

**CITY OF CUMMING  
DOWNTOWN DEVELOPMENT AUTHORITY  
100 MAIN STREET  
GALLERY B OF CITY HALL, 2ND FLOOR  
JULY 18, 2024, 6:00 PM**

**-AGENDA-**

- I. Call to Order and Pledge of Allegiance.
- II. Adoption of Previous Meeting Minutes
- III. Consider Agenda for Adoption
- IV. Executive Session. (If needed)
- V. Simple Man Distillery request for rent abatement
- VI. Consider the Sale of Tract 3 of the Cumming City Center Property and Approving the City Administrator to sign all documents pertaining to the sale.
- VII. Consider the Sale of Tract 5 of the Cumming City Center Property and approving The City Administrator to sign all documents pertaining to the sale.
- VIII. Consider and Extension to the Lease Agreement with Playhouse Partners.
- IX. City Center Update.
- X. Adjournment

**CITY OF CUMMING  
DOWNTOWN DEVELOPMENT AUTHORITY  
MINUTES**

There was a Specially Called Meeting of the City of Cumming Downtown Development Authority on Thursday, July 18, 2024 at 6:00 P.M., in Gallery B on 2<sup>nd</sup> floor of City Hall. Notice was given and properly posted as required by law. All appointed members of the Downtown Development Authority were present with the exception of Kelly Lamb, Brad Garmon and Lisa Mason. Chairman David Leathers called the meeting to order and led the pledge to the American Flag.

**II. Adoption of Previous Meeting Minutes:** A motion was made by Shakeeb Ali and seconded by Jason Evans to adopt the minutes of the May 9, 2024 DDA meeting. The motion carried 4-0 with Kelly Lamb, Brad Garmon and Lisa Mason absent.

**III. Consider Agenda for Adoption:** A motion was made by Jason Evans and seconded by Carrie Patterson to adopt the agenda as presented. The motion carried 4-0 with Kelly Lamb, Brad Garmon and Lisa Mason absent.

**IV. Executive Session:** Chairman Leathers announced there was a need for executive session to discuss the sale of real property and potential litigation. A motion was made by Shakeeb Ali and seconded by Jason Evans to recess into executive session. The motion carried 4-0 with Kelly Lamb, Brad Garmon and Lisa Mason absent. After a brief executive session, a motion was made by Carrie Patterson and seconded by Jason Evans to reopen the regular meeting. The motion carried 4-0 with Kelly Lamb, Brad Garmon and Lisa Mason absent.

**V. Simple Man Distillery request for rent abatement:** City Administrator Phil Higgins stated that given that the submitted plans were approved as of May 30, 2024 no abatement of rent should be due Simple Man at this time. A motion was made by Jason Evans and seconded by Carrie Patterson to deny Simple Man's request for rent abatement. The motion carried 4-0 with Kelly Lamb, Brad Garmon and Lisa Mason absent.

**VI. Consider the Sale of Tract 3 of the Cumming City Center Property and Approving the City Administrator to Sign all documents pertaining to the sale.** City Administrator Phil Higgins explained that the City had accepted an offer to sale approximately 5 acres to Toro Development for \$6.85 million. The property identified as Tract 3 is located at the northeast corner of Vision Drive and Bulldog Way. A motion was made by Shakeeb Ali and seconded by Jason Evans to authorize the sale of Tract 3 of the Cumming City Center and to approve City Administrator Phil Higgins to sign all documents pertaining to the sale. The motion carried 4-0 with Kelly Lamb, Brad Garmon and Lisa Mason absent.

**VII. Consider the Sale of Tract 5 of the Cumming City Center and Approving the City Administrator to Sign all documents pertaining to the sale:** City Administrator Phil Higgins explained that the City had accepted an offer to sale 5.39 acres to Commonwealth Group for \$2 million. The property identified as Tract 5 of the Cumming City Center is located at the of Vision Drive and Vision Parkway. A motion was made by Carrie Patterson and seconded by Shakeeb Ali to authorize the sale of Tract 5 of the Cumming City Center and to approve City Administrator Phil Higgins to sign all

documents pertaining to the sale. The motion carried 4-0 with Kelly Lamb, Brad Garmon and Lisa Mason absent.

**VIII. Consider an Extension to the Lease Agreement with Playhouse Partners:** City Administrator Phil Higgins explained that Playhouse Partners has requested to extend their lease agreement for another year. After some discussion, a motion was made by Shakeek Ali and seconded by Jason Evans to extend the Lease Agreement with Playhouse Partners for another year. The motion carried 4-0 with Kelly Lamb, Brad Garmon and Lisa Mason absent.

**IX. City Center Update:** Cumming City Center Property Manager Jennifer Archer gave an update of new tenants and the events occurring at the City Center.

**X. Adjournment:** A motion was made by Carrie Patterson and seconded by Shakeeb Ali to adjourn the meeting. The motion carried 4-0 with Kelly Lamb, Brad Garmon and Lisa Mason absent.

**DOWNTOWN DEVELOPMENT AUTHORITY**

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**David Leathers, Chairman**

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**Kelly Lamb, Vice Chair**

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**Carrie Patterson, Member**

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**Brad Garmon, Member**

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**Shakeeb Ali, Member**

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**Lisa Mason, Member**

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**Jason Evans, Member**

**Attest:**

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**City Clerk**