



LAWRENCEVILLE

GEORGIA

DOWNTOWN DEVELOPMENT AUTHORITY REGULAR MEETING AGENDA

Monday, July 22, 2019
6:30 PM

Council Assembly Room
70 S. Clayton St, GA 30046

Call to Order

Approval of Agenda

Approval of Prior Meeting Minutes

- [1.](#) Approval of Regular Minutes from June 24, 2019
- [2.](#) Approval of Executive Minutes from June 24, 2019

Downtown Development Business

- [3.](#) Treasury Report
- [4.](#) Keith Lee/Finance and DDA Financial Records
- [5.](#) Election of Treasurer

Mainstreet Business

Other Business

Citizen Comments

Executive Session - Real Estate

Final Adjournment



LAWRENCEVILLE

GEORGIA

AGENDA REPORT

MEETING: DOWNTOWN DEVELOPMENT AUTHORITY

AGENDA CATEGORY: REGULAR SESSION

Item: Approval of Regular Minutes from June 24, 2019

Department: Downtown Development Authority

Date of Meeting: Monday, July 22, 2019

Fiscal Impact: \$0

Presented By: Lee Merritt

Action Requested: Approve Minutes

Summary: Approval of minutes from June 24, 2019

Attachments/Exhibits:
DDA Regular Meeting Minutes 6.24.19



LAWRENCEVILLE

GEORGIA

AGENDA REPORT
MEETING: DOWNTOWN DEVELOPMENT AUTHORITY
AGENDA CATEGORY: REGULAR SESSION

Item: Approval of Executive Minutes from June 24, 2019

Department: Downtown Development Authority

Date of Meeting: Monday, July 22, 2019

Fiscal Impact: \$0

Presented By: Lee Merritt

Action Requested: Approve Minutes

Summary: Approval of Executive minutes from June 24, 2019

Attachments/Exhibits:
DDA Executive Meeting Minutes 6.24.19



LAWRENCEVILLE

GEORGIA

AGENDA REPORT
MEETING: DOWNTOWN DEVELOPMENT AUTHORITY
AGENDA CATEGORY: DOWNTOWN DEVELOPMENT BUSINESS

Item: Treasury Report

Department: Downtown Development Authority

Date of Meeting: Monday, July 22, 2019

Fiscal Impact: \$0

Presented By: D.H. Malcolm

Action Requested: Approve Treasury Report

Summary: D.H. Malcolm will present the Treasury Report for approval

Attachments/Exhibits:
19 07 July

Since our Last Meeting

Checking Account

Date	Description	Check #	Deposits	Withdrawals Checks
6/26/2019	Sold GGC Property		\$449,850.00	
6/27/2019	Transfer to City - GGC Property Proceeds			\$449,850.00
6/27/2019	MPT - Purchase 206 South Perry Street			\$112,449.02
6/27/2019	Dentons (Hotel Bond Work)	1372		\$915.00
6/28/2019	Interest		\$17.18	
7/11/2019	Transfer from 2342 (Hotel - Draw 3)		172,914.87	
7/11/2019	Frazier Deeter Lville Pre-Construction Escrow (Hotel)	1373		\$172,914.87
7/15/2019	Boulder Creek (6/21)		\$668.00	
7/15/2019	Boulder Creek (6/28)		\$668.00	
7/15/2019	Boulder Creek (7/5)		\$668.00	
7/15/2019	Depot - Gwinnett Music		\$900.00	
7/15/2019	Liquor Tax - May 19		\$7,206.54	
7/18/2019	Boulder Creek (7/12)		\$668.00	
			\$633,560.59	\$736,128.89
07/15/19	Actual Account Balance			\$259,883.80

Money Market Account (City \$1M)

6/18/2019	Transfer to City (NGI Lawrenceville (South Lawn))			\$87,375.00
6/19/2019	Hayes James (543 W Crogan Survey)	1187		\$700.00
6/21/2019	Kayno. 1 Custom Upholstery - Return Deposit \$700	1188		\$700.00
6/27/2019	MPT - Purchase 250 McArthur Street			\$76,717.16
6/27/2019	LaVista Associates - Buy-out Higgenbotham Lease	1189		\$1,320.00
6/27/2019	M.V. Ingram Enterprises (37 Atha St Survey)	1190		\$1,875.00
6/27/2019	M.V. Ingram Enterprises (206 N Perry Survey)	1190		\$1,650.00
6/28/2019	Interest		\$34.79	
7/2/2019	Bank Check - Home Consultants (225 N Perry)			\$475.00
7/11/2019	City of Lawrenceville - Utilities @ 394 N Clayton	1191		\$1,043.68
7/11/2019	City of Lawrenceville - Utilities @ 394 N Clayton	1192		\$30.28
7/18/2019	AEI Consultants (543 W Crogan - Phase II)	1193		\$6,020.00
			\$34.79	\$0.00
07/15/19	Actual Account Balance			\$97,360.15

Hotel Escrow Account

6/28/2019	Interest		30.67	
7/11/2019	Transfer from 2342 (Hotel - Draw 3)			172,914.87
			\$30.67	\$172,914.87
07/15/19	Actual Account Balance			\$498,493.49

RENASANT BANK
106 CROGAN ST
LAWRENCEVILLE GA 30043

STATEMENT OF ACCOUNT
MAY 31, 2019: LAST STATEMENT
JUNE 30, 2019: THIS STATEMENT
PAGE 1 OF 1 0001160664

DIRECT INQUIRIES TO:
877 367-5371

DOWNTOWN DEVELOPMENT AUTH OF L'VILLE GA
PO BOX 502
LAWRENCEVILLE GA 30046-0502

RENASANT BANK
106 CROGAN ST
LAWRENCEVILLE GA 30043

6

***** COMMERCIAL CHOICE RATE CHKG - SUMMARY *****

ACCOUNT NUMBER	0001160664	PREVIOUS BALANCE	\$189,861.55
AVG COLLECTED BALANCE	209,130.00	ADDITIONS	+
INTEREST EARNED YEAR TO DATE	104.04	SUBTRACTIONS	-
		INTEREST EARNED	+
		ENDING BALANCE	\$87,883.93

***** CHECKS *****

NUMBER	DATE	AMOUNT	NUMBER	DATE	AMOUNT
0	06-27	112,449.02	1371	06-07	104,295.86
0	06-27	449,850.00			

***** CREDITS *****

DATE	DESCRIPTION	ADDITIONS
06-03	#CASH MGMT TRSFR CR	
	REF 1541329L FUNDS TRANSFER FRM	104,295.86
	DEP 8011792342 FROM	
	HOTEL DRAW 2	
06-03	DEPOSIT	1,336.00
06-17	DEPOSIT	9,118.22
06-26	DEPOSIT	449,850.00
06-30	#INTEREST	17.18

***** INTEREST INFORMATION *****

ANNUAL PERCENTAGE YIELD EARNED	0.10%
INTEREST-BEARING DAYS	30
AVERAGE BALANCE FOR APY	\$209,130.23
INTEREST EARNED	\$17.18

	TOTAL FOR THIS PERIOD	TOTAL YEAR-TO-DATE
TOTAL OVERDRAFT FEES	\$0.00	\$0.00
TOTAL RETURNED ITEM FEES	\$0.00	\$0.00

DEPOSIT TICKET

DATE: 6/17/19

AMOUNT: \$1,336.00

DEPOSIT TO: DOWNTOWN DEVELOPMENT AUTHORITY OF LAWRENCEVILLE GEORGIA

ACCOUNT NUMBER: 1160664

DEPOSIT TYPE: CASH

DEPOSIT AMOUNT: \$1,336.00

DEPOSIT DATE: 6/17/19

DEPOSIT TIME: 11:51:11

DEPOSIT LOCATION: 436 66-12/15

DEPOSIT OFFICER: [Signature]

DEPOSIT AMOUNT: \$1,336.00

DEPOSIT DATE: 6/17/19

DEPOSIT TIME: 11:51:11

DEPOSIT LOCATION: 436 66-12/15

DEPOSIT OFFICER: [Signature]

Deposit, Amount \$1,336.00 Date 6/3

DEPOSIT TICKET

DATE: 6/17/19

AMOUNT: \$9,118.22

DEPOSIT TO: DOWNTOWN DEVELOPMENT AUTHORITY OF LAWRENCEVILLE GEORGIA

ACCOUNT NUMBER: 1160664

DEPOSIT TYPE: CASH

DEPOSIT AMOUNT: \$9,118.22

DEPOSIT DATE: 6/17/19

DEPOSIT TIME: 11:51:11

DEPOSIT LOCATION: 436 66-12/15

DEPOSIT OFFICER: [Signature]

DEPOSIT AMOUNT: \$9,118.22

DEPOSIT DATE: 6/17/19

DEPOSIT TIME: 11:51:11

DEPOSIT LOCATION: 436 66-12/15

DEPOSIT OFFICER: [Signature]

Deposit, Amount \$9,118.22 Date 6/17

RENASANT BANK

DATE: 6-26-19

DEPOSIT TO: DOWNTOWN DEVELOPMENT AUTH. L.VILLE

ACCOUNT NUMBER: 1160664

DEPOSIT TYPE: CASH

DEPOSIT AMOUNT: \$449,850.00

DEPOSIT DATE: 6/26/19

DEPOSIT TIME: 11:51:11

DEPOSIT LOCATION: 436 66-12/15

DEPOSIT OFFICER: [Signature]

DEPOSIT AMOUNT: \$449,850.00

DEPOSIT DATE: 6/26/19

DEPOSIT TIME: 11:51:11

DEPOSIT LOCATION: 436 66-12/15

DEPOSIT OFFICER: [Signature]

Deposit, Amount \$449,850.00 Date 6/26

RENASANT BANK

DATE: 6/27/19

DEPOSIT TO: DOWNTOWN DEVELOPMENT AUTHORITY OF LAWRENCEVILLE

ACCOUNT NUMBER: 1160664

DEPOSIT TYPE: CASH

DEPOSIT AMOUNT: \$112,449.02

DEPOSIT DATE: 6/27/19

DEPOSIT TIME: 11:51:11

DEPOSIT LOCATION: 436 66-12/15

DEPOSIT OFFICER: [Signature]

DEPOSIT AMOUNT: \$112,449.02

DEPOSIT DATE: 6/27/19

DEPOSIT TIME: 11:51:11

DEPOSIT LOCATION: 436 66-12/15

DEPOSIT OFFICER: [Signature]

Check 0, Amount \$112,449.02 Date 6/27

RENASANT BANK

DATE: 6/27/19

DEPOSIT TO: DOWNTOWN DEVELOPMENT AUTHORITY OF LAWRENCEVILLE

ACCOUNT NUMBER: 1160664

DEPOSIT TYPE: CASH

DEPOSIT AMOUNT: \$449,850.00

DEPOSIT DATE: 6/27/19

DEPOSIT TIME: 11:51:11

DEPOSIT LOCATION: 436 66-12/15

DEPOSIT OFFICER: [Signature]

DEPOSIT AMOUNT: \$449,850.00

DEPOSIT DATE: 6/27/19

DEPOSIT TIME: 11:51:11

DEPOSIT LOCATION: 436 66-12/15

DEPOSIT OFFICER: [Signature]

Check 0, Amount \$449,850.00 Date 6/27

DOWNTOWN DEVELOPMENT AUTHORITY OF LAWRENCEVILLE GEORGIA

DATE: 6/17/19

AMOUNT: \$104,295.86

DEPOSIT TO: DOWNTOWN DEVELOPMENT AUTHORITY OF LAWRENCEVILLE

ACCOUNT NUMBER: 1160664

DEPOSIT TYPE: CASH

DEPOSIT AMOUNT: \$104,295.86

DEPOSIT DATE: 6/17/19

DEPOSIT TIME: 11:51:11

DEPOSIT LOCATION: 436 66-12/15

DEPOSIT OFFICER: [Signature]

DEPOSIT AMOUNT: \$104,295.86

DEPOSIT DATE: 6/17/19

DEPOSIT TIME: 11:51:11

DEPOSIT LOCATION: 436 66-12/15

DEPOSIT OFFICER: [Signature]

Check 1371, Amount \$104,295.86 Date 6/7

Downtown Development Authority - Lawrenceville, Georgia

Brand Bank - 1160664

Date	Description	Check Number	Amount	Account Balance	Cleared Bank	Bank Balance
4/3/2019	City of Lawrenceville - City View Lots 1-7, 35	1368	(\$148,000.00)	\$176,961.46	(\$148,000.00)	\$176,961.46
4/15/2019	Boulder Creek (3/15)		\$654.07	\$177,615.53	\$654.07	\$177,615.53
4/15/2019	Boulder Creek (3/22)		\$654.07	\$178,269.60	\$654.07	\$178,269.60
4/15/2019	Boulder Creek (3/29)		\$654.07	\$178,923.67	\$654.07	\$178,923.67
4/15/2019	Boulder Creek (4/5)		\$654.07	\$179,577.74	\$654.07	\$179,577.74
4/15/2019	Boulder Creek (4/12)		\$687.00	\$180,264.74	\$687.00	\$180,264.74
4/15/2019	Depot - Gwinnett Music		\$900.00	\$181,164.74	\$900.00	\$181,164.74
4/15/2019	Liquor Tax - Feb 19		\$4,245.17	\$185,409.91	\$4,245.17	\$185,409.91
4/25/2019	Transfer from 2342 (Hotel - Initial Draw)		57,304.89	\$242,714.80	\$57,304.89	\$242,714.80
4/25/2019	Transfer from 2342(Hotel - Draw 1)		37,066.11	\$279,780.91	\$37,066.11	\$279,780.91
4/25/2019	Frazier Deeter Lville Pre-Construction Escrow (Hotel)	1369	(\$94,371.00)	\$185,409.91	(\$94,371.00)	\$185,409.91
4/25/2019	Dentons (Hotel Bond Work)	1370	(\$6,089.00)	\$179,320.91	(\$6,089.00)	\$179,320.91
4/30/2019	Interest		\$19.04	\$179,339.95	\$19.04	\$179,339.95
5/13/2019	Boulder Creek (4/19)		\$687.00	\$180,026.95	\$687.00	\$180,026.95
5/13/2019	Boulder Creek (4/26)		\$668.00	\$180,694.95	\$668.00	\$180,694.95
5/13/2019	Boulder Creek (5/3)		\$668.00	\$181,362.95	\$668.00	\$181,362.95
5/13/2019	Boulder Creek (5/10)		\$668.00	\$182,030.95	\$668.00	\$182,030.95
5/13/2019	Depot - Gwinnett Music		\$900.00	\$182,930.95	\$900.00	\$182,930.95
5/13/2019	Liquor Tax - March 19		\$6,914.83	\$189,845.78	\$6,914.83	\$189,845.78
5/31/2019	Interest		\$15.77	\$189,861.55	\$15.77	\$189,861.55
6/3/2019	Boulder Creek (5/17)		\$668.00	\$190,529.55	\$668.00	\$190,529.55
6/3/2019	Boulder Creek (5/23)		\$668.00	\$191,197.55	\$668.00	\$191,197.55
6/3/2019	Transfer from 2342 (Hotel - Draw 2)		104,295.86	\$295,493.41	\$104,295.86	\$295,493.41
6/3/2019	Frazier Deeter Lville Pre-Construction Escrow (Hotel)	1371	(\$104,295.86)	\$191,197.55	(\$104,295.86)	\$191,197.55
6/17/2019	Boulder Creek (5/31)		\$668.00	\$191,865.55	\$668.00	\$191,865.55
6/17/2019	Boulder Creek (6/7)		\$668.00	\$192,533.55	\$668.00	\$192,533.55
6/17/2019	Boulder Creek (6/14)		\$668.00	\$193,201.55	\$668.00	\$193,201.55
6/17/2019	Depot - Gwinnett Music		\$900.00	\$194,101.55	\$900.00	\$194,101.55
6/17/2019	Liquor Tax - April 19		\$6,214.22	\$200,315.77	\$6,214.22	\$200,315.77
6/26/2019	Sold GGC Property		\$449,850.00	\$650,165.77	\$449,850.00	\$650,165.77
6/27/2019	Transfer to City - GGC Property Proceeds		(\$449,850.00)	\$200,315.77	(\$449,850.00)	\$200,315.77
6/27/2019	MPT Purchase 206 South Perry Street		(\$112,449.02)	\$87,866.75	(\$112,449.02)	\$87,866.75
6/27/2019	Dentons (Hotel Bond Work)	1372	(\$915.00)	\$86,951.75		\$87,866.75
6/28/2019	Interest		\$17.18	\$86,968.93	\$17.18	\$87,883.93
7/11/2019	Transfer from 2342 (Hotel - Draw 3)		172,914.87	\$259,883.80	\$172,914.87	\$260,798.80
7/11/2019	Frazier Deeter Lville Pre-Construction Escrow (Hotel)	1373	(\$172,914.87)	\$86,968.93		\$260,798.80
7/15/2019	Boulder Creek (6/21)		\$668.00	\$87,636.93		\$260,798.80
7/15/2019	Boulder Creek (6/28)		\$668.00	\$88,304.93		\$260,798.80
7/15/2019	Boulder Creek (7/5)		\$668.00	\$88,972.93		\$260,798.80
7/15/2019	Depot - Gwinnett Music		\$900.00	\$89,872.93		\$260,798.80
7/15/2019	Liquor Tax - May 19		\$7,206.54	\$97,079.47		\$260,798.80
7/18/2019	Boulder Creek (7/12)		\$668.00	\$97,747.47		\$260,798.80

OFFICIAL RECEIPT



Withdrawal from DDA 11 40 644
 GGC
 to City

TR:7 3151-103 520 06/27/19 09:24 AM
 XXXXXX0664 CK Cash WD \$449,850.00

Thank you. Have a nice day.

DSS
 16010 (Rev 4/10)

All items are received by this Bank for purposes of collection and all credits for items are provisional. Currency is accepted subject to verification.

OFFICIAL RECEIPT



Deposit to City 1043757
 GGC
 from DDA

TR:8 3151-103 520 06/27/19 09:26 AM
 XXXXXX3757 CK Deposit \$449,850.00

Thank you. Have a nice day.

DSS
 16010 (Rev 4/10)

All items are received by this Bank for purposes of collection and all credits for items are provisional. Currency is accepted subject to verification.

OFFICIAL RECEIPT



Withdrawal from DDA 11 60 664

206 S. Perry St.

TR:2 3151-103 520 06/27/19 09:17 AM
XXXXXX0664 CK Cash WD \$112,449.02

to MPT

Thank you. Have a nice day.

DSS
16010 (Rev 4/10)

All items are received by this Bank for purposes of collection and all credits for items are provisional. Currency is accepted subject to verification.

OFFICIAL RECEIPT



Deposit into MPT 11 79 128

206 S. Perry St.

TR:3 3151-103 520 06/27/19 09:19 AM
XXXXXX9128 CK Deposit \$112,449.02

from DDA

Thank you. Have a nice day.

DSS
16010 (Rev 4/10)

All items are received by this Bank for purposes of collection and all credits for items are provisional. Currency is accepted subject to verification.

Dentons US LLP
303 Peachtree Street NE
Suite 5300
Atlanta, GA 30308

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throughout Hawai'i
dentons.com

For your Information - Open Invoices

CITY OF LAWRENCEVILLE
Chuck Warbington
70 South Clayton Street
Lawrenceville, GA 30046
USA

June 12, 2019

Client/Matter #: 15033671-000007

Bond Work

Statement of Account

According to our records, as of June 12, 2019, the amounts shown below are outstanding on this matter.
If your records are not in agreement with ours, please call us. Thank you.

<u>Date</u>	<u>Invoice No.</u>	<u>Invoice Amount</u>	<u>Payments/ Adjustments</u>	<u>Total</u>
05/09/19	2156989	610.00	0.00	610.00
06/12/19	2168690	305.00	0.00	<u>305.00</u>
Total Outstanding Invoices				<u>\$915.00</u>

Questions should be directed to:
S. Labovitz
at 1 404 527 4000

Federal Tax I.D. Number 36-1796730

Dentons US LLP
303 Peachtree Street NE
Suite 5300
Atlanta, GA 30308

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CITY OF LAWRENCEVILLE
Chuck Warbington
70 South Clayton Street
Lawrenceville, GA 30046
USA

June 12, 2019

Invoice No. 2168690

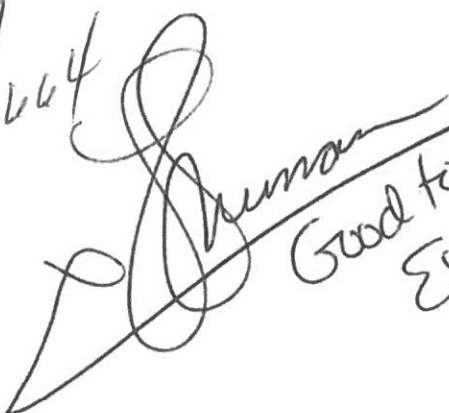
Client/Matter: 15033671-000007

Bond Work

Payment Due Upon Receipt

Total This Invoice

\$ 305.00

#1372
6/22/19
Acct 664

Good to pay per
Exec Dir.

Please return this page with your payment

Payments by check should be sent to:
Dentons US LLP
Dept. 3078
Carol Stream, IL 60132-3078

OR

Payment by wire transfer should be sent to:
Citi Private Bank
227 West Monroe, Chicago, IL 60606
ABA Transit # 271070801
Account #: 0801051693
Account Name: Dentons US LLP
Swift Code: CITIUS33
Reference: Invoice # and/or client matter #

Please send payment remittance advice information to cashreceipts@dentons.com
In order to guarantee proper allocation of payments

All payments must be in U.S. Dollars - Federal Tax I.D. Number 36-1796730

Questions relating to this invoice should be directed to:

S. Labovitz
at 1 404 527 4000

Dentons US LLP
303 Peachtree Street NE
Suite 5300
Atlanta, GA 30308

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CITY OF LAWRENCEVILLE
Chuck Warbington
70 South Clayton Street
Lawrenceville, GA 30046
USA

June 12, 2019

Invoice No. 2168690

Client/Matter: 15033671-000007

Bond Work

For Professional Services Rendered through May 31, 2019:

<u>Date</u>	<u>Timekeeper</u>	<u>Hours</u>	<u>Amount</u>	<u>Narrative</u>
05/16/19	J. Krolikowski	0.50	305.00	Telephone call with J. Lee of Troutman Sanders regarding schedule; review status and schedule to prepare for upcoming call.
Total Hours		0.50		
Fee Amount				\$305.00

TIME AND FEE SUMMARY

<u>Timekeeper</u>	<u>Rate</u>	<u>Hours</u>	<u>Fees</u>
J. Krolikowski	\$610.00	<u>0.50</u>	<u>\$305.00</u>
Totals		0.50	\$305.00
Fee Total	\$	305.00	
Invoice Total	\$	<u>305.00</u>	

Dentons US LLP
303 Peachtree Street NE
Suite 5300
Atlanta, GA 30308

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CITY OF LAWRENCEVILLE
Chuck Warbington
70 South Clayton Street
Lawrenceville, GA 30046
USA

May 9, 2019

Invoice No. 2156989

Client/Matter: 15033671-000007

100-5.01.1320.521240

Bond Work

Payment Due Upon Receipt

Total This Invoice

\$

610.00

1372
6/27/19
Act 664

MAY 13 2019

LA

Please return this page with your payment

Payments by check should be sent to:

Dentons US LLP
Dept. 3078
Carol Stream, IL 60132-3078

OR

Payment by wire transfer should be sent to:

Citi Private Bank
227 West Monroe, Chicago, IL 60606
ABA Transit # 271070801
Account #: 0801051693
Account Name: Dentons US LLP
Swift Code: CITIUS33
Reference: Invoice # and/or client matter #

Please send payment remittance advice information to cashreceipts@dentons.com
In order to guarantee proper allocation of payments

All payments must be in U.S. Dollars - Federal Tax I.D. Number 36-1796730

Questions relating to this invoice should be directed to:

S. Labovitz
at 1 404 527 4000

DENTONS

Dentons US LLP
 303 Peachtree Street NE
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 Atlanta, GA 30308

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 dentons.com

CITY OF LAWRENCEVILLE
 Chuck Warbington
 70 South Clayton Street
 Lawrenceville, GA 30046
 USA

May 9, 2019

Invoice No. 2156989

Client/Matter: 15033671-000007

Bond Work

For Professional Services Rendered through April 30, 2019:

<u>Date</u>	<u>Timekeeper</u>	<u>Hours</u>	<u>Amount</u>	<u>Narrative</u>
04/02/19	J. Krolikowski	1.00	610.00	Review current draft of Development Agreement and Ground Lease.
Total Hours		1.00		
Fee Amount				\$610.00

TIME AND FEE SUMMARY

<u>Timekeeper</u>	<u>Rate</u>	<u>Hours</u>	<u>Fees</u>
J. Krolikowski	\$610.00	1.00	\$610.00
Totals		1.00	\$610.00
Fee Total	\$	610.00	
Invoice Total	\$	610.00	

Dentons US LLP
303 Peachtree Street NE
Suite 5300
Atlanta, GA 30308

Alston Hunt Floyd & Ing is now
Dentons -- Continuing services
throughout Hawai'i
dentons.com

For your Information - Open Invoices

CITY OF LAWRENCEVILLE
Chuck Warbington
70 South Clayton Street
Lawrenceville, GA 30046
USA

May 9, 2019

Client/Matter #: 15033671-000007

Bond Work

Statement of Account

According to our records, as of May 9, 2019, the amounts shown below are outstanding on this matter.
If your records are not in agreement with ours, please call us. Thank you.

<u>Date</u>	<u>Invoice No.</u>	<u>Invoice Amount</u>	<u>Payments/ Adjustments</u>	<u>Invoice Total</u>
05/09/19	2156989	610.00	0.00	<u>610.00</u>
		Total Outstanding Invoices		<u>610.00</u>

Questions should be directed to:
S. Labovitz
at 1 404 527 4000

Federal Tax I.D. Number 36-1796730

Rio Lawrenceville, LLC

23 Ferry Landing LN NW
Unit 2304
Atlanta, GA 30305

July 1, 2019

Draw 3

Ponder and Ponder

Invoice #19113 \$75,553.16

CMS and Associates

Invoice July 1, 2019 \$5,000.00

Metromont

Invoice MC 20196-ENG2 \$150,000.00

Total: \$230,553.16

Cost sharing:

DDA at 75% \$172,914.87

Rio Lawrenceville at 25% \$57,638.29

Please make checks payable to Frazier Deeter Lawrenceville Pre-Construction Escrow Account
and send to David Daniell, Frazier & Deeter, 1230 Peachtree Street, Suite 1500 , Atlanta, GA
30309

1373
7/11/19
Acct 664

Invoice for Architectural Services

Page 18

PONDER & PONDER, ARCHITECTS

3000 Langford Road, Bdg. 200
Norcross, GA 30071-4771

Invoice Number: 19113
Invoice Date: Jun 17, 2019

Page: 1

Voice: 770-449-8860

Fax: 770-449-8861

Bill To:

Rick Patton
Rio Lawrenceville, LLC
23 Ferry Landing LN Unit 2304
Atlanta, GA 30305-1133

Project:

Hilton Tapestry, Lawrenceville, GA
PPA Job#18013

Period Ending		Payment Terms	Due Date	
6/17/19		Net 30 Days	7/17/19	
Quantity	Item	Description	Unit Price	Extension
		Design Development to 100% from 0% of \$98,750.00 minus previously invoiced DD amounts of \$23,281.50		75,468.50
		DD reproduction sets		84.66
DD TO 100% (MINUS LAST MONTH'S DD) AS PER AGREEMENT				

Principal Unit Price \$ 198
Principal Unit Price \$ 159
Supervisory Unit Price \$ 143
Tech I Unit Price \$ 129
Tech II Unit Price \$ 95
Tech III Unit Price \$ 73

TOTAL:

75,553.16

(IN ORDER
7/1/19)

By: _____





Construction and Management Services

July 1, 2019

Rio Lawrenceville, LLC
23 Ferry Landing
Unit 2304
Atlanta, GA 30324

Invoice

Monthly Fee – June

\$5,000.00

Please make check payable to CMS and Associates, LLC, and mail to the address below

30B Lenox Pointe, Atlanta, GA 30324 • Tel: 404-261-9004 • Fax: 404-261-9005
Cell: 678-362-0006 • Email: sfoster@cms-a.net
Construction and Management Services and Associates LLC.



INVOICE

Rio Lawrenceville, LLC
2795 Peachtree Road
Unit 2405
Atlanta, GA 30305

PLEASE REMIT TO:	
METROMONT CORPORATION	
PO Box 2486	
Greenville, SC 29602-2486	
Telephone: 864/605-5000	
ACCOUNT NO.	
MC JOB NO.	20196
INVOICE NO.	MC20196-ENG-2
PO NO.	
ITEM NO.	

DATE			
05/28/2019	The Tapestry Hotel Parking Deck		
DESCRIPTION			AMOUNT
Engineering			\$150,000.00
DUE DATE	6/28/2019	TOTAL INVOICE AMOUNT	\$150,000.00

IN ORDER.

7/1/19

From: Donnie Reynolds <DReynolds@pinkerton-laws.com>
Sent: Tuesday, May 28, 2019 1:24 PM
To: Simon Foster
Cc: Jeff Jernigan
Subject: RE: Metromont
Attachments: 20196INV2ENG.pdf

Invoice attached.

From: Simon Foster <sfoster@cms-a.net>
Sent: Monday, May 27, 2019 9:18 AM
To: Donnie Reynolds <DReynolds@pinkerton-laws.com>
Cc: Jeff Jernigan <JJernigan@pinkerton-laws.com>
Subject: RE: Metromont
Importance: High

Donnie – thanks for the update – Metromont is authorized, on behalf of Rio Lawrenceville, LLC to move forward with the full design process - ask them to submit an invoice in the same form as their last and I will include in the June draw
Thanks
Simon

Simon Foster

CMS and Associates

Tel: 404-261-9004

Fax: 404-261-9005

Cell: 678-362-0006

From: Donnie Reynolds <DReynolds@pinkerton-laws.com>
Sent: Friday, May 24, 2019 1:02 PM
To: Simon Foster <sfoster@cms-a.net>
Cc: Jeff Jernigan <JJernigan@pinkerton-laws.com>
Subject: Metromont

Simon

At this moment, we don't need to invoice for additional design. They just need authorization to proceed on with the full design process.

If you can shoot back an email stating that Metromont is authorized to proceed with the full design process (cost \$150,000) they will move forward based on that authorization.

Donnie Reynolds
Sr. Project Manager

Pinkerton & Laws
1165 Northchase Parkway, Suite 100
Marietta, GA 30067

THE BACK OF THIS CHECK CONTAINS A SECURITY MARK - DO NOT ACCEPT WITHOUT HOLDING AT AN ANGLE TO VERIFY SECURITY MARK

Page 22
Please Post to Account: N/A
MORE THAN BOOKS OF GEORGIA LLC DBA
233 E. CROGAN STREET
LAWRENCEVILLE, GA 30046

Metavante Corporation
P.O. Box 7236
Sioux Falls, SD 57117-7236
payee.maintenance@billpaymentservices.com
1-877-346-5272

Payable through
BMO HARRIS BANK, NA
ANTIGO, WI

2 660
10

2535412358

June 21, 2019

PAY Six Hundred Sixty Eight and 00/100 Dollars

\$ *****668.00

TO THE
ORDER OF:

DDA OF LAWRENCEVILLE
PO BOX 502
LAWRENCEVILLE GA 30046-0502

#CSP01000C01379F# 69208782

VOID 90 DAYS AFTER ISSUE



James W Woodall
THIS IS A BILL PAYMENT DRAFT WHICH IS DRAWN BY
METAVANTE CORPORATION WITHOUT RECOURSE



Memo: WEEKLY RENT INSTALLMENT

⑈ 2535412358 ⑈ ⑆075901480⑆ 91790012211067⑈

THE BACK OF THIS CHECK CONTAINS A SECURITY MARK - DO NOT ACCEPT WITHOUT HOLDING AT AN ANGLE TO VERIFY SECURITY MARK

Please Post to Account: N/A

MORE THAN BOOKS OF GEORGIA LLC DBA
233 E. CROGAN STREET
LAWRENCEVILLE, GA 30046

Metavante Corporation
P.O. Box 7236
Sioux Falls, SD 57117-7236
payee.maintenance@billpaymentservices.com
1-877-346-5272

Payable through
BMO HARRIS BANK, NA
ANTIGO, WI

2 660
10

2536269579

June 28, 2019

PAY Six Hundred Sixty Eight and 00/100 Dollars

\$ *****668.00

TO THE
ORDER OF:

DDA OF LAWRENCEVILLE
PO BOX 502
LAWRENCEVILLE GA 30046-0502

#CSP01000C01379F# 69208782

VOID 90 DAYS AFTER ISSUE



James W Woodall
THIS IS A BILL PAYMENT DRAFT WHICH IS DRAWN BY
METAVANTE CORPORATION WITHOUT RECOURSE



Memo: WEEKLY RENT INSTALLMENT

⑈ 2536269579 ⑈ ⑆075901480⑆ 91790012211067⑈

THE BACK OF THIS CHECK CONTAINS A SECURITY MARK - DO NOT ACCEPT WITHOUT HOLDING AT AN ANGLE TO VERIFY SECURITY MARK

Please Post to Account: N/A

MORE THAN BOOKS OF GEORGIA LLC DBA
233 E. CROGAN STREET
LAWRENCEVILLE, GA 30046

Metavante Corporation
P.O. Box 7236
Sioux Falls, SD 57117-7236
payee.maintenance@billpaymentservices.com
1-877-346-5272

Payable through
BMO HARRIS BANK, NA
ANTIGO, WI

2 660
10

2537251248

July 5, 2019

PAY Six Hundred Sixty Eight and 00/100 Dollars

\$ *****668.00

TO THE
ORDER OF:

DDA OF LAWRENCEVILLE
PO BOX 502
LAWRENCEVILLE GA 30046-0502

#CSP01000C01379F# 69208782

VOID 90 DAYS AFTER ISSUE

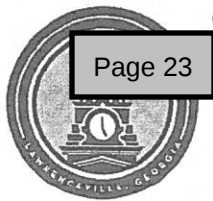


James W Woodall
THIS IS A BILL PAYMENT DRAFT WHICH IS DRAWN BY
METAVANTE CORPORATION WITHOUT RECOURSE



Memo: WEEKLY RENT INSTALLMENT

⑈ 2537251248 ⑈ ⑆075901480⑆ 91790012211067⑈



CITY OF LAWRENCEVILLE
P.O. BOX 2200
LAWRENCEVILLE, GEORGIA 30046

THE BRAND BANKING COMPANY
LAWRENCEVILLE, GEORGIA

Check #: 321930

Page 23

64-327/611

POOLED CASH

CHECK DATE
07/03/2019

PAY THIS AMOUNT
\$7,206.54

PAY ---Seven Thousand Two Hundred Six Dollars and 54/100 Cents---

Void after 90 days

TO THE ORDER OF
**DOWNTOWN DEVELOPMENT AUTHORITY
P O BOX 502
LAWRENCEVILLE, GA 30046**



Chuck Wadsworth
City Manager
Judy Jordan Johnson
Mayor

⑈321930⑈ ⑆061103276⑆ ⑈10 43 757⑈

CITY OF LAWRENCEVILLE

VENDOR: 10416 DOWNTOWN DEVELOPMENT AUTHORITY

07/03/2019

321930

7/1/2019 MAY 2019

MAY 2019

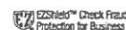
7,206.54

3319

GWINNETT MUSIC INC

4615 HYW 78
LILBURN, GA 30047
(770) 982-0640

Wells Fargo, N.A.



64-22/610

7/2/2019

PAY TO THE ORDER OF
Downtown Development Authority

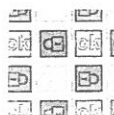
\$ **900.00

Nine Hundred and 00/100*****

DOLLARS

Security features. Details on back.

Downtown Development Authority
P.O Box 502
Lawrenceville, Ga. 30046



[Signature]
AUTHORIZED SIGNATURE

MEMO

Rent

⑈003319⑈ ⑆061000227⑆ 2000134376378⑈



OFFICIAL RECEIPT

TR:36 3151-111 456 07/15/19 10:30 AM
XXXXXX0664 Ck Deposit \$10,110.54

Thank you. Have a nice day.

All items are received by this Bank for purposes of collection and all credits for items are provisional. Currency is accepted subject to verification.

REMOVE DOCUMENT ALONG THIS PERFORATION

THE BACK OF THIS CHECK CONTAINS A SECURITY MARK - DO NOT ACCEPT WITHOUT HOLDING AT AN ANGLE TO VERIFY SECURITY MARK

Please Post to Account: N/A

MORE THAN BOOKS OF GEORGIA LLC DBA
233 E. CROGAN STREET
LAWRENCEVILLE, GA 30046Metavante Corporation
P.O. Box 7236
Sioux Falls, SD 57117-7236
payee.maintenance@billpaymentservices.com
1-877-346-5272Payable through
BMO HARRIS BANK, NA
ANTIGO, WI2 660 2538177979
10

July 12, 2019

PAY Six Hundred Sixty Eight and 00/100 Dollars

\$ *****668.00

TO THE

ORDER OF:

DDA OF LAWRENCEVILLE
PO BOX 502
LAWRENCEVILLE GA 30046-0502

#CSP01000C01379F# 69208782

VOID 90 DAYS AFTER ISSUE

Security
Features
Details on
BackTHIS IS A BILL PAYMENT DRAFT WHICH IS DRAWN BY
METAVANTE CORPORATION WITHOUT RECOURSE.

Memo: WEEKLY RENT INSTALLMENT

⑈ 2538177979 ⑈ ⑆075901480⑆ 91790012211067⑈



OFFICIAL RECEIPT

TR:11 3151-103 520 07/18/19 09:42 AM
XXXXXX0664 Ck Deposit \$668.00

Thank you. Have a nice day.

All items are received by this Bank for purposes of collection and all
credits for items are provisional. Currency is accepted subject to verification.

RENASANT BANK
106 CROGAN ST
LAWRENCEVILLE GA 30043

STATEMENT OF ACCOUNT
MAY 31, 2019: LAST STATEMENT
JUNE 30, 2019: THIS STATEMENT
PAGE 1 OF 2 0003769356

DIRECT INQUIRIES TO:
877 367-5371

DOWNTOWN DEVELOPMENT AUTH OF L'VILLE GA
PO BOX 502
LAWRENCEVILLE GA 30046-0502

RENASANT BANK
106 CROGAN ST
LAWRENCEVILLE GA 30043

7

***** NON-PERSONAL MONEY MARKET ACCT - SUMMARY *****

ACCOUNT NUMBER	0003769356	PREVIOUS BALANCE	\$182,942.96
AVG COLLECTED BALANCE	176,397.00	ADDITIONS	+
INTEREST EARNED YEAR TO DATE	224.50	SUBTRACTIONS	-
		INTEREST EARNED	+
		ENDING BALANCE	\$102,680.15

***** CHECKS *****

NUMBER	DATE	AMOUNT	NUMBER	DATE	AMOUNT
1184	06-07	1,198.07	1188	06-25	700.00
1185	06-07	30.48			
1187 *	06-21	700.00			

* SKIP IN CHECK SEQUENCE

***** OTHER DEBITS *****

DATE	DESCRIPTION	SUBTRACTIONS
06-06	#DIRECT S/C	-15.00
	INCOMING WIRE FEE	
06-07	#OUTGOING WIRE	-175,972.55
	OUTGOING WIRE GFX 20191580045500	
	BNF MAHAFFEY PICKENS TUCKER, LLP IO	
	LTA OBI PURCHASE	
06-07	#DIRECT S/C	-25.00
	OUTGOING WIRE FEE	
06-10	#SERVICE CHARGE	-36.00
	STOP PAY CHARGE	
06-18	MONEY MARKET TRANSF.	-87,375.00
06-27	MONEY MARKET TRANSF.	-76,717.16

***** CREDITS *****

DATE	DESCRIPTION	ADDITIONS
06-06	#INCOMING WIRE	175,000.00
	INCOMING WIRE GFX 20191570123900	
	ORG CITY OF LAWRENCEVILLE OBI 37 AT	
	HA ST/PARCEL# R51	
06-17	DEPOSIT	87,471.66
06-30	#INTEREST	34.79

RENASANT BANK

DOWNTOWN DEVELOPMENT AUTH OF L'VILLE GA
JUNE 30, 2019
PAGE 2 OF 2
0003769356

***** INTEREST INFORMATION *****

.....
ANNUAL PERCENTAGE YIELD EARNED 0.24%
INTEREST-BEARING DAYS 30
AVERAGE BALANCE FOR APY \$176,397.30
INTEREST EARNED \$34.79

	TOTAL FOR THIS PERIOD	TOTAL YEAR-TO-DATE
TOTAL OVERDRAFT FEES	\$0.00	\$0.00
TOTAL RETURNED ITEM FEES	\$0.00	\$0.00

6/27/19

DEPOSIT TICKET
DATE 6/27/19
AMOUNT \$87,471.66

DOWNTOWN DEVELOPMENT AUTHORITY
OF LAWRENCEVILLE GA
P.O. BOX 502
LAWRENCEVILLE, GA 30046

BRANDBANK

3769356 \$ 87,471.66

05022-03270 37 69 356*

Deposit, Amount \$87,471.66 Date 6/17

DOWNTOWN DEVELOPMENT AUTHORITY
OF LAWRENCEVILLE GA
P.O. BOX 502
LAWRENCEVILLE, GA 30046

BRANDBANK

1184

DATE 6/17/19

PAY one thousand one hundred ninety-eight 07/100 DOLLARS \$ 1198.07

City of Lawrenceville

FOR 2-006401-01

0001184* 0502203270 37 69 356*

Check 1184, Amount \$1,198.07 Date 6/7

DOWNTOWN DEVELOPMENT AUTHORITY
OF LAWRENCEVILLE GA
P.O. BOX 502
LAWRENCEVILLE, GA 30046

BRANDBANK

1185

DATE 6/19/19

PAY thirty 48/100 DOLLARS \$ 30.48

City of Lawrenceville

FOR 2-006401-01

0001185* 0502203270 37 69 356*

Check 1185, Amount \$30.48 Date 6/7

DOWNTOWN DEVELOPMENT AUTHORITY
OF LAWRENCEVILLE GA
P.O. BOX 502
LAWRENCEVILLE, GA 30046

BRANDBANK

1187

DATE 6/19/19

PAY seven hundred 00/100 DOLLARS \$ 700.00

Hoyes James

FOR 63393

0001187* 0502203270 37 69 356*

Check 1187, Amount \$700.00 Date 6/21

DOWNTOWN DEVELOPMENT AUTHORITY
OF LAWRENCEVILLE GA
P.O. BOX 502
LAWRENCEVILLE, GA 30046

BRANDBANK

1188

DATE 6/21/19

PAY seven hundred 00/100 DOLLARS \$ 700.00

Hoy's Costum Updatsing

FOR Metro Report 394 N City

0001188* 0502203270 37 69 356*

Check 1188, Amount \$700.00 Date 6/25

RENASANT BANK

\$ 87,375.00

DATE 6-18-19

0001043757

Downtown Development

3769356

00842012940 37 69 356*

Check 9999999999, Amount \$87,375.00 Date 6/18

RENASANT BANK

\$ 76,717.16

DATE 6/27/19

Downtown Development Authority of Lawrenceville

3769356

00842012940 37 69 356*

Check 9999999999, Amount \$76,717.16 Date 6/27

Downtown Development Authority - Lawrenceville, Georgia

Renasant Bank - 3769356

Money Market - City Acquisitions

Date	Description	Check Number	Amount	Account Balance	Cleared Bank	Bank Balance
3/11/2019	Kayno. 1 Custome Upholstery - Rent		\$700.00	\$196,036.00	\$700.00	\$196,036.00
3/11/2019	Kayno. 1 Custome Upholstery - Utilities		\$175.95	\$196,211.95	\$175.95	\$196,211.95
3/11/2019	City of Lawrenceville - Utilities @ 394 N Clayton	1174	(\$2,030.78)	\$194,181.17	(\$2,030.78)	\$194,181.17
3/11/2019	City of Lawrenceville - Utilities @ 394 N Clayton	1175	(\$30.28)	\$194,150.89	(\$30.28)	\$194,150.89
3/11/2019	Wire to MPT 543 West Crogan		(\$5,000.00)	\$189,150.89	(\$5,000.00)	\$189,150.89
3/11/2019	Wire Fee		(\$25.00)	\$189,125.89	(\$25.00)	\$189,125.89
3/18/2019	City of Lawrenceville - Utilities @ 200 E Crogan	1176	(\$354.95)	\$188,770.94	(\$354.95)	\$188,770.94
3/29/2019	Interest		\$38.95	\$188,809.89	\$38.95	\$188,809.89
4/3/2019	AEI Consultants (543 W Crogan - Phase 1)	1177	(\$1,500.00)	\$187,309.89	(\$1,500.00)	\$187,309.89
4/4/2019	MPT - Escrow 37 Atha Street		(\$1,000.00)	\$186,309.89	(\$1,000.00)	\$186,309.89
4/4/2019	Wire Fee		(\$25.00)	\$186,284.89	(\$25.00)	\$186,284.89
4/15/2019	Kayno. 1 Custome Upholstery - Rent		\$700.00	\$186,984.89	\$700.00	\$186,984.89
4/15/2019	Kayno. 1 Custome Upholstery - Utilities		\$144.03	\$187,128.92	\$144.03	\$187,128.92
4/18/2019	City of Lawrenceville - Utilities @ 394 N Clayton	1178	(\$1,595.22)	\$185,533.70	(\$1,595.22)	\$185,533.70
4/18/2019	City of Lawrenceville - Utilities @ 394 N Clayton	1179	(\$30.28)	\$185,503.42	(\$30.28)	\$185,503.42
4/18/2019	City of Lawrenceville - Utilities @ 200 E Crogan (Final)	1180	(\$188.00)	\$185,315.42	(\$188.00)	\$185,315.42
4/30/2019	Interest		\$36.82	\$185,352.24	\$36.82	\$185,352.24
5/13/2019	Kayno. 1 Custome Upholstery - Utilities		\$59.02	\$185,411.26	\$59.02	\$185,411.26
5/13/2019	Kayno. 1 Custome Upholstery - Rent		\$700.00	\$186,111.26	\$700.00	\$186,111.26
5/16/2019	City of Lawrenceville - Utilities @ 394 N Clayton	1181	(\$1,360.89)	\$184,750.37	(\$1,360.89)	\$184,750.37
5/16/2019	City of Lawrenceville - Utilities @ 394 N Clayton	1182	(\$30.08)	\$184,720.29	(\$30.08)	\$184,720.29
5/20/2019	Dickinson Property Science (37 Atha - Phase 1)	1183	(\$1,800.00)	\$182,920.29	(\$1,800.00)	\$182,920.29
5/30/2019	Sale of 394 N Clayton		\$1,510,000.00	\$1,692,920.29	\$1,510,000.00	\$1,692,920.29
5/30/2019	Incoming Wire Fee		(\$15.00)	\$1,692,905.29	(\$15.00)	\$1,692,905.29
5/30/2019	Transfer of Sale 394 N Clayton to City		(\$1,510,000.00)	\$182,905.29	(\$1,510,000.00)	\$182,905.29
5/31/2019	Interest		\$37.67	\$182,942.96	\$37.67	\$182,942.96
6/3/2019	City of Lawrenceville - Utilities @ 394 N Clayton	1184	(\$1,198.07)	\$181,744.89	(\$1,198.07)	\$181,744.89
6/3/2019	City of Lawrenceville - Utilities @ 394 N Clayton	1185	(\$30.48)	\$181,714.41	(\$30.48)	\$181,714.41
6/6/2019	City wire funds to purchase 37 Atha Sreet		\$175,000.00	\$356,714.41	\$175,000.00	\$356,714.41
6/6/2019	Incoming Wire Fee		(\$15.00)	\$356,699.41	(\$15.00)	\$356,699.41
6/7/2019	Purchase 37 Atha Street		(\$175,972.55)	\$180,726.86	(\$175,972.55)	\$180,726.86
6/7/2019	Outgoing Wire Fee		(\$25.00)	\$180,701.86	(\$25.00)	\$180,701.86
6/7/2019	Kayno. 1 Custom Upholstery - Return Deposit \$700	1186		\$180,701.86	\$0.00	\$180,701.86
6/7/2019	Stop Payment on Check 1186		(\$36.00)	\$180,665.86	(\$36.00)	\$180,665.86
6/17/2019	NGI Lawrenceville (South Lawn)		\$87,375.00	\$268,040.86	\$87,375.00	\$268,040.86
6/17/2019	Kay's Custom Upholstery		\$96.66	\$268,137.52	\$96.66	\$268,137.52
6/18/2019	Transfer to City (NGI Lawrenceville (South Lawn))		(\$87,375.00)	\$180,762.52	(\$87,375.00)	\$180,762.52
6/19/2019	Hayes James (543 W Crogan Survey)	1187	(\$700.00)	\$180,062.52	(\$700.00)	\$180,062.52
6/21/2019	Kayno. 1 Custom Upholstery - Return Deposit \$700	1188	(\$700.00)	\$179,362.52	(\$700.00)	\$179,362.52
6/27/2019	MPT - Purchase 250 McArthur Street		(\$76,717.16)	\$102,645.36	(\$76,717.16)	\$102,645.36
6/27/2019	LaVista Associates - Buy-out Higgenbotham Lease	1189	(\$1,320.00)	\$101,325.36		\$102,645.36
6/27/2019	M.V. Ingram Enterprises (37 Atha St Survey)	1190	(\$1,875.00)	\$99,450.36		\$102,645.36
6/27/2019	M.V. Ingram Enterprises (206 N Perry Survey)	1190	(\$1,650.00)	\$97,800.36		\$102,645.36
6/28/2019	Interest		\$34.79	\$97,835.15	\$34.79	\$102,680.15
7/2/2019	Bank Check - Home Consultants (225 N Perry)		(\$475.00)	\$97,360.15		\$102,680.15
7/11/2019	City of Lawrenceville - Utilities @ 394 N Clayton	1191	(\$1,043.68)	\$96,316.47		\$102,680.15
7/11/2019	City of Lawrenceville - Utilities @ 394 N Clayton	1192	(\$30.28)	\$96,286.19		\$102,680.15
7/18/2019	AEI Consultants (543 W Crogan - Phase II)	1193	(\$6,020.00)	\$90,266.19		\$102,680.15



DDA of Lawrenceville, GA
 Attention: Lisa Sherman
 Post Office Box 502
 Lawrenceville, GA 30046-2200

Invoice number 63393
 Date 05/03/2019

Project 19-0033-C 543 West Crogan Street, Parcel
 5143 043D

For Professional Services:

INVOICE

Thru: April 28, 2019

Description	Contract Amount	Percent Complete	Less Previous Invoice(s)	Current Billed
Boundary Survey	700.00	100.00	0.00	700.00
Utility Locations	400.00	0.00	0.00	0.00
Total	1,100.00	63.64	0.00	700.00

Note: Utilities were called in as 811; however, none have been marked in the field by any of the companies.

Invoice total 700.00

proved by:

Michael D. Bentley
 Vice President

1187
 Acct 356
 6/19/19

Our Payment Policy:

All invoices are due and payable upon receipt. An invoice is considered past due if unpaid thirty (30) days after date of invoice. No additional work can be performed for a client when there is an unpaid and past-due invoice for that client. INTEREST WILL BE CHARGED AT THE RATE OF 1 1/2% PER MONTH ON THE UNPAID PRINCIPAL AMOUNT DUE AND PAYABLE FOR THIRTY (30) DAYS OR MORE.

D.H. Malcolm, III

From: Lee Merritt <Lee@Office-Warehouse.com>
Sent: Wednesday, June 19, 2019 6:54 PM
To: D.H. Malcolm, III
Cc: Lisa Sherman; Arlene Paris
Subject: Kay's Upholstery Deposit

Hey D.H.

Would you please re-issue the \$700 deposit check to Kay's Upholstery? They have vacated the space and new owners report no damages. Please mail it to:

Kay's Custom Upholstery
PO Box 1925
Dacula, GA 30019

Thanks,

Lee

Merritt Properties, Inc.
PO Box 686 | Lawrenceville GA 30046-0686
t: 678-496-2342 | c: 770-617-0295 | fax: 678-298-1834
Office-Warehouse.com

1188
6/20/19
Acct 354

OFFICIAL RECEIPT



Withdrawal from DDA 3769 356

250 McArthur St.

TR:5 3151-103 520 06/27/19 09:23 AM
XXXXXX9356 MM Cash WD \$76,717.16

to MPT

Thank you. Have a nice day.

All items are received by this Bank for purposes of collection and all credits for items are provisional. Currency is accepted subject to verification.

DSS
16010 (Rev 4/10)

OFFICIAL RECEIPT



Deposit into MPT 11 79 128

250 McArthur St.

TR:6 3151-103 520 06/27/19 09:24 AM
XXXXXX9128 Ck Deposit \$76,717.16

from DDA

Thank you. Have a nice day.

All items are received by this Bank for purposes of collection and all credits for items are provisional. Currency is accepted subject to verification.

DSS
16010 (Rev 4/10)

LAVISTA ASSOCIATES, INC.
3490 PIEDMONT ROAD NE
SUITE 1300
ATLANTA, GA 30305

INVOICE DATE: July 1, 2019

PAGE 1

DOWNTOWN DEVELOPMENT
AUTHORITY OF LAWRENCEVILLE
LISA.SHERMAN@LAWRENCEVILLEGAWEB.ORG
CITY OF LAWRENCEVILLE

OWNER ACCOUNT NO: 5399

INVOICE

LEASE ID	NAME	REF	DATE	CATEGORY	TYPE	CURRENT/JUL	PAST DUE
4807	HIGGINBOTHAM INSURANCE AGENCY	5	12/01/18	COMMISSION/GWIN	CH		1,320.00
						0.00	1,320.00
TOTAL AMOUNT DUE						1,320.00	

1189
6/22/19
Acct 356

PLEASE MAKE CHECKS PAYABLE TO LAVISTA ASSOCIATES, INC.
ANY QUESTIONS REGARDING INVOICE CALL B. STONIECKI (770-729-2825).
OUR TAX ID NUMBER IS 58-1290682.

INGRAM ENTERPRISES, INC.
P.O. BOX 464092
LAWRENCEVILLE, GA 30042

Invoice

Date	Invoice #
5/23/2019	3034-19
Due Date	Terms
5/23/2019	Due on receipt

Bill To
Downtown Development Authority of Lawrenceville

Ordered By	Rep	County
Arlene		Gwinnett

Rate	Description	Amount
1,875.00	boundary survey of 37 Atha Street, city of Lawrenceville. 0.690 Acres I.L. 146, 5th District.	1,875.00
#1190 6/27/19 Acct 354 356		

Please note that a 1.25% late fee will be added to all bills not paid within 30 days.
A \$30 fee will be added to all returned checks.

Payments/Credits \$0.00

Balance Due \$1,875.00

Phone #	Fax #	E-mail
770-963-4801	770-963-4468	matt@ingrament.com

Total \$1,875.00

INGRAM ENTERPRISES, INC.

P.O. BOX 464092

LAWRENCEVILLE, GA 30042

Invoice

Date	Invoice #
6/27/2019	3941-19
Due Date	Terms
6/27/2019	Due on receipt

Bill To
Downtown Development Authority of Lawrenceville

Ordered By	Rep	County
Arlene		Gwinnett

Rate	Description	Amount
1,650.00	Property survey for 206 North Perry St., Lawrenceville	1,650.00
#1190 6/27/19 Acct 347 356		

Please note that a 1.25% late fee will be added to all bills
not paid within 30 days.

A \$30 fee will be added to all returned checks.

Payments/Credits \$0.00

Balance Due \$1,650.00

Phone #	Fax #	E-mail
770-963-4801	770-963-4468	matt@ingrament.com

Total \$1,650.00



PAID

Total Home Consultants, Inc
3257 Highland Forge Trail, Dacula, GA 30019

Invoice Date: 07/02/2019

Check (#10602302) \$465.00 on 07/02/2019

Payor
Brad Cox 225 N Perry St Lawrenceville, GA 30046

Terms	Due
due on receipt	due on receipt

DESCRIPTION	AMOUNT
Inspection Fee	\$465.00
Amount Paid:	\$465.00
Total Due:	\$0.00

Thank you for your business, if you have any questions please call us at (678) 985-9800

Back Check
7/2/19
Acct 356
Lee Merritt

PO BOX 502
LAWRENCEVILLE GA 30046

June 26, 2019

Page 36

Service Address: 394 N CLAYTON ST

Service to: 6/06/2019

Account #: 2-006601-01

City of Lawrenceville Utility Office Information

Office Hours: Monday - Friday, 8am to 5pm
Location: 70 S Clayton St, Lawrenceville, GA
Phone: (770) 963-2414
After Hours
Emergency
Phone Number: (770) 339-2410
Call Before You Dig: 1-800-282-7411



Due by 7/11/2019: \$30.28

Due after 7/11/2019: \$30.28

Amount Paid: _____

Remit to: **City of Lawrenceville**
P.O. Box 2200
Lawrenceville, GA 30046-2200

**** Make Checks payable to City of Lawrenceville. ****

***** Return this portion with your payment. *****

City of Lawrenceville, Georgia - Utility Invoice

COMMERCIAL

***** Keep this portion for your records. *****

Account #: 2-006601-01 Billing Date: 6/26/2019 Name: DDA
Penalty Date: 7/11/2019 Svc Addr: 394 N CLAYTON ST
Cut-off Date: 7/23/2019 Service from: 5/10/2019 to: 6/06/2019

* This bill is due when rendered.
* Payment must be made in office by penalty date to avoid late charge

* Service can be disconnected without further notice if payment in full not received in our office on or before cut-off date.

* Prior to cut-off date all complaints may be presented to Customer Relations Clerk at Lawrenceville City Hall (770) 963-2414.

* Copies of all utility rates are available upon request at Lawrenceville City Hall.

* Accounts with Past Due balance (arrears) are subject to disconnection and a disconnection fee.

Current	Previous	Usage	Description	Amount
0	0	0	PRIOR BALANCE	30.48
			PAYMENTS APPLIED	30.48CR
			WATER	30.28
Due by 7/11/2019				\$30.28
Due after 7/11/2019				\$30.28

FUEL ADJ FACTOR 0000.00000

THIS BILL INCLUDES PAYMENTS RECEIVED THROUGH 06/24/19
PAY ONLINE: www.mylawrenceville.com PAY BY PHONE: 1-844-878-2841.
Utility Policies may be viewed on the City website or obtained by contacting Customer Service.

June 26, 2019

Page 37

Service Address: 394 N CLAYTON ST

Service to: 6/06/2019

Account #: 2-006600-01

City of Lawrenceville Utility Office Information

Office Hours: Monday - Friday, 8am to 5pm
Location: 70 S Clayton St, Lawrenceville, GA
Phone: (770) 963-2414
After Hours
Emergency
Phone Number: (770) 339-2410
Call Before You Dig: 1-800-282-7411



Due by 7/11/2019: \$1,043.68

Due after 7/11/2019: \$1,043.68

Amount Paid: _____

**** Make Checks payable to City of Lawrenceville. ****

Remit to: **City of Lawrenceville**
P.O. Box 2200
Lawrenceville, GA 30046-2200

***** Return this portion with your payment. *****

City of Lawrenceville, Georgia - Utility Invoice COMMERCIAL

***** Keep this portion for your records. *****

Account #: 2-006600-01	Billing Date: 6/26/2019	Name: DDA
	Penalty Date: 7/11/2019	Svc Addr: 394 N CLAYTON ST
	Cut-off Date: 7/23/2019	Service from: 5/10/2019 to: 6/06/2019

Current	Previous	Usage	Description	Amount
			PRIOR BALANCE	1,198.07
			PAYMENTS APPLIED	1,198.07CR
32,828	32,741	Swap 6/06	Serial # 310057327	
0	0	6,960	ELECTRIC	958.10
0.16		12	DEMAND METER	
22,598	22,588	Swap 6/06	Serial # 5987667	
0	0	10	GAS	36.74
671	671	Swap 6/06	Serial # 8830190	
0	0	0	WATER	13.84
			SEWER	5.00
			GARBAGE	0.00
			STORMWATER	30.00
** This is your FINAL BILL **				Due by 7/11/2019 \$1,043.68

Accounts with Past Due balance (arrears) are subject to disconnection and a disconnection fee.

1191 7/12/19
Acct 356



AEI

Consultants

INVOICE

DATE	INVOICE #
5/30/2019	011-02240584

BILL TO:	REPORT TO:	PROJECT ADDRESS:
Lee Merritt Chairman Downtown Development Authority of City of Lawrenceville PO Box 2200 Lawrenceville, GA 30046	Lee Merritt Chairman Downtown Development Authority of City of Lawrenceville PO Box 2200 Lawrenceville, GA 30046	Former BP Gas Station 543 West Crogan Street, Lawrenceville, GA 30046 United States

TERMS	PROJECT MANAGER	PROJECT #	CLIENT REFERENCE/LOAN #
Due Upon Receipt	Burnside, Nate	402700	

PROJ. TYPE	DESCRIPTION	AMOUNT
SM-CONSULT	GPR Services	\$850.00
SM-PHII	Phase II Subsurface Investigation	\$5,170.00
<i># 1193</i> <i>7/18/19</i> <i>Acct 354</i>		
A LATE FEE OF 1.5% PER MONTH (ANNUAL RATE 18.0%) WILL BE CHARGED TO ALL PAST DUE ACCOUNTS		TOTAL \$6,020.00

REMIT TO:

AEI CONSULTANTS
 ACCOUNTS RECEIVABLE
 2500 CAMINO DIABLO
 WALNUT CREEK, CA 94597-3940
 PHONE # 800-801-3224

PLEASE INDICATE INVOICE NUMBER ON PAYMENT

FEDERAL TAX ID# 68-0288965
 ALL ENVIRONMENTAL, INC. DBA AEI CONSULTANTS
 OFFICE USE ONLY - PMID:444

RENASANT BANK

P.O. Box 4140
Tupelo, MS 38803-4140

STATEMENT OF ACCOUNT
MAY 31, 2019: LAST STATEMENT
JUNE 30, 2019: THIS STATEMENT
PAGE 1 OF 1 8011792342

00002160-FREND0062919167623-STNDS6X902-000000

DOWNTOWN DEVELOPMENT AUTH OF L'VILLE GA
PO BOX 502
LAWRENCEVILLE GA 30046

DIRECT INQUIRIES TO:
877 367-5371

RENASANT BANK
106 CROGAN ST
LAWRENCEVILLE GA 30043

0

***** COMMERCIAL CHOICE RATE CHKG - SUMMARY *****

ACCOUNT NUMBER	8011792342	PREVIOUS BALANCE	\$775,673.55
AVG COLLECTED BALANCE	678,330.00	ADDITIONS	+
INTEREST EARNED YEAR TO DATE	75.22	SUBTRACTIONS	-
		INTEREST EARNED	+
		ENDING BALANCE	\$671,408.36

***** OTHER DEBITS *****

DATE	DESCRIPTION	SUBTRACTIONS
06-03	#CASH MGMT TRSFR DR	
	REF 1541329L FUNDS TRANSFER TO	104,295.86
	DEP 1160664 FROM	
	HOTEL DRAW 2	

***** CREDITS *****

DATE	DESCRIPTION	ADDITIONS
06-30	#INTEREST	30.67

***** INTEREST INFORMATION *****

ANNUAL PERCENTAGE YIELD EARNED	0.06%
INTEREST-BEARING DAYS	30
AVERAGE BALANCE FOR APY	\$678,330.75
INTEREST EARNED	\$30.67

	TOTAL FOR THIS PERIOD	TOTAL YEAR-TO-DATE
TOTAL OVERDRAFT FEES	\$0.00	\$0.00
TOTAL RETURNED ITEM FEES	\$0.00	\$0.00

Downtown Development Authority - Lawrenceville, Georgia

Renasant Bank - 80117922342

Hotel Escrow Account

Date	Description	Check Number	Amount	Account Balance	Cleared Bank	Bank Balance
4/24/2019	Deposit from City		870,000.00	870,000.00	870,000.00	870,000.00
4/25/2019	Transfer to 664 (Hotel - Initial Draw)		(57,304.89)	812,695.11	(57,304.89)	812,695.11
4/25/2019	Transfer to 664 (Hotel - Draw 1)		(37,066.11)	775,629.00	(37,066.11)	775,629.00
4/30/2019	Interest		8.32	775,637.32	8.32	775,637.32
5/31/2019	Interest		36.23	775,673.55	36.23	775,673.55
6/3/2019	Transfer to 664 (Hotel - Draw 2)		(104,295.86)	671,377.69	(104,295.86)	671,377.69
6/28/2019	Interest		30.67	671,408.36	30.67	671,408.36
7/11/2019	Transfer from 2342 (Hotel - Draw 3)		(172,914.87)	498,493.49	(172,914.87)	498,493.49



LAWRENCEVILLE

GEORGIA

AGENDA REPORT

MEETING: DOWNTOWN DEVELOPMENT AUTHORITY

AGENDA CATEGORY: DOWNTOWN DEVELOPMENT AUTHORITY BUSINESS

Item: Keith Lee/Finance and DDA Financial Records

Department: Downtown Development Authority

Date of Meeting: Monday, July 22, 2019

Fiscal Impact: \$0

Presented By: Lee Merritt

Action Requested: Discussion

Summary: Discussion of City of Lawrenceville Finance Department's Keith Lee keeping back-up books, and coordination with the Downtown Development Authority's Treasurer.



LAWRENCEVILLE

GEORGIA

AGENDA REPORT

MEETING: DOWNTOWN DEVELOPMENT AUTHORITY

AGENDA CATEGORY: DOWNTOWN DEVELOPMENT AUTHORITY BUSINESS

Item:	Election of Treasurer
Department:	Downtown Development Authority
Date of Meeting:	Monday, July 22, 2019
Fiscal Impact:	\$0
Presented By:	Lee Merritt
Action Requested:	Approval

Summary: D.H. Malcolm will be leaving the Downtown Development Authority, and a replacement Treasurer will need to be elected.