

## **FACT SHEET: City of Chamblee Comprehensive Plan amendment (May 2011 – September 2011)**

### **What are we doing?**

Preparing amendments to the Comprehensive Plan for the City of Chamblee

The Comprehensive Plan establishes the **vision for future growth** for the City of Chamblee. It also defines the policy and intent for any future development through the planning tool of “Character Areas,” which define the look, feel and function of our city neighborhoods, employment centers, corridors and downtown.

### **Why are we doing it?**

In 2006 the community prepared a complete update of the City’s Comprehensive Plan. Since then, the City has undergone economic change and overall growth through the annexation of surrounding neighborhoods. The amendment process will include:

- Assessment of the newly annexed area (data collection, analysis, issues and opportunities);
- A community meeting especially focused on the needs of the **newly annexed area**;
- City-wide data collection and assessment of **economic climate** relevant for updating the **Economic Development** component of the Comprehensive Plan Community Agenda;
- Reviewing and verifying **existing vision statements** for the Character Areas
- Prepare amendments according to results and present amendments for review and adoption
- An update to the Short Term Work Program

### **What is a Comprehensive Plan?**

The Comprehensive Plan is a municipality’s road map for the future. This official, living, city-wide public document provides long range policy direction for land use, transportation, economic development, housing, public facilities, intergovernmental agreements along with its natural and cultural resources. It serves as a guide for elected and public officials by providing the framework for evaluating development proposals.

#### **Components of a Comprehensive Plan:**

1. **Community Assessment** – Provides objective, factual data which will be the base for the Community Agenda
2. **Community Participation Plan** – Outlines a strategy for ensuring public and stakeholder involvement in the preparation of the Community Agenda
3. **Community Agenda** – Officially expresses the City’s policies and vision, and it informs readers and citizens about expectations for development. It identifies the responsible party for implementing the agenda.

The agenda:

- Outlines the vision for future development
- Presents a character area map for each unique area of the City with specific development strategies
- Lists issues and opportunities
- Provides an action strategy



## Why do we need a Comprehensive Plan?

The Comprehensive Plan process allows residents and local decision makers to identify and respond to changing community needs and desires in a thoughtful rather than reactive way. The new process requires representation from all the citizens and outlines implementation mechanisms.

All local governments in the State of Georgia are required to adopt a Comprehensive Plan for their locality. While Georgia does not require strict adherence to them, once adopted the plan becomes policy guides for the future growth.

The Comprehensive Plan establishes the broad policy framework for objectives that specific regulations (zoning ordinances, sign ordinances, development regulations, etc...) should work to achieve.

### Schedule:

<b>TASK</b>	<b>DATE</b>
Project Kick-Off	May 12, 2011
Community Meeting	June 23, 2011
Business Community Round Table	July 21, 2011
Assessment Report	July 2011
Council Vision Workshop	August 2011
Public Hearing	August 11, 2011
Transmit to ARC and DCA	August 2011
Adopt	October 18, 2011

