

Town Center Area CID Regular Meeting
November 29, 2011
7:30 AM
245 TownPark Drive, Kennesaw, GA

Board Members: Mason Zimmerman, Kelly Keappler, Ed Allen, Karl Vittery, Kerry O'Brien, and Jeff Gramlich
County: Commissioner JoAnn Birrell, Faye DiMassimo, Dan McDuff, Mike Wright,
Staff: Lanie Shipp, Mary Lou Stephens, Robert Maddux, and Lynn Rainey
Guests: James Hudgins, ARCADIS, Jim Croy and Greg Teague, Croy Engineering, Lindsey Burruss, CCVB, and Jon Gillooly, MDJ.

Chairman Mason Zimmerman called the meeting to order at 7:38

Minutes of the October 25, 2011 board meeting were unanimously approved as distributed.

Treasurer's Report – O'Brien reviewed the Financial Reports for the month ending November 30, 2011. **The board unanimously approved the Financial Reports and General & Administrative expenses in the amount of \$6,274.57, bringing the total of November Expenses to \$35,655.55.**

Chairman's Report – Mason acknowledged guests. He congratulated the BOD for the things accomplished in 2011, including the Cobb Framework Agreement, progress on all items within the Infrastructure, Planning and Quality of Life Committees, with many projects ready to move forward in 2012. He thanked Lanie for the thoroughness of her pre-BOD meeting memo, laying out the opportunities that await the CID next year.

Executive Director's Report - Lanie reported on several items:

- Lanie and Lynn Rainey reviewed the CID's agreement with the Barrett Master Association, Inc. (BMA). **A motion was made by Ed Allen that the Executive Director be authorized to enter into the presented agreement with the BMA, that the BMA shall manage and oversee the continual maintenance of the landscape provided by ValleyCrest, which installation shall be paid for by the TCACID, and that BMA obtain the landscape license for the designated area from Cobb County. The motion passed 5-0 with Mason abstaining.**
- **Busbee-Frey** - The Busbee-Frey project is subject to Value Engineering (VE) required by GDOT because it exceeds \$10 million. The VE cost determined by GDOT is \$45,107.91 and GDOT would like to schedule it for February. The VE cost was discussed when finalizing the CFA. After discussion regarding the GDOT procedure, and the role for the county and the engineering firm, **a motion by Kelly Keappler to approve to the \$45,107.91 to complete the Value Engineering on the Busbee-Frey project was unanimously adopted.**
- **The Planning Committee** - Meeting tomorrow morning with the Community Development Authority and CCDOT to review the Design Guidelines and other planning issues and all BOD members have been included in that invitation.
- **TIA 15% Distribution** - Thanked Commissioners Birrell and Goreham for their cooperation and interest in the projects which are in their districts and the CID boundaries, or immediately impacting the CID area. Approval of the Transportation Investment Act penny tax would mean an estimated **\$735,990,000** in transportation improvements (transit, aviation, road improvements) in the TCACID area.
- The BOD was reminded of its invitation to attend the public **Alternative Analysis (AA) Roundtables** occurring next week and the following week. In response to a question, Jim

Croy gave more detail about the purpose and direction of the AA. Faye DiMassimo commented on the Premium Transit as it relates to alignment, mode and operating costs.

Project Reports - Robert Maddux:

- **Noonday Creek Trail 2C** – Faye distributed and reviewed spreadsheets on costs and funding of this project. She reminded the BOD that several months ago, based on county revision on engineering and design, there had been a cost reduction of just over \$1 million. Since those reductions the County has identified a number of other cost reductions based on changing materials reported that the shortfall that then stood at \$499K in costs for the County and the CID has been reduced to \$193,000. If the TCACID can approve half of that cost, or, \$96,500, it is anticipated that the Board of Commissioners will approve the same amount. The spreadsheet total of \$898,500 for TCACID cost includes the CID's portion of that new figure. The BOC will have this presented in a January meeting and the TCACID's BOD's decision would be best handled before that January meeting, if possible. Since this spreadsheet wasn't available until yesterday the BOD delayed a vote on it but no objections were raised. There is a \$250K contingency built in. The Quality of Life Committee will address this in time for a presentation to the January BOC.
- **I-576@Mall Blvd & Barrett Parkway** – James Hudgins reported that a Final Plan Review will be held at Marietta GDOT office on December 13 and it is still scheduled for a March, 2012 letting and should be under construction by summer.
- **Busbee-Frey** – Greg Teague explained VE would be in first full week in February. The update Concept Report will occur immediately after that. No additional fees are anticipated from GDOT at this time, but all of the fees are new to GDOT in past 2-3 years based on their revenue stream.
- Project Schedule reviewed by Robert Maddox from Power Point and hard copy –
 - **Landscape work on Barrett/Greers/Chapel** should begin next week and should be finished before next BOD meeting. Brought in landscape architect for drawings but that didn't come in when anticipated.
 - **Big Shanty Landscaping** – QOL will review pricing in January. Preparing for roadbed on bridge.
 - **Noonday Creek 2C** – Needs correcting to show late Spring start.
 - **Wayfinding Signs** – One last sign, reworked, to be installed by Friday.

Other Business: Karl Vittery has submitted his resignation from the TCACID Board effective January 31, 2012 due to his retirement from Heidelberg and upcoming move to Savannah. Mason thanked Karl for his 10 years of service on the board, and presented him a Don Lilly TCACID logo monument. Karl expressed his gratitude for the opportunity to work with the TCACID.

The next regular meeting of the TCACID will be held January 24, 2012.

With no further business, the meeting was adjourned at 8:27A.M.

APPROVED BY THE BOARD this _____ day of _____, 2012.

Lanie Shipp, Executive Director