 and construction should start in 2012.

The Cambridge-McGee Realignment Project is to be let in the summer of 2010 with construction to begin in the fall. Jim Brooks will attend preliminary review.

The LCI Supplemental Study Application has been submitted for a 50-50 grant.

Board Reports

(i) **Chairman’s Remarks.**

_____ None per Mr. Adair.

(j) Treasurer's Report

A review of the Treasurer's Report indicated \$944,216.26 in beginning Brand Bank Operating Account with an ending balance of \$676,515.76. \$552,000 in 2009 taxes has been collected thus far. Other investments at UCB and other institutions is \$2,197,000. One Georgia Bank and BB&T accounts were closed and deposits transferred to other institutions. He directed the Board to reports and cancelled checks in the Board notebook.

(k) Economic Development Report

The Economic Development Report began with Mr. Stedman presenting a PowerPoint on the proposed Target Department Store Closing and how to attempt to reverse that decision. He directed the Board to his written report on additional work this past month. Bill Davis will be completing his work for the CID on December 31. He was thanked for his service.

(l) Board Member Remarks

Mr. Norton and Mr. Harrison made brief remarks.

(m) Executive Director's Report

Mr. Brooks went over his report in the board book which will be available on line. Among the items highlighted were GDOT's intervention and Russell's monitoring in Highway 78 landscaping to insure it is being done in accordance with the contract, and his work on the 2010 Budget to meet income projections.

Adjournment

By acclamation, the meeting adjourned at 4:30 P.M. The next regular Board Meeting will be held on January 27 at 2:30 PM at Inviting Events, Snellville, Georgia.

Approved by the Board this _____ day of _____, 2010.

Secretary-Treasurer