**Minutes**

Board Meeting

Little Five Points Community Improvement District  
6:30 p.m. December 12, 2022  
1629 McLendon Avenue, and via [Zoom](https://us06web.zoom.us/j/82206785525?pwd=dG9DNWpFMGRObG01YkhSb3hVQnYrUT09)  
Chairperson, Craig Pendergrast, Presiding

**Elector Attendees:** Susana Chavez, Jeff Rader, Josh Sagarin, John Izard, Craig Pendergrast, Walter Brown

**Other Attendees:**

Lauren Welsh - Staff; Mack Headrick

**Welcome and Call to Order**

The meeting was called to order at 6:35 pm.

**Approval of Agenda & Minutes**

Motion by John, second by Jeff - unanimous.

**Financial Update**

December 2022 Cash Flow

[CID 2022 Budget](https://drive.google.com/file/d/1o-08v1ofAzcbEGOxKkPBQ7qsaaPFKf-G/view?usp=sharing)  
Lauren to work on 2023 budget review with Scott

Walter - ask for project ideas from committees, matching funds for projects, gap funding for small projects (others bring ideas to us for gap/matching)

**Work Plan Review**

1. Bass Field
   1. [Letter to APS from Alliance](https://docs.google.com/document/d/1A7c8MGf-ier-ipJ-MG0sFGnytLBYtwXK/edit?usp=sharing&ouid=113508106571491166805&rtpof=true&sd=true)
   2. [Bass section of L5PA study](https://drive.google.com/file/d/1JCHAaijWxRXAA1llS3T_Lp6OSwU2MTP7/view?usp=sharing)
   3. [Growth projection APS](https://drive.google.com/file/d/1hp5fd4ovD-kzRIGB25sFlHTdfFeiJWmo/view?usp=sharing)
   4. [Proximity of elementary schools](https://drive.google.com/file/d/1Dm6QUgIT0fYneWWKBSDyPIc0D0QZWWbq/view?usp=sharing)
   5. [Bass Disposal Rationale](https://docs.google.com/document/d/1z6yLIgQkelrvaC6bnhdo34dSfj13Qp3T/edit?usp=sharing&ouid=113508106571491166805&rtpof=true&sd=true)

APS is recommending 17 properties for disposal. Bass is not one of them because of its location in the Midtown cluster, which has capacity issues. We continue to have conversations with APS and the City of Atlanta around potential utilization of the unused space. The Moreland frontage has the highest potential for development and is currently operated by the City. The CID will continue conversations with the City specifically about that portion of the property.

1. BID Conversion

Bass Lofts to sign on to BID in 2nd quarter 2023. Property manager joined the Alliance board.

1. Coordination with City and other CIDs
   1. Bi-monthly meetings continue
   2. PMA template in process

PMA template being collaboratively created by multiple CIDs. Small projects will not be subject to PMA. Impact fees are open for potential application. City broke areas up into 3 sectors. Potential to fill funding for Findley.

1. Findley & Davis Plazas
   1. Findley Renovation
      1. CID Procurement
      2. [Project Manager Solicitation](https://drive.google.com/drive/folders/1dgsijE-Z6yq31iThTfH_D7mCbxD5eeDX?usp=sharing)
      3. Funding considerations, including Park Pride
   2. Davis Bikeway and sidewalk dining
2. Alliance ([September minutes](https://docs.google.com/document/d/1lZ0Xj-EAiipl0PqFBHrRtqYoA--8UUVZHnbNcz6VLIE/edit?usp=sharing))
   1. Annual Meeting
   2. Georgia Works
   3. Security
   4. Funding
3. Euclid & TSPLOST
4. Moreland/Dekalb jug handles/ARC Grant
5. New Stuff

Meeting adjourned at 7:37