

FROM MACON-BIBB COUNTY URBAN DEVELOPMENT AUTHORITY
MINUTES REGULAR PUBLIC AUTHORITY MEETING
May 11, 2023

The regular monthly meeting of the Macon-Bibb County Urban Development Authority held on Thursday, May 11th at 8:30 a.m. in the Mayor's Conference Room, 2nd floor of City Hall 700 Poplar St Macon, GA 31201.

The agenda was as follows:

May 11, 2023

Presiding: Chair: Kay Gerhardt

Attending: Kay Gerhardt, Jan Beeland, Jim Crisp, Ryan Griffin

Staff: Alex Morrison, Donesha Gibson

Others in Attendance: Blake Sharpton, Suzy Garcia, Katina Wilson, Stephanie Folsom, Erica Martinez, Greg Brown, Wanzina Jackson

Media: Liz Fabian

Absent: Lisa Berrian, Charles Richardson, Jonathan Barton

Called to order – 8:30 a.m.

Adjourned -9:30 a.m.

I. Minutes Approval

Board reviewed minutes

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

II. Financials (Garcia)

Operating balance appears to be fine and favorable to the budget.

Parking fund has improved, March showed a cash increase of \$40k and expenses are down.

Work continues regarding audit and should be completed soon.
Motion to approve financials (Crisp)(Beeland)2nd.

III. Action Items

524 Mulberry Street Lane Purchase Agreement

Per Folsom, will follow up with the board at the next board meeting regarding potential buyer for 524 Mulberry St Lane. Purchase Sale Agreement to be presented at that time.

IV. Dempsey Update

Commercial (Folsom)

Felicia's – tenant has not signed the lease; talks continue with the current tenant.

Vital Signz – space available; continue to provide showings to potential future tenant(s).

Ambitious Graphics – status uncertain currently; TBD.

Restaurant – schedule to open June 1, 2023.

Residential (Wilson/Martinez)

Erica Martinez was hired as the new property manager for Dempsey; also, Macon Housing Authority hired 2 new maintenance staff to service property.

Wilson has started on the budget draft for next year and will be ready for Morrison in a few weeks.

Currently, vacancies are up (approximately 30 units vacant) anticipated filling ½ of those vacancies in the next 2 weeks.

Some units remain off-line due to roof leaks.

MHA developer looking into tax credits and feasibility regarding property improvements.

Mill Hill Updates

247 Schell Ave – the new homeowner has moved in and enjoying the neighborhood.

226 Hydrolia – plans for property are in progress.

V. 9:03 a.m. Motion to enter executive session (Griffin)(Crisp)2nd.
9:30 a.m. Motion to reopen meeting (Beeland)(Crisp)2nd.

VI. Old Business – none

VII. New Business – none

Meeting Adjourned