



Hapeville
georgia

CIVILITY PLEDGE

The way we govern ourselves is often as important as the positions we take. Our collective decisions will be better when differing views have had the opportunity to be fully vetted and considered. All people have the right to be treated with respect, courtesy and openness. We value all input. We commit to conduct ourselves at all times with civility and courtesy to each other.

MAIN STREET BOARD

3468 N Fulton Ave
Hapeville, GA 30354

July 9, 2025 6:00 PM

AGENDA

- 1. CALL TO ORDER:**
- 2. ROLL CALL:**
 - Charlotte Rentz
 - Melanie Rabb
 - Susan Bailey
 - Derrick Booker
 - David Burt
 - Lee Duke
 - Lorenne Fey
 - Ellen Free
- 3. APPROVAL OF MINUTES:**
 - 3.I. June 11, 2025
- 4. APPROVAL OF FINANCIAL STATEMENT:**
 - 4.I. June 2025
- 5. OLD BUSINESS:**
 - 5.I. 2024-2025 Workplan
 - 5.II. Gallery Crawl - July 12
 - 5.III. Artist Residency Update
- 6. NEW BUSINESS:**
 - 6.I. Artist Talk
 - 6.II. Meeting Location Change Vote
 - 6.III. Sponsorship Teirs
- 7. ANNOUNCEMENT(S):**
- 8. NEXT MEETING:**
 - 8.I. August 13, 2025
- 9. PUBLIC COMMENTS:**
- 10. ADJOURN:**

Hapeville Main Street Board of Directors Meeting
June 11, 2025, at 6:00 PM

Present: Charlotte Rentz, Susan Bailey, Lee Duke, Derrick Booker, Lorene Fey, Melanie Rabb, David Burt, Ellen Free, Nikki Cales, Natalie Carner

Absent:

Guest: none.

Call to Order

- Charlotte Rentz called the meeting to order at 6:05 PM and welcomed all Board members and guests.

Roll Call

Charlotte Rentz- *Present*

Susan Bailey- *Present*

Derrick Booker- *Present*

David Burt- *Present*

Lee Duke- *Present*

Lorene Fey- *Present*

Ellen Free- *Present*

Melanie Rabb- *Present*

Vacant

Approval of Minutes

- **A motion was made by David Burt to approve the May 14, 2025 meeting minutes. Lee Duke seconded the motion. Carried 5-1 Abstained.**

Approval of Financial Statements

- **A motion was made by David Burt to approve the April 2025 Financial Report. Seconded by Ellen Free. Carried.**
- **A motion was made by Ellen Free to approve the May 2025 Financial Report. Seconded by Lee Duke.**

OLD BUSINESS:

2024-2025 Workplan

- The Main Street Manager explained expenses from April and May.
- Wifi expenses for the Art Containers is being expended from our budget. We are to operate as if we don't have these expenses and the budget will be adjusted to cover those costs.
- The hanging basket landscaping cost has also been applied to our budget.

- Community Services recommended that the trees in the 748 Virginia Plaza be replaced because the current ones are obstructing the view of the Arts District Sign.

Gallery Crawl

- Manager proposed the Gallery Crawl route.
- Melanie Rabb is interested in getting some Buskers to come to the event
- Brass Tap and Café Belli are secured as additional alcohol vendors.
- Lorene Fey is interested in having the mural artist Yoyo Farrah be the featured artist for Academy Theatre. Natalie Carner will reach out to him.
- The board is interested in asking the Seed and Feed band to participate. Nikki Cales will reach out to them.
- For alcohol, attendees are able to walk around the approved area with their drinks. They are only allowed to do so with the designated event cups. We will have 250 complimentary reusable cups for the event, and we will provide disposable cups to alcohol vending sites with the gallery crawl sticker.
- The Gallery Crawl promotional material has been created by ATL Airport District and the Main Street Manager created an alternative design for the board's approval.

Artist Residency Update

- Main Street Manager provided an update. Artist Reinilda Blair is doing fantastic. Honey Pierre was delayed in beginning her transformation of the space and has not been posting once a week as outlined in the contract. The board recommends that the Manager send a violation of contract warning.
- Changes will need to be made to the Artist Contract to include:
 - For every week that the artist is not in the Studio for 10 hours, \$75 will be deducted from their stipend.
 - Artist must provide a weekly schedule.
 - Create a procedure with steps to follow when an artist is not following contract.

NEW BUSINESS:

Art District Sign Celebration

- We are working on updated the Arts District Overlay to be current
- We would like to order a sheet cake with an image of the sign on it for the celebration and light refreshments
- Main Street Manager will reach out to the ATL Printmaker's Studio to see if we can host this on June 26th or June 27th from 7pm-8pm.

Arts District Promotion/Brochure

- Main Street Manager created an Arts District Brochure that will be available at the ATL Printmaker's studio and surrounding businesses.

Next Meeting

- **July 9, 2025**

Announcements

- Main Street Manager and Charlotte Rentz met with Source Urbanism and Lonnie Holley's team to discuss the possibility of leasing the sculpture for the Hapeville Day Nursery Plaza. This agreement will make the project more fiscally obtainable.
- Charlotte Rentz announced that the Swimmerman school hosted an open house on June 3rd. They are interested in a mural on their wall and are open to the possibility of a Ford themed art piece.
- Main Street Manager spoke with the Tara club to inquire about having a mural painted on their exterior wall facing Sam Hape Plaza.
- Lorenne Fey announced that the Academy Theatre has Improv on Friday night, Hip Hop musician on Saturday night, Midsummer Nights Dream and Atlanta Radio Theatre on Sunday Night.
- Lorenne Fey announced that Grady Hospital is interested in getting involved with community events.
- Main Street Manager announced that the Hapeville Juneteenth Freedom Day Festival will be on Thursday, June 19th from 11am-6pm. There will be activities at the Depot Museum and Jess Lucas Park.
- Main Street Manager announce that Reinilda Blair will be hosting a Café Y Cultura open studio event on June 22nd from 3pm-5pm. Honey Pierre will be hosting an open studio event on June 22nd from 2pm-5pm.

Public Comments

None.

Adjourn

A motion was made by Ellen Free and seconded by Lee Duke to adjourn June 11, 2025 meeting. All approved. The meeting was adjourned at 8:00 pm.

Charlotte C. Rentz, President

Nikki Cales, Secretary

100-GENERAL FUND
DEPARTMENT - MAIN STREET

% OF YEAR COMPLETED: 75.00

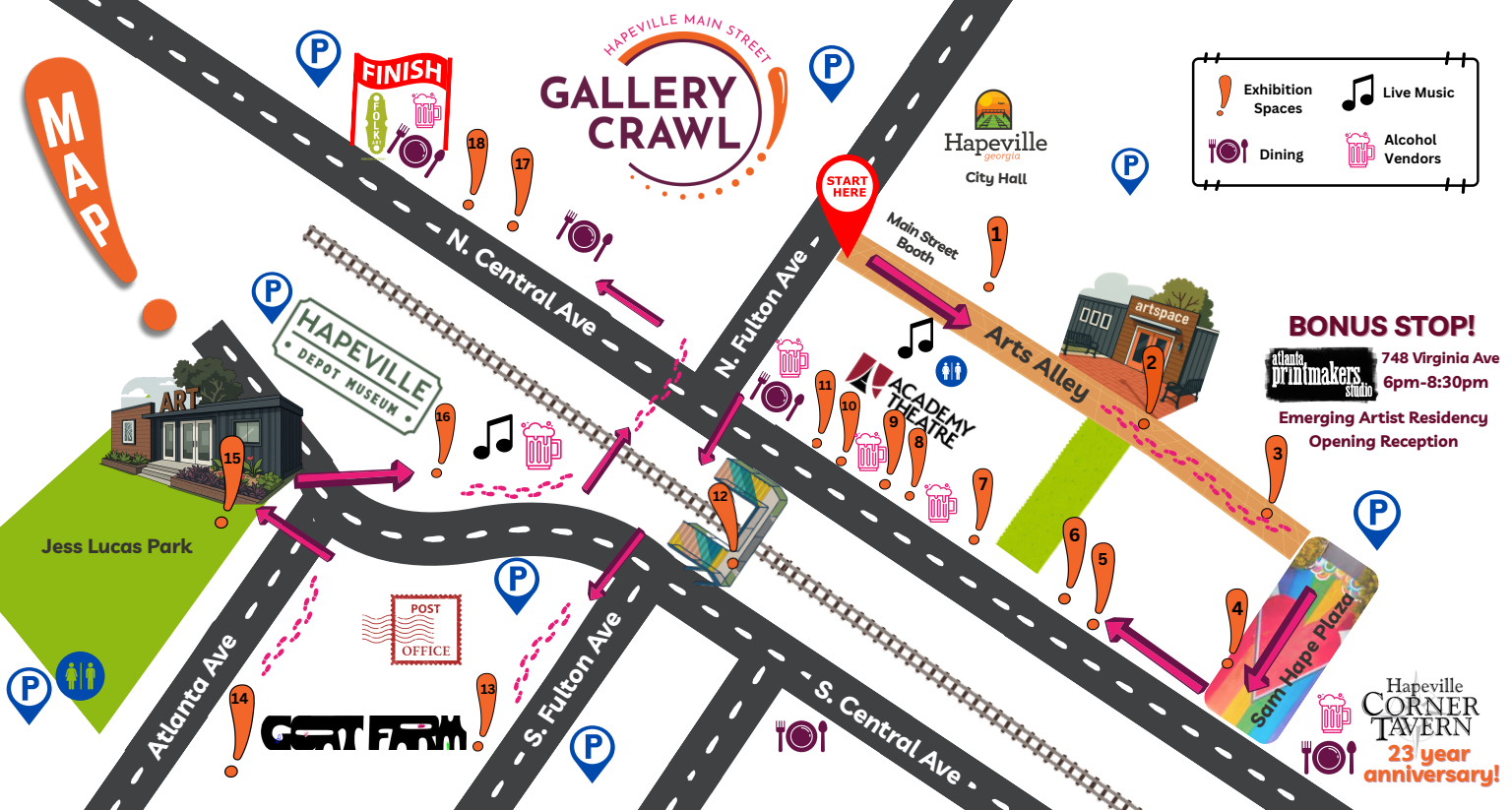
DEPARTMENTAL EXPENDITURES	ORIGINAL BUDGET	CURRENT BUDGET	BEGINNING BALANCE	CURRENT MONTH	CURRENT BALANCE	BUDGET BALANCE	% OF BUDGET
PERSONNEL SERVICES							
100-5-7550-511400 Vacation	0.00	0.00	0.00	0.00	0.00	0.00	0.00
100-5-7550-511500 Sick	0.00	0.00	0.00	0.00	0.00	0.00	0.00
100-5-7550-511600 Holiday	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL PERSONNEL SERVICES	0.00	0.00	0.00	0.00	0.00	0.00	0.00
CONTRACTED SERVICES							
100-5-7550-521200 Professional	0.00	0.00	0.00	0.00	0.00	0.00	0.00
100-5-7550-521300 ICI Grant Expenses	0.00	0.00	0.00	0.00	0.00	0.00	0.00
100-5-7550-521309 Art Grant-Fulton Count	0.00	0.00	0.00	0.00	0.00	0.00	0.00
100-5-7550-521400 GM Grant Exp-Main Stre	50,000.00	27,000.00	27,000.00	155.25	27,155.25	155.25	100.58
100-5-7550-522000 Festivals	35,000.00	36,000.00	27,579.98	0.00	27,579.98	8,420.02	76.61
100-5-7550-522100 ARC - Sharing Our Stor	0.00	0.00	0.00	0.00	0.00	0.00	0.00
100-5-7550-523200 Communications	0.00	0.00	0.00	588.08	588.08	588.08	0.00
100-5-7550-523300 Advertising	2,000.00	2,000.00	0.00	0.00	0.00	2,000.00	0.00
100-5-7550-523400 Printing & Binding	1,000.00	0.00	0.00	0.00	0.00	0.00	0.00
100-5-7550-523500 Travel	2,000.00	2,000.00	0.00	0.00	0.00	2,000.00	0.00
100-5-7550-523600 Dues & Fees	600.00	1,000.00	1,305.00	0.00	1,305.00	305.00	130.50
100-5-7550-523700 Education & Training	1,000.00	1,000.00	0.00	0.00	0.00	1,000.00	0.00
100-5-7550-523850 Contract Labor	2,000.00	2,000.00	1,210.00	0.00	1,210.00	790.00	60.50
TOTAL CONTRACTED SERVICES	93,600.00	71,000.00	57,094.98	743.33	57,838.31	13,161.69	81.46
SUPPLIES & MINOR EQPT							
100-5-7550-531100 Supplies	1,500.00	1,800.00	868.98	401.06	1,270.04	529.96	70.56
100-5-7550-531400 Books & Periodicals	0.00	0.00	0.00	0.00	0.00	0.00	0.00
100-5-7550-531600 Small Equipment<5000	0.00	0.00	248.99	0.00	248.99	248.99	0.00
100-5-7550-531700 Other Supplies	300.00	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL SUPPLIES & MINOR EQPT	1,800.00	1,800.00	1,117.97	401.06	1,519.03	280.97	84.39
CAPITAL OUTLAYS > \$5000							
100-5-7550-541200 Site Improvements	10,000.00	10,000.00	12,648.75	12,280.00	24,928.75	14,928.75	249.29
100-5-7550-542300 Furniture & Fixtures	0.00	0.00	0.00	0.00	0.00	0.00	0.00
100-5-7550-542400 Computers	0.00	0.00	0.00	0.00	0.00	0.00	0.00
100-5-7550-542410 Technology	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL CAPITAL OUTLAYS > \$5000	10,000.00	10,000.00	12,648.75	12,280.00	24,928.75	14,928.75	249.29
OTHER COSTS (NOC)							
100-5-7550-579000 Contingencies	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL OTHER COSTS (NOC)	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL MAIN STREET	105,400.00	82,800.00	70,861.70	13,424.39	84,286.09	1,486.09	101.79
TOTAL EXPENDITURES	105,400.00	82,800.00	70,861.70	13,424.39	84,286.09	1,486.09	101.79
REVENUES OVER/ (UNDER) EXPENSES	(105,400.00)	(82,800.00)	(70,861.70)	(13,424.39)	(84,286.09)	(1,486.09)	101.79

	A	B	C	D	E	F	G	H	I	J	K	L	M	N	O	P
59																
60																
61	BRANDING															
62	Notes:															
63		Merch		ADMIN/MISC						HST. PRESERVATION						
		\$220.99	table cloth	Notes:						Notes:						
64				Motion made												
65				1/18/25												
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77																
78																
79	Total Spent	\$220.99	Remaining:													
80	Total Allocated	\$230.00	\$9.01													
81																
82																
83																
84	GRANTS															
85	Notes:															
	\$17,260 budget															
	adjustment approved															
	by council															
86		\$23,000.00	Sign fabricator deposit	Notes:												
87				\$5000 grant												
88		\$23,000.00	sign fabricator final payment	awarded by GA												
89		\$11,380.00	Henry Inc deposit	Power												
90																
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92																
93																
94																
95																
96																
97																
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100																
101																
102	Total Spent	\$57,380.00	Remaining:													
103	Grant Amount	\$50,000.00	\$7,380.00													
104																

MAP

HAPEVILLE MAIN STREET GALLERY CRAWL

! Exhibition Spaces	🎵 Live Music
🍴 Dining	🍷 Alcohol Vendors



BONUS STOP!
 atlanta printmakers studio 748 Virginia Ave
 6pm-8:30pm
 Emerging Artist Residency
 Opening Reception

Hapeville
CORNER TAVERN
 23 year anniversary!

- | | | | |
|--------------------------------------|---------------------------------------------------------------------|---------------------------------------------------------------|-------------------------------------------------|
| 1- Arts Alley, Blockhead | 6- LatJohns Pilates, Julio Ceballos & Nicholas Twiner live painting | 10-Theatre stage, Chantelle Rytter: Meet the Lantern Puppets! | 15- JLP Art Container, Honey Pierre |
| 2- Art Space, Reinilda Blair | 7-Intown Focus Realty, Alphonso Whitfield | 11-Coffeeman, Leila Farhan | 16-Hapeville Depot Museum, Artists in Residence |
| 3- Arts Alley, Fence Weaving | 8- Academy Theatre Entrance- Gabrielle Morse Polaroid Activity | 12-Pedestrian Bridge Installation, ANN | 17-Buttersweet Bakery, Monica Alexander |
| 4- Sam Hape Plaza, Jonathan Imafidor | 9- Academy Theatre- Bola Pace | 13- The Goat Farm, open studios | 18-Folk Art Patio, Serena Simpson |
| 5- LatJohn Pilates, Rady Phai | | 14-Methodist Church Gallery, Krista M Jones | |

Gallery Crawl Details

Artist Placement & Install

- Arts Alley – Block Head
 - Install Saturday
- Art Space- Reinilda Blair
- Chain Link Fence- Crochet artist
 - Install Friday night or Saturday before event
- Sam Hape Plaza- Johnathan Imafidor
 - Install Saturday
- LatJohn’s Pilates Yoga Side- Julio Ceballos and Nick Twiner
- LatJohns Pilates, Pilates Side- Rady Phai
- Intown Focus Realty- AJ Whitefield
- Academy Theatre- Bola Pace
- Academy Theatre Stage- Chantelle Rytter
 - Install Saturday at 4pm
- Academy Theatre Entrance- Gabrielle Morse
- Coffeeman- Leila Farhan
- Bridge- ANN
- The Goat Farm-
 - Gene Dominique Studio
 - Matthew Blodgett
 - Nitetime Paperwork
- Methodist church- Krista M. Jones
- Art Container JLP-Honey Pierre
- Hapeville Depot Museum – Artist Residents
 - They will also offer Museum Tours
- Bittersweet Bakery- Monica Alexander
- Near Folk Art Patio- Serena Simpson

WM Events

- Set up on Saturday at 2pm

Music Line-Up

- **Theatre Loading Dock (Arts Alley)**
 - 5pm-6pm, Music on Speaker
 - 6pm, Seed and Feed begins, follows route to the Depot Plaza
 - 7pm-8pm, Atlanta Contemporary Music Collective
- **Hapeville Depot Plaza**
 - 5pm-6:30pm, Atlanta Contemporary Music Collective

- 6:45pm-7pm, Seed and Feed finishes in Depot Plaza
- 7pm-9pm, Citizen Gold
- **Academy Theatre Diamond Stage**
 - 5pm-6:30pm, Cooper Tisdale
 - 7pm-8pm, Daniel Aguilara

Alcohol Policy:

- Attendees are permitted to walk in the designated downtown area with alcoholic beverages. They **MUST** have the Gallery Crawl cup in order to walk around with alcohol – no other containers are permitted. Main Street will provide 250 complimentary reusable cups at their table to the first 250 attendees who follow the Main Street Instagram. Main Street will provide plastic disposable cups to participating alcohol vendors with the Gallery Crawl sticker logo on it.
 - Participating Alcohol vendors include:
 - Corner Tavern
 - Beer Girl
 - Academy Theatre
 - Volare
 - Café Belli (pop up on Depot Plaza)
 - Folk Art
- There will be “No Alcohol Beyond This Point” signs setting the alcohol boundary.
- One drink per person at a time, no larger than 16 oz.

Business Responsibilities:

- Assist in promoting the event through social media and their storefront
- Provide a water dispenser for patrons with disposable cups. If needed, let us know if we can help.
- Provide a point of contact for the day of the event. Name and phone number.
- Help keep track of attendance.

Artist Responsibilities:

- Assist in the installation of artwork
- Assist in the promotion of the event through social media
- Positive engagement with attendees

Main Street:

- Main Street Table
 - Give away 250 Reusable cups to people who follow our Instagram or Facebook
 - Complimentary fans
 - Table set up with tablecloth, merch, etc. Water?

Community Services week of:

- Check route to ensure cleanliness: remove weeds and trash
- Make sure the piano is clean
- I walked the route with Pete and he will be taking care of it

Art Container in the Park:

- The AC is not working and needs to be replaced. AC Repair will come on 7/9 to access. For now, Community Services will provide a temporary AC Unit.