

**GWINNETT PLACE COMMUNITY IMPROVEMENT DISTRICT (CID)
REGULAR BOARD MEETING
Gwinnett Commerce Center
First Floor Conference Room
3700 Crestwood Parkway
Duluth, GA 30096
March 14, 2007**

MINUTES

Attendees

Board Members: Mark Williams Casey Coffey Tom Wheeler
Glenn Wisdom Nick Nicolosi

Staff: Joe Allen Dave Rosselle

Consultants: Steve Bitney, Street Smarts, Inc.
Katie Blankenstein, jB+a, inc.
Jeff Corbin, Landmark Communications, Inc.
Blake Manton, Imagescapes, Inc.
Lynn Rainey, CID Attorney

Chairman Mark Williams called the meeting to order at 9:00 a.m. by welcoming all in attendance.

Mr. Wisdom motioned to approve the proposed meeting agenda; seconded by Mr. Coffey and unanimously approved.

Mr. Wisdom motioned to approve the February 14, 2007 Board Meeting Minutes; seconded by Mr. Coffey and unanimously approved.

Action items

Execute Agreement with Edwards-Pitman Environmental, Inc.

Upon the recommendation by Mr. Allen, Mr. Wheeler motioned approval for the Executive Director to execute an agreement with Edwards-Pitman Environmental, Inc. to prepare a NEPA Categorical Exclusion as required by GDOT/FHWA for the Interstate landscaping project for an amount not to exceed \$3,893.32; seconded by Mr. Coffey and unanimously approved.

Implement Project Work Order #8 with Street Smarts

Upon the recommendation by Mr. Allen, Mr. Wheeler motioned approval for the Executive Director to implement Project Work Order #8 between GPCID and Streets Smarts as part of the On-Demand Master Agreement for Consulting Engineering

Professional Services to complete the Atlanta Regional Commission's application for the Satellite Boulevard Livable Centers Initiative Concept Study for an amount not to exceed \$2,000; seconded by Mr. Wisdom and unanimously approved. jB+a, inc. will take action to submit the LCI application to the Atlanta Regional Commission by the April 16, 2007 deadline.

Implement Project Work Order #9 with Street Smarts

Upon the recommendation by Mr. Allen, Mr. Wheeler motioned approval for the Executive Director to implement Project Work Order #9 between GPCID and Streets Smarts as part of the On-Demand Master Agreement for Consulting Engineering Professional Services to complete the Atlanta Regional Commission's application for the Pleasant Hill Road Livable Centers Initiative Concept Study for an amount not to exceed \$2,000; seconded by Mr. Wisdom and unanimously approved. jB+a, inc. will take action to submit the LCI application to the Atlanta Regional Commission by the April 16, 2007 deadline.

Adoption of Feasibility Study by Street Smarts for Improvements to Pleasant Hill Road and the I-85/Pleasant Hill Road Interchange.

Following a review of the study and upon the recommendation by Mr. Allen, Mr. Wheeler motioned to approve the "Feasibility Study for Improvements to Pleasant Hill Road and the Interchange of I-85 and Pleasant Hill Road"; seconded by Mr. Wisdom and unanimously approved. The Board agreed this is the highest priority project of the CID. Mr. Wheeler recommended that a formal name be adopted for the project. Following discussion, the name "Pleasant Hill Single Point Interchange" was suggested. Mr. Allen will review this proposal with the public relations consultants before a formal name is selected.

Implement Work Order #10 with Street Smarts

Upon the recommendation by Mr. Allen, Mr. Wisdom motioned approval for the Executive Director to implement Project Work Order #10 between GPCID and Streets Smarts as part of the On-Demand Master Agreement for Consulting Engineering Professional Services to prepare additional traffic evaluation for the re-construction of the I-85/Pleasant Hill Road interchange to increase vehicle and pedestrian mobility based on improvement scenarios from the "Feasibility Study for Improvements to Pleasant Hill Road and the Interchange of I-85 and Pleasant Hill Road" for an amount Not to exceed: \$39,560; seconded by Mr. Coffey and unanimously approved.

Adoption of Way Finding Master Plan.

Following a review of the study and upon the recommendation by Mr. Allen, Mr. Wisdom motioned to adopt the Plan; seconded by Mr. Wheeler and unanimously approved.

Implement Work Order #11 with Street Smarts

Upon the recommendation by Mr. Allen, Mr. Wisdom motioned approval for the Executive Director to implement Project Work Order #11 between GPCID and Streets Smarts as part of the On-Demand Master Agreement for Consulting Engineering Professional Services for the provision of contract administration services to assist in the implementation of Phase 1 of the Signage and Way Finding program for an amount not to exceed \$3,530; seconded by Mr. Coffey and unanimously approved. Request for Proposals (RFPs) to implement the initial phase will be distributed in late March.

Approval of a Resolution of the Gwinnett Place Community Improvement District Board Consenting to the Expansion of the Gwinnett Place Community Improvement District

Upon the recommendation by Mr. Allen, Mr. Wheeler motioned to adopt a Resolution of the Gwinnett Place Community Improvement District Board Consenting to the Expansion of the Gwinnett Place Community Improvement District; seconded by Mr. Coffey and unanimously approved. A copy of the resolution will be provided to the Gwinnett County Board of Commissioners to support their adoption of the District's expansion resolution at the April 10, 2007 meeting. The new parcels will be included in the 2007 tax billing cycle.

Execute Take Pride In Gwinnett Agreements

Upon review of the program and the recommendation by Mr. Allen, Mr. Wheeler motioned to authorize the Board Chairman to execute Take Pride in Gwinnett Program Agreements between Gwinnett County, Gwinnett Clean & Beautiful and the Gwinnett Place CID, subject to review by GPCID Legal Staff; seconded by Mr. Wisdom and unanimously approved.

Call for May 9, 2007 Caucus and Board Election for Posts 2 & 5

Mr. Rainey distributed and discussed a schedule of key dates for the election process and the Board vote on the millage tax rate. Mr. Wisdom motioned to call for the caucus and election on May 9, 2007 at 9:00 am; seconded by Mr. Wheeler and unanimously approved.

Reports & Remarks

Work Order # 3 – Redevelopment Plan - status

Mr. Steve Bitney, Street Smarts, reported that work is actively underway to complete the Plan by the end of the March for discussion at the April Board meeting.

Work Order #7 – Interstate Landscaping Plan – status

Katie Blankenstein, jB+a, inc., reported that work is underway on the required environmental reviews. Upon the review's completion, the landscape plan will be re-submitted to GDOT/FHWA for approval. Due to the delay in obtaining the environmental letter and the time required for the GDOT/FHWA approval process, Mr.

Allen and Ms. Blankenstein recommended that installation be planned for the fall. Mr. Manton, Imagescapes, supported this recommendation due to the fact that the CID will not be permitted to install irrigation along the interstate ramp areas.

Treasurer's Report

The Checking Account had a 2/1/07 beginning balance of \$273,070.12; a 2/28/07 ending balance of \$49,198.49 and a current (General Ledger) balance of \$46,936.98.

The Money Market Account had a 2/1/07 beginning balance of \$16,964; a 2/28/07 ending balance of \$1,883.08 and a current (General Ledger) balance of \$1,993.08.

The Georgia Fund 1 Account had a 2/1/07 beginning balance of \$930,201.19; a 2/28/07 ending balance of \$933,982.30 and a current (General Ledger) balance of \$933,982.30.

Combined totals for all three accounts are:

Beginning Balance: \$1,220,235.31

Ending Balance: \$ 985,063.87

Ledger Balance: \$ 982,802.36

Mr. Coffey motioned to approve the Treasurer's Report and ratify the February expenditures; seconded by Mr. Wheeler and unanimously approved.

Board Member's Remarks:

Mr. Wheeler requested that Mr. Rosselle take action to paint the BellSouth power pedestal at Commerce Park and Imagescapes to remove the tall weeds adjacent to the utility hut at the I-85/Pleasant Hill Road Bridge.

Mr. Wisdom observed the new bus shelters that have been installed in the CID and asked the staff to research the steps that can be taken to determine how the CID can get more shelters installed. Mr. Allen will investigate.

Executive Director's Remarks:

Mr. Allen discussed the following items:

- Financial Summary & Forecast shows over the remaining life cycle of the CID a total of approximately \$2.6 million remains unallocated for projects and programs.
- The Chamber's Partnership Gwinnett has been acknowledged as an initiative that will have a positive impact on Gwinnett County. The Chamber is seeking financial support and a contribution of \$15,000 from the CID is being considered. A decision on an appropriate level of support will be addressed at a future meeting.

Public Relations Remarks:

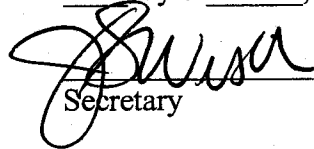
Jeff Corbin reported that plans are being finalized for the April 17 Annual Meeting to be held at the Atlanta Marriott Gwinnett Place. Invitations have been mailed to all stakeholders. An annual report is also being produced that will be mailed to all stakeholders in early April and distributed at the meeting. Mr. Allen urged all Board members to plan on attending the Annual Meeting.

Landscape Maintenance Remarks:

Blake Manton, Imagescapes, reported that the six new CID entryway signs have been installed at entry points along Steve Reynolds Boulevard, Satellite Boulevard and Pleasant Hill Road.

The meeting was adjourned by unanimous acclamation at 10:15 a.m.

Approved by the Board this
____ day of _____, 2007.


Secretary