



LILBURN

COMMUNITY IMPROVEMENT DISTRICT



2020 ANNUAL REPORT

THE TEAM

The Lilburn CID brings together stakeholders, businesses and communities to act as a collective catalyst for economic progress, creating brighter prospects for the District. The CID addresses issues and opportunities on multiple fronts to substantially enhance mobility and accessibility as well as the quality of the district, such as infrastructure improvements, beautification, public and traffic safety and more, affirming that Lilburn is a dynamic location for commercial success.



JIM VAUGHT
LCID Chairman

*Providence Christian Academy
Headmaster*



ED O'CONNOR
LCID Vice Chairman

*Lavista Associates Inc.
Associate Broker*



JOHN SOUTER
LCID Secretary/Treasurer

*Comet National Shipping Corporation
Founder/CEO*



SHIV AGGARWAL

*American Management Services, Inc.
Founder/CEO*



KATE WOYCE

*Taylor & Mathis
Assistant Property Manager*



DAVID FREEMAN

*Re/MAX Center
Commercial Real Estate*



ANAND MEHTA

*BAPS Shri Swaminarayan Mandir
Vice President, Board of Directors*



EDDIE PRICE

*Eddie's Automotive Service, Owner
Lilburn City Council*

2020 STATEMENT

FROM THE EXECUTIVE DIRECTOR

TAD LEITHEAD



Due to the COVID-19 pandemic, 2020 was an unpredictable and difficult year for the Lilburn CID, making my first full year as Executive Director challenging, but rewarding. In the midst of uncertainty, Lilburn CID was able to proceed with new projects and partnerships that continue to grow and boost our district's visibility, connectivity and accessibility.

LCID had the fortune of adding Kate Woyce, a veteran Taylor & Mathis property manager, as a new board member. Kate's commercial real estate expertise and knowledge of the district's properties are welcome assets to our leadership team. Kate replaced Joe Comonte from Plaza Las Americas, who served the CID well for several years. Thank you, Joe, for your service to the CID!

The 2021 budget was unanimously approved by the board on December 16, 2020 with funds earmarked

for key projects like Flock Safety cameras, a new wayfinding and signage program in partnership with the City of Lilburn, improved landscaping and construction improvements to Hood Road and the Ronald Reagan Parkway ramp. LCID also plans to expand its boundaries during 2021 and 2022 and is in the process of contacting targeted businesses that would benefit dramatically from CID projects and improvements. We anticipate submitting paperwork to finalize the expansion in April 2022.

Most importantly, we continued to enjoy and enhance our working partnership with Mayor Dunn, the City Council, and the City Manager Bill Johnsa and his staff, plus the members of the Development Authority. The LCID is proud of these relationships as they serve as a direct benefit to the businesses and citizens of Lilburn.

View the interactive map of the current LCID boundaries [here](#).



Photo credit: Emil Powell



LILBURN POINTS OF INTEREST

Lilburn is home to several cultural landmarks and destinations representing the diverse makeup of the community.

THE BAPS SHRI SWAMINARAYAN MANDIR is one of the most significant cultural landmarks and visitor attractions in the southeast and the heart of LCID. The Lilburn location is one of six Hindu Mandirs in the United States.



PLAZA LAS AMERICAS brings the flavor of Central and South America to Lilburn with more than 200 stores and vendors offering a variety of services from food, clothing/retail and beauty to real estate, legal advice, mortgage lending and more.



LILBURN PARKS AND NATURE TRAILS make up nearly 150 acres within six square miles of the City of Lilburn's developed parks, encouraging families to enjoy the great outdoors and exercise.



IMPROVEMENTS FOR BETTER, SAFER TRANSPORTATION

The CID works in partnership with Gwinnett County, City of Lilburn and the Georgia Department of Transportation (GDOT) to advance transportation and roadway safety improvements. Many of these infrastructure upgrades are slated to be funded through the County's 2016 one-cent special purpose local option sales tax (SPLOST).

These projects represent a collective value of more than \$28 million. While support levels and completion timelines have yet to be finalized, a county-appointed citizen review committee has recommended SPLOST funding to complete the following enhancements.



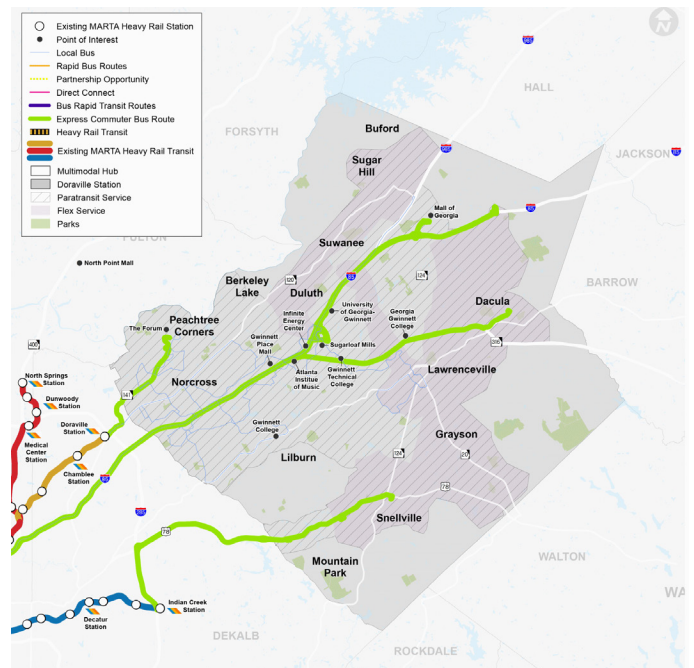
US 29 and Rockbridge Road



Jimmy Carter Blvd.



LILBURN **PLEASANT HILL ROAD** **OPPORTUNITY MAP**
POND **SMALL AREA STUDY**



FLOCK SECURITY CAMERAS

LCID and the City of Lilburn installed four license plate-reading security cameras from Flock Safety in a one-year pilot program and have approved the installation of three additional cameras. Flock Safety will complete the camera installations extending the contract for all seven cameras to September 1, 2021. The cameras are integrated into a network that provides information on stolen vehicles directly to patrol officers in their cars or on their mobile devices. If successful, the program could potentially grow to 50 or more camera installations within the community.



WAYFINDING

LCID worked with the City of Lilburn on a new wayfinding and signage project in downtown Lilburn. The CID and the City began working together in April 2020 and selected Sky Design to create the master plan.

Capital Signs will install the following new signs throughout 2021:

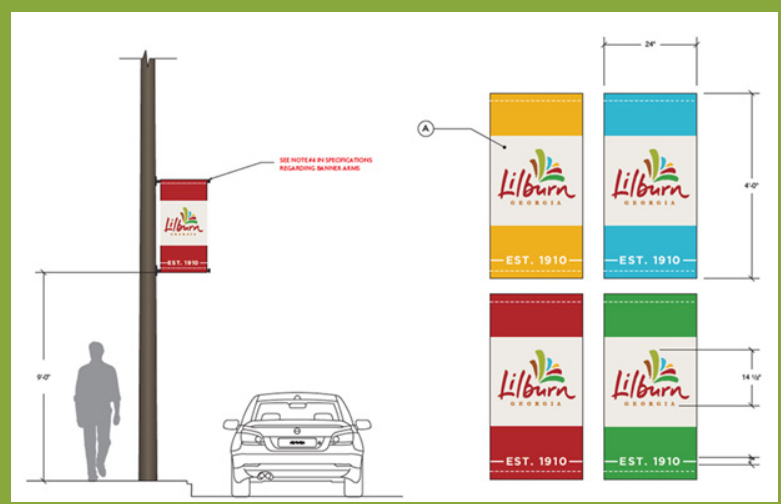
- 1 Monument sign
- 12 vehicular directional signs at 6 major intersections along Lawrenceville Highway from Rockbridge Road to Ronald Reagan Parkway
- 40 pole banners along the same roads as the directional signs
- 8 City of Lilburn blade signs at major intersections along Highway 29
- 2 Old Town Lilburn blade signs at the intersection of Main Street and Highway 29



MONUMENT SIGN



WAYFINDING



HOOD ROAD PROJECT

The entrance to Lilburn Elementary School at Lilburn School Road and US 29 has been a safety concern for parents and school staff for quite some time. LCID, GDOT, Gwinnett County and the City of Lilburn came together to perform a traffic signal analysis which found 22 correctable crashes within a five-year span. LCID funded \$30,000 to complete the survey, the City funded \$170,000 for the construction design by Kimley Horn, while Gwinnett County and GDOT are working to finalize the permitting. Once completed, the Hood Road traffic signal and realignment project will positively impact traffic flow and reduce congestion around the school and intersection.

“While the current entrance driveway to Bryson Park does not directly affect our school’s traffic, we believe the traffic safety in this area will be much improved when the new entrance drive is aligned with Hood Road,” said Gwinnett County Public Schools Executive Director of Communication and Media Relations Sloan Roach. “The newly designed intersection should improve safety for students, staff and school visitors as it will align the entrance with Hood Road, removing concerns about cars entering the center turn lane from opposite directions.”



JIMMY CARTER BOULEVARD CORRIDOR STUDY

The CID has partnered with Gwinnett County, the City of Tucker, Tucker Summit CID and Gateway85 CID on a Jimmy Carter Boulevard and Mountain Industrial Boulevard Corridor Study. Extending from SR 141/Peachtree Industrial Boulevard in the north to E Ponce de Leon Avenue in the south, this study will include an analysis of existing transportation conditions and concerns as well as a projection of future needs along the corridor.



JCB | JIMMY CARTER BOULEVARD & MIB | MOUNTAIN INDUSTRIAL BOULEVARD CORRIDOR STUDY



Introduction

The Jimmy Carter Boulevard & Mountain Industrial Boulevard Corridor Study is a joint effort conducted by Gwinnett County, the City of Tucker, the Gateway85 Community Improvement District (CID), Tucker Summit CID, and Lilburn CID. This study will include an analysis of existing transportation conditions and concerns as well as a projection of future needs along the corridor.

This study extends from SR 141/ Peachtree Industrial Boulevard in the north, across I-85 and the Stone Mountain Freeway to E Ponce de Leon Avenue at the south and includes segments in both Gwinnett and DeKalb Counties.

Your Involvement

On this web page, we invite you to learn more about the project and to provide input on the needs in this area.

Take a look at the additional materials and opportunities to provide input below. Please share this page with anyone who lives, works, or travels along this busy corridor as we want to reach as much of the community as possible!



LANDSCAPING AND BEAUTIFICATION

Mowing, weed control and debris removal are key activities within the CID to help increase property values. In addition to weekly sweeps of the corridor, the CID coordinates with the City of Lilburn and Gwinnett County to increase the frequency of mowing for areas that would otherwise receive very limited attention.



BEFORE

AFTER

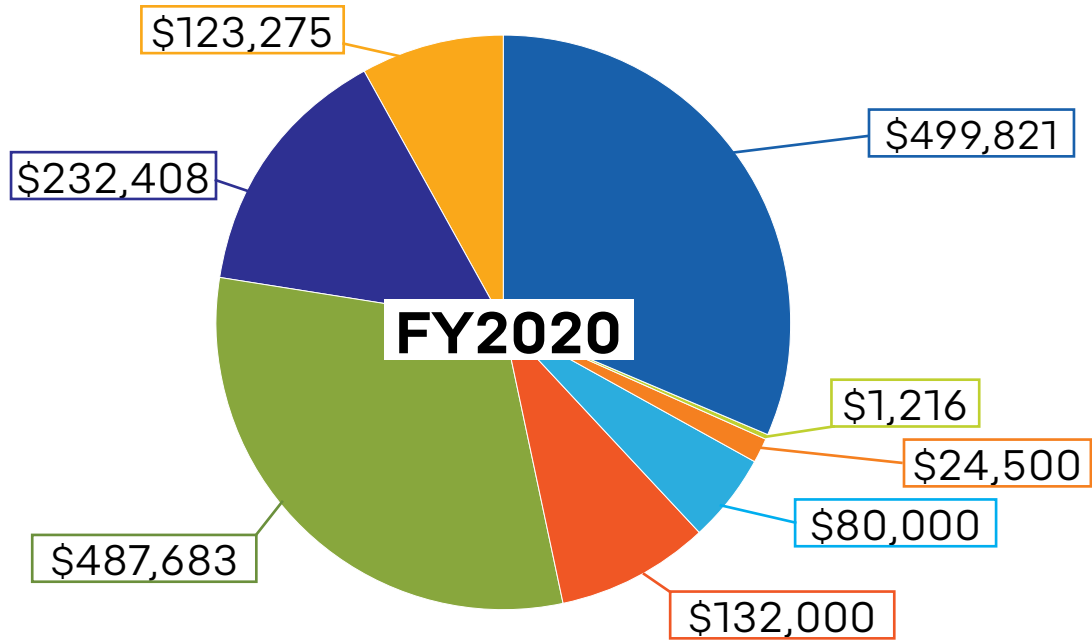


“It is our privilege to be partners with the Lilburn CID. Executive Director Tad Leithead has brought new energy and fresh approaches to make our corridor more inviting to businesses and citizens. We enjoy sharing information and strategies on a regular basis.

— Tim Dunn, Lilburn Mayor



2020 FINANCIALS



Net Income - Tax Revenue

Interest

SPLOST Funded Projects

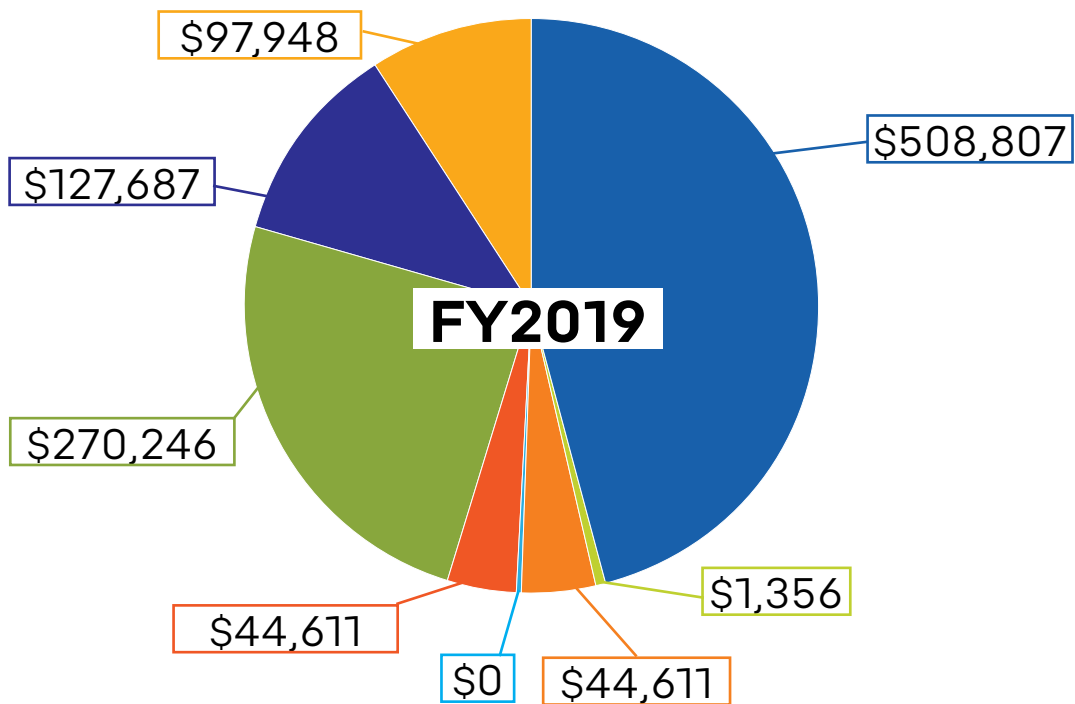
Grant Funded Projects

Total Project Expenses

Total Administrative Expenses

Operations Insurance, Communications, Landscape, Security, etc.

Professional Services Accounting, Legal, Contractors, etc.





LILBURN

COMMUNITY IMPROVEMENT DISTRICT

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