



<b>DACC Property Development Committee</b>		
<b>January 12, 2024</b>		7:30 a.m.   DACC
Meeting called by	Mark Wills - called the meeting to order at 7:30.	
Type of Meeting	Property Development Committee	
Facilitator	Mark Wills	
Note taker	Linda Peplau	
Adjourned	8:32 AM	
Attendees	Mark Herbert, Mark Wills	
Staff/Guests	Anita Patel, Rick Evans, Linda Peplau	
<b>Meeting Agenda</b>		
>1 minute(s)	Mark Wills	
Discussion	A motion was made to jointly approve the Agenda for the January 12, 2024, Property Development Committee Meeting & the Minutes for the September 08, 2023, Property Development Committee Meeting with 1 correction to the minutes. Motion: Mark Herbert. 2nd: Mark Wills. Motion carries unanimously (2-0).	
Conclusions	Motion: Mark Herbert. 2nd: Mark Wills. Motion carries unanimously (2-0).	
Action Items	Person Responsible	Deadline
None	N/A	N/A
<b>Minutes of Previous Meeting</b>		
1 minute(s)	Mark Wills	
Discussion	See above.	
Conclusions	Motion: Mark Herbert. 2nd: Mark Wills. Motion carries unanimously (2-0).	
Action Items	Person Responsible	Deadline
None	N/A	N/A
<b>Old Business</b>		
0 minute(s)	None	
Discussion		
Conclusions		
Action Items	Person Responsible	Deadline
None	N/A	N/A



New Business		
26 minutes	Rick Evans	
Discussion	<ul style="list-style-type: none"> <li>• Talking Points &amp; suggestions for White Oak:               <ul style="list-style-type: none"> <li>○ Rick Evans shares details regarding his meeting with Yellowstone reps. at White Oak on 01.11.2024.</li> <li>○ Requested a quote on a redesign plan for Phase I &amp; a new design plan for Phase II from Yellowstone.</li> <li>○ Anita shared landscape photos of White Oak's current appearance for suggestions.</li> <li>○ Irrigation suggestions &amp; tree gator bags for new trees for the 1st, 6 months (suggested by Mark Wills).</li> <li>○ Gravel under plants to avoid water retention (suggested by Mark Herbert).</li> <li>○ Hardier plant selection i.e. azaleas, love grass, evergreen hollies, wax myrtles (suggested by Mark Herbert).</li> <li>○ Tree costs &amp; Tree Ordinances for White Oak = every 60 feet / total 237 trees for Phase II.</li> <li>○ Hydro seeding for year round grass, love grass for banks &amp; erosion (suggested by Mark Herbert).</li> <li>○ Sewer structure plan, road construction changes &amp; access possibilities.</li> <li>○ Available land around White Oak with future plans for conversation with surrounding land owners.</li> <li>○ Lighting (leaning on Kerry Bridges, per Anita) - Mark Herbert suggested solar powered light posts.</li> <li>○ Idea toss ups = Sell green space for land credits, add gravel &amp; bathrooms for a food trucks area or a daycare for workforce in the park (suggested by Mark Herbert). Suggests asking Amazon to invest in allotted childcare slots.</li> </ul> </li> </ul>	
Updates		
31 minutes	Anita Patel	
Discussion	<p>Anita Patel shares the following updates and starts the following conversations:</p> <ul style="list-style-type: none"> <li>• State of GA employees newly awarded a 4% raise in 2024 &amp; educators receiving a \$1000.00 bonus along with an annual \$2500.00 raise beginning 07.01.2024.</li> <li>• White Oak Master Signage Plan -tenant directional &amp; monument signs. (shared photos for suggestions)               <ul style="list-style-type: none"> <li>○ Anita shares with the Committee the sign ordinance as a reference.</li> <li>○ Anita will set up a meeting with Zoning for a Sign Ordinance review before presenting it to the BOC for final approval.</li> </ul> </li> <li>• Mark Herbert starts the conversation on more land purchase for possibilities of expansion and the need to help with infrastructure (water &amp; sewer). Water &amp; Sewer is gold, the further out we search, the more infrastructure investment that will be required.</li> <li>• Conversation on workforce &amp; child care challenges in state &amp; nationwide.</li> <li>• Mark Herbert shares info a on bitcoin company investing in Washington Georgia &amp; plans on building affordable housing (1 bed/1 bath THome) for their work force. Contractors are moving with affordability.</li> <li>• Lift Station at White Oak should be complete end of March.               <ul style="list-style-type: none"> <li>○ Anita will check with the County on Maintenance of lift station.</li> </ul> </li> </ul> <p>Rick Evans raises the question of what percentage have we turned over to the county already and warranty period time frame?</p>	
Action Items:	Person Responsible	Deadline
Set appointment with Zoning & lift station maintenance inquiries.	Anita Patel	N/A
<b>Adjournment</b>		8:32 AM
Conclusion	Motion to adjourn: Mark Wills 2nd: Mark Herbert. Motion carries unanimously (2-0).	
Next meeting: March 08, 2024	DACC	All