



Lilburn Downtown Development Authority  
Meeting Minutes  
June 21, 2023  
6:30 PM  
Work Session Room - Lilburn City Hall

**Work Session Agenda**  
**6:30 P.M.**

I. Call to Order

Vice Chairman Hugh Wilkerson called the work session to order at 6:30 PM.

Present:

Hugh Wilkerson  
Eddie Price  
Tom Mills  
Joe Nocera

Absent:

Mark DeArmon  
Scott Mecredy  
Elmer Nash

II. Old Business

a. Financial Report – May 31, 2023

DDA Secretary Jenny Simpkins reported that the month of May opened with a balance of \$636,548.46, and closed with a balance of \$641,483.46. Revenues included the lease/purchase payment for 1910 Public House (\$1,435) and the May lease payment for Agavero Bus Parkside (\$3,500). No expenditures were made in May 2023.

b. Update – DDA Property

Secretary Simpkins provided a brief summary of DDA property updates including information on the closing on the commercial tract at Main St Townes at Lilburn.

c. Update – Lilburn Community Improvement District and Lilburn Community Partnership Board member Eddie Price provided an update on LCID activity including the reappointment of David and Arturo to 3-year terms on the LCID Board.

d. Update – Development Activities

- III. New Business
  - a. Approval of Resolution No. 2023-01, a Resolution authorizing the DDA Chairman to sign all documents necessary to sell and convey all rights, titles, and interests in property owned by the DDA to its Purchaser.

Secretary Simpkins explained that the closing attorney for the commercial tract at Main St and US29 requires a resolution outlining the authority of the DDA Chairman or designee to sign documents necessary to close on the sale of the commercial tract to Lilburn Township Partners, LLC. Closing is scheduled for Monday, June 26.

- IV. Executive Session (if needed)
- V. Adjournment
  - Vice Chair Wilkerson asked for a motion to adjourn. Board member Mills made a motion to adjourn the work session at 6:51 pm, seconded by board member Joe Nocera.
  - Motion passed 4-0.

**Meeting Agenda**  
**Immediately following work session.**

- I. Call to Order
  - Vice Chair Wilkerson called the meeting to order at 6:51 pm. Present: Hugh Wilkerson, Eddie Price, Tom Mills, Joe Nocera. Absent: Mark DeArmon, Elmer Nash, and Scott Mecredy.
- II. Approval of Agenda
  - Vice Chair Wilkerson asked for a motion to approve the agenda. A motion to approve the agenda was made by board member Tom Mills, seconded by board member Eddie Price.
  - Motion passed 4-0.
- III. Approval of Minutes
  - a. Draft Special-Called DDA Meeting Minutes May 31, 2023
    - Vice Chair Wilkerson asked for a motion to approve the minutes of the Special-Called DDA Meeting from May 31, 2023. Board member Mills made a motion to approve the minutes, seconded by board member Nocera.
    - Motion passed 4-0.
- IV. Old Business
  - a. Financial Report – May 31, 2023
  - b. Update – DDA Property
  - c. Update – Lilburn Community Improvement District and Lilburn Community Partnership
  - d. Update – Development Activities
- V. New Business

- a. Approval of Resolution No. 2023-01, a Resolution authorizing the DDA Chairman to sign all documents necessary to sell and convey all rights, titles, and interests in property owned by the DDA to its Purchaser.

Vice Chair Wilkerson asked for a motion. Board member Price made a motion to approve, seconded by board member Mills. Vice Chair Wilkerson asked if there was any discussion, and board member Price stated that the motion to approve should be restated to: Motion to approve Resolution No. 2023-01, a Resolution authorizing the DDA Chairman, **or designee**, to sign all documents necessary to sell and convey all rights, titles, and interests in property owned by the DDA to its Purchase. Board member Mills seconded the motion.

Motion passed 4-0.

VI. Public Comment

- a. Tim Chappell

Tim Chappell is interested in partnering with Aimee Price, Vision Homecrafters, for the redevelopment of the assemblage at First and Main.

VII. Adjournment

Vice Chair Wilkerson asked for a motion to adjourn. Board member Price made a motion to adjourn the meeting at 6:59 pm, seconded by board member Nocera.

Motion passed 4-0.

 7/19/23

 7/19/23

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