



City of Lilburn
Lilburn, Georgia

**Resolution
No. 2025-14**

**STATE OF GEORGIA
COUNTY OF GWINNETT**

Date of Reading and Adoption: October 13, 2025
At the regular meeting of the Lilburn City Council

**A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF LILBURN, GEORGIA, ADVANCING
\$2,690,000 INCLUDING A LOAN IN THE AMOUNT OF \$966,232 TO THE LILBURN DOWNTOWN
DEVELOPMENT AUTHORITY FOR SITE DEVELOPMENT OF THE ASSEMBLAGE AT FIRST AND MAIN.**

- WHEREAS:** the Mayor and City Council activated the Lilburn Downtown Development Authority (DDA) by Resolution No. 191-06 on May 8, 2006, for the purposes of revitalizing and redeveloping the central business district of the City; and,
- WHEREAS:** the State of Georgia established the Downtown Development Authorities Law, O.C.G.A. 36-42, that allows for the DDA to make and execute contracts, agreements, and other instruments necessary or convenient to exercise the powers of the authority; and,
- WHEREAS:** the Downtown Development Authorities Law (O.C.G.A. 36-42-8) provides authority to the DDA to make and execute contracts, agreements, and other instruments necessary or convenient to exercise the powers of the authority or to further the public purpose for which the authority is created, including, but not limited to, contracts for construction of projects, leases of projects, contracts for sale of projects, agreements for loans to finance projects, contracts with respect to the use of projects; and,
- WHEREAS:** the Mayor and City Council find that it is necessary to advance funding to the DDA via Intergovernmental Agreement to enable the DDA to award a site development contract for the assemblage at First and Main within the central business district of the City for the purpose of continuing their purposes of revitalizing and redeveloping the district.

NOW, THEREFORE, BE IT RESOLVED by the Mayor and City Council of the City of Lilburn, Georgia, sitting in regular session on October 13, 2025, as follows:

1. The Mayor and City Council do hereby advance funding in the amount of \$2,690,000 to the DDA for the purpose of fully funding the contract with Lewis Contracting Services, LLC, for the site work required for redevelopment of DDA-owned property at First and Main. Of this amount, the DDA shall repay the City \$966,232 upon the sale of the property following the residential and commercial development of the site. The remaining amount of the advance shall not be refunded to the City as the improvements made shall remain public improvements to be enjoyed as a public park, public street and parking, public streetscape, and public stormwater improvements. Funding sources are as follows:



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Description of Improvement	Amount	Funding Source
New road through assemblage and public parking lots	\$469,500	2023 SPLOST – Transportation
Public park space between townhomes and commercial properties & alleyway between commercial buildings	\$48,704	2023 SPLOST - Recreation
Public stormwater infrastructure	\$943,713	Stormwater Fees
Public streetscape elements on Main and First Ave	\$261,851	TAD
Other, non-public site improvements	\$966,232	City loan – Fund 100 Fund Balance
TOTAL	\$2,690,000	

2. The terms and conditions of the advances are provided in an Intergovernmental Agreement between the City and the DDA.
3. This Resolution shall be effective upon approval by the Mayor and City Council.

SO RESOLVED this 13th day of October 2025.

APPROVED:

Johnny Crist, Mayor

ATTEST/AUTHENTICATED:

Anja Peay, City Clerk