



LAWRENCEVILLE

GEORGIA

DOWNTOWN DEVELOPMENT AUTHORITY MINUTES

Monday, June 09, 2025
5:00 PM

Council Chambers
70 S. Clayton St, GA 30046

Call to Order

Chairman Lee Merritt called the meeting to order at 5:03 pm after recognizing a quorum.

PRESENT

Board Member Victoria Jones
Board Member Jen Young
Board Member Joanie Perry Ward
Board Member Jim Nash
Board Member Chris Adams
Board Member Lee Merritt

ABSENT

Board Member Jeremy Higginbotham

Approval of Agenda

Motion to approve the agenda made by Board Member Young, Seconded by Board Member Jones.

Voting Yea: Board Member Jones, Board Member Young, Board Member Perry Ward, Board Member Nash, Board Member Adams, Board Member Merritt

Approval of Prior Meeting Minutes

1. Approval of Regular Meeting Minutes for February 10, 2025

Motion to approve the Downtown Development Authority Regular Meeting Minutes for February 10, 2025 made by Board Member Adams, Seconded by Board Member Perry Ward.

Voting Yea: Board Member Young, Board Member Perry Ward, Board Member Nash, Board Member Adams, Board Member Merritt, Board Member Jones

2. Approval of Executive Session Minutes for February 10, 2025

Motion to approve the Downtown Development Authority Executive Session Minutes for February 10, 2025 made by Board Member Adams, Seconded by Board Member Perry Ward.

Voting Yea: Board Member Young, Board Member Perry Ward, Board Member Nash, Board Member Adams, Board Member Merritt, Board Member Jones

3. Approval of Regular Meeting Minutes for March 10, 2025

Motion to approve the Downtown Development Authority Regular Meeting Minutes for March 10, 2025 made by Board Member Adams, Seconded by Board Member Perry Ward.

Voting Yea: Board Member Young, Board Member Perry Ward, Board Member Nash, Board Member Adams, Board Member Merritt

Voting Abstaining: Board Member Jones

4. Approval of Executive Session Minutes for March 10, 2025

Motion to approve the Downtown Development Authority Executive Session Minutes for March 10, 2025 made by Board Member Adams, Seconded by Board Member Perry Ward.

Voting Yea: Board Member Young, Board Member Perry Ward, Board Member Nash, Board Member Adams, Board Member Merritt

Voting Abstaining: Board Member Jones

5. Approval of Regular Meeting Minutes for April 21, 2025

Motion to approve the Downtown Development Authority Regular Meeting Minutes for April 21, 2025 made by Board Member Adams, Seconded by Board Member Young.

Voting Yea: Board Member Jones, Board Member Young, Board Member Nash, Board Member Adams, Board Member Merritt

Voting Abstaining: Board Member Perry Ward

6. Approval of Executive Session Minutes for April 21, 2025

Motion to approve the Downtown Development Authority Executive Session Minutes for April 21, 2025 made by Board Member Adams, Seconded by Board Member Young.

Voting Yea: Board Member Jones, Board Member Young, Board Member Nash, Board Member Adams, Board Member Merritt

Voting Abstaining: Board Member Perry Ward

Downtown Development Business

7. May 2025 Downtown Development Authority Treasurer's Report

Board Member Joanie Perry Ward, Treasurer presented the May 2025 Downtown Development Authority Treasurer's Report to the Board.

Motion to approve the May 2025 Downtown Development Authority Treasurer's Report made by Board Member Jones, Seconded by Board Member Nash.

Voting Yea: Board Member Jones, Board Member Young, Board Member Perry Ward, Board Member Nash, Board Member Adams, Board Member Merritt

8. Retail Curating

Board Member Jen Young and Jasmine Jackson, Mainstreet Director, gave a presentation regarding retail curating.

Chairman Merritt mentioned that she met the owner of Terra Alma. Their company does retail curating. They recruit businesses, educate landlords, and access the needs of the community. They also work with developers regarding mixed use developments and they

specialize in locally owned businesses. They are putting together a proposal to bring to the Board.

9. Hotel Amendment to Adopt Competitive Set

Motion to table the Hotel Amendment to Adopt Competitive Set until August 2025 made by Board Member Merritt, Seconded by Board Member Young.

Voting Yea: Board Member Jones, Board Member Young, Board Member Perry Ward, Board Member Nash, Board Member Adams, Board Member Merritt

10. Chairman and Treasurer Training – 2025 Peer Redevelopment Tour

Chairman Merritt presented the request for she and Board Member Perry Ward to attend Partnership Gwinnett's Peer Redevelopment Tour to Charleston, South Carolina. This is an item that is in the budget for two officers to attend this event. The amount is \$2,399.60.

Motion to approve for two of the Downtown Development Authority officers to attend the Partnership Gwinnett Peer Redevelopment Tour to Charleston, South Carolina in the amount of \$2,399.60 made by Board Member Jones, Seconded by Board Member Adams.

Voting Yea: Board Member Jones, Board Member Young, Board Member Perry Ward, Board Member Nash, Board Member Adams, Board Member Merritt

11. \$1M Intergovernmental Agreement Account Update

Chairman Merritt gave the \$1M Intergovernmental Agreement Account Update to the Board.

Mainstreet Business

Mrs. Jasmine Jackson, Mainstreet Director, gave the Mainstreet Update to the Board.

Facade Grant - Beren's Custard is about to open their store in downtown Lawrenceville. Mr. Mark Beren came and spoke to the Board about their business and their request for the facade grant. They are requesting \$2,500 to make some updates to the facade of the building. Board Member Adams said this is exactly what a facade grant should cover.

Motion to approve the Facade Grant request for Beren's Custard in the amount of \$2,500 made by Board Member Adams, Seconded by Board Member Jones.

Voting Yea: Board Member Jones, Board Member Young, Board Member Perry Ward, Board Member Nash, Board Member Adams, Board Member Merritt

Other Business

No Other Business

Citizen Comments

No Citizen Comments

Executive Session - Real Estate

Motion to enter into Executive Session made by Board Member Merritt, Seconded by Board Member Adams.

Voting Yea: Board Member Jones, Board Member Young, Board Member Perry Ward, Board Member Nash, Board Member Adams, Board Member Merritt

Motion to exit Executive Session made by Board Member Merritt, Seconded by Board Member Young.

Voting Yea: Board Member Jones, Board Member Young, Board Member Perry Ward, Board Member Nash, Board Member Adams, Board Member Merritt

2 Real Estate Items Discussed: 2 Votes Taken

Final Adjournment

Motion to adjourn the meeting made by Board Member Jones, Seconded by Board Member Adams.

Voting Yea: Board Member Jones, Board Member Young, Board Member Perry Ward, Board Member Nash, Board Member Adams, Board Member Merritt

Minutes Signature

Lee Merritt, Chairman

Barry Mock, Secretary