



November 7, 2025

Forsyth Commons Holdings, LLC
200 East Saint Julian Street
Savannah, GA, 31401, USA

This correspondence serves as a follow-up to the development at 1015 and 1001 Whitaker Street; 120 and 124 West Park Avenue; and 111 and 115 West Waldburg Street (PINs 20044 25001, 20044 25002, 20044 24001, 20044 24002, 20044 24003, and 20044 24008) referred to as “the Property.”

The Property is in the process of being conveyed to the City through a quitclaim deed in accordance with the terms of the Amended and Restated Development Agreement authorized by City Council. The deed has been received and is currently under review by City staff as a part of a broader evaluation of the overall project.

On October 2, 2025, the City notified the Historic Preservation Commission (HPC) pursuant to O.C.G.A. § 44-10-27 and Sec. 3.18.3 of the Zoning Ordinance to allow for a 45-day review and comment period. The City anticipates receiving a letter of comment from the HPC, which will be reviewed by a City review committee comprised of representatives from relevant city departments and contracted urban planning and design consultants.

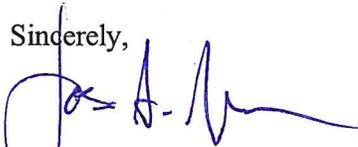
In October 2025, Forsyth Commons engaged Brockington and Associates, Inc. (Brockington) to conduct a Phase I Archaeological Survey. The City has reviewed the resulting report, “Phase I Archaeological Resources Survey of the Forsyth Garage Tract” (Oct 2025), and identified opportunities for additional research and testing to bring the report further in line with the standards required by our archaeological ordinance, particularly *Georgia Standards and Guidelines for Archaeological Investigations*, Section III.C.3.c.iii Urban Locations, as well as historical research prior to the annexation of the property into the City’s corporate limits in the 1850s. Now that the property is being conveyed to the City, the City will supervise an update to the Phase I archaeological survey, including both historical research and field work. The City will utilize our annual archaeological contract, which is with Brockington. Since this is the same firm that undertook the initial Phase I investigation, we will bring in a consulting archaeologist with urban archaeology experience to advise on the proposed methodology and field work plan, as well as review the draft report. The final Phase I report will either recommend Phase II testing or state no further actions are needed, for City leadership’s consideration.

Until the required archaeological assessment has been completed, no additional permits will be issued, and no further land disturbance may occur. In the meantime, we will continue our review of the building permit plans for the proposed parking garage that have already been submitted. We understand that the Site Development Plans will be submitted

in the near future, and we will begin the review process for those plans once they are received.

The City remains committed to a rigorous and transparent review process that meets the expectations of our residents and City Council. Our goal is to ensure this development produces a world-class facility that provides for the public good and upholds established development and preservation standards.

Sincerely,



Joseph A. Melder
City Manger