



SANDY SPRINGS

GEORGIA

SANDY SPRINGS DEVELOPMENT AUTHORITY

Thursday, January 11, 2024

Regular Meeting

8:30 AM

The Sandy Springs Development Authority Meeting will be held in the Barfield Conference Room, 2nd Floor, at Sandy Springs City Hall (1 Galambos Way, Sandy Springs, GA 30328).

Live-stream: www.SandySpringsGA.gov/Stream

- I. **Call to Order**
- II. **Roll Call**
- III. **Approval of Meeting Agenda**
- IV. **Approval of Meeting Minutes**
 - DA2024-01 January 12, 2023 Development Authority Annual Meeting Minutes
- V. **New Business**
 - DA2024-02 2024 Development Authority Annual Meeting Schedule

 - DA2024-03 Election of 2024 Development Authority Officers
The Chairperson and Vice Chairperson shall be elected at the annual meeting of the Authority from among the directors of the Authority, and shall hold office for one year or until their successors are elected and qualified.
- VI. **Other Business**
- VII. **Adjournment**

Individuals with disabilities who require certain accommodations in order to allow them to observe and/or participate in a public meeting, or who have questions regarding the accessibility of the meeting or facilities should contact the City Clerk at 770-730-5600 promptly for assistance. The City will make reasonable accommodations for those persons.

1 Galambos Way, Sandy Springs, Georgia 30328 • 770-730-5600 • SandySpringsGA.gov

City of Sandy Springs Development Authority Special Called Meeting was held on Thursday, January 12, 2023 at 8:30 a.m., Chair Chip Collins presiding.

I. Call to Order

Chair Chip Collins called the meeting to order at 8:40 a.m.

II. Roll Call

Members Present: Chair Chip Collins, Vice Chair John Paulson, Member Toshia Battle, Member Hardy Dorsey, Member Joe Houseman, Member Sunny Park, Member Ed Ukaonu

Member Absent: None

Staff Present: Karina Reyna, Assistant City Clerk; Nathifa Cunningham, Assistant City Clerk; Caroline Davis, Economic Development Manager; Dan Lee, City Attorney; Toni Carlisle, Chief Financial Officer

III. Approval of Meeting Agenda

Motion and vote. A motion was made by Member John Paulson, seconded by Member Ed Ukaonu to approve the meeting agenda. The motion carried by unanimous vote.

IV. Approval of Meeting Minutes

DA2023-01 February 10, 2022 Sandy Springs Development Authority Meeting Minutes

Motion and vote. A motion was made by Member John Paulson, seconded by Member Joe Houseman, to approve the February 10, 2022 Sandy Springs Development Authority Meeting Minutes. The motion carried by unanimous vote.

V. New Business

DA2023-02 Election of Chairperson and Vice Chairperson

Chair Chip Collins asked for nominations for the Chairperson of the Sandy Springs Development Authority.

Member Hardy Dorsey nominated the current Chair Chip Collins.

Motion and vote. A show of hands was requested to confirm the nomination. All members raised a hand in agreement to the approve Chip Collins as Chairperson.

Chair Chip Collins asked for any nominations on the Vice Chairperson of the Sandy Springs Development Authority.

Member Hardy Dorsey nominated the current Vice Chairperson John Paulson.

Motion and vote. A show of hands was requested to confirm the nomination. All members raised a hand in agreement to approve John Paulson as Vice Chairperson.

DA2023-03 Approval of the 2023 Development Authority Meeting Calendar

Chair Chip Collins reviewed the proposed meeting calendar of meeting dates April 13,2023; July 13, 2023; and October 12, 2023 and asked for a motion.

Motion and vote. A motion was made by Member Toshia Battle, seconded by Member Hardy Dorsey, to approve the proposed Sandy Springs Development Authority 2023 Meeting Calendar. The motion carried unanimously.

VI. Other Business

Vice Chairperson John Paulson welcomed Member Hardy Dorsey and advised everyone that all the documents involving the Sandy Springs Development Authority are readily available on the website.

Member Hardy Dorsey introduced himself by providing a brief background of his successful career and the volunteer work he continues to be involved with.

Caroline Davis, Economic Development Manager, provided a brief overview of all the upcoming projects.

1. City Springs Master Plan – Staff is moving forward with Plan 2.0, which is to review district-wide on either side of Roswell Rd.
2. Sandy Springs United Methodist Church – The Church is seeking a redevelopment partner for work on their athletic field. They are currently reviewing bids.
3. Roswell Road – Prioritize the parking and façade of Roswell Rd.
4. Veterans Park – To be completed by Veterans Day 2023.
5. Mt. Vernon/Hilderbrand/Boylston/ Roswell Rd. block – Considering bonuses for assemblage to make redevelopment more feasible.
6. Roswell Rd./ Johnson Ferry/ Sandy Springs Circle – Continued conversation with property owners and share the City’s vision.
7. Jamestown Area – This project was not identified as a priority, but they have received their rezoning. Their timeline will be based on the financial market.

Chair Collins asked what the Development Authority could do to participate in the façade project.

Development Manager Davis responded the Authority could consider a grant program, but City Staff will do some research and provide some recommendations at the following meeting.

Chair Collins asked Staff to also confirm what is the total fund balance. Previously, funds had been used for a concert on the City Green.

Chair Collins also advised he met with Jamestown group, and they were receptive of the City’s vision. He advised that the Authority is always cautious of not giving tax incentives to those projects that are already going to happen regardless. Chair Collins believes this is a worthy project for the Authority to consider.

Vice Chairperson John Paulson added that construction costs were skyrocketing at the time of their meeting and could factor in the timeline of their process.

Member Joe Houseman asked for an update on the North End.

Economic Development Manager Davis confirmed the old Big Lots is now completely demolished and will be turned into a multi-unit development with no retail. The North Ridge Commons and the old Loehmann's Plaza have current tenants and continue to have communication with City Staff. The North River is currently pursuing rezoning. This project is proposing residential to include townhomes and some retail. They are currently working with Staff on roadway access and connectivity.

VII. Adjournment

Motion and vote. A motion was made by Vice Chair John Paulson, seconded by Member Ed Ukaonu, to adjourn the meeting. The motion carried unanimously.

The meeting adjourned at 9:05 a.m.

Date approved: January 11, 2024

William 'Chip' Collins, Chair

Raquel D. González, City Clerk