

**Director's Report
February 2014**

Active ED Projects

834 Greene Street	Loan closed on September 10 th
901 Broad Street	Loan put on hold by GCF
758 Broad Street	Approved pending bank financing
220-222 6 th Street	Green Loan approved
1120 Jones Street	Loan under review at GCF/Loan on hold
905 Broad Street	Working with SBA on budgets and executed lease agreements
334 Greene Street	Loan under review at GCF
1246 Broad Street	Pending signed Letter of Intent
226 6 th Street	Green Loan underway
307 James Brown Blvd.	Loan on hold

Loans in the pipeline:

586 Broad Street	Pending signed Letter of Intent/New Loan Source
1022 Broad Street	Pending signed Letter of Intent/GCL
303-315 Greene Street	Pending Letter of Intent/\$195,000/GCL/Energy loan approved- HVAC/roof
1225 Greene Street	Pending Letter of Intent/\$175,000/GCL

Other:

Proposed Hotel	Updated resolution forwarded to lender/Site visit upcoming
Doris Building has sold	Purchased by Well Church
Fireside Grills has relocated and expanded to Empire Building	
Puritan Candle has opened on Broad	
Crate & Vine to open early 2014	
Old Irish Pub to open early 2014	
Barber shop will relocate to Johnson Building	
Knit Wear shop has opened on 8 th Street	
Working with upscale steakhouse from Columbia	

Pilot SPLOST Project

The Richmond on Greene/Application approved by Board/Engineering work for DOT underway
Springfield Park application approved by Board
Old Town Wayfinding Signage

SPLOST VI Project/Riverwalk

RFP completed
Committee meeting will be scheduled for March

Downtown Programs

Retail Strategy

Initial market analysis completed and under review
Demographic Research completed and under review
Consumer Expenditures completed and under review
Consumer Behaviors and Attitudes completed and under review
MOSAIC Segmentation completed and under review
GAP Analysis completed and under review
PEER Analysis completed and under review
Initial Property Catalogue underway and ongoing
Downtown Augusta has been represented at the following retail conferences:
ICSC Las Vegas, ICSC Atlanta, ICSC Dallas, ICSC Orlando and Retail Live in Atlanta
Following up on site specific opportunities such as FD
Targeting several Atlanta based restaurants, brew pubs and retailers for expansion opportunities
Working with two developers for new mixed -use projects in downtown/medical core
List of retail prospects is confidential and available to board members
We were represented in NYC December 9th-10th
Conference call with Fred Russell and GRU December 9th
Two new sponsors – First Bank and Rex Group, Total to date \$25,000
Demographic Summary, Brochure and comparison data underway
Site visit in January to look at possible grocery sites completed

Next steps:

Bring developers to Augusta/meet with city leaders in regards to a downtown grocery
Plan a trip with city leaders to a PEER City
Committee meeting in March for unveiling and logistics
Complete building inventory

Grant Projects

James Brown Blvd. Phase 1

Plans completed/Copy on file for review
Contract has been executed by GDOT
Service Provider Agreement executed
Advertisement of BID through ARC Procurement Department
Bid Opening to be held February 25th, two BIDs, Low Bid \$930,000
Bid Revisions completed and to Moreland Associates for approval (includes an alternate to reduce costs)
4 alternatives have been added for cost savings
Re-Bid has been approved by Moreland
Pre-Bid Meeting held February 17/10 contractors in attendance

Bid Opening, February 25, 2014

James Brown Blvd. Phase 2

Environmental work underway

Awaiting MOU's from DOT for execution

GRU DAY January 16, 2014

Inaugural event was a success in spite of weather

Working to better communicate event internally

Due to inclement weather, the next GRU Day will be March 20, 2014

Other

SPLOST requests submitted:

\$5.6 million for Phase 2 of the Common with realignment of James Brown Median.

\$3.0 million for a small business incubator

DDA to make presentation to Commission on February 24th

Audit underway

DDA Day in Atlanta March 4, 2014. Highlight is Renaissance Act.

Website quotes underway