



CITY OF  
**FORESTPARK**

**CITY OF FOREST PARK  
DEVELOPMENT AUTHORITY REGULAR MEETING**

Wednesday, January 21, 2026 at 5:30 PM

City Hall - Council Chambers

[City Website](#)

Phone (404) 363.2454

**ECONOMIC DEVELOPMENT**

745 Forest Parkway  
Forest Park, GA 30297

**AGENDA**

**Billy Freeman, *Chairman***  
**Alvin Patton, *Vice Chairman***  
**Felicia Davis, *Member***  
**Hector Gutierrez, *Member***  
**Bennet Joiner, *Member***  
**Victoria Williams, *Member***  
**Rhonda Wright, *Member***

**VIRTUAL MEETING NOTICE:** Meetings will be live-streamed and available on Forest Park's [YouTube Channel](#)

**CALL TO ORDER/WELCOME**

**ADOPTION OF THE AGENDA WITH ANY ADDITIONS/ DELETIONS**

**APPROVAL OF MINUTES**

1. Review & Approval of the September 24, 2025, Meeting Minutes — Economic Development - Economic Development

**LEGAL UPDATE**

2. 2026 Development Authority Board Appointment and Term of Office Discussion - Economic Development
3. 2026 Development Authority Board Officer Election Discussion - Economic Development

**OLD BUSINESS**

4. Project Update: GUCA (794 Main Street) — Economic Development -

Economic Development

5. Project Update: Florence on Main (760-770 Main Street) — Economic Development - Economic Development

**NEW BUSINESS**

6. Review & Approval of the 2026 Development Authority Meeting Calendar — Economic Development - Economic Development

**ECONOMIC DEVELOPMENT UPDATE**

7. Economic Development Updates - Economic Development - Economic Development

**EXECUTIVE SESSION**

(When an Executive Session is required, one will be called for the following issues: Personnel, Litigation or Real Estate) OCGA is §50-14-1 (A) (2)

**ADJOURNMENT**

In compliance with the Americans with Disabilities Act, those requiring accommodation for meetings should notify the City Clerk's Office at least 24 hours before the meeting at 404-366-1555.



**CITY OF FOREST PARK  
DEVELOPMENT AUTHORITY REGULAR MEETING**

Wednesday, September 24, 2025, at 5:30 PM  
City Hall-Council Chambers, Virtual Meeting Via Zoom

**Website:** [www.forestparkga.gov](http://www.forestparkga.gov)  
**Phone Number:** (404) 363.2454

**ECONOMIC DEVELOPMENT**  
745 Forest Parkway  
Forest Park, GA 30297

## MINUTES

**Billy Freeman, Jr.,** *Chairman*  
**Alvin Patton,** *Vice Chairman*  
**Felicia Davis,** *Member*  
**Hector Gutierrez,** *Member*  
**Bennett Joiner,** *Member*  
**Victoria Williams,** *Member*  
**Rhonda Wright,** *Member*

### MEETING NOTICE:

*CDC requirements of masks and social distancing will be adhered.*

**CALL TO ORDER/WELCOME:** Alvin Patton called the Development Authority Regular meeting to order on September 24, 2025, at 5:37 p.m.

### PRESENT:

Billy Freeman, Jr.  
Alvin Patton  
Hector Gutierrez  
Bennet Joiner  
Victoria Williams (arrived at 5:38 p.m.)  
Rhonda Wright

### ALSO PRESENT:

Chief Latosha Clemons, Interim City Manager  
Kirby Glaze, Esq., DA General Counsel  
Rochelle B. Dennis, Economic Development Director  
Charise Clay, Economic Development Staff Assistant

**ADOPTION OF AGENDA WITH ANY ADDITIONS/DELETIONS:** Bennett Joiner made a motion to approve the agenda as submitted. Rhonda Wright seconded the motion. The motion passed unanimously.

**APPROVAL OF MINUTES:** Bennett Joiner made a motion to approve the July 23, 2025, Development Authority Regular Meeting minutes as submitted. Alvin Patton seconded the motion. The motion passed unanimously.

**NEW BUSINESS:**

**Monthly Financial Report:** Economic Development Staff Assistant Charise Clay presented the July 2025 Development Authority Financial Report. The DA received the Kroger Pilot payment of \$1.2M. Once the funds are deposited, the DA will write a check to the City of Forest Park in the amount of the deposit. As of July 31, 2025, the Development Authority had total assets of \$4,841,026.63.

**ECONOMIC DEVELOPMENT UPDATE:** Economic Development Director, Rochelle B. Dennis delivered the update:

- **Main Street**
  - Longest Table – October 3, 2025
  - Blues on Main – October 10, 2025
  - Scarecrow Contest – October 15, 2025
  - Pawtober Fest – October 25, 2025
  - Seasonal Light Pole Banners are in production and Fall banners will be installed soon
- **Economic Development**
  - Forest Park Business Awards planned for late 2025 or early 2026
  - Updated property flyers are complete
  - Properties available for development are now listed on Costar
  - Available for Development signs to be installed on properties in the coming weeks
  - Office of Economic Development attended the GEDA 2025 Annual Conference
  - Carter on Main (803 Main) – still in development
  - Carter on Scott (0 Scott Road) – LDP issued
  - MARTA O&M – Demolition has started
  - Scannell – 22 Acre Spec Building at Gillem – Clearing started
  - 751-771 Main Street – Pending development plan submission

**OLD BUSINESS:**

**794 Main Street Development Update:** Victoria Williams made a motion to approve the Georgia Utilities Association's development plans for the development of 794 Main Street. Hector Gutierrez seconded the motion. The motion passed unanimously.

**EXECUTIVE SESSION:** (When an Executive Session is required, one will be called for the following issues: Personnel, Litigation or Real Estate)

Bennett Joiner made a motion to exit the Regular Session and enter Executive Session for real estate at 6:04 p.m. Alvin Patton seconded the motion. The motion passed unanimously.

Bennett Joiner made the motion to exit Executive Session and reconvene the Regular Meeting at 6:32 p.m. Rhonda Wright seconded the motion. The motion passed unanimously.

Bennett Joiner made a motion to approve the ground lease for 670 Main Street for \$350 per month with a 60-day termination notice. Rhonda Wright seconded the motion. The motion passed unanimously.

**ADJOURNMENT:**

Bennett Joiner made a motion to adjourn the meeting at 6:32 p.m. Victoria Williams seconded the motion. The motion passed unanimously.

In compliance with the Americans with Disabilities Act, those requiring accommodation for meetings should notify the City Clerk's Office at least 24 hours prior to the meeting at 404-366-4720.

# **Development Authority**

**[DA]**

**Board meets at 5:30pm on the 4th Wednesday of every month**

**Meeting Location: Council Chambers in City Hall**

**(745 Forest Parkway, Forest Park, GA, 30297)**

## **2026 Meeting Calendar**

January 28, 2026

February 25, 2026

March 25, 2026

April 22, 2026

May 27, 2026

June 24, 2026

July 22, 2026

August 26, 2026

September 23, 2026

October 28, 2026

November 25, 2026

December 23, 2026

