



**MINUTES OF THE
MEMPHIS CENTER CITY REVENUE FINANCE CORPORATION
114 North Main Street
Memphis, TN 38103**

Tuesday, November 10, 2020

Due to the declarations of a State of Emergency by the President of the United States, the Governor of Tennessee, and the Mayor of Memphis relating to the COVID-19 Pandemic, the DMC has determined that it is necessary that the meeting be conducted by electronic or other means of communication in order to protect the health, safety and welfare of the public, DMC staff, and CCRFC applicants. This meeting of the CCRFC was held via Zoom virtual meeting. Board members participated by phone with all materials made available to them as well as the public in advance. Procedures were in place to identify all participants on the call including members of the public and allow for questions and public comment.

Board Members Present: Bobbi Gillis, Kevin Woods, Brandy Johnson-Ward, Eric Mathews, Sean Norris, Jim Crone, and Jeri Moskovitz

Board Members Not Present: Christina Kurdilla and Glenn Floyd

DMC Staff Present: Jennifer Oswald, Christine Taylor, Brett Roler, Penelope Huston, Erik Stevenson, Katie Flynn, Abram Lueders, Jaske Goff, and Penelope Springer

Guests: James McLaren (Counsel), Ray Brown, James Stokes, Carl Person, Sam Fargotstein, Aaron Bremer, Joel Smith, Scott Van Der Jagt, Jason Weeks, Stephen Edwards, Carol Coletta, George Abbott, Tom Bailey and a Member of the Public.

Chairman Gillis determined that a quorum was present, and the meeting was called to order at 9:01 A.M. Christine Taylor called roll for board members, staff and attending guest. After board quorum was confirmed Chairman Gillis called for approval of resolution that holding meeting electronically is necessary. Jim Crone motion to approve resolution, Eric Matthews seconded the motion, after roll call, the motion passed unanimously. Chairman Gillis gave a brief overview of meeting protocol before proceeding to the first agenda item. Chairman Gillis called for approval of the minutes from the September 8, 2020 CCRFC Board of Directors meeting. Jim Crone motioned to approve the September 8, 2020 minutes as presented, Sean Norris seconded the motion, after roll call, the motion passed unanimously.

Agenda item III: Financial Update

Penelope Springer presented the financial report.

Agenda item IV: DMA Loan

Jennifer Oswalt and Brett Roler presented the DMA Loan request. The request is for construction and renovation of parking garages, parking lots and related development. This will include a Mobility Center located at Peabody and Front, renovations at First Place Parking, Shoppers Garage and Wagner Place. Jim Crone made a motion to approve the assignment, Jeri Moskovitz seconded the motion, after roll call, the motion passed.

Agenda item V: The Citizen Apartments

James McLaren presented the PILOT assignment for the Citizen Apartments. The assignment for existing PILOT lease for The Citizen Apartments located at 1835-1837 Union Avenue. Kevin Woods made a motion to approve the assignment, Eric Mathews seconded the motion, after roll call, the motion passed unanimously.

Agenda item VI: Diversity Report

Penelope Springer presented the 3rd quarter Diversity Report. Jaske Goff updated the board on Diversity meeting highlights and Erik Stevenson updated the board on the new Pre-Development list that has been added to the DMC website.

Agenda item VII: President's Report

Jennifer Oswalt thanked board member for the extended time in today's board meeting and invited board members to the upcoming DMA meeting.

Seeing no further business, the meeting was adjourned.