



Around Downtown

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Did you Know?

- That StageStruck, The Young People's Own Theater is hiring for the position of Executive Director? If interested, visit: stagestruckgold@yahoo.com
- That the General Services crew hangs up over 33,000 light bulbs to make our downtown festive over the holiday season?
- That De-Rail-A-Bration activities will begin Friday, April 15th at 6 pm till 9 pm and then again on Saturday, April 16th from 10 am to 5 pm? Call the DGDC for more information.
- That DGDC is currently conducting our 2005 Annual Event Sponsorship Drive? After February 15th you'll have missed out on a chance to advertise your business about 6,000 times and support your downtown!

BUILDING A BETTER DOWNTOWN

2005 Sponsorship Campaign



Building a Better Downtown



Downtown Goldsboro Development Corporation

The DGDC is beginning 2005 with a mission to Build A Better Downtown! As you can see below, we have lots of free events planned for the year. In order to do these activities and improvements, we need to begin the year with our Annual Sponsorship Drive. Beginning four years ago with the start of Center Street Jam, the DGDC began a sponsorship drive that encompassed an entire year of free public events held in your downtown. Typically an event year consists of over 23 fun-filled free activities. As the DGDC is a non-profit, 501 (c) (3) organization, we would not be capable of providing these events to the community for free if it were not for our generous, civic-minded sponsors.

If the DGDC has a fortunate year, including no rain or extreme heat on event days, we manage to "break even". Since we began the Center Street Jams, the insurance costs have more than quadrupled. The bands that we hire are not cheap, nor is the advertising and other necessary items to implement the event. For instance, last year after expenditures and revenues were tallied for the Center Street Jam series, the DGDC was in the red to the tune of \$12,000.00. Needless to say, if it were not for our sponsors we could not continue providing these events at such a loss. At the end of the event year, if there are funds left over, we are committed to spending those funds in downtown projects to Build A Better Downtown.

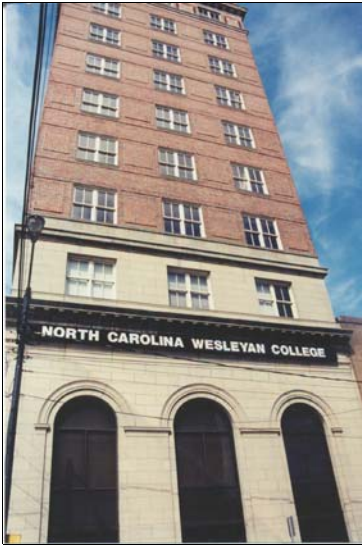
We hope that in the future we will be in a position to make large, significant improvements independently of other funding sources. Please help us improve our downtown - to Build a Better Downtown for future generations. The 2005 Sponsorship Campaign Packages were mailed to local businesses January 4, 2005. If you have received one of these packages, please consider the benefits your company will receive over the year and what a difference your contribution will make to downtown. If you have not received a copy of this package and would like to learn more, please call our office at (919) 735-4959.

DOWNTOWN 2005 EVENT SCHEDULE

Feb. 14	Valentine's Day Trolley Rides	4-7
April 15	De-Rail-A-Bration - Evening Festivities	6-9
April 16	De-Rail-A-Bration - Children's Festival	10-5
April 24	Narrated Historic Horse/Trolley Tour	12-3
May 5	Center Street Jam - Band of Oz	5:30-8
May 7	Farmer's Market Grand Opening	8-6
May 19	Center Street Jam - Rickey Godfrey	5:30-8
June 2	Center Street Jam - The Main Event	5:30-8
June 16	Center Street Jam - Coastline	5:30-8
June 30	Center Street Jam - Craig Woolard	5:30-8
July 14	Center Street Jam - Liquid Pleasure	5:30-8
July 19	Ice Cream Social	4-6
July 28	Center Street Jam - Jackie Gore and the All Stars	5:30-8
Aug 11	Center Street Jam - Captain Cook & the Coconuts	5:30-8
Aug 25	Center Street Jam - Embers	5:30-8
Sept. 11	Narrated Historic Horse/Trolley Tour	12-3
Sept 23	DGDC Annual Dinner	6-10
Oct. 16	Narrated Historic Horse/Trolley Tour	12-3
Oct 31	Boo It Downtown	4-6
Nov 9	Annual Speaker's Forum	12-1:30
Nov. 22	Lights Up Downtown	5-7
	Downtown Dining Special (Symphony Ticket Holders)	5-10
	NC Symphony/Holiday Pops Concert	8-9:30
Nov. 29, Dec. 6, 13, 20	Free Trolley Rides	5:30-7:30



DOWNTOWN GOLDSBORO WINS 2 STATE AWARDS



Downtown Goldsboro was recognized for two outstanding achievements at the 2005 NC Main Street Conference. The NC Department of Commerce, Division of Community Assistance's North Carolina Main Street Center hosted the event in honor of North Carolina's 25 year program anniversary with the theme "Embracing the Future—Celebrating the Past". The Conference was held in New Bern at their downtown convention center January 26 through the 28th. Three days of information-packed sessions on topics from Preservation Partnerships to New Markets Tax Credits to Promotions were addressed. Keynote speakers included Charleston, SC, Mayor Joseph P. Riley, Jr. and nationally-known speaker Ed McMahon. The event was attended by over 400 people from across the state. Downtown Goldsboro was highlighted in several ways. Julie Thompson, DGDC Executive Director was asked earlier this year to be a presenter during the sessions for the Promotions Workshop. However, due to her pregnancy and due date (January 26th!), doctor's orders forced her to relinquish the honor to Ms. Sherry Archibald, DGDC Promotions Coordinator. Sherry did an excellent job and Goldsboro received some extra attention!

Downtown Goldsboro was also the recipients of two awards at the Annual Awards Banquet the evening of the 27th. The DGDC nominated Mr. David Weil for his project of converting the vacant "Old" Wachovia Bank Building into a useful and lively space - the home of NC Wesleyan's Goldsboro Branch Campus. The category most applicable

for this successful project was the Best Adaptive Reuse project. The pictures tell the story best but following is a portion of the written nomination as submitted to the NC Department of Commerce:

The Wayne National Bank was constructed in 1922 on the site of the old Bank of Wayne at 139 E. Walnut Street to meet the needs of the ever growing banking business in Goldsboro. At ten stories, it is the tallest structure in Goldsboro. It was designed by Alfred C. Bossom of England who was widely known in the United States as a leading bank architect. It is believed that Goldsboro may have the only bank by Bossom still standing in North Carolina. The first two floors are constructed of stone; the third through tenth floors are of brick.



Second Floor Computer Classroom

The Wayne National Bank later merged with Wachovia in 1955. The property was then vacated in 1987 by the bank and remained in an unused state for over 13 years, with the exception of some storage use. Early in the 1990's, Mr. David Weil, a well established downtown property owner purchased the building. With no definite plans for the structure, Mr. Weil held out for a use that would benefit downtown. He also found that there were going to be several large obstacles, especially financially, to restore the building for use in order to meet new building codes. The largest hurdle of these were related to the fire escapes and sprinkler systems due to the sheer height of the building.

Sometime in 2000, the DGDC office was notified that our local branch of NC Wesleyan College, at that time located on Seymour Johnson Air Force Base, was shopping for a new location. They felt the location on Base was too restrictive in terms of space and attracting civilian students. We met with the President of the College and showed her around downtown over the course of several visits. Based on her needs, we narrowed the list of available buildings to those appropriate to

suit her needs. At this time, we put her in touch with Mr. Weil for a further look at what we referred to as the Old Wachovia Bank Building.

After a lot of negotiations, NC Wesleyan agreed to make the old bank building their new home. Mr. Weil began work immediately. It was agreed that the first three floors, including a mezzanine, would be converted into space for the College while the fourth floor would be reserved for them in case it was needed for future expansion. The total cost to renovate the first three floors was about \$350,000. One of the more pleasant realizations during this process was that the bank offices converted easily into classrooms and the first floor teller area converted easily into a student lounge.

We were happy to report this spring that enrollment at NC Wesleyan has increased by as much as 50% since the move and that there are now plans underway to expand into that reserved 4th floor space.

And, the DGDC received a Special Recognition Award for our Annual Sponsorship Drive efforts for the Best Fundraising category. Pictured on the following page is one side of our recently revamped 2004 Annual Sponsorship Brochure. The non-profit component of the DGDC began raising funds for our annual De-Rail-A-Bration Festival in 1993 to help curb the costs associated with holding a free public event. We had three (3) sponsors that year. During the years that followed, the numbers of sponsors increased at a slow but steady pace amounting to about 15 sponsors generating about \$15,000.

In 1999 we added five new events to our calendar—the award winning Center Street Jams. We had not planned to hold these until just a couple months before; but we managed to find several local businesses willing to contribute to the cost for that first season. After we realized the potential success of these events, we decided to change our approach in scheduling our upcoming annual events and our method for fundraising.



Original Staircase from First Floor to Second.

Several concerns or situations sparked our drive to change our methods. We did not believe it was fair to ask twice, or more, in the same year for funds because, as in the case of most smaller towns, it is the same select group of local businesses that are willing to support an effort financially. We realized we needed to schedule our events including the entertainment portion before we solicited sponsorship so the businesses could understand what they were supporting. Therefore, we needed to conduct a one-time annual fundraising effort and be prepared to show our plans for the year. We needed to take some big risks!

The Sponsorship Package has evolved to what it is today through trial and error. We created four different fundraising levels that are distinguished by the amount requested and the level of return provided. We do give a special preference to our downtown businesses by allowing them to get the same return for their support as the next level up with the stipulation that they are located within our Municipal Service District. What we give in return is clearly specified and has been quite effective. We have found that some businesses give purely for the generosity and support. Others enjoy the Oldies 107.9 air advertisements or the PACC 10 TV interview held during the intermission of a Center Street Jam, while others just want their names or logos on our Center Street Jam cups.

We begin our Sponsorship Drive January 2nd of each year; cross our fingers and hope for the best. Until last year, our package was somewhat difficult to comprehend. Admittedly, it was cumbersome. Once you opened the envelope, there were four pieces of paper to muster through, each front and back. Although we did relatively well securing sponsorships through this time, we found that we had to make a lot of follow-up phone calls or make personal visits to actually secure the deal.

We book the bands for Center Street Jam prior to mailing the Sponsorship Packages. Our first year of doing this we were very nervous since we had to put a 25% deposit on the bands in order to secure our schedule.

The new package is clean, attractive and easier to navigate. It sends a message and provides a purpose: "Building a Better Downtown". We also chose a wonderful picture to adorn the cover that we hoped would remind people why we give to better a community - for our future—for our children. It worked! We had a record 54 sponsors this year; raised \$38,250 in cash and welcomed in-kind services valued at \$158,005.00! The majority of the sizeable in-kind value is received from our advertising sponsors, PACC 10 TV, Oldies 107.9, News-Argus and Fairway Outdoor Advertising.

JACK AMIRIAN RECOGNIZED AS MAIN STREET CHAMPION



Jack Amirian was recognized by the NC Dept. of Commerce at the 2005 Main Street Awards Banquet in New Bern January 27th as a 2004 Main Street Champion due to his perseverance, determination, involvement and solid main street business sense. Following is part of the nomination summary the DGDC submitted for Jack's consideration:

Jack began Amirian's Fine Art & Framing in 1981 in a large commercial building on Walnut Street in downtown Goldsboro. He specialized in custom framing, civil war prints and other hard to find prints. He has built a solid reputation with not just Goldsboro but a large regional area as well as being a refined and talented framist. He is also an artist, which has given him an edge over other competitors, even recent big box stores.

What makes Jack's story so unique is the fact that he and his business have remained downtown. On October 7, 1995, a fire broke out in his first store located at 132 E. Walnut Street. It totally destroyed his building and the contents inside, including some of his original and very famous Civil War paintings. This did not deter Jack. He later bought two adjacent buildings on Center Street with plans to relocate his business there. He also made plans to create beautiful living quarters for himself and a studio where he could work within the framework of these buildings. He and his son worked diligently over the course of a couple of years to complete extensive renovations to 107 and 109 N. Center

Street. It was beautiful. Every detail of the historic buildings were accentuated and gleamed with pride by an artist's touch. His inventory included prints for all tastes and likes, from children's room caricatures to the refined and famous Degas and Matisse prints. He also made available a complete line of custom frame pieces, pre-constructed frames of all sizes, artist's paints, easels and canvases. Jack's living quarters could only be compared to something you would find in an issue of the Architectural Digest. He included in the design a fireplace, top of the line, stainless steel kitchen appliances, Italian tile, and rich, deep wood work for his library, an efficient yet tasteful working studio and a luxurious bath. All operations within the living quarters could be managed with a remote control: doors, lights, fireplace, ceiling fans, etc. It was created with exquisite taste. All of his hard work, time and creativity were once again tested though.

On September 24, 2004, Jack Amirian began his day by starting a pot of coffee and drawing a bath. An employee entered the store area of the building to begin the work day and turned on the light switches. This began a series of sparks and the beginnings of an electrical fire that eventually damaged most of Jack's living quarters, studio and a portion of his shop. The fire caused damage to the adjacent building occupied by Waynesborough Furniture. Yet, both owners plan to restore and remain. Although Jack is determined enough to remain in his current location and restore his work, he has decided to hire a contractor to recreate his living quarters and repair the damage caused to the store. He said he simply does not have the time or the energy to do it himself again.

Jack served on the DGDC Board from 1984 to 1993. He has remained active with his participation in our activities and he has been a DGDC annual sponsor for three consecutive years. Downtown Goldsboro is very fortunate to have him; for his determination, his keen interest in the exterior and interior appearance of his buildings, and his good, solid business sense. This is what has made Amirian's Fine Art & Framing a lasting, strong business in downtown.

DOWNTOWN BUSINESS NEWS



D. S. Simmons Inc. - 112 W. Chestnut Street

D. S. Simmons, located at 112 W. Chestnut Street in Downtown Goldsboro was awarded another major construction project in downtown! The new, 4 million dollar City Hall project, which is to begin during mid-January, will result in a new facility for most of the City's administrative offices creating 30,000 square feet of office space. D. S. Simmons is the Single-Prime General Contractor for the project and will be responsible for its completion. Local architects, Partin-Hobbs & Associates, P. A. designed the structure to compliment our existing historic City Hall. This phase of the project is expected to be completed by early to mid January 2006. Once the new facility is completed, the City will start phase 2 of the project which is to renovate the existing City Hall and join the two facilities at the second level by way of a pedestrian bridge. This is a very exciting project for downtown and we are very happy that D.S. Simmons and Partin-Hobbs and Associates are involved in making it happen.



City Hall Plans



Support Our Schools - 108 N. Center Street

Support our Schools moved into 108 N. Center Street in mid-October. Ms. Betty Phillips, operator of the store, told us she opened the store through inspiration she received from her daughter's experience as a teacher at North Drive. Sales of the goods in the store go to Wayne County schools!

The goal is to reduce the out-of-pocket expenses that teachers find themselves contributing to provide children with extra needed items for the classroom. Assistance is also provided in instances where a teacher has an extra need or has a student that needs a coat or other basic necessity. Profits from the sales in the store are divided equally between all the public schools and provided twice a year. Donations are gratefully accepted, so clean out your attic and help a child receive a better educational experience at the same time! The store is open Monday - Friday from 9 am to 4:30 pm and Sat. from 9:30 to 12:30.



Barnes Properties and Re-Construction Company opens downtown! Owners Glenn and Barbara Barnes began the construction company in 1994 to meet demands in the maintenance rental repairs work. They have since expanded that side of the business and now handle just about any type of job from dry-wall, minor electrical and plumbing work, roofing needs, deck construction and painting. And, now that they have relocated from a home office to a downtown office, they are set-up to handle it all. The move transpired when they began Barnes Properties, a residential property management company, and they found that they had outgrown their facilities with their new needs. The two companies can work independently of each other but offer a great customer convenience in that all the property repairs can be handled by the same company!

Glenn believes this convenience is his company's best attribute; that and the quality work provided for a reasonable price. Call Barnes Properties at 734-7773; call Barnes Re-Construction at 734-7336. Located at 122 S. Center Street in Downtown Goldsboro.



University Lights - Interior Display

Can you believe University Lights has been downtown for 20 years? Ms. Janie Godwin, part owner of the company, says that they have been able to compete with the "big box" retailers due to competitive pricing and having

the biggest lighting display and showcase in the area. They are recognized as certified lighting consultants that are trained to go into a home and offer lighting design assistance. Also, they have wonderful delivery service and they sell other items such as mirrors, pictures, ceiling fans, NuTone Products, intercom systems and doorbells. Most of their business comes from contractors but don't let that prevent you from visiting. It should tell you that maybe these contractors know something that you as a typical consumer do not. That University Lighting is where you need to go for quality, good prices and individual service attention! We are proud to have such a successful business remain in downtown all these years. Please stop by and visit them. Business hours are Monday through Friday from 8 am to 5 pm and Saturday from 9 am to 1 pm., located at the corner of George and Walnut Streets at 225 W. Walnut St. 735-1191



The DGDC Office will have some new hours beginning the end of January. Due to the Executive Director's scheduled maternity leave, the office hours will be changed

slightly. Please also understand that since we will only have one person manning the office at any given time, there are times that no one will be available due to meetings or necessary errands. You can leave a message on our door or by phone (735-4959) and someone will get in touch with you as soon as possible. The hours will be Monday through Thursday from 8:30 am to 4:00 pm and Friday from 9:00 am to noon and 1:00 pm to 4:00 pm. These hours are only temporary until Julie Thompson returns from maternity leave in early April.

DOWNTOWN Schedule of Events

January 2005						
SUN	MON	TUE	WED	THU	FRI	SAT
						1
2	3	4	5	6	7	8
9	10	11	12	13	14	15
✓	17	18	★	20	✓	22
23	24	25	26	27	28	29
30	31					

February 2005						
SUN	MON	TUE	WED	THU	FRI	SAT
		1	2	3	4	5
6	7	8	9	10	11	12
13	14	15	16	17	18	19
	♥	★	★			
20	21	22	23	✓	✓	✓
27	28					

March 2005						
SUN	MON	TUE	WED	THU	FRI	SAT
		1	2	3	4	5
6	7	8	9	10	✓	✓
13	14	15	★	17	✓	✓
20	21	22	23	24	25	26
27	28	29	30	31		

Downtown Events Listing

- **January 14 & 15** – RJH Productions Music Showcase; Paramount Theater at 7:30 pm.
- **January 16** – Community Affairs Office presents “A Rumble In My Voice”; Paramount Theater.
- **January 19** – DGDC Board of Director’s Meeting to be held at noon in the BB&T Board Room.
- **January 21** – Miss Eastern Wayne High School Pageant; Paramount Theater.
- **February 14** – Valentine’s Day—Don’t forget your loved ones! Shop for those special, unique items to show your love at one of our many specialty stores and wine and dine them at one a great downtown restaurant!
- **February 15** – DGDC 2005 Event Sponsorships Agreement Forms are due! Please help us provide great fun free public events and support downtown!
- **February 16** – DGDC Board of Director’s Meeting to be held at noon in the BB&T Board Room.
- **February 24 & 25** – StageStruck Theater—the Young People’s Theater Group—presents Peter Pan; Paramount Theater at 7:00 pm.
- **February 26** – StageStruck Theater—the Young People’s Theater Group—presents Peter Pan; Paramount Theater at 1:00 and 7:00 pm
- **February 27** – StageStruck Theater—the Young People’s Theater Group—presents Peter Pan; Paramount Theater at 3:00 pm
- **March 5** – Food Lion’s Talent Show for CMN; Paramount Theater - 7:00 pm.
- **March 11, 12** – Goldsboro Ballet’s “Alice in Wonderland”; Paramount Theater—7:30 pm.
- **March 13** – Goldsboro Ballet’s “Alice In Wonderland”; Paramount at 3:00 pm.
- **March 16** – DGDC Board of Director’s Meeting to be held at noon.
- **March 18 & 19** – Wayne Country Day School’s Musical Performance.

For Paramount Theatre tickets and information, call Tammy Green at 734-4511.

Live Entertainment

Billie’s Restaurant – Listen to live music in a Piano Bar setting in the lounge area performed by Tom Casey every Tuesday through Thursday from 6:30 to 9:30 and Friday & Saturday from 6 to 10 pm. free, while you are dining.
Torero’s – Listen to the amateur and not so amateur music lead by Ms. Linda Little at Karaoke every Thursday night at the Torero’s lounge beginning at 9 to 12:30 pm free.



VALENTINE’S DAY TROLLEY RIDES



Now its not just for Christmas! The DGDC is sponsoring free horse-drawn trolley rides downtown from 4 to 7 pm, Monday, February 14th for Valentine’s Day! Join us downtown to shop for your special loved one, enjoy a free trolley ride and eat dinner at one of our wonderful restaurants! Rides will depart from City Hall northward, turn down Center Street before the traffic circle, take a left onto Walnut Street, make a stop at the corner for those needing to depart at a shop or restaurant, follow Walnut Street to John Street, take a left and make a stop in front of the John Street Parking lot for more shopping and dining and then progress to Mulberry Street where it will begin again in front of City Hall. Rides are available on a first-come, first-serve basis!

Downtown Available Properties



FOR SALE

Contact: Julie M. Thompson 735-4959
 Address: 109 E. Pine Street
 Square Feet: 1,509 heated; 564 unfinished
 Other Info: Historic Nelson House. Great Tax Credit Project. Built in 1850 by Nelson.



FOR SALE

Contact: Glen Smith ; 736-1666
 Address: 139 N. Center Street
 Square Feet: 2,400
 Other Info.: Asking Price is \$29,500; One story; Contributing Structure in Historic District; Potential Tax Credit Project.



FOR RENT

Contact: Joyce Johnson, 736-5002
 Address: 116 S. Center Street
 Square Feet: Approx. 4,000 for two or can be subdivided to 2,000 sq. ft. spaces.
 Other Info.: Former Colony Gift Store location.



FOR SALE

Contact: Charles Snipes at 705-4096
 Address: 321 E. Ash Street
 Square Feet: 18,544 heated; 21,304 total, Zoned General Business, Built 1962. Other Info.: Former Capital Ford building. Great location in great condition.



FOR SALE

Contact: Julie Thompson, 735-4959
 Address: 200 W. Chestnut Street
 Square Feet: 5,600
 Other Info: Beautiful residence that has been completely renovated; Historic Henry Weil



FOR SALE

Contact: Rex Hammond; 434-851-1110
 Address: 106 N. Center Street
 Square Feet: 15,000
 Other Info.: Asking Price is \$125,000; Completely restored in 1994; two apartments upstairs with rents at \$475.00 each.



FOR SALE

Contact: Glen Smith ; 736-1666
 Address: 141 N. Center Street
 Square Feet: 3,051
 Other Info.: Asking Price is \$29,500; Two stories; Contributing Structure in Historic District; Potential Tax Credit Project.



FOR RENT

Contact: DGDC, 735-4959
 Address: 131 E. Walnut Street
 Square Feet: 1st floor, 1,150 sq. ft.
 Other Info.: New heating and air system, hard wood floors. Rent \$475/month but will negotiate with long-term renter.



FOR RENT

Contact: Wayne Realty; 735-1341
 Address: 111 N. William Street;
 Square Feet: 2,310
 Other Info.: Across the street from the Museum and near the Post Office and Court House.



FOR RENT

Contact: Ernie Mansour, 920-1509
 Address: 305 S. Center Street
 Square Feet: 8,000
 Other Info: Owner willing to renovate to needs.



FOR RENT

Contact: Chuck Allen, 736-2335 or Julie M. Thompson at 735-4959.
 Address: 126 S. James Street
 Square Feet: 15,000 or subdivided to smaller 3,000
 Other Info.: Beside East Pointe Mental Health Facility and near NC Wesleyan College—great location. Owner will upfit to needs of renter.

Please call the DGDC Office if you have a property located within the Municipal Service District downtown that you would like listed.



FOR SALE

Contact: Crawford Norwood Realtor; 751-2800
 Address: 311 E. Walnut Street
 Square Feet: 5,568
 Other Info: 10 rooms inside.



FOR SALE OR RENT

Contact: Chuck Allen, 736-2335 or Julie M. Thompson at 735-4959.
 Address: 205 W. Walnut Street
 Square Feet: 15,000
 Other Info.: Near Eastpointe and NC Wesleyan College—great location. 3 stories with working elevator.

2005 DE-RAIL-A-BRATION - 2 DAYS!



Can you believe it? Two fun-filled days of De-Rail-A-Bration! This will be the 14th Annual De-Rail-A-Bration Festival and we plan to celebrate by adding an evening, Friday, April 15th to the schedule of activities. Continuation of such events is a true testament to their success. In the case of De-Rail-A-Bration, the purpose has always been to bring people downtown, to show them that downtown is safe and vibrant and to provide a fun social event for families. Beginning Friday evening at 6:00 pm you can come downtown to South Center Street within the Pedestrian Plaza area to ride amusement rides, play games and eat festive fair type food until 9:00 pm. Also, the very popular Malpass Family Bluegrass Band will perform on the Pedestrian Plaza Stage beginning at 6:30 pm Friday evening. The concert will run till approximately 8:30 pm so don't miss it! Bring your



lawn chairs or blankets! The Malpass Family is a local family band that will play all your favorite bluegrass or gospel tunes. We are planning for a great, action packed day, Saturday, April 16th, 2005 in typical De-Rail-A-Bration fashion. De-Rail-A-Bration activities will begin at 10:00 am. You can find all the wonderfully scrumptious fair food including sausage dogs, funnel cakes, kettle corn, ice cream and pizza from Pizza Inn! Pizza Inn is one of our wonderful sponsors of the De-Rail-A-Bration festivities this year! We also will have more festival rides this year than ever before including a roller coaster, a rock climbing wall, pony rides, Police and Fire Station Tours, the Scrambler, Swings, Giant Slide, Helicopter, Crazy Tugs, the Bouncer, Tempest and Train Rides! There will also be Carnival Games brought to you by Balloons and Clowns and the Family Fun Stage will entertain all day long. The Stage will have such acts as the Goldsboro Ballet and Family Fun Show performances throughout the day. If you are interested in learning more about the 2-day event or if you would like to be a food, business or non-profit vendor, please contact Sherry Archibald at the DGDC Office at (919) 735-4959.



A NEW DOWNTOWN LIVING SHOW

If you watch PACC 10 TV Sunday, Tuesday or Thursday from 6:00 to 6:30 pm you will find a new Downtown Living Show featuring several second story conversion apartments and Yellow Dog Antiques and Art. The show captures the essence of downtown, a place to Live, Work, Shop and Play. It gives you a sneak peak into what you might not otherwise get to see during a visit downtown. The apartments, for instance, are always a source of interest. Typically our stock of downtown apartments have a waiting list of interested occupants. Why? We have asked several residents over the years why they enjoy living downtown and their answers are typically the same. They like the convenience of having all their essential needs within walking distance such as restaurants, dry cleaners, drug store, stores, etc.; they enjoy that downtown is centrally located within the city, that there is activity and energy downtown and that they are no yards to care for. Most of all they enjoy the uniqueness of the apartments themselves. Most feature original building materials with hardwood floors and even tin ceilings. You get to see these architectural gems with the help of PACC 10 on our show. This particular show also introduces you to owners Sarah Merritt and Mark Nash of Yellow Dog Antiques and Art and highlights their shop located at 104 and 106 N. John Street. Please watch PACC 10 TV to see what is going on in your downtown!

3rd Annual Speaker Makes Impression



The DGDC and Mayor Al King joined forces this year to invite Mr. Merrick Malone to be the speaker at our 3rd Annual Speaker's Forum. Mr. Malone is a developer and transactional attorney as well as a Principal in Metropolis Development Company. He has a diverse background that has made him a master of creating public/private partnerships to achieve projects that can benefit downtowns, neighborhoods and even cities. We welcomed him here to give us insight and observations regarding our ability to make large scale improvements to our downtown and surrounding neighborhoods. Positive actions in these areas benefit the entire community, yet as Mr. Malone notes, activities and decisions that are made throughout the community have an impact on our success to improve the core area of our city as well. Mr. Malone met with a group of local leaders and elected officials after the presentation to discuss specific issues that pertain specifically to Goldsboro. As one might guess, most of these issues are not unique to our area. Past neglect by elected officials, poor land use decisions and the nationally shared suburbia movement all were identified as contributors to our current state. Also mentioned were the issues regarding our school system and its effects on people's choices as to where they live. Mr. Malone suggested to us all that we are now in a position to make some significant changes and that we need to step back and think about creating a plan to help us identify what choices need to be made. Mayor Al King, as well as several others, have expressed an interest to retain Mr. Malone's services to help us facilitate such a plan.

WOMEN'S OUTREACH MOVES BACK DOWNTOWN



Women's Outreach Inc., is moving their retail store, Treasure Hut, downtown to 110 N. James Street! Women's Outreach is a non-profit organization that provides a "Hand Up for Abused Women and Their Children". Executive Director of the organization, Ms. Susan Davis, has successfully built this program over the past 12 years with a lot of commitment, passion and help from our community. Women's Outreach is run by the Executive Director, a Board of Directors and a team of hard working volunteers. The goal is to provide long-term help to women in our community that have been victims to domestic violence. The help is provided through housing, food, transportation and household provisions such as cleaners, diapers, clothing, personal care items and any other needs. These are all provided at no cost to the victims. Ms. Davis started the business with two other women after becoming a victim of abuse herself, so she understands the needs of others that have had similar experiences. Over the past 12 years, Women's Outreach has helped hundreds of families find hope, friendship and re-newed dreams. In order to raise funds for their efforts, the organization operates Treasure Hut to meet their needs. Treasure Hut is a thrift store where you can find just about anything including clothes, furniture,

appliances, home improvement items, electronics, tools and more. Everything - including the kitchen sink! The store will reopen in their new location by late January. If you are interested in getting involved with the organization, please call Susan at 731-0047. Of course, you help by just shopping at their store for your daily needs! 110 N. James Street; Monday through Saturday from 9:00 am to 5:00 pm.

KOI ASIAN BISTRO TO OPEN SOON!



Coming Soon is a new Asian restaurant to downtown! Look for the Koi Asian Bistro Grand Opening February 7, 2005 in 108 N. John Street between Yellow Dog Antiques and Art and Torero's. The new restaurant, owned and operated jointly by partners Serene (pictured left) & Noe Rivera and Pedro Ocequeda, will have plenty of restaurant experience to back it with their combined 45 years of experience. Serene tells us that the cuisine is a bit different from standard "Americanized" Chinese food. There is going to be more of a Malaysian twist to it, bringing authentic dishes from different areas of Asia. Owners of the Torero's in Goldsboro helped lure this restaurant to downtown Goldsboro. Both parties had been in the restaurant business in downtown Durham. At first Serene tells us she was hesitant about the move to downtown Goldsboro due to her past experiences in Durham but she said she was pleasantly surprised by our downtown. She commented on its cleanliness and friendliness as well as its historic roots and the ability to make her feel safe. Some of the menu items you may find familiar choices, such as Wonton Soup, Spring Rolls or Peking Duck but others like the Orange Peel Beef or the Garlic Chinese Eggplant entrees are sure to surprise you. Operating hours are yet to be determined but they will be open 7 days a week. Stay tuned to hear more about this new restaurant!



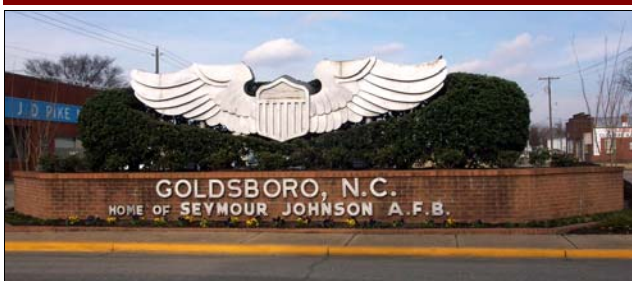
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NEW FURNITURE STORE COMES DOWNTOWN



Another Time Around - a new furniture store opened downtown January 8, 2005 next to Willow Place Antiques in the historic Odd Fellows Lodge building. The store will carry a variety of "gently used" items including furniture for every room in your home and appliances, electronics and other household goods. Mark Daniels, owner and operator of the store, is a retiree from the Air Force. He decided to remain in Goldsboro because he liked it so much. He chose to locate his new business downtown because he likes the "old town" charm. The 100 block of John Street is becoming a magnet for antique and collectible stores with the expansion of Yellow Dog Antiques and Art and Willow Place Antiques so it seems like a perfect match for Another Time Around. Come visit the new store located at 117 N. John Street across from Torero's between the hours of 10:00 am to 5:00 pm, Tuesday through Saturday.

WINGS GET A FACELIFT



Using funds from the Municipal Service Tax District, the DGDC and the City gave the "Wings" on Center Street a facelift! We planted colorful trees and shrubs and also electrified the area to illuminate the "Wings" at night. Although the real show of the new landscape plan will not be seen until spring and summer with the blooming of the plant material, the "Wings" will continue to look even better shortly. Five Airmen from SJAFB First Term Airmen Center will clean and sand the "Wings" on Wednesday, January 26th and five more will paint it on February 9th. We thank these volunteers as well as Richard Lambert and Scott Gleason for overseeing this project and their community support!

MEET OUR NEWEST STAFF MEMBER



The DGDC hired Ms. Valerie Gleason in early November as our Office Assistant. She came to Goldsboro in May 2004 due to her husband's (Scott) assignment as a F15 Crew Chief with Seymour Johnson AFB. Before moving here, she has lived all over the country including such states as California, New York and Georgia. These diverse places have helped Valerie gain interest in what makes a city/downtown work. She is constantly offering ideas and examples of achievements or mistakes other cities have made where she has lived. Valerie has three children and a new puppy to keep her busy yet she still enjoys traveling, photography and creating craft projects. She has enjoyed Goldsboro thus far; enjoying the small community atmosphere and the friendliness of the people. Valerie believes our downtown is in good hands because she has met so many people that feel very strongly and care about its future. She claims to also enjoy working with our staff because we are passionate about what we do and because she gets to meet and interact with so many people. We are glad to have her on board!

FAÇADE GRANTS APPROVED



121 W. Chestnut Street—Jeffrey's Warehouse Today



121 W. Chestnut Street—Jeffrey's Warehouse Exterior Plans

Isn't it amazing what a facelift can do? Once these projects are completed by owner Mr. Cleve Paul, they could be recognized as Downtown Goldsboro's very own Extreme Makeover of 2005! The picture above to the left is

known as the Jeffrey's Warehouse building locates at 121 W. Chestnut Street. The building has remained vacant and boarded for some time. With the new developments occurring in the vicinity, Mr. Cleve Paul decided it was time to utilize the Historic Tax Credit Programs offered by the state and federal governments to transform this building into a useful commercial space. The rendering to the right of the picture demonstrates what the plans are for the exterior improvements. The DGDC approved a façade grant request to help Mr. Paul accomplish this exterior appearance. The building pictured below to the right is known as the Weil Brothers Building. Both buildings were built circa 1913. Plans for this building include a second story conversion to four residential spaces and a renovated first floor for commercial/retail space. As the rendering to the right illustrates, soft awnings, paint and some TLC can transform a buildings appearance. This project was also approved for a façade grant and we look forward to seeing the work commence soon! Façade Grants are available to downtown commercial property owners located within the Municipal Service Tax District for exterior façade improvements. If you are interested in learning more, call the DGDC office for more information.



123 W. Chestnut Street—Weil Brother's Building Today



123 W. Chestnut Street—Weil Brother's Building Future Exterior Plans

NEW DGDC BOARD MEMBER



The DGDC Board of Directors is happy to welcome Mr. Richard Lambert to the Board. Mr. Lambert will serve on the DGDC Board as our Seymour Johnson Air Force Base representative. He works on the Base in the Family Support Center as a Community Readiness Consultant and the Relocation Program Manager. He has served Wayne County in numerous capacities over the years after retiring from the Air Force. He served as a past chairman for the Consumer Credit Counseling Service of Wayne County and he has served as a board member to the Arts Council of Wayne County. He has also worked with "Meals on Wheels", United Way's Golf Classic and Taste of Wayne County committees and is a board member of the Colonial Acres Homeowner's Association. Richard also has worked with several special projects including a Valentine's for Veterans where 35 Seymour Johnson AFB personnel visited the Raleigh/Durham Veteran's Administration Hospital on Valentine's Day to visit with the veterans and distribute Valentines made by local children. Richard is originally from Vicksburg, Mississippi, however he loves North Carolina and pulls for all our sports teams. He enjoys running 5 & 10K races, college football, playing tennis, reading and traveling. Richard and his wife Madalyn have two daughters, Kelly who is 19 and Jennifer 23, and they also have a 3-year old granddaughter. Richard's accomplishments are numerous and his responsibilities and interests diverse, which is precisely why one of our current board members, Mr. Geoff Hulse recommended his appointment to our board. Based on discussions with Richard, a mutual respect exists between these two very civic-minded citizens. Richard hopes to expand upon our visibility and awareness within the Base and promote our events and activities through newcomer packages. Needless to say, we feel very fortunate to have Richard Lambert on our team to help better our downtown!

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of Directors**

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DOWNTOWN 2004



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