



Downtown Development Authority Meeting

Monday, February 24, 2025, at 6:30 PM
875 Main Street, Stone Mountain, GA 30083

Regular Meeting Minutes

I. Call to Order

- Carl Wright called the meeting to order at 6:30 pm.
- Members Present: Carl Wright, Thom DeLoach, Denise Phillips, Council Member Anita Bass, Michelle Dunbar and Sarah Hage. Robert Witherspoon was absent from this meeting.

II. Approval of the Agenda

- Sarah Hage made a motion to amend the proposed agenda by adding a discussion item regarding the Sweet Potato Café Façade Grant. The motion was seconded by Denise Phillips and was unanimously approved.

III. Approval of Minutes:

- Motion by Anita Bass to approve the regular meeting minutes from January 27, 2025, seconded by Thom DeLoach. Unanimously approved.

IV. Words of Privilege from the DDA Chairperson:

- The DDA Chairperson discussed Stone Mountain Main Street program status.

V. Citizen Comments:

- J. Monroe mentioned that the city needs businesses/commerce/ industries and the DDA should help.

VI. DDA Response to Citizen Comments:

- The DDA Treasurer provided insights on businesses that the DDA has successfully attracted and supported in starting within the City: Cherokee Rose, AARF, The Granite House Lofts, JavaVino, the brewery, The Curl Conqueror, Granite Mountain Distillery and many more.

VII. Director's Report

- The DDA's monthly report to the DCA has been submitted.
- The Director read an official letter from the Department of Community Affairs (DCA). The letter confirmed that Main Street Stone Mountain is in full compliance and up to date with all program requirements.

VIII. Council Report

- Council and DDA Member Anita Bass, provided a brief update on the last council meeting discussions/action items.

IX. Old Business:

1. **Enhancement Grant:** The DDA had a brief discussion regarding the Enhancement Grant. There was a proposal to include language allowing landlords with property in the city, but who do not currently hold a business license in the city, to be eligible to apply for the grant.
2. **BEC/DDA Mardi Gras Agreement for FY2025:** A brief discussion was held regarding the event. No motion was made, and no agreement was signed between the DDA and BEC.
3. **DDA social media Page:** Sarah Hage is overseeing the DDA's social media pages. There was a discussion about the Instagram page.
4. **Sweet Potato Café, Façade Grant:** Karen Patton, owner of Sweet Potato Café, was approved for a Façade Grant last year to build a patio deck, with a completion deadline of March 2025. However, the patio project has not yet been started. Instead, Karen Patton completed landscaping and installed new windows. She has requested reimbursement for the completed work (landscaping and windows). The issue is that landscaping and windows were not approved for the façade grant, and according to the grant guidelines, "The DDA will not consider applications on projects where the work has already been started". The DDA Director will be reaching out to the attorney to confirm if Karen Patton can be reimbursed for the landscaping and window projects that were not approved under the façade grant. The DDA suggested that Karen Patton withdraw her façade grant application and instead submit an enhancement grant application to complete the patio project.

X. New Business

1. Enhancement Grant Applications:

- Victor Economy, the property owner of Stone Mountain Plaza / 1054 Main Street, applied for an enhancement grant to paint the entire shopping center and reseal/paint the asphalt parking lot. The DDA requested that the mural on the side of the plaza, which was installed by the DDA, not be painted over. The total cost of the project is \$20,690.00. Grant amount: \$10,000.00.

Thom DeLoach made a motion to approve the request for the enhancement grant for 1054 Main Street, contingent on the condition that the DDA board updates the grant requirements to include landlords/property owners as eligible applicants. The motion was seconded by Michelle Dunbar. Unanimously approved.

- Jennifer Gallaway, the property owner of Thirsty Mona Lisa, Inc. / 979 Main Street applied for an enhancement grant to update the façade of her property (repair damaged framing between 977 and 979 Main, remove loose brick and stucco over existing facade. Replace damaged storefront windows. Install awning above storefront windows. Project cost: \$16,751.00. Requested grant: \$10,000.00

Thom DeLoach made a motion to postpone the discussion about the 979 Main Street enhancement grant application till the next meeting, seconded by Anita Bass. Unanimously approved.

2. Discussion Item: Election of DDA Officers: Motion by Denise Phillips to nominate Carl Wright as a DDA Chairperson, seconded by Anita Bass. Unanimously approved. The nomination of the other DDA Officers was postponed until the next meeting.

3. Possible Criterium Fall 2025: there was a brief discussion about the event.

X. Adjournment:

Motion by Anita Bass to adjourn the Regular Meeting, seconded by Sarah Hage. Unanimously approved.

Approved by the Board on: _____

_____ Carl Wright, Chairperson _____ Thom Deloach, Vice Chairperson