

FROM MACON-BIBB COUNTY URBAN DEVELOPMENT AUTHORITY
MINUTES REGULAR PUBLIC AUTHORITY MEETING
April 5, 2023

The regular monthly meeting of the Macon-Bibb County Urban Development Authority held on Wednesday, April 5th at 4:00 p.m. in the Mayor's Conference Room, 2nd floor of City Hall 700 Poplar St Macon, GA 31201.

The agenda was as follows:

April 5, 2023

Presiding: Chair: Kay Gerhardt

Attending: Kay Gerhardt, Jan Beeland, Charles Richardson, Jim Crisp,
Jonathan Barton

Staff: Alex Morrison, Donesha Gibson,

Others in Attendance: Blake Sharpton

Media: Liz Fabian

Absent : Ryan Griffin, Lisa Berrian

Called to order – 4:08 p.m.

Adjourned -5:50 p.m.

I. Minutes Approval

Board reviewed minutes.

Motion to approve (Crisp) (Richardson)2nd.

II. Financial Report (Morrison)

No unusual findings for the February financials.

Local Loan Fund payments are current.

Parking revenue up for February and March.

No unusual expenses to report.

Motion to approve financials (Richardson)(Crisp)2nd.

III. Action Items

Approval of Amendment to the Macon Amphitheater Construction GMP contract.

Motion to approve (Richardson)(Crisp)2nd.

Approval of Lease for a portion of 171 Emery Hwy

Motion to approve (Richardson)(Crisp)2nd.

IV. Discussion Items

Dempsey Update

HUD audit submitted on time.

Dempsey managers are currently hiring maintenance staff via temp agencies to get vacant units back online for renting as quickly as possible; constantly researching opportunities to save on costs.

Dempsey Commercial

“Fuego” – tenants working to open location.

“Felicia’s”- lease currently not signed.

Both “Vital Signz” and “Ambitious Graphics” are vacant.

All contractors interested in Dempsey garage have been contacted.

Mill Hill Update

247 Schell Ave – closing scheduled for April 13th and punch-list items are being addressed.

217 Schell Ave – interior and exterior have been painted; artist-residence to move in property.

226 Hydrolia – will have a bid on property regarding renovation costs.

Follow-up plans for new build to be discussed.

Next week Mill Hill will be on the Reimagining Civic Commons tour. Guests will tour the arts center, Mill Hill residential property, along with the DeWitt-McCrary house.

Parking Update

Revenue is up and the new app is live. The announcement will be made in late April or early May.

Overall, everything is going smoothly.

Request for 10 parking spaces made by Chamber of Commerce. Lease drafted (5yr term/5 yr renewal, \$25.00 per space/per month). Morrison requests to negotiate final lease with the approval of the board.

Motion to approve (Richardson)(Crisp)2nd.

V. 4:53 p.m. Motion to enter Executive Session (Crisp)(Richardson)2nd

5:50 p.m. Motion to reopen meeting (Richardson)(Beeland)2nd.

VI. Old Business – None

VII. New Business – None

Meeting adjourned 5:50 p.m.