



Executive Director's Report

October 24, 2018

The Evermore Community District is pleased to announce the opening of the City Farmers Market located at 4002 US 78. This grand opening was an event, complete with fireworks, food, special guest speakers and, of course, the ribbon cutting. We join with the community welcoming the new concept to our corridor.

We now have a new member of the CID family. Alex Bastian has joined us in her capacity as the Executive Administrative Assistant. Alex is a graduate of the University of West Georgia with a background in psychology and insurance. She lives in the city of Snellville, and aspires to attend graduate school focused on economic development.

Project Rocket continue to advance despite the DeKalb County Commission disapproving the request made by the end user. As a result of the action by the DeKalb Commission, the developer is modifying the DRI and thus, while slowing the project, continues to work with Gwinnett County requirements as identified in the revised DRI.

The Metro Atlanta Redevelopment Summit (MARS) will take place on October 25th. This event will feature redevelopment projects from across the Metro Atlanta Region. This event is attended by more than 250 people annually. The CID will be a sponsor with a table set up for the attendees' discussions.

Collector Road Phase II Evermore North Blvd. (Britt-Highpoint-Walton Realignment):

The road construction is continuing to progress. Curb and gutter, storm water, and sanitary sewer have been completed to the project. While outparcels have not been connected, Speedway has been allowed to operate until such time as the storm water manhole has been completed on the southside of the housing development.

Most of the paving has been completed with the roundabout taking shape; we will ensure that the old pavement is removed prior to placing soil in the roundabout. A few traffic delays have occurred while the roundabout is being installed. In the picture below you will see both the progress of the housing development and the Evermore North Blvd Phase II project. On the right side of the picture you can see the roundabout construction taking place. We have discussed the removal of all asphalt from the roundabout center to ensure that we do not experience passed issues where this has not been the case.



Collector Road Phase III Evermore North Blvd. (Hewatt-Parkwood-Britt):

A great deal of change has occurred impacting the overall project. The final ROW plans were submitted to GDOT on October 17, 2018. The ROW plans required revisions due to the force main for the sanitary sewer. While the original plan was to push the line through to Parkwood, a decision was made to move the force main to Britt Dr. This decision will better accommodate the opportunity for residential tap on to the new sewer line.

ROW, once approved by GDOT, can begin the acquisition process. The requirements for acquisition for each parcel are now set. This will allow the completion of the property acquisition by the December 2019 goal.

You may recall previously, the anticipated let date was December 2018. Because of the many issues related to the sewer modification and ROW changes, the date has now been set for May 2020.

The CID will not lose nearly \$350,000 grant and the \$500,001 loan from SRTA and GRTA. SRTA has approved Amendment #6 to allow the funds to remain available until October 10, 2019. By that time all funds should be expended.

Continuous Flow Intersection:

Progress on the intersection continues with the project being back on schedule. While traffic issues continue to exist, most local traffic has affectively found alternatives to avoid the intersection.

The impact of the road improvement continues to be an issue for business operating in the M&P Shopping Center property. Once the construction is completed, the full impact on the shopping center will be realized only until the beginning of construction of the GA 124 widening project.

General Comments:

Over the next several months the CID will be developing a number of RFPs for service in FY-2019.

1. LCI grant administrative process has been completed. The CID will be the Subcontractor for the Atlanta Regional Commission of the project
2. Landscape RFP will be developed before the December Board Meeting. Two changes to the contract will occur: 1) The start date will be on March 1, 2019 and; 2) the mulch will be bid separately. We believe these changes will improve the response to the RFP while providing better control of the end result on both changes.
3. The Audit Contract has run its three year course as well. According to our Audit Policy, the contract must be rebid. We expect that this RFP draft will be available for review in our December Board Meeting as well.
4. The draft of the FY-2019 Budget will be provided to the Board for review during November and prior to the December Board Meeting for adoption.

There are a number of opportunities in the foreseeable future for the corridor. There is a big box prospect reviewing locations within the corridor. The company's key real estate Vice President, along with other key decision makers, visited the corridor and other areas of south Gwinnett County.

On September 18-21, the Gwinnett Chamber of Commerce held its Annual Strategic Leadership Visit to Salt Lake City Utah. A great deal of time on this trip featured the exploration of a redeveloped old Mall with related housing and other amenities. A highlight of the trip was to experience the different modes of public transportation. We were given the opportunity to visit and discuss with passengers the pros and cons to their system.

The Eastside Medical Center continues its efforts to improve health care within the southern region of Gwinnett and surrounding counties. Eastside has improved services at their Loganville Imaging Center.

In the October 19th TCC meeting with the Atlanta Regional Commission a discussion of the MARTA system and rider survey was presented. Ridership on MARTA is down more than 20%. The boarding in prior years has been more than 500,000; however, in the recent survey, boarding is down to less than 400,000. What this really means as the region begins to pour billions into the public transportation system, has yet to be determined.