



GEORGIA PLANNER

Newsletter of the Georgia Planning Association, A Chapter of the American Planning Association

OCTOBER 2001

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APA INVOLVEMENT IN AFTERMATH OF SEPTEMBER 11TH

By: Paul Farmer, AICP Executive Director

Dear APA Member:

– Moderated Discussion --

The American Planning Association and its professional institute, The American Institute of Certified Planners, expresses its sympathy to those affected by the horrific tragedies of September 11. To the victims, their families, and their friends, we offer our heartfelt thoughts and prayers. We are all strengthened by the many acts of heroism and kindness shown by caring people and by the continuing contributions so many are making in service to others.

Our community of Planners has offered assistance to those who must now turn to the long process of recovery and reconstruction. Many of our members will be called upon for their personal contributions of talent and expertise through APA or through others' requests in the coming months. For members and friends, we will be offering a variety of opportunities for dialogue, information, and contributions.

Visit the APA website at www.planning.org/abapa/11sept01.htm to share in APA's resources for Planning After September 11. Some of them are listed below.

Please join us in the task of building community in America and throughout the world.

We invite our members and friends to join colleagues in a thoughtful and respectful discussion of the planning and public policy issues being debated in the aftermath of the recent tragedy.

Go to <http://forums.siteforums.com/~apa> to register to participate in the online discussions. The forum is available 24 hours a day, and APA's moderators will participate daily. Enter at any time to post messages and read other planners' ideas and opinions. You need not be a member of APA to participate, but please address all postings to the topics at hand.

We are pleased that several members of our community have agreed to lead and moderate our discussion:

Edward Blakely, Dean of the Robert J. Milano Graduate School of Management and Urban Policy, New School University in New York

Amy Helling, AICP, Associate Professor of Public Administration and Urban Studies in the Andrew Young School of Policy Studies at Georgia State University.

David S. Sawicki, AICP, Professor of City and Regional Planning and Public Policy at Georgia Tech.

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Check out our interim website for fall conference information!
<http://georgiaplanner.tripod.com/georgiaplanneronline/>

From the President...

President's Column

Towards Planning Enabling Legislation

GPA's planning enabling legislation has been a front-burner initiative for my entire term of office. A year ago, Jerry Weitz and his committee had developed a draft bill that we envisioned being introduced in the General Assembly in 2002 with the support of Association County Commissioners and the Georgia Municipal Association. In considering where we were this time last year, there are two euphemisms that come to mind. The first one is, "The best laid plans of mice and men oft go awry," and the second is, "Fools rush in where angels fear to tread." I've yet to figure out which one is the most applicable in our current situation. But whichever is the case, even though our timing is a little off track from what we intended, the consensus-building results we have achieved thus far are well worth any delay we've experienced.

Jerry and I spent the spring and summer tag-teaming a number of working group meetings with GMA and ACCG to address a joint policy committee on managed growth. This working group was charged with developing a managed growth policy to be adopted and embraced by the two organizations. In doing so, we've helped pen a policy for which the intuitive end result is planning enabling legislation. At the joint ACCG-GMA policy committee meeting on September 18, we received resounding approval of our collaborative efforts with the associations to address Georgia's planning and growth management issues through planning enabling legislation. I will be attending the GMA-ACCG Fall Policy Conference this upcoming week to see these policies adopted by the associations. Once that is done, we can devote this next year to collaboratively revising our draft legislation into a format that will get the job done. I foresee an unprecedented alliance between GMA, ACCG, and GPA as we develop a bill that will be introduced into the 2003 session of the General Assembly.

We've come a long way, but there is still much work to be done. If you are interested in serving on the legislation committee to help us make this bill become a reality, please let Jerry or me know of your interest.

I'm looking forward to seeing you at the Annual Conference!

Sincerely,

Lisa J. Hollingsworth, P.G., AICP



Georgia Planning Association Board of Directors

Lisa J. Hollingsworth, P.G., AICP
President
lgjh@bellsouth.net
770/854-6516

Tom Sills, AICP
Vice President for
Professional Development
tsills@cfrcdc.org
706/675-6721

Denise Bonotto Abboud
Vice President for Programs
dbabboud@aol.com
404/874-5459

Lucy Jenkins
Vice President for Chapter Services
lucyjenkins@mindspring.com
678/721-0300

Jerry Weitz, PhD, AICP
Vice President for Legislative Affairs
jerryweitz@aol.com
(H) 770/751-1203

David J. Sutton, AICP
Secretary
dsutton@sgrdc.com
912/333-2777

Pat Chapman
Treasurer
Patchapman@mindspring.com
770/513-7922

Dennis E. Dutton
District 1 Director
ddutton@cvrde.com
706/295-6485

Bryan Shuler, AICP
District 2 Director
bshuler@gainesville.org
770/531-6809

Tim Young
District 3 Director
medplanner@hotmail.com
770/898-3506

Lynne S. Miller, AICP
District 4 Director
lmiller@cfrcdc.org
706/675-6721

Jennifer Taylor
District 5 Director
912/745-9618

Dayton Sherrouse, AICP
District 6 Director
sherrouse@angustacan.com
706/823-0440

Patti Cullen
District 7 Director
pcdrde@mindspring.com
706/649-7468

Paul Forgey, AICP
District 8 Director
p.forgey@southsouth.com
912/522-3552

Rafael Nail
District 9 Director
hogardc@altamaha.net
912/367-3648

Joseph Mosley, AICP
District 10 Director
joemoe7@yahoo.com
912/764-5468

Gary Cornell, AICP
AICP Director-at-Large
gcornell@iig.com
678/333-0229

Larry Vanden Bosch, AICP
AICP Director-at-Large
dvds@ngardc.org
706/272-2300

Alexander C. Ikefuna
Non-AICP Director-at-Large
aikefuna@milkyway.ci.savannah.ga.us
912/651-1027

Mary Kate McKenna
Non-AICP Director-at-Large
mkmckenna@centralatlantaprogress.org
404/658-1877

Larry Sparks
Non-AICP Director-at-Large
lsparks@gmrde.org
770/538-2617

Bill Ross
Immediate Past President
wross@compuserve.com
404/355-4505

Christina Walker
Student Representative
cwalker@relco.com
404/365-9501 ext 118(w)
404/874-6671 (h)

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CKenneth Topping, FAICP, an expert in planning for post-disaster recovery and reconstruction and the former planning director for Los Angeles.

-- Planners Day on the Hill and Fall Leadership Meetings --

These events will continue as scheduled, although our discussions will include the events of September 11 and the aftermath. APA has been assured by congressional offices that our members are very much encouraged to continue with our visits. Our message of building vital communities now and into the future should be consistent with short term priorities. And planners have a special expertise that will add value to the emerging national policy dialogue on so many issues of human settlement and other topics.

-- APA and AICP Resources --

APA and AICP resources are available to community leaders, citizens, news media, and anyone who wants to know more about the role planning plays in responding to an emergency.

* APA staff and members
<http://www.planning.org/abtapa/11sept05.htm>

* Publications
<http://www.planning.org/abtapa/11sept03.htm>

* Links to related websites
<http://www.planning.org/abtapa/11sept02.htm>

Questions? Contact APA's website manager at
websitefeedback@planning.org.
<mailto:websitefeedback@planning.org>

Quarterly Luncheon

Please join us for our next luncheon on Wednesday, December 5th. The luncheon will be held at the , Gwinnett Chamber of Commerce Building, 6500 Sugarloaf Parkway, Duluth. This is in Gwinnett County. **Registration form is included in this newsletter on page 7.**

Presenting the program will be representatives from Cool Communities. This is an organization that advocates innovative, cost effective strategies for improving air and water quality and making the urban environment more pleasant and appealing. Lucie Griggs, Director of the Georgia Cool Communities program; Gordon Kenna, an environmental public affairs consultant; and Dan Brown, an engineer with the Georgia Concrete Products Association will present the program.

Please reserve you place as soon as possible. Doors will open at 11:30 and a delicious lunch will be served from 12:00 - 1:30 PM. The cost for the luncheon is \$20 and reservations must be made in advance. Please make checks payable to "Georgia Planning Association". Call Tina King, 770-822-7621 for more information.

Directions:

The Chamber of Commerce Building is located adjacent to the Gwinnett Civic Center. Traveling on I-85 North, exit on Sugarloaf Parkway. Turn left and cross over the interstate. Travel straight across the Sugarloaf/Satellite Blvd. intersection. Pass the Gwinnett Civic Center entrance on your left and the Chamber is the next left. Address: 6500 Sugarloaf Parkway, Duluth.

ARC SUCCESSFUL IN LAND USE STRATEGY IMPLEMENTATION

By Dan Reuter

A complexity of issues impact development patterns in the Atlanta region. These issues include fragmented land use authority involving over 70 local governments, policy impacts from many more public school or water/sewer authorities, standard zoning procedures which have a long historical basis, a large and proficient development industry, an excellent road network, homeowner preferences and suspicions of new land use patterns, etc.

Over the next 20 years as another million residents move to the region, public and private decisions will determine where these new residents live, work, shop, buy a cup of coffee, pay rent, go to school and drive, ride transit or walk. Will more residents, infrastructure and development over the next 20 years improve our quality of life? Continue the prosperity of our regional economy? Better protect natural resources? Or will more jobs and homes locate outside the 10-county region? Will more land be converted to a continuation of low-density development patterns? Will some new areas prosper and other areas with existing infrastructure decline because they are no longer close to the "new mall" or where the "new subdivision"

signs are pointing? What occurs over the next 20 years will impact not only the new residents but also the existing 3.4 million residents and our children.

During the past 15 months ARC has implemented a Land Use Strategy to address how the region grows. Elements of the Land Use Strategy include the following actions. The Livable Centers Initiative (LCI) was enacted and will provide \$355 million in funds specifically for planning and transportation infrastructure in existing town and activity centers. The first 12 LCI planning studies have been completed by local sponsors and 10 of the final reports are posted on the ARC website (www.atlantaregional.com). A second round of 10 LCI studies have been awarded and are approximately 50% complete. The deadline for applications for the third round of studies will be November 30, 2001.

The first \$20 million of LCI implementation funds was allocated to projects in 8 separate LCI areas. Another \$18 million has been identified in the draft Transportation Improvement Program (TIP) for FY 2004 LCI projects. The Transportation Division of ARC is working on a financial plan

that will help determine a timeframe for allocation of all implementation funds.

ARC has organized other regional organizations and federal agencies to provide support for LCI areas through the Partnership for Regional Livability (PRL). PRL seeks to provide expertise and assistance to LCI areas to address non-transportation related needs such as affordable housing, childcare, fostering new private sector development, etc. PRL meets monthly with a large group of agencies, organizations and foundations.

The Community Choices program is underway. Under this program a Citizens Planning Academy (CPA) has been established for training local planning commissioners, elected officials and citizens on Smart Growth issues, etc. ARC has completed 6 tools for a Smart Growth toolkit including TND, TOD, Mixed-Income Housing Strategies, Conservation Subdivisions, Uses of Overlay Zones and Infill Development Strategies. A new round of 6 tools are under development. The land use and also visualization tools will be presented to citizens and officials over the next year and provided on a CD.

Continued on page 5

Continued from page 4

Area Plan Review (APR) has been approved by the ARC Board and enacted in MARTA rail station areas. All development projects within 200 feet of a rail line and ¼ mile of a station must be coordinated with other organizations through APR.

A process has been conducted in cooperation with local governments called Regional Development Plan (RDP) Coordination. A report of all RDP Coordination activities was published as the "Mid-Process Report" on June 5, 2001. Coordination Reports were received from 33 of 36 "Major"

jurisdictions in the region and a majority of "Minor" jurisdictions. The RDP Coordination effort demonstrated that local governments and ARC can cooperatively consider alternate land use patterns.

ARC has incorporated land use criteria in transportation project applications and reviews. The TIP process is annually reviewed. New land use criteria can be considered and linked to future transportation project selection and priority. The Land Use Coordinating Committee (LUCC) has met on the first Thursday of each month at 9:30 a.m. since the

Land Use Strategy was adopted. LUCC serves as the primary forum for dissemination of information and local government staff discussion on all ARC land use and related transportation activities.

The Land Use Strategy activities represent a major change for regional land use planning involving local and regional organizations both public and private. ARC must coordinate and assist local governments to determine how best to improve the Atlanta region as we grow. Therefore, consideration of new programs, incentives and implementation activities will continue to be the ARC focus.



Annual Conference Update

Just a reminder about the dates and times for the annual conference:

- **Wednesday, October 24th through Friday, October 26th at the Jekyll Island Club.**
- **Conference begins at 9 AM on Wednesday, and ends 12 noon on Friday**
- **To make reservations call the Jekyll Island Club directly (800) 535-9547 and let them know that you are with GPA. Room rates are the same as last year and range from \$89 to \$199 per night.**

There are currently 32 sessions scheduled on a wide range of topics including: transportation, land use, zoning, regulations, planning practice, the environment, historic preservation and innovative tools and techniques. Both rural and urban topics are included, along with "planning basics," training opportunities and concepts, case study and tools. In addition, many networking opportunities are available including the opening reception on Wednesday, whose theme will be "prom night," two luncheons, mobile workshops, a golf tournament and our annual "deep sea" fishing.

Registration has been set at \$175 this year. Look for conference registration materials in your mailbox around the end of the month. If you are impatient, please visit our web site <http://georgiaplanner.tripod.com/georgiaplanneronline/>, which is also accessible through Planning.Org/Chapters/GA, to see a preview of conference topics, etc. This website is being updated as more information becomes available, including a registration form that can be printed and mailed.

Again, please make your hotel reservations now since we are expecting a full house!!!

As always, feel free to email me (DBAbboud@aol.com or phone (404) 874-5459) with your comments, suggestions and questions.

Looking forward to seeing many you again in Jekyll!!!

Denise Abboud

GPA Programs not to be missed!

Quarterly Luncheons:

December

First Fridays: November 2, December 7.

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Pager: (888) 560-1404

jmaierhofer@mindspring.com



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323 Lowell Road
Carrollton, GA 30116
770/854-6516

Email lgjh@bellsouth.net

- Ron Huffman, AICP
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WORKING TO BETTER OUR COMMUNITIES AND ENVIRONMENT

PRESS RELEASE

Quality Growth Grant Program

Until recently, the State of Georgia has not provided many incentives to encourage implementation of *smart growth* best practices that have been very successful in promoting quality of life and better growth management in other parts of the country. However, all that has changed. On October 1st, the Department of Community Affairs will launch the *Quality Growth Grant Program*. This \$250,000 grant program is tailored to fund implementation of smart growth activities by local governments across the state.

All Georgia municipalities, counties and consolidated governments are eligible to apply for Quality Growth Grants. There will be two funding rounds each year, with the first applications due on November 15, 2001 and May 15, 2002. Grants may be requested for any amount between \$5,000 and \$40,000, but a project must be particularly innovative to be funded above \$25,000. Recipient governments are expected to match the grant amount with cash and in-kind services. The idea for this grant program grew out of the Georgia Quality Growth Partnership, which includes more than thirty public and private organizations with an interest in promoting quality growth statewide. (See *information below*.)

The Georgia Conservancy took a lead role in getting this exciting new effort included in the state budget.

The following are examples of the types of activities that are eligible for assistance.

- Projects directly promoting growth management concepts, infill housing, brownfield redevelopment, or similar projects that discourage urban sprawl.
- Preparation of local ordinances, regulations, or inter-governmental agreements promoting growth preparedness, sustainable development, and other quality growth strategies.
- Public education on quality growth topics.
- Programs to preserve community heritage, sense of place, and regional identity.
- Alternative/multi-modal transportation facilities.
- Preservation of critical environmental resources, wildlife habitat, prime farmland, or sensitive ecosystems.

For further information or to access an application, please visit the Department's website at www.dca.state.ga.us or contact **Jim Frederick** at **404-679-3105** or by e-mail at jfrederi@dca.state.ga.us.

- Association County Commissioners of Georgia (ACCG)
- Atlanta Regional Commission (ARC)
- Atlanta Regional Consortium for Higher Education
- Georgia Department of Community Affairs (DCA)
- Georgia Department of Industry, Trade & Tourism
- Georgia Department of Natural Resources (DNR)
- Georgia Economic Developers Association (GEDA)
- Georgia Forestry Commission
- Georgia Institute of Technology
- Georgia Municipal Association (GMA)
- Georgia Power Company
- Georgia Regional Transportation Authority (GRTA)
- Georgia Rural Development Council (GRDC)
- Georgia State University
- Georgia Trust for Historic Preservation
- Greater Atlanta Homebuilder's Association
- Gwinnett Council for Quality Growth
- Home Builders Association of Georgia
- MARTA
- Metro Atlanta Chamber of Commerce
- Northeast Georgia Regional Development Center
- Northwest Georgia Growth Management Initiative
- Regional Business Coalition of Metropolitan Atlanta
- Research Atlanta
- Southface Institute
- The Georgia Conservancy
- The Nature Conservancy
- Trees Atlanta
- Trust for Public Land
- University of Georgia
- Urban Land Institute



J ♦ O ♦ B ANNOUNCEMENTS

Development Services Director - Gainesville/Hall County seeks experienced professional to direct planning and inspection activity for joint city-county department. Salary \$70,000, plus benefits, including automobile allowance. Apply immediately. Human Resource Department, PO Box 2496, Gainesville, GA 30501 or e-mail at hrclerk@gainesville.org.

Georgia Planning Association Quarterly Luncheon December 5, 2001

Gwinnett County Chamber of
Commerce
1818 Club
6500 Sugarloaf Parkway, Duluth
770-232-1818

"Cool Communities"
Lucie Griggs, Gordon Kenna
Dan Brown

Doors open at 11:30
Luncheon: 12:00 – 1:30

Name _____

Phone Number _____

Organization _____

Email
(please provide for future "blast e-mail")

\$20

Advance registration required by
Friday, November 30, 2001

Make check payable to "GPA"
c/o Tina King
Gwinnett County Planning Division
75 Langley Drive
Lawrenceville, GA 30045
770-822-7621





Change of Address: The Georgia Chapter does not maintain address lists. All lists are maintained at the national office and are mailed to the local chapters each month. If you have moved, e-mail: addresschange@planning.org or write to:

Membership Department
APA National Headquarters
122 South Michigan, Suite 1600
Chicago, Illinois 60603-6107

Membership Information: If you are in joining the American Planning Association, contact the national headquarters at the address above or call (312) 431-9100.

Submission: The Georgia Planning Association welcomes articles, letters to the editor, photos of planning events or state happenings, calendar listings, job notices, planners on the move, etc. We are always interested in publishing anything you think may be of interest to others throughout the state. Articles may be edited for space. Articles printed in any issue of The Georgia Planner are not the expressed opinion of the Chapter.

Graphics: Graphics are especially welcome - pictures, photos, graphs, charts, etc. We would be happy to return them to you upon request.

Deadline: The deadline for the next issue is December 31, 2001
Send Items for the newsletter to:

Lucy Jenkins
323 East Church Street, Suite 106
Cartersville, Georgia 30120
lucyjenkins@mindspring.com



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Newsletter of the Georgia Planning Association, A Chapter of the American Planning Association
323 EAST CHURCH STREET • SUITE 106 CARTERSVILLE, GEORGIA 30120

APA... Making Great Communities Happen