

Perry Downtown Development Authority

Minutes - August 23, 2016

1. Call to Order: Chairman Fountain called the meeting to order at 5:05 p.m.

Roll: Chairman Fountain; Directors Burnham, Hillis, Jones, Aydelott, and Ford were present.

Absent: Director Lumpkin

Staff: Catherine Edgemon – Main Street Coordinator, Robert Smith – Economic Development Director, and Christine Sewell – Recording Clerk

2. Invocation was given by Director Burnham
3. Guests/Speakers – none

*Director Jones arrived at 5:13 p.m.

4. Old Business
 - a. Discuss P3- Public Private Partnerships PowerPoint

Director Aydelott provided a review of a PowerPoint presentation by bond attorney Dan McRae on how a development project was done. Discussion ensued among the board on a potential project that would need to be identified, as well as courting a developer for a project. Discussion also involved the various options and incentives, such as tax credits, the options the DDA could offer, etc. The board took the information under advisement to pursue avenues for contacting a developer and a potential project.

- b. DDA Project Plan Memo from City Manager Gilmour
 - c. Discuss alley beautification designs

Chairman Fountain recommended tabling both items until a survey was completed; the board concurred.

- d. Discuss alley survey quotes

Ms. Edgemon advised two quotes were received: one from Ocmulgee, Inc. in the amount of \$5,000 and the other from Jones Surveying in the amount of \$4,800. Ms. Edgemon advised per the City Attorney that any board member who owns or has an interest in property in the area to be surveyed shall be ineligible to vote; therefore, Chairman Fountain, Directors Burnham, Jones and Hillis abstained from voting.

Director Aydelott motioned to accept the low bid from Jones Surveying in the amount of \$4,800 for the alley surveys; Director Ford seconded; and was unanimously approved.

5. New Business
 - a. Approve July 26, 2016, minutes

Director Hillis motioned to approve the minutes as submitted; Director Burnham seconded; all in favor and was unanimously approved.

b. Approve July 2016 financials

Director Aydelott motioned to approve the financials as submitted; Director Jones seconded; all in favor and was unanimously approved.

c. Discuss Perry Downtown Marketing and Promotion Plan

Ms. Edgemon provided information on the plan, which detailed the functions of the Main Street Promotion Committee and the DDA so there is no confusion and a clear understanding of each of the entities' functions. An updated work plan was also provided including FY 2017 work plan items and additional possible tasks that would assist the City in accomplishing the goals outlined in the strategic-master plan. Discussion ensued on the marketing of downtown with questions on how to capitalize on the renovation of the New Perry Hotel and how to conquer the critical mass concept for growth, as well as expanding the footprint of downtown to encourage growth. The board was tasked to review and bring back suggestions at the next meeting.

6. FY 2017 Work Plan review

7. Chairman Items – none

8. Main Street Coordinator's Report – Ms. Edgemon reviewed the report.

9. Update on Main Street Board Advisory Board – Ms. Edgemon reported on the recent BOOST grant awards.

10. Certificates of Appropriateness issued – Ms. Edgemon reviewed the report.

11. Adjourn – There being no further business to come before the board, the meeting was adjourned at 6:14 p.m.