



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

November 12, 2025 6:00 PM

AGENDA

- 1. CALL TO ORDER:**
- 2. ROLL CALL:**
 - Charlotte Rentz
 - Melanie Rabb
 - Derrick Booker
 - David Burt
 - Lee Duke
 - Lorenne Fey
 - Ellen Free
- 3. PUBLIC COMMENTS:**
- 4. APPROVAL OF MINUTES:**
 - 4.I. September 10, 2025
- 5. APPROVAL OF FINANCIAL STATEMENT:**
 - 5.I. July 2025
 - 5.II. August 2025
 - 5.III. September 2025
- 6. OLD BUSINESS:**
 - 6.I. 2024-2025 Workplan
 - 6.II. 2025-2026 Workplan
 - 6.III. #FreeArtHapeville
 - 6.IV. Sponsorship/membership
- 7. NEW BUSINESS:**
 - 7.I. Butterfly Parade Route
 - 7.II. Draft Retreat Agenda
- 8. ANNOUNCEMENT(S):**
- 9. NEXT MEETING:**
 - 9.I. November 20, 2025 - Main Street Retreat
- 10. ADJOURN:**

Hapeville Main Street Board of Directors Meeting
September 10, 2025, at 6:00 PM

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

Absent:

Guest:

Call to Order

- Charlotte Rentz called the meeting to order at 6:01 PM and welcomed all Board members and guests.

•

Roll Call

Charlotte Rentz

Susan Bailey

Derrick Booker

David Burt

Lee Duke

Lorene Fey

Ellen Free

Melanie Rabb

Vacant

Approval of Minutes

- **A motion was made by Lorene Fey to approve the August 13, 2025 meeting minutes. Lee Duke seconded the motion. Carried 5-2 Abstained.**

Approval of Financial Statements

- **The board would like to wait to approve financial statements until the correct amount is reflected.**

OLD BUSINESS:

2024-2025 Workplan

- We are \$559 over budget
- The board is interested in having R. Land paint a mural. Main Street Manager is in contact with the Tara Club to see how we can move forward getting some murals on their walls. Main Street Manager is also in contact with Joan Shorter to see if we can collaborate to get a mural on 585 N Central Ave.
- Main Street Manager reminded board members to attend trainings per DCA requirement. A link to the Coffee & Conversations will be emailed.

Gallery Crawl

- Folk Art is interested in having an artist at their location.
- We are still working on booking musicians. Main Street Manager has booked Jason Smith and reached out to The Human DJ.
- We are in talks of working with Simply Pop for them to provide free samples and Aura Photography.
- We are discussing having Fire Performers and live statues as entertainment.
- We will be working with Dashboard to add some interesting installations for the event.
- For the Goat Farm – maybe we can put flyers on each studio door to see if they are interested in participating for future events.
- Attendees were requesting more easy food options so we are looking at getting a food truck for the S. Central side of the tracks.
- The board is interested in doing a fashion theme for the next Gallery Crawl.

Sponsorship

- Corner Tavern is interested in giving us a \$500 sponsorship. We need to work out the details of what a sponsorship would look like for our program.

NEW BUSINESS:

Artist Artwork Agreement

- Mural Agreement
 - David Burt will send the easement agreement to Main Street Manager
- Artist Artwork Agreement
 - There is an existing agreement that states that Main Street will own the artwork for 18 months.
 - We need to create an agreement that grants us full rights over the artwork.

2026 Event Schedule

- Main Street Artist Residency
 - Application Open December 15-February 2, artist interviews week of February 16.
 - Session I, beginning in April with the gallery crawl in June
 - Session II, beginning in July with the gallery crawl in October
- Gallery Crawl dates – June 6th and October 3rd
- FreeArtHapeville – December 5th

Downtown Zoning

- We need to discuss what we want downtown Hapeville to be. We are interested in keeping the downtown district historic and historic looking. We will look more in depth at the possibility of presenting a zoning change for downtown.

A motion was made by David Burt and seconded by Melanie Rabb to schedule the 2025-2025 Main Street Retreat on November 20th in Manchester, GA. All approved. Carried.

Next Meeting

- **October 8, 2025**

Announcements

- **None.**

Public Comments

None.

Adjourn

A motion was made by Ellen Free and seconded by Lee Duke to adjourn September 10, 2025 meeting. All approved. The meeting was adjourned at 7:55 pm.

Charlotte C. Rentz, President

Nikki Cales, Secretary

July

100-GENERAL FUND
DEPARTMENT - MAIN STREET

% OF YEAR COMPLETED: 83.33

DEPARTMENTAL EXPENDITURES	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
PERSONNEL SERVICES						
100-5-7550-511400 Vacation	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-511500 Sick	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-511600 Holiday	0	0.00	0.00	0.00	0.00	0.00
TOTAL PERSONNEL SERVICES	0	0.00	0.00	0.00	0.00	0.00
CONTRACTED SERVICES						
100-5-7550-521200 Professional	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-521300 LCI Grant Expenses	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-521309 Art Grant-Fulton Count	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-521400 GM Grant Exp-Main Stre	27,000	(155.25)	27,000.00	0.00	0.00	100.00
100-5-7550-521450 Georgia Power Grant Ex	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-522000 Festivals	36,000	3,703.31	31,283.29	0.00	4,716.71	86.90
100-5-7550-522100 ARC - Sharing Our Stor	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-523200 Communications	0	0.00	588.08	0.00	(588.08)	0.00
100-5-7550-523300 Advertising	2,000	1,512.40	2,297.16	0.00	(297.16)	114.86
100-5-7550-523400 Printing & Binding	0	155.25	155.25	0.00	(155.25)	0.00
100-5-7550-523500 Travel	2,000	0.00	0.00	0.00	2,000.00	0.00
100-5-7550-523600 Dues & Fees	1,000	0.00	1,305.00	0.00	(305.00)	130.50
100-5-7550-523700 Education & Training	1,000	0.00	0.00	0.00	1,000.00	0.00
100-5-7550-523850 Contract Labor	2,000	350.00	3,750.00	0.00	(1,750.00)	187.50
TOTAL CONTRACTED SERVICES	71,000	5,565.71	66,378.78	0.00	4,621.22	93.49
SUPPLIES & MINOR EQPT						
100-5-7550-531100 Supplies	1,800	0.00	1,335.60	0.00	464.40	74.20
100-5-7550-531400 Books & Periodicals	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-531600 Small Equipment<5000	0	0.00	248.99	0.00	(248.99)	0.00
100-5-7550-531700 Other Supplies	0	0.00	0.00	0.00	0.00	0.00
TOTAL SUPPLIES & MINOR EQPT	1,800	0.00	1,584.59	0.00	215.41	88.03
CAPITAL OUTLAYS > \$5000						
100-5-7550-541200 Site Improvements	10,000	0.00	24,928.75	0.00	(14,928.75)	249.29
100-5-7550-542300 Furniture & Fixtures	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-542400 Computers	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-542410 Technology	10,000	0.00	24,928.75	0.00	(14,928.75)	249.29
TOTAL CAPITAL OUTLAYS > \$5000	10,000	0.00	24,928.75	0.00	(14,928.75)	249.29
OTHER COSTS (NOC)						
100-5-7550-579000 Contingencies	0	0.00	0.00	0.00	0.00	0.00
TOTAL OTHER COSTS (NOC)	0	0.00	0.00	0.00	0.00	0.00
TOTAL MAIN STREET	82,800	5,565.71	92,892.12	0.00	(10,092.12)	112.19
TOTAL EXPENDITURES	82,800	5,565.71	92,892.12	0.00	(10,092.12)	112.19

Aug

100-GENERAL FUND
DEPARTMENT - MAIN STREET

% OF YEAR COMPLETED: 91.67

DEPARTMENTAL EXPENDITURES	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
PERSONNEL SERVICES						
100-5-7550-511400 Vacation	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-511500 Sick	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-511600 Holiday	0	0.00	0.00	0.00	0.00	0.00
TOTAL PERSONNEL SERVICES	0	0.00	0.00	0.00	0.00	0.00
CONTRACTED SERVICES						
100-5-7550-521200 Professional	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-521300 LCI Grant Expenses	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-521309 Art Grant-Fulton Count	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-521400 GM Grant Exp-Main Stre	27,000	0.00	27,000.00	0.00	0.00	100.00
100-5-7550-521450 Georgia Power Grant Ex	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-522000 Festivals	36,000	176.90	31,460.19	0.00	4,539.81	87.39
100-5-7550-522100 ARC - Sharing Our Stor	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-523200 Communications	0	0.00	588.08	0.00	588.08	0.00
100-5-7550-523300 Advertising	2,000	295.40	2,592.56	0.00	592.56	129.63
100-5-7550-523400 Printing & Binding	0	0.00	155.25	0.00	155.25	0.00
100-5-7550-523500 Travel	2,000	0.00	0.00	0.00	2,000.00	0.00
100-5-7550-523600 Dues & Fees	1,000	0.00	1,305.00	0.00	305.00	130.50
100-5-7550-523700 Education & Training	1,000	60.00	60.00	0.00	940.00	6.00
100-5-7550-523850 Contract Labor	2,000	813.96	4,563.96	0.00	2,563.96	228.20
TOTAL CONTRACTED SERVICES	71,000	1,346.26	67,725.04	0.00	3,274.96	95.39
SUPPLIES & MINOR EQPT						
100-5-7550-531100 Supplies	1,800	0.00	1,335.60	0.00	464.40	74.20
100-5-7550-531400 Books & Periodicals	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-531600 Small Equipment<5000	0	0.00	248.99	0.00	248.99	0.00
100-5-7550-531700 Other Supplies	0	0.00	0.00	0.00	0.00	0.00
TOTAL SUPPLIES & MINOR EQPT	1,800	0.00	1,584.59	0.00	215.41	88.03
CAPITAL OUTLAYS > \$5000						
100-5-7550-541200 Site Improvements	10,000	6,500.00	31,428.75	0.00	(21,428.75)	314.29
100-5-7550-542300 Furniture & Fixtures	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-542400 Computers	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-542410 Technology	0	0.00	0.00	0.00	0.00	0.00
TOTAL CAPITAL OUTLAYS > \$5000	10,000	6,500.00	31,428.75	0.00	(21,428.75)	314.29
OTHER COSTS (NOC)						
100-5-7550-579000 Contingencies	0	0.00	0.00	0.00	0.00	0.00
TOTAL OTHER COSTS (NOC)	0	0.00	0.00	0.00	0.00	0.00
TOTAL MAIN STREET	82,800	7,846.26	100,738.38	0.00	(17,938.38)	121.66
TOTAL EXPENDITURES	82,800	7,846.26	100,738.38	0.00	(17,938.38)	121.66

SEP

CITY OF HAPEVILLE
EXPENDITURES REPORT (UNAUDITED)
AS OF: SEPTEMBER 30TH, 2025

100-GENERAL FUND
DEPARTMENT - MAIN STREET

% OF YEAR COMPLETED: 100.00

CURRENT BUDGET CURRENT PERIOD YEAR TO DATE ACTUAL TOTAL ENCUMBERED BUDGET BALANCE % YTD BUDGET

DEPARTMENTAL EXPENDITURES

PERSONNEL SERVICES

100-5-7550-511400 Vacation	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-511500 Sick	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-511600 Holiday	0	0.00	0.00	0.00	0.00	0.00
TOTAL PERSONNEL SERVICES	0	0.00	0.00	0.00	0.00	0.00

CONTRACTED SERVICES

100-5-7550-521200 Professional	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-521300 LCI Grant Expenses	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-521309 Art Grant-Fulton Count	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-521400 GM Grant Exp-Main Stre	27,000	0.00	27,000.00	0.00	0.00	100.00
100-5-7550-521450 Georgia Power Grant Ex	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-522000 Festivals	36,000	136.07	31,596.26	0.00	4,403.74	87.77
100-5-7550-522100 ARC - Sharing Our Stor	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-523200 Communications	0	0.00	588.08	0.00	588.08	0.00
100-5-7550-523300 Advertising	2,000	111.31	2,703.87	0.00	703.87	135.19
100-5-7550-523400 Printing & Binding	0	0.00	155.25	0.00	155.25	0.00
100-5-7550-523500 Travel	2,000	0.00	0.00	0.00	2,000.00	0.00
100-5-7550-523600 Dues & Fees	1,000	0.00	1,305.00	0.00	305.00	130.50
100-5-7550-523700 Education & Training	1,000	0.00	60.00	0.00	940.00	6.00
100-5-7550-523850 Contract Labor	2,000	0.00	4,563.96	0.00	2,563.96	228.20
TOTAL CONTRACTED SERVICES	71,000	247.38	67,972.42	0.00	3,027.58	95.74

SUPPLIES & MINOR EQPT

100-5-7550-531100 Supplies	1,800	53.70	1,389.30	0.00	410.70	77.18
100-5-7550-531400 Books & Periodicals	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-531600 Small Equipment<5000	0	0.00	248.99	0.00	248.99	0.00
100-5-7550-531700 Other Supplies	0	0.00	0.00	0.00	0.00	0.00
TOTAL SUPPLIES & MINOR EQPT	1,800	53.70	1,638.29	0.00	161.71	91.02

CAPITAL OUTLAYS > \$5000

100-5-7550-541200 Site Improvements	10,000	0.00	31,428.75	0.00	21,428.75	314.29
100-5-7550-542300 Furniture & Fixtures	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-542400 Computers	0	0.00	0.00	0.00	0.00	0.00
100-5-7550-542410 Technology	0	0.00	0.00	0.00	0.00	0.00
TOTAL CAPITAL OUTLAYS > \$5000	10,000	0.00	31,428.75	0.00	21,428.75	314.29

OTHER COSTS (NOC)

100-5-7550-579000 Contingencies	0	0.00	0.00	0.00	0.00	0.00
TOTAL OTHER COSTS (NOC)	0	0.00	0.00	0.00	0.00	0.00

TOTAL MAIN STREET

82,800	301.08	101,039.46	0.00	18,239.46	122.03
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TOTAL EXPENDITURES

82,800	301.08	101,039.46	0.00	18,239.46	122.03
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FreeArtHapeville 2025 Budget Overview – Saturday, December 6, 2025

Main Art & Experiences

Artist / Vendor	Contact	Description / Notes	Amount
Tracy @ Wits End Llamas	tracy@witsendllamas.com	Live Llamas installation	\$1,110
Jeremy Adams	—	Event Art	\$400
Bags with Jeremy Adams art	—	Promotional giveaway bags	\$468 (est.)
The ToonHeadz	caroline.maiden@toonheadz.com	1 Caricature Artist (4 hrs, 48-60 faces, logo prints)	\$750

Individual Artists

Artist / Vendor	Contact	Description / Notes	Amount
Serena Simpson	serenasimpson@gmail.com 404-561-9874	50 Rainbow Symphony Vinyls (\$125) + Stained Glass Buttons (\$300)	\$425
Kelly's Death Pickles	kellysdeathpickles@gmail.com	Custom collab with this year's art	\$500
Kandus Johnson	@kandusjohnson	5 large butterflies (\$40 each) + 30 magnets (\$10 each)	\$500
Lillian Bolster / LilBeeDesigns	@lillianbolster	Ceramic Whiskey Sippers (30 pcs)	\$450
Nicholas Twiner	twiner@gmail.com	75-100 original small watercolors on ceramic tile (Atlanta flora)	\$395
Avenue Jane Shop	@avenue_jane_shop	100 Handmade ornaments	\$500
Moira Deninno	deninno@gmail.com	30 pieces of collage art	\$500
Paige Lieveno	paigelienvo@gmail.com	40 Abstract Color Studies	\$400
Jennifer Upton	—	Artist contribution	\$350

Artist / Vendor	Contact	Description / Notes	Amount
Freeside – Mary Peabody	—	Installation / activation	\$200

Music

Category	Description	Amount
Live Music	Local musicians / performers	\$1,000

Budget Summary

Item	Amount
Total Budget	\$7,500
Confirmed (Artists + Music + Bags)	\$7,948
Over Budget	-\$448

Notes: - Currently over budget by \$448 — may need to reduce one small line item or secure additional sponsor support. - All artist confirmations to be finalized by November 2025.

#FreeArtHapeville – Saturday, December 6, 2025

Main Street Memberships

Friends of Main St. \$150

- Recognition on the Main Street website under the member roster.
- Sign to hang in business
- 5 Exclusive Main St. T-shirts to use as prizes for business promotion

Community Partner \$750

- Logo prominently displayed on Main St. website.
- Business logo included on printed marketing material for 2 Main Street events of your choice
- Opportunity to display your marketing materials at our Main St. booth during 2 events of your choice
- Social media promotion
 - 1 Business Spotlight
 - Included in Main Street Member appreciation post
- Sign to hang in business
- Exclusive specialty Main St. Swag to use as a prize for business promotion

Sponsor \$500

- Sponsor Logo on Main St. Website
- Business logo included on printed marketing material for 1 Main Street event of your choice
- 1 Business Spotlight post on Social Media
- Sign to hang in business
- 10 Exclusive Main St. hats to use as prizes for business promotion

Main St. Investor \$1,000

- Logo prominently displayed on Main St. website.
- Business logo included on printed marketing material for all Main Street events
- Social media promotion:
 - 1 Business Spotlight post, boosted to reach 10k users.
 - Included in Main Street Member appreciation post
 - Logo included in each event promotion in the Hapeville Newsletter
- Opportunity to display your marketing materials at our Main St. booth at all events
- Priority participation/partnership for all Main St. Events.
 - As a vendor, speaker, or entertainer
- Sign to hang in business
- 5 exclusive specialty Main St. Swag to use as a prize for business promotion



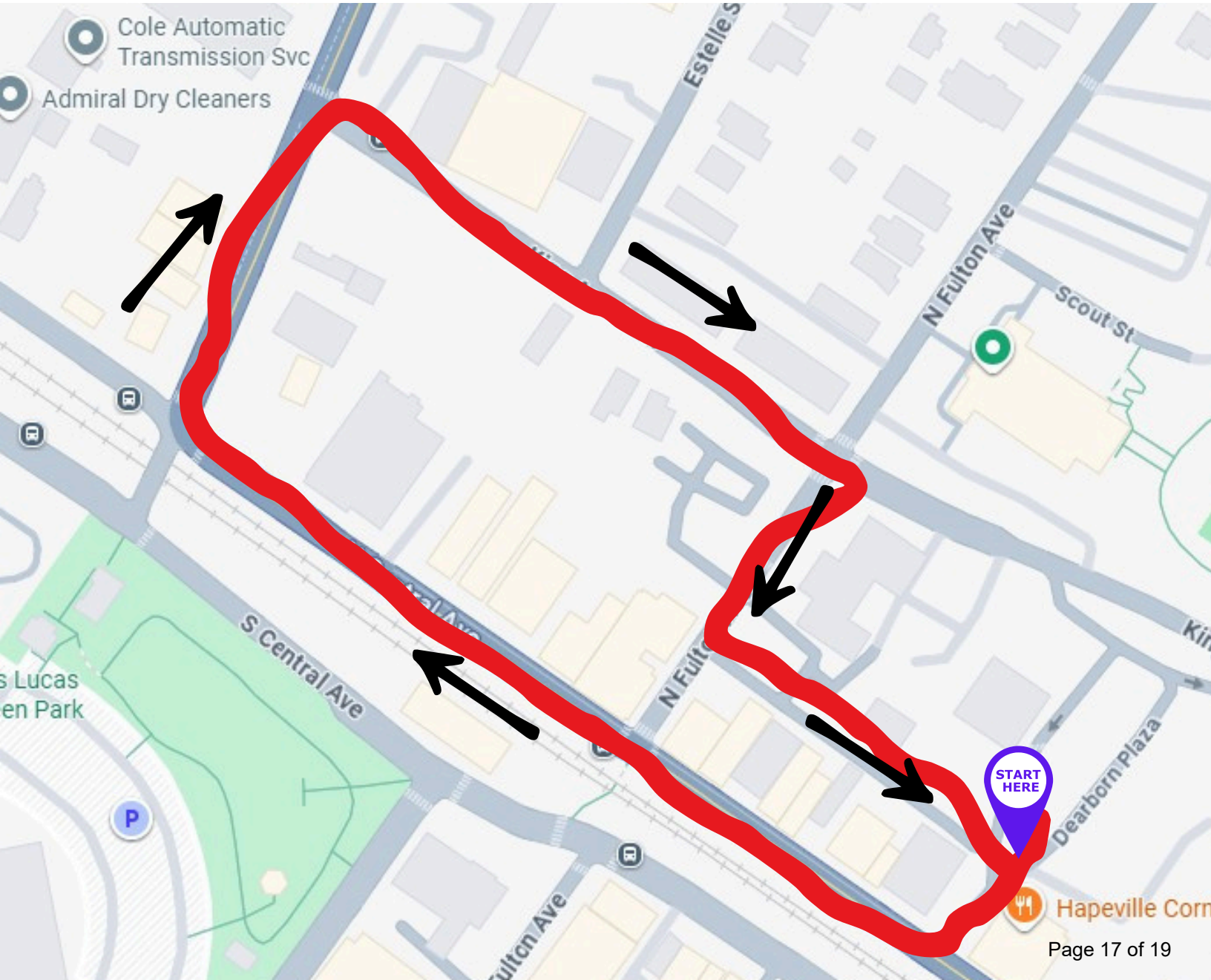
**Examples of specialty gifts:
Cooler
Blanket
Calendar
Tumblr Mug**

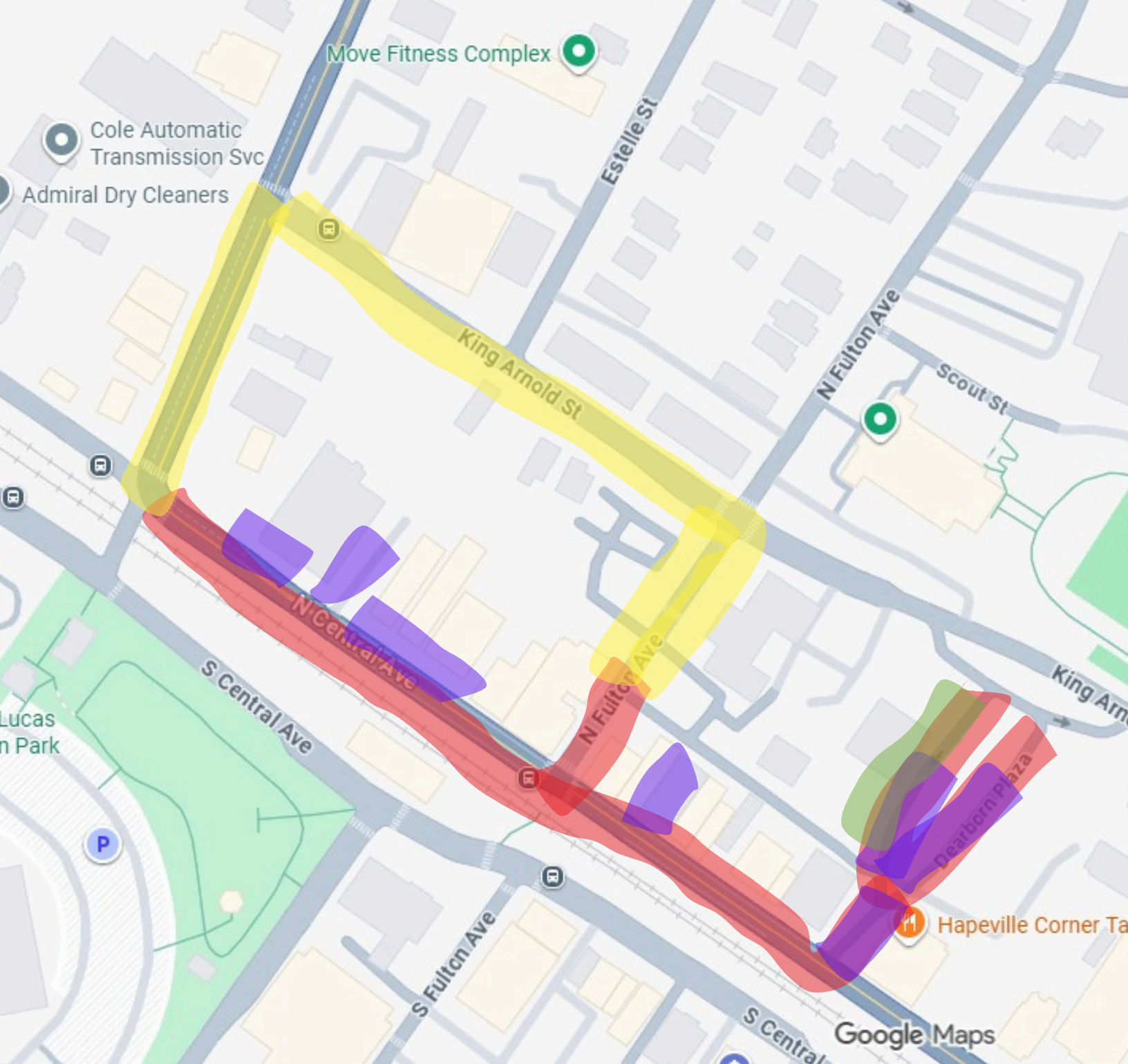


Butterfly Lantern Parade Festival and Route Proposal



- Permit from GDOT with alternative route directing traffic away from N Central
- Parade Krewe & band stationed in parking lot behind City Hall with access to conference room
- Vendors set up in Sam Hape Plaza & along N Central
- Hapeville PD approve new route.





Rolling closure, only closed when the parade is present.



Complete road closure for the duration of the festival and parade



Vendors



Food & Alcohol vendors (at least 1 of each)

MAIN STREET RETREAT

2025/2026 BUDGET YEAR

10:15-11:00

Events & Artist Residency

11:00-12:15

Art Containers

- Name the buildings
 - Repairs
-

12:15-1:00

Lunch

1:15-2:30

Public Art Wish List

- identify public art locations
-

2:30-3:15

Defining our Downtown

3:15-4:00

Vacant Position

