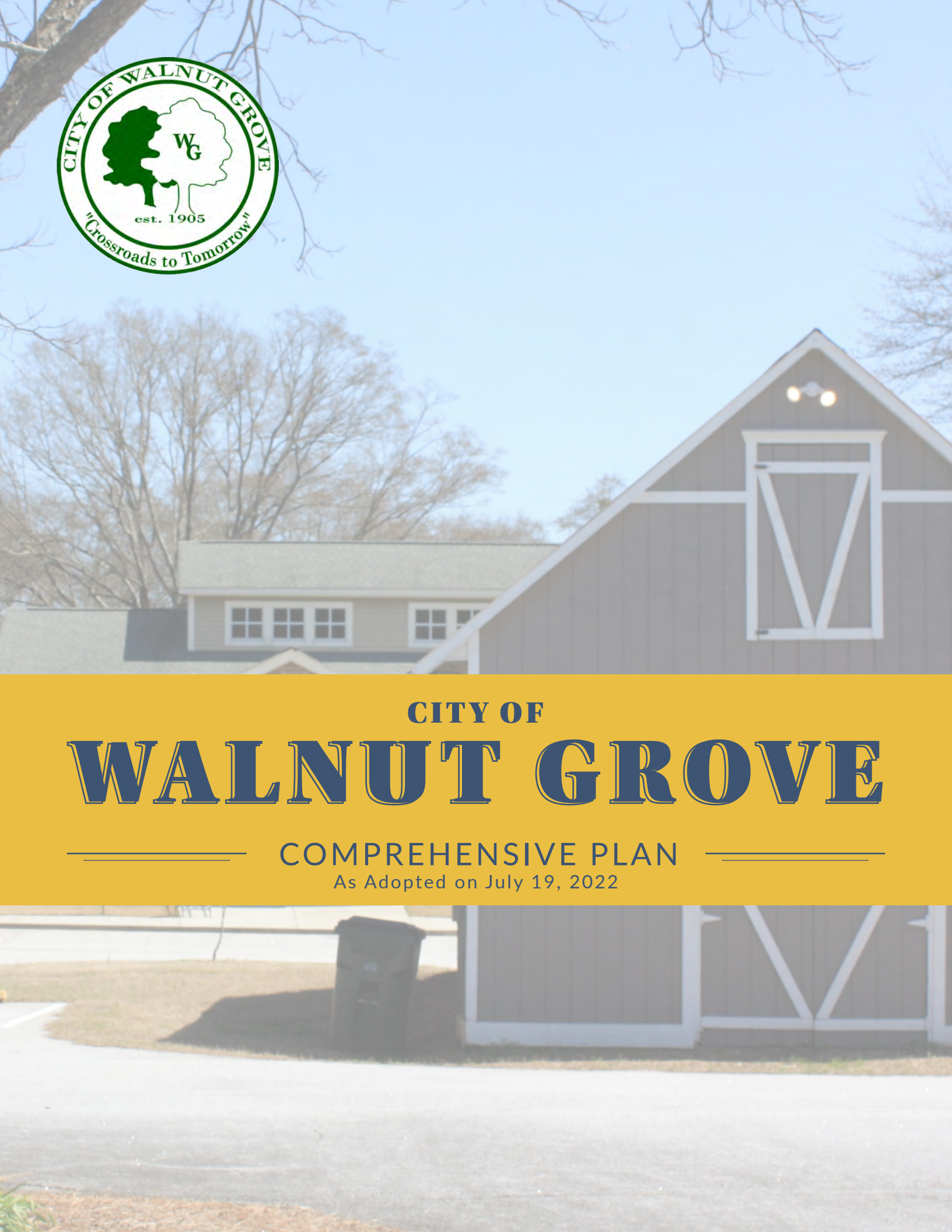

CITY OF

# WALNUT GROVE

## COMPREHENSIVE PLAN

As Adopted on July 19, 2022

PREPARED BY THE NORTHEAST GEORGIA REGIONAL COMMISSION

NEGRC
NORTHEAST GEORGIA
REGIONAL COMMISSION

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# Acknowledgements


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CHAPTER 1

# INTRODUCTION

A Comprehensive Plan is a community's guide for growth and improvement to public services, community resources, local policies, and the built environment. The Plan represents the preferred vision for the community's future and provides a tangible list of actions that the community is committed to undertaking to achieve that vision. It is intended to provide guidance to local elected officials on land use patterns, the existing needs of facilities and services, and the protection and enhancement of quality of life within the community.

The Plan seeks to establish the ground rules for how the community will develop and invest by asking three questions:

- Where are we now?
- Where do we want to be?
- How do we get there?

By considering current needs and existing opportunities, the plan provides a foundation for decision-making in support of achieving short- and long-term goals.

## Process Overview

The Comprehensive Plan process follows the Rules of the Georgia Department of Community Affairs ("DCA"), O.C.G.A. Chapter 110-12-1, Minimum Standards and Procedures for Local Comprehensive Planning, effective October 1, 2018. The DCA rules require that the Comprehensive Plan of Walnut Grove consist of the following elements:

*Needs and Opportunities*

An analysis of the community's needs and opportunities helps to determine local conditions. Public engagement was used to identify existing issues, and opportunities on which the City can capitalize to address those issues.

*Community Vision and Goals*

Through public and steering committee engagement, the City's vision, goals, and policies are developed to determine the community's future direction. As a part of this component, policies are identified to assist in making decisions that are consistent with community goals.

*Future Land Use*

This section is required for any community that has a local zoning ordinance and assigns future land use categories by parcel. The map and narrative in this section will guide local elected officials on zoning and land use policy decisions. The intention is to influence growth and development throughout the community in consideration of existing development patterns, access to utilities and services, and community needs and goals.

*Transportation*

Since Walnut Grove is within the Atlanta Metropolitan Planning Organization (MPO) boundary, a transportation element is required to ensure alignment with the Regional Transportation Plan (RTP). This element includes regional and local objectives and identifies needs based on current conditions and transportation infrastructure.

*Broadband Services*

All communities require a broadband element to analyze available services and identify potential improvements. This element is an action plan with steps for promoting reasonable and cost-effective access to broadband.

*Community Work Program*

The final element of the comprehensive plan, the Community Work Program, outlines steps and strategies for achieving the community's goals and implementing its plans. The Work Program will include a Report of Accomplishments from a previous list of projects and a Short Term Work Program that identifies priority projects, timelines for implementation, responsible parties, and funding strategies for the next five years.

## Public Involvement

*Public Input and Steering Committee*

Public Input & Steering Committee

The Comprehensive Plan update incorporated public involvement throughout. The planning process began with a public hearing and community input session on July 6, 2021, where the public was invited to discuss the assets and challenges found in the city and their hopes for its future. Following the initial public meeting, several publicly available work sessions were held with a Steering Committee, a group of citizens representing various communities and interests throughout the city. This Committee provided valuable feedback, guidance, and recommendations and served an integral role in developing a plan representative of the community's vision. In addition, an online public survey was available from September 14 through October 13, 2021. No survey responses were received from residents of Walnut Grove.

A final public hearing was held on May 12, 2022, before submittal of the plan to the

DCA for review.

*NEGRC's Role*

The Northeast Georgia Regional Commission (NEGRC) Planning & Government Services Division oversaw the development of this plan, including facilitating public involvement and input meetings.

## Review Process

According to the DCA's rules for comprehensive planning, effective October 1, 2018, the City must transmit the plan to the NEGRC when all required components are complete. The transmittal must also include the community's certification that it has considered both the Regional Water Plan and the Rules for Environmental Planning Criteria. Once it completes its review, the NEGRC will forward the plan to the DCA for review.

Once the plan has been found by the DCA to be in compliance with Minimum Standards and Procedures, the approved Plan must be adopted in order to maintain Qualified Local Government status.

## Data & Statistics

The facts, figures, and statistics used to develop the Plan were generated from data compiled throughout the planning process. The data and analyses were used to identify general trends, and provide a reliable quantitative context to describe existing conditions and assist in informing the recommendations and policies.

CHAPTER 2

# VISION, GOALS, AND POLICIES

## VISION STATEMENT

Walnut Grove envisions a quiet, “hometown” community with a welcoming downtown retail area for our residents and visitors. Where our neighborhoods are all interwoven by a strong network of beautiful golf cart friendly streets, sidewalks, and multi-use trails. Walnut Grove will host a large park with amenities which will attract visitors to our city and our downtown district.

Maintaining a strong sense of place while also taking advantage of the opportunities provided by major highway corridors is what the city strives to accomplish. Walnut Grove will continue to offer a high quality of life and safe environment for all residents and visitors.

## Goals and Policies

The goals and policies below are designed to help Walnut Grove elected officials and staff in decision-making processes. They target identified needs and opportunities from the previous section.

- Develop a comprehensive town center master plan to facilitate commercial and residential growth
- Develop a comprehensive system of paths, trails, and public open space for safe, healthy walking, bicycling, golf cart use, and accessibility for all abilities and ages
- Preserve the community's small-town feel by concentrating employment in a traditional fashion within the central core of the city
- Meet resident needs and attract newcomers by providing quality housing, recreation, education, shopping, employment, and a strong sense of safety and code enforcement
- Anticipate and control impacts and opportunities associated with nearby growth, including traffic, development patterns and aesthetics, natural resources, and increased interest and attention
- Work with other local governments throughout Walton County to achieve the vision of this plan
- Target public investment to guide private development in the manner favored by the community
- Establish and maintain efficient and transparent local government policies and operations
- Work with the Georgia Department of Transportation to ensure appropriate transportation infrastructure and design is developed in support of local government initiatives
- Provide sanitary sewer service in a safe, clean, efficient, economical, and environmentally sound manner, concurrent with urban development
- Work with Walton County to create a 230-acre park consisting of nature trails, community building, variety of athletic fields, splash park, amphitheater, tennis and pickleball courts

CHAPTER 3

# NEEDS AND OPPORTUNITIES

The following list of needs and opportunities were identified during a series of input meetings and an online survey, including both the Steering Committee and the public, as well as a professional analysis of relevant data. The list is intended to capture the most prescient needs that the community will have over the next five to ten years, in order to establish a set of goals the community can work toward achieving. Unless otherwise noted, all data are sourced from Esri's Business Analyst Software, which is based on the U.S. Census American Community Survey. Items are categorized into the following topics:

- Population, Community, and Governance • Economic Development • Planning, Land Use, and Housing • Natural and Cultural Resources • Community Facilities and Services • Intergovernmental Coordination

Additional community statistics used in the local analysis to determine needs and opportunities and guide discussions during public input meetings can be found in the Appendix.

**High priorities within the community are italicized.*

## Population, Community, and Governance

Walnut Grove, population 1,322, is a small community located on the expanding edges of metropolitan Atlanta in Walton County. Walton County has grown by approximately 13,000 people every ten years since 2000, and a similar growth rate is expected over the next five years (Figure 1). Walnut Grove will likely see more growth, given its location in the suburbanizing western part of the county. In spite of this growth, the median age of the area continues to increase. The median age of Walton County is expected to grow from 37.3 in 2010 to 40 by 2026 (Figure 2). An aging population can present challenges for a community including inadequate housing, transportation, and social opportunities for seniors. It can also be a sign that the community struggles to retain young people. General strategies for addressing these challenges include permitting a wider variety of housing types, building walkable neighborhoods where people can travel without a personal car, and providing attractive places for people to gather.

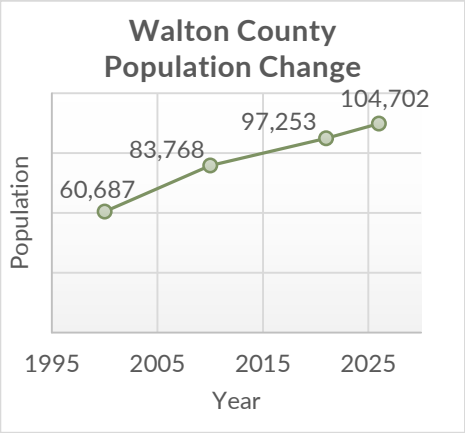



*Figure 1. Walton County population over time, Census (2000 and 2010) and projected (2021 and 2016).*

The area's 2021 median income is $65,399, which is higher than the region and state median incomes (Figure 3). However, the organization United for ALICE

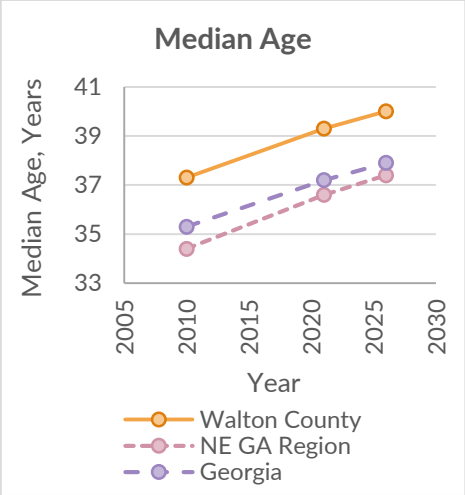



*Figure 2. Median age of Walton County residents over time, compared with the Northeast Georgia Region and the state, Census (2010) and projected (2021 and 2026).*

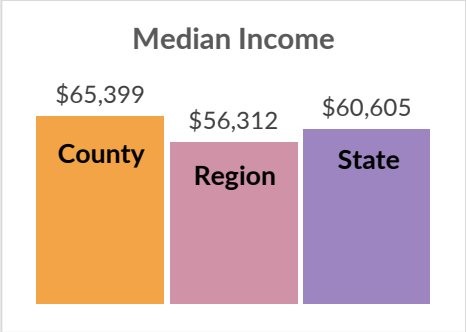



*Figure 3. 2021 median income of Walton County, compared with the Northeast Georgia Region and the state.*

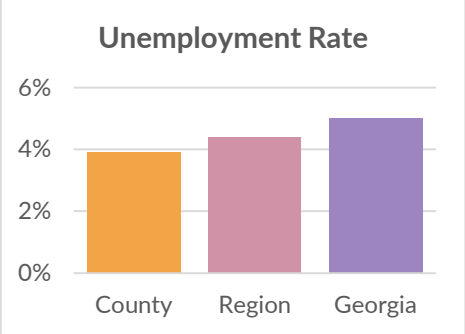



*Figure 4. Unemployment rates for 2021 civilian population ages 16+ in Walton County, the Northeast Georgia Region, and the state.*

calculates the area's poverty rate at 12% and the ALICE rate at 37% in 2018 (United for ALICE). This is in line with the state average. ALICE stands for households that are Asset Limited, Income Constrained, and Employed. These households, according to United for ALICE, "earn enough to be above the Federal Poverty Level, but not enough to afford a bare-bones household budget." People in these households often work in the service industry and many were classified as "essential workers" during the COVID-19 pandemic. Although employed, these households are still in financially precarious conditions. Stabilizing these households can have a significant impact on lowering poverty in the community.

Walnut Grove's government is led by a Mayor and four-member City Council. Local Government documents such as annual budgets, meeting notices, and city tax information are available on the City's website and at City Hall. The City provides services through the following departments and partners with Walton County to provide any additional services:

- Code Enforcement
- Public Works

Needs and opportunities identified through stakeholder input sessions and public surveys that relate to population, community, and governance are as follows:

*Needs*

- Walnut Grove has limited staff capacity for additional services. Therefore, continued partnership with Walton County will be needed to provide an array of services for residents.
- For the aging population, the City should analyze existing local services available for seniors and address accordingly.

*Opportunities*

- Involve youth in the community as a volunteer labor source and in local government as an educational tool
- Create programs that facilitate public engagement in civic initiatives.
- Invest in public infrastructure to ensure a high quality of life for residents to keep up with the needs of a growing population.
- Program events for community engagement and youth education at the Walnut Grove Public Library.

# Economic Development

According to Esri's Business Analyst, area unemployment stands at 3.9%, which is lower than the regional and state average (Figure 4). The top industries in the area

are Services (39%), Retail (14%), and Manufacturing (12%, Figure 5). The workforce is primarily employed in jobs categorized as Professional (17%), Management/Business/Financial (16%), Administrative Support (14%), and Services (13%, Figure 6). About 56% of the workforce, over the age of 25, has a high school diploma, diploma equivalent, or some college credit, while 12% did not finish high school; 32% of the workforce population has a college degree (Figure 7). Generally, building a diverse local employment base helps people with a variety of credentials find work. Given that over half of the workforce does not have a college degree, the City should focus workforce training and economic development efforts on creating jobs that do not require a college degree. Also, the City should focus on improving skilled workforce training through resources such as the Athens Technical College campus in Monroe.

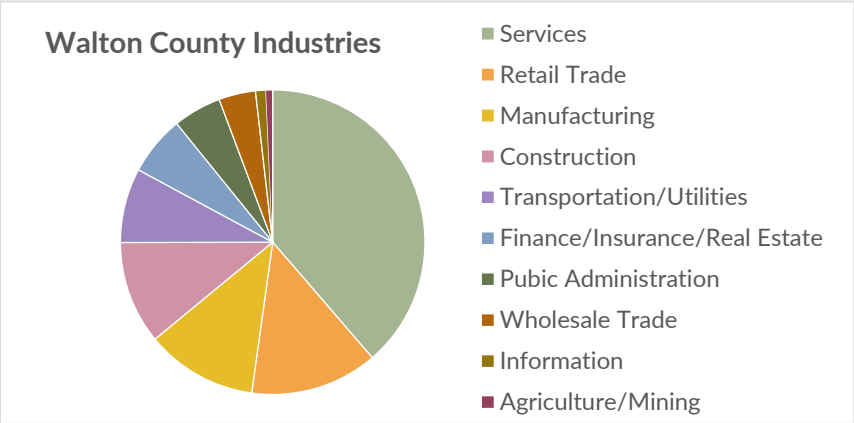



*Figure 5. Walton County's 2021 employed population, ages 16+, by industry.*

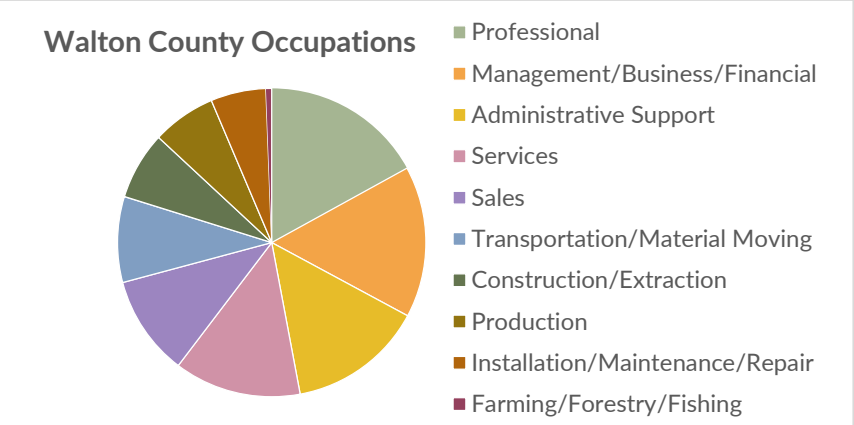



*Figure 6. Walton County's 2021 employed population, ages 16+, by occupation.*

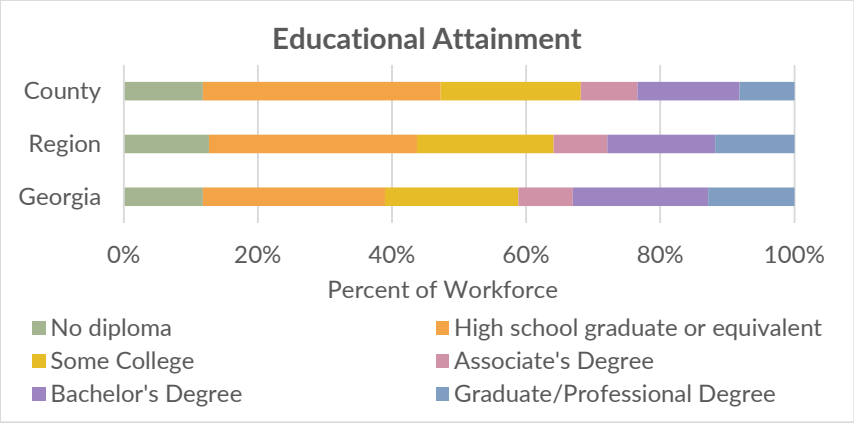



*Figure 7. Workforce, ages 25+, by highest level of education attained, for Walton County, the Northeast Georgia Region, and the state, 2021.*

Needs and opportunities identified through stakeholder input sessions and public surveys that relate to economic development are as follows:

*Needs*

- Walnut Grove retains a very low percentage of its employed population for jobs within city limits. To offer more local employment opportunities the limited presence of businesses need to be increased.
- Walnut Grove's development pattern has been solely built around car travel. A need for walkable urban development and outdoor recreation exists in the community.
- A strategy to attract economic development opportunities conducive to the community's vision is necessary.

*Opportunities*

- Create a master plan of the city center to incorporate a framework to guide future development and generate opportunity for local business growth.
- Invest in outdoor recreational spaces and trails to capitalize on the city's natural resources and undeveloped open space.
- Participate with the Development Authority of Walton County to identify the most appropriate businesses to attract for Walnut Grove.

## Planning, Land Use, and Housing

Walnut Grove is a small, suburban city serving as the fourth largest municipality in Walton County. The general development pattern exhibits a single-use, commercial, along major arterial roads with historic residential buildings exhibiting the city's past. Single-family residential subdivisions flank local streets and the periphery of the

city. The city faces significant development pressure from the west, as Metropolitan Atlanta continues to expand. *There are considerable development opportunities that remain in the city center that could accommodate the traditional, compact urban growth pattern that Walnut Grove leadership desires*. City leadership has been actively engaged in discussions to determine what type of development will be most appropriate for the central city area. A downtown master plan is in progress that will determine a preferred street network, land use densities, and distribution of uses.

Walnut Grove's housing stock, like most communities in the region and state, is mostly comprised of single-family detached housing. According to ESRI's Business Analyst software, 85% of the surrounding county's housing stock is single-family houses, 8% is mobile homes, and 7% is "Missing Middle" housing (2–19 unit structures). Only 0.3% of the area's housing is in structures that have more than 20 units. The average household size is 2.82 people, and the median home value is $236,000, higher than both the region and state (Figure 8).

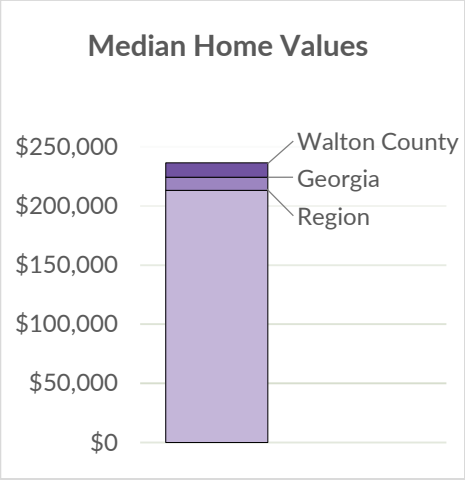



*Figure 8. Median home values in Walton County, the Northeast Georgia Region, and the state, 2021.*

From 2015–2019, median rent averaged $744, which is higher than the median rent in the region, but lower than the state's median rent of $804 (Figure 9). According to the Center for Neighborhood Technology's Housing + Transportation Index, the average Walnut Grove household spends 25% of their income on housing. This is a positive trend, as a household that spends more than 30% of its income on housing is considered cost burdened. The vacancy rate stands at 7.5%, lower than the region's rate of 9.5% as well as the state's rate of 11.6%. This indicates that there is stronger demand for housing in Walnut Grove than in other parts of the state, as would be expected, given the growth in the area. Nationally, household sizes are shrinking, and both seniors and young people may find that single-family housing does not meet their needs at a reasonable price point. *Walnut Grove should examine its zoning and building codes to permit and encourage a broader range of housing types, especially those 2–19 unit structures categorized as "Missing Middle" housing, to ensure that current and future residents can meet their housing needs at an acceptable price*.

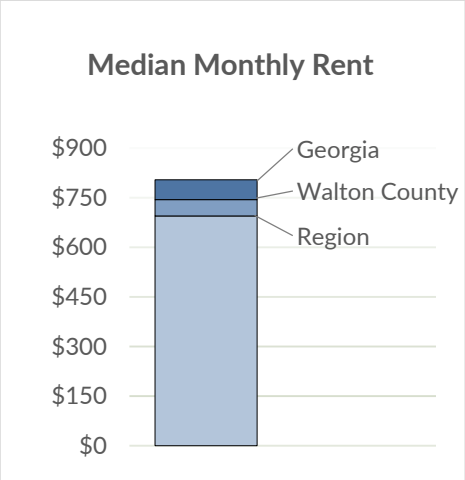



*Figure 9. Median monthly rent in Walton County, the Northeast Georgia Region, and the state, 2015–2019.*

Needs and opportunities identified through stakeholder input sessions and public surveys that relate to planning, land use, and housing are as follows:

*Needs*

- Walnut Grove's rate of owner-occupied housing is higher than both Walton County's and the state average; while this can serve as a positive, it may also indicate a need for increased rental options.
- Walton County is expected to invest in a large county park within city limits. City leadership should ensure county investments align with city development initiatives to maximize efficiencies in land use patterns.

*Opportunities*

- Capitalize on the significant suburban growth pressures expected in

western Walton County to proactively increase variety of and quality in aesthetics new developments.

- Create a local downtown master plan.

## Natural and Cultural Resources

Walnut Grove has a significant amount of undeveloped land as either open pasture or woodland. If development pressure materializes, a walkable, compact development pattern in the city center can slow the conversion of the surrounding rural land into suburban development.

Walnut Grove's history is tied to its origination as a crossroad in the early 1800s. There are a limited collection of historic residential buildings remaining along major routes. Also, City Hall is located in a historic residential building that has been restored and retrofitted. This property sits on the location of the original town well, serving as a reminder of Walnut Grove's history. However, there are no formal historic preservation entities in Walnut Grove. The City should partner with the Historical Society of Walton County to engage in the preservation of local history, improve resident engagement with local government operations, and continue generating community pride.

Needs and opportunities identified through stakeholder input sessions and public surveys that relate to natural and cultural resources are as follows:

*Needs*

- A strategy to identify sensitive environmental resources within city limits is needed.
- The City should create a strategy to maintain a "small, hometown" feel surrounding the city center.
- An inventory of existing cultural and historic resources within city limits is needed to effectively engage in preservation initiatives.
- City leadership stated the need to ensure new development in the city center match the character of traditional town center development. Developers should reference local historic architecture to incorporate those styles into new buildings, where possible.

*Opportunities*

- Create a conservation and protection plan.
- Explore creative ways for shared parking with new developments to reduce stormwater runoff.
- Partner with the Historical Society of Walton County to engage in historic

preservation initiatives.

- Explore form-based codes for new development regulations.

## Community Facilities and Services

City residents rely on Walton County Parks and Recreation for recreational facilities. Walnut Grove currently has a 15 acre Park with a softball field, tennis courts, basketball court, concession stand, pavilion and future community center. Additionally, it has a local library branch through the Azalea Regional Library System. *Future development should consider adding a central green space so that local residents can have an attractive place to gather and recreate*. Walton County Parks and Recreation recently announced plans to build a 230-acre park partially within Walnut Grove boundaries that will include baseball fields, soccer fields, a community center, an amphitheater, walking trails, and a splash pad with water slides. This park is estimated to be complete by 2025 and will bring a multitude of outdoor recreational amenities and community space to Walnut Grove residents.

Walnut Grove also relies on Walton County for water services. The Walton County Water Department is responsible for all water infrastructure maintenance and development. Walnut Grove intends to maintain this agreement with the County and expand services when and where necessary. Sewer service is provided by the City and is undergoing an expansion of treatment capacity through land application. This expansion will allow for approximately 155 additional residential units and 24,000 gallons per day of commercial use. Plans for a Phase 3 expansion will add 1,000,000 gallons per day of treatment capacity through a combination of land application and direct discharge of treated water. Stormwater facilities are managed on a site-specific level and the local government has no plans to install community-wide storm water infrastructure. H*owever, a review of local ordinances and future development pressures may identify a need to incorporate a city-wide stormwater strategy*.

Needs and opportunities identified through stakeholder input sessions and public surveys that relate to community facilities and services are as follows:

***Needs***

- The City should develop a strategy to communicate community facilities to the public.
- Walnut Grove will maintaining a shared responsibility with services provided by Walton County.
- State and Federal grants and/or loans for infrastructure expansions will be needed in combination with local funds.
- Input from city leadership indicated a significant need to connect the new Walton County park to planned developments within the city center.

*Opportunities*

- Include regularly updated community facility information on the local government website.
- Collaborate with the Walton County Water Department for local infrastructure maintenance.
- Apply for state and federal grants to assist with the expansion needs of local sewer and stormwater infrastructure.
- Facilitate master planning discussions that include relevant Walton County departments.

## Intergovernmental Coordination

City elected officials maintain an active relationship with the other local governments throughout Walton County. Mayoral gatherings and collaboration with the various Walton County departments occur on a regular basis and are planned to continue. As with the development of this plan, Walnut Grove intends to provide a platform for informed decision making and effective government investment.

Needs and opportunities identified through stakeholder input sessions and public surveys that relate to intergovernmental coordination are as follows:

*Needs*

- Increased participation and collaboration among city council members and residents is desirable, where possible.

*Opportunities*

- Facilitate more local groups and committees to engage with and learn from local government operations.
- Host annual public information sessions regarding city and county services, available either virtually through the city's website or in-person.
- Continue partnerships with Walton County services.

CHAPTER 4

# TRANSPORTATION

The Department of Community Affairs requires a transportation element for any local government whose jurisdiction falls within a Metropolitan Planning Organization (MPO) boundary. The City of Walnut Grove is located within the Atlanta MPO; the transportation objectives for the region's transportation plan are listed below. The transportation objectives are categorized under two overarching goals: having world-class infrastructure and having healthy, livable communities. These objectives are achieved through categorical recommendations of development patterns found in the regional Unified Growth Policy Map. Refer to the Atlanta Region's Regional Transportation Plan for more information.

The city is represented through the Walton County government on the Transportation & Air Quality Committee and Transportation Coordinating Committee, and as part of the Atlanta Regional Commission's Municipal District 6, which includes other cities within Walton, Barrow, and Gwinnett counties. Walnut Grove is also included in the Walton County Comprehensive Transportation Plan (CTP) which should be referenced for local road evaluations and a list of upcoming and long range projects.

In addition, this chapter provides an analysis of local transportation infrastructure to provide more specific planning context for the community in relation to local and regional goals.

**High priorities within the community are italicized.*

## Transportation Objectives and Policies for Atlanta MPO

### World Class Infrastructure

- Maintain and operate the existing transportation system to provide for reliable travel.
- Improve transit and non-single-occupancy vehicle options to boost economic competitiveness and reduce environmental impacts.
- Strategically expand the transportation system while supporting local land use plans.
- Provide for a safe and secure transportation system.
- Promote an accessible and equitable transportation system.
- Support the reliable movement of freight and goods.
- Foster the application of advanced technologies to the transportation system.

### Healthy, Liveable Communities

- Improve quality of life at the neighborhood, city, county, and regional levels.
- In partnership with local communities, equitably and strategically focus resources in areas of need and importance.
- Improve public health through the built environment.
- Integrate sound environmental principles that ensure the region's sustainability.

## Unified Growth Policy Map

The Atlanta Region's *Regional Transportation Plan* provides a Unified Growth Policy Map (UGPM) that provides for direction of future growth in the region (Figure 10). The UGPM is comprised of Areas and Places. Areas describe predominant land use patterns throughout the region. Areas also directly influence the future forecasted growth of the region by describing future land use patterns in each part of the region. Places reflect concentrated uses that have generally defined boundaries and provide greater detail within Areas.

The map indicates that four distinct growth areas are found in Walton County: Established Suburbs, Developing Suburbs, Developing Rural, and Rural Areas. Additionally, seven town centers are located in the county. Between is located in the Developing Suburbs Area found in the western portion of Walton County. The Transportation Plan describes this area as:

> **Developing Suburbs** are areas in the region where suburban development has occurred and the conventional development pattern is present but not set. These areas are characterized by residential development with pockets of commercial and industrial development. These areas represent the extent of the urban service area, and the region's first attempts at suburban smart growth can be found in these areas. There is a need in these areas for additional preservation of critical environmental, agricultural, and forest resources. Limiting existing infrastructure in these areas will constrain the amount of additional growth that is possible. Transportation improvements are needed within these Developing Suburbs, but care should be taken not to spur unwanted growth.
>
> **Rural Areas** are areas in the region where little to no development has taken place and where there is little development pressure. These areas are characterized by sporadic large single-family lots, agricultural uses, protected lands, and forests, and they represent the limits of the urban service area in metro Atlanta. There is a desired by many residents and

elected officials in these areas to keep them rural in character. Increased development threatens existing rural economic uses. The region is striving to protect these areas by limiting infrastructure investments to targeted areas. There will be a continued need to maintain existing transportation infrastructure, but care should be taken not to spur unwanted growth by inappropriate expansion of infrastructure capacity.

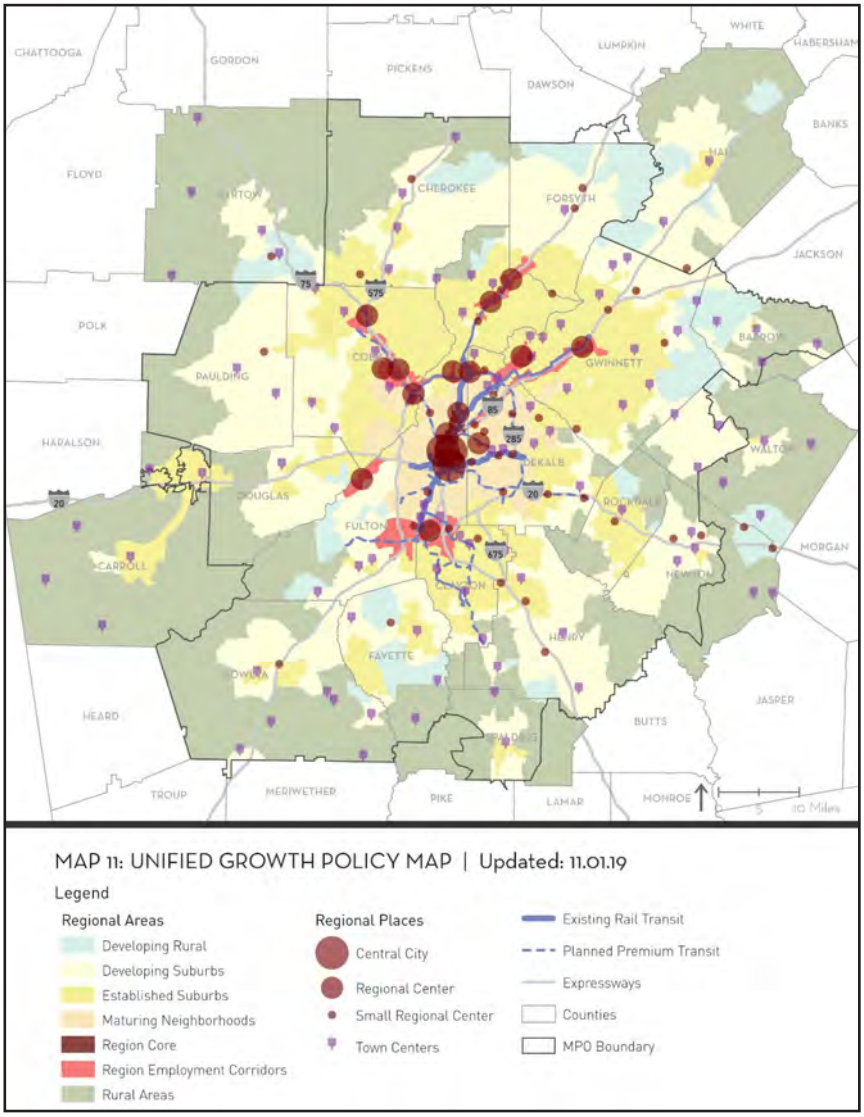



*Figure 10. Unified Growth Policy Map from the Atlanta Region's* Regional Transportation Plan.

## Local Transportation Network

Walnut Grove is located in a suburban setting and, as such, has a road network heavily catered for car travel. All major routes within city limits are state routes that are operated and maintained by the Georgia Department of Transportation. *Fostering a collaborative relationship with state agencies is paramount to ensuring a safe and effective transportation network sympathetic to local needs.* A road widening and two-lane roundabout is planned at the city's main intersection of State Route 81 and State Route 138. This is expected to be complete by 2025 and will significantly improve the flow of traffic through Walnut Grove.

The Georgia Department of Transportation reports 518 crashes in Walnut Grove from 2013–2020. None of them involved fatalities, and only six involved a serious injury. Crashes are heavily concentrated on the two state routes. The intersection of these two routes saw 194 crashes over this period. State Route 138 carries just over 14,000 vehicles per day, and State Route 81 carries just under 12,000 vehicles per day. Park Street and Guthrie Cemetery Road also saw a small concentration of crashes near Walnut Grove High School. All of these streets are designed with a preference for speed and traffic flow, and a lack of multi-modal access. *The City of Walnut Grove should work with partners like the Georgia Department of Transportation to redesign these streets for slower speeds and add bike and pedestrian infrastructure so that people can have the freedom to safely and comfortably travel to local destinations.*

Walnut Grove is a "bedroom community" where residents mostly commute outside of city limits for work and services, similar to Walton County as a whole. Approximately, 60% of workers leave the county for work, 52% commute at least 30 minutes to work, and 18% commute over 60 minutes to work. Only 8% of workers commute less than ten minutes to work (Figure 11). This commuting pattern increases the cost of transportation on average. The Housing and Transportation Index estimates that the average Walnut Grove household spends 27% of their income on transportation. This far exceeds the recommended affordability threshold of 15%. *Generally, communities address the need for long commutes by substituting local destinations for regional ones and by redesigning their streets for multi-modal use. Attracting more jobs to the area could help reduce the need to commute.*

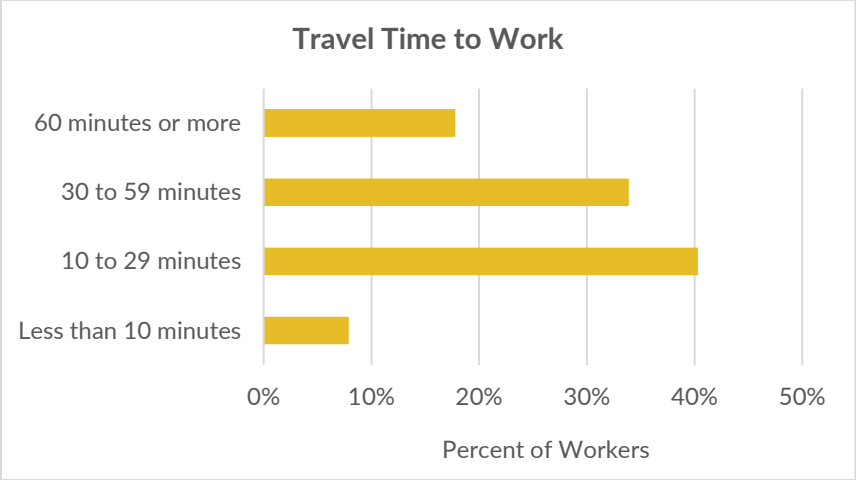



*Figure 11. Travel time to work for Walton County workers age 16+ who did not work from home, 2015–2019.*

Needs and opportunities identified through stakeholder input sessions and public surveys that relate to transportation are as follows:

*Needs:*

- Walnut Grove retains a very low percentage of its employed population for jobs within town limits. To offer more local employment opportunities the limited presence of businesses need to be increased.
- Walking paths, expanded sidewalk networks, and local streets designed for low traffic speeds should be incorporated into development plans of the new city center.

*Opportunities:*

- Collaborate with the Georgia Department of Transportation and other regional entities to determine the most appropriate safety enhancements along state routes.
- Plan for bicycle and pedestrian connections from neighborhoods to local parks and new downtown developments.
- Engage Walton County Public Works to maintain a working log of local road needs.
- Connect the proposed Walnut Grove Park to the planned downtown via a boulevard-style local road.

CHAPTER 5

# BROADBAND SERVICES

Expansion of broadband is a top priority region-wide. The *Northeast Georgia Comprehensive Economic Development Strategy* (CEDS) 2017-2021 update, crafted through key stakeholder input from the entire Northeast Georgia Region (including economic development professionals, educators, business leaders, and elected officials), prioritizes broadband expansion through specific tasks in its Action Plan (Strategy 2.a). Additionally, in 2018 the Georgia Department of Community Affairs launched the Georgia Broadband Deployment Initiative (GDBI) to coordinate and establish broadband programs to increase economic, educational, and social opportunities for Georgia citizens and businesses. The initiative provides for the expansion of broadband infrastructure and services through new state and local broadband planning policies.

## Existing Services

The Georgia Department of Community Affairs (DCA) considers Walnut Grove to be "served" by broadband with the exception of a few locations (Figure 12). The DCA defines "served" as a download speed of 25 Mbps and an upload speed of 3 Mbps. This speed may be sufficient for certain kinds of digital needs, it may not meet the speeds necessary for higher demand needs like streaming content or virtual learning. Walton County has received $3,159,215 in grant funds from the Georgia Local Fiscal Recovery Fund, originating from the American Rescue Plan Act. This grant was submitted on behalf of Windstream, a broadband provider, and will enable an expansion of gigabit-speed broadband access to 2,078 unserved locations in the Walton County areas most lacking in connectivity. The total number of impacted locations will be 4,084 within the targeted project areas in Walton County. This expansion is expected to be completed by 2026 and will serve Walnut Grove entirely. Currently, free publicly available Wi-Fi is available at the Walnut Grove public library. *The City should continuing exploring options for upgrading service, as necessary.*

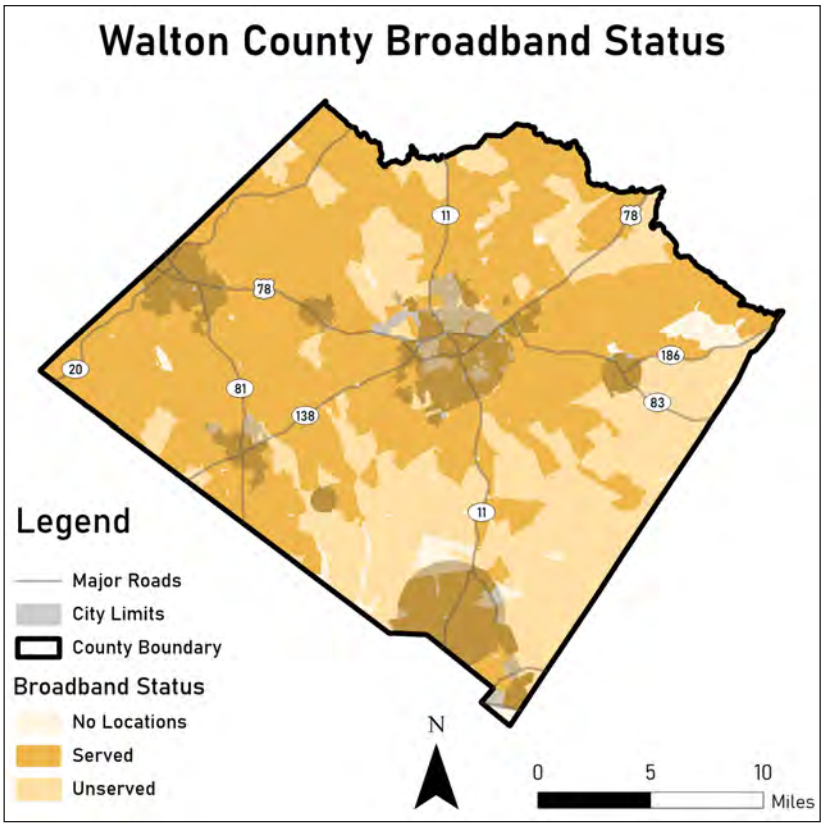



*Figure 12. Broadband availability in Walton County, according to the Georgia Department of Community Affairs.*

Needs and opportunities identified through stakeholder input sessions and public surveys that relate to broadband are as follows:

*Needs:*

- City officials should determine the necessary coordination with Walton County in regard to the broadband expansion initiative at the appropriate time.
- Improving wireless service to 5G could help the city residents gain better capacity to work from home.

*Opportunities:*

- Become a Broadband Ready Community.

CHAPTER 6

# LAND USE

The Land Use Chapter includes a description of future development categories with synchronized zoning designations and a Future Land Use Map. The "future land use" methodology was chosen for the format of land use planning in this document in lieu of the "character area" methodology. The future land use method involves assigning land use categories to each parcel with example uses associated with each category.

It is crucial to have a holistic understanding of land use patterns and existing regulations as they will have the most significant influence over future growth and development. A review of existing land use was performed to accurately inform any potential future changes. In addition, the future land use map is conceptually consistent with the local zoning ordinance so that the local government's ability to manage land use appropriately is not diminished.

## Future Land Use Categories

These future land use (FLU) categories correspond to the map that follows. While zoning and development regulations vary, FLU represents a standardized approach to envisioning and planning for desired scenarios. As such, it is natural that certain areas may appear to be inconsistent between the FLU and zoning maps because FLU presents a blueprint for what is to come.

*Residential*

Predominantly single-family homes. Certain civic and recreational uses are typically allowed.

*Mixed Use*

Multiple land uses within the same area, such as a blend of residential, commercial, office, and institutional uses. This may refer to uses that are mixed vertically (on different floors of the same building) or horizontally (in neighboring buildings).

The mixed-use, "Town Center," area is expected to include a mixture of blocks dedicated to the following uses: commercial and office, mixed-use (residential,

commercial, and office), mixed-density residential, and parks. With some exceptions, these uses will generally transition from commercial and office uses on the blocks nearest the major roads and state routes; to mixed residential, commercial, and office uses in the downtown core; to mixed-density residential uses in the areas furthest from the city's center. Existing and new institutional uses may be found throughout. New buildings in the Town Center area will be 2 to 5 stories tall, have an urban street-facing orientation, and have an allowable density of 20 to 50 residential units per acre. Commercial and office uses may vary in size and density depending on the characteristics of each project and market demands at the time of proposal. However, commercial and office uses in big-box formats and other developments requiring large expanses of parking are not allowable uses in this area.

Allowable densities, the distribution of uses, and the street network will be further defined in the City's Downtown Master Plan.

*Commercial*
Retail, office space, and highway-commercial land uses, though small-scale neighborhood shops or offices may be desirable in certain places. Often restricted to nodes and arterial/major collector roads.

*Industrial*
Industrial land includes land dedicated to warehousing, wholesale trade facilities, manufacturing facilities, processing plants, factories, mining or mineral extraction facilities or other similar uses.

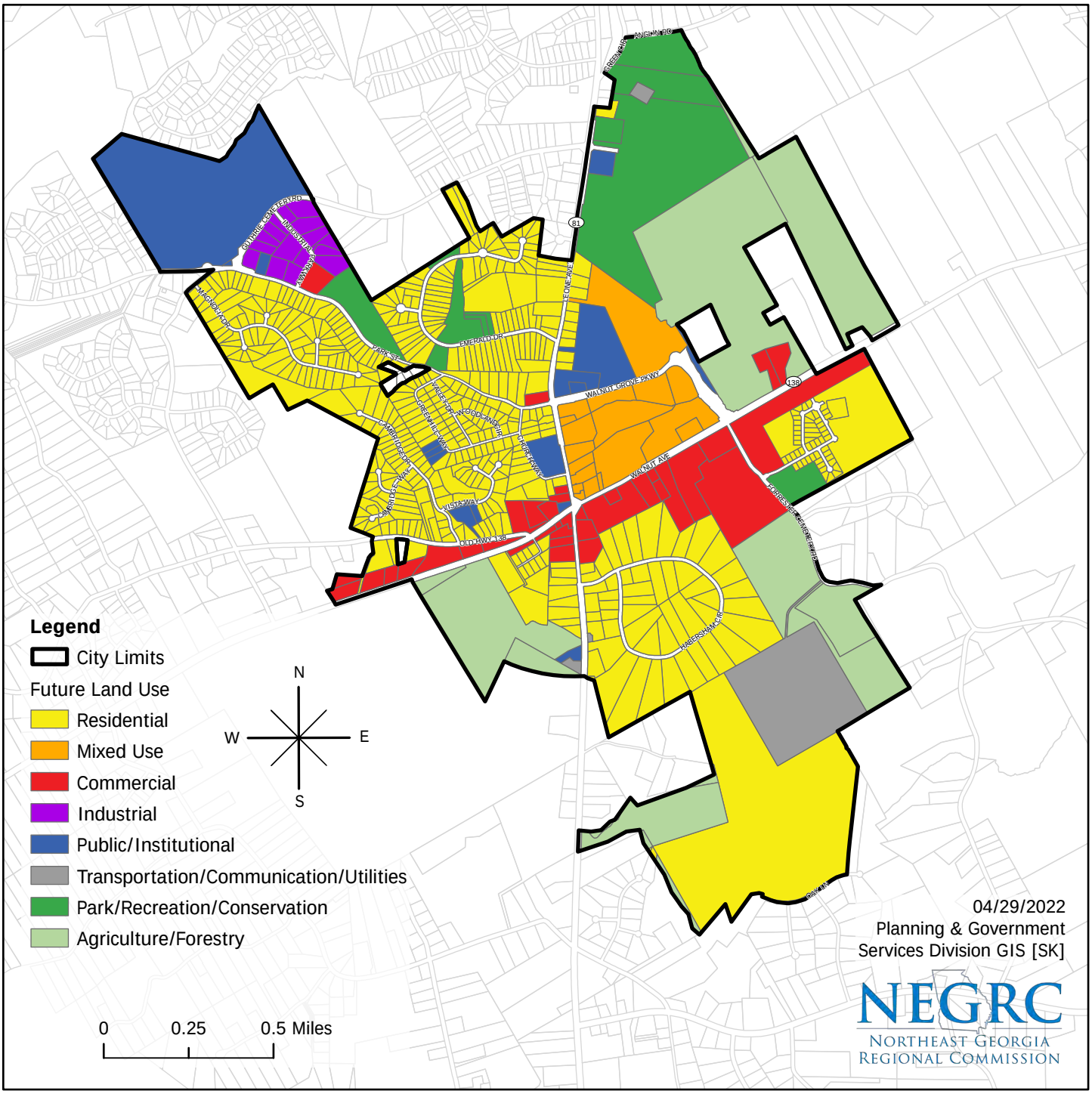
*Public/Institutional*
Federal, state, local, and institutional land uses. Uses such as government offices, public safety posts, libraries, schools, religious institutions, cemeteries, and hospitals are representative.

*Transportation/Communication/Utilities*
Infrastructure such as water treatment, sewage treatment, communication towers, utility providers, airports, power plants, and transportation.

*Park/Recreation/Conservation*
Dedicated to preserving the natural environment, protecting historic and cultural resources, and providing space for passive recreational opportunities.

*Agriculture/Forestry*
Farms and timberland. Residential development should maintain a rural character with single-family detached homes on large lots.

# Future Land Use Map



CHAPTER 7

# COMMUNITY WORK PROGRAM

The Report of Accomplishments provides a status report of the 2017–2021 Short-Term Work Program. Subsequently, the Short-Term Work Program is updated to reflect new tangible list of projects to complete over the following five years (2022–2026). The list identifies priority projects, timelines for implementation, responsible parties, and funding strategies.

## Report of Accomplishments (2017–2021)

*(*Entries with an asterisk represent items carried over to the next Short-Term Work Program)*

| # | ACTIVITY | STATUS (COMPLETE, ONGOING, POSTPONED, CANCELLED) | NOTES |
|---|---|---|---|
| *POPULATION* | | | |
| 1 | Designate staff member or elected official to serve as public engagement officer to create a volunteer corps and foster participation in local government activities (meeting notices, social media, etc.). | Completed | Council Member has been assigned to head the Community Involvement Committee. |
| 2 | Implement Honorary Councilmember program similar to City of Oxford (citizen shadows councilmember for a month). | Cancelled | No longer a priority for the city. |

*(continued on next page)*

| # | ACTIVITY | STATUS (COMPLETE, ONGOING, POSTPONED, CANCELLED) | NOTES |
|---|---|---|---|
| 3 | Establish a partnership with the high school and social service organizations to expand after-school and other related programming | Completed | An assigned Council Member currently works with our local schools. |
| *ECONOMIC DEVELOPMENT* | | | |
| 4 | Identify suitable locations for commercial development that is consistent with the community's vision and seek out developers and business owners, especially for a grocery or drugstore (establishing a DDA and Main Street program could be beneficial in assisting with this). | Completed | A local DDA was established and an ideal location for future commercial development has been determined. |
| 5 | Upgrade and revitalize downtown buildings, landscape, and parking. | Ongoing | Planned as ongoing item as downtown master plan activities progress – not for carryover to new STWP. |
| 6 | Enroll in Walton Wellness's "Project Road Share" to create economic development opportunities and make bicycling safer in Walnut Grove. | Cancelled | City has decided to focus efforts on other programs and projects to accomplish this goal. |
| 7 | *Create downtown plan for economic development, historic preservation, complete streets connectivity, tourism, etc. | Postponed | Downtown master plan is scheduled to be created following adoption of the 2022 Comprehensive Plan update - carried over to STWP#1 |
| 8 | Identify and implement targeted public investment downtown to spur private development. | Ongoing | A local Downtown Development Authority was created. This will be a major body of their work moving forward. Planned as ongoing item – not for carryover to new STWP. |
| *LAND USE, HOUSING, AND DEVELOPMENT* | | | |
| 9 | *Update zoning and development code to ensure that new development is compatible with the community's vision, especially regarding residential and commercial development, as well as natural and cultural resource preservation. | Ongoing | Ordinance amendments underway, expected to be complete in 2022. Carried over to STWP#2 |
| 10 | Inventory housing stock and develop plan to eradicate blight (purchase/ demolish policy has been successful elsewhere in the county) and improve quality of existing housing. | Ongoing | Ordinance amendments underway and code enforcement will be used if necessary; expected to be complete in 2022. Continuing efforts are expected to be ongoing - not for carryover to new STWP. |
| *NATURAL AND CULTURAL RESOURCES* | | | |
| 11 | Establish a tree-planting program. | Completed | Tree City status was awarded in 2019. Annual tree planting events are planned as ongoing item. |

| # | ACTIVITY | STATUS (COMPLETE, ONGOING, POSTPONED, CANCELLED) | NOTES |
|---|---|---|---|
| *COMMUNITY FACILITIES AND SERVICES* | | | |
| 12 | Research, evaluate, and implement alternative revenue sources in place of municipal tax collections. | Ongoing | Planned as ongoing item – Walton County TSPLOST was not approved by vote. Walnut Grove will continue evaluating opportunities as they arise – not for carryover to new STWP. |
| 13 | Establish enforcement partnerships with the Georgia State Patrol and Walton County Sherriff's Office to increase safety. | Completed | The City of Walnut Grove has provided the Walton County Sheriffs and State Patrol with a location at the intersection of Hwy-81 and Hwy-138. Re-location will have to occur once GDOT redesigns the intersection. City is in preliminary discussions with enforcement agencies for relocation plans conducive with a new City Hall building. |
| 14 | Prepare for emergencies by establishing a volunteer response unit and participating in countywide disaster planning. | Cancelled | Walton County built a new fire station within city limits during the previous planning period to satisfy local needs. |
| *TRANSPORTATION* | | | |
| 15 | *Develop a local complete streets and trails plan with a pronounced focus on reducing automobile vehicle-miles traveled and traffic calming. | Postponed | City Council will resume effort in 2024. Carried over to STWP#4 |
| 16 | Develop a plan (formal or informal) to improve local impact on decisions regarding state and national highways. | Completed | City leadership is in communication with state agencies for road improvement planning. Planned as ongoing item – not for carryover to new STWP. |
| 17 | Establish a schedule and program for preventive road maintenance and traffic control improvements (signalization and signage). | Completed | Walnut Grove is included in the Walton County Comprehensive Transportation Plan (CTP), as adopted in 2021, and relies on the county for road maintenance activities. City leadership will continue collaborating with GDOT and Walton County to address local road needs. |
| 18 | *Prioritize transportation needs for inclusion in future community and regional plans (ex.: SPLOST and T-SPLOST). | Ongoing | Working with Georgia DOT on traffic issues. Roundabout planned for intersection of Hwy-81 and Hwy-138 - carried over to STWP#5 |

# Short-Term Work Program (2022–2026)

*(*entries with an asterisk represent carryover items from the previous Short-Term Work Program)*

| # | ACTIVITY | TARGET OF COMPLETION | RESPONSIBLE PARTY | COST ESTIMATE | FUNDING SOURCE |
|---|---|---|---|---|---|
| *ECONOMIC DEVELOPMENT* | | | | | |
| 1 | *Create downtown master plan for economic development, historic preservation, complete streets connectivity, tourism, etc. | 2023 | City Council | $2,000 | General Fund |
| *PLANNING, LAND USE, AND HOUSING* | | | | | |
| 2 | *Update zoning and development code to ensure that new development is compatible with the community's vision, especially regarding residential and commercial development, as well as natural and cultural resource preservation. | 2023 | City Council | $5,000 - $10,000 | General Fund |
| *NATURAL AND CULTURAL RESOURCES* | | | | | |
| 3 | Program events for community engagement and youth education at the Walnut Grove Public Library. | 2023-2026 | City Council, City Clerk | Staff Time | General Fund |
| *TRANSPORTATION* | | | | | |
| 4 | *Develop a local complete streets and trails plan with a pronounced focus on reducing automobile vehicle-miles traveled and traffic calming. | 2025 | City Council, City Clerk | $5,000 - $10,000 | General Fund, Grants |
| 5 | *Prioritize transportation needs for inclusion in future community and regional plans (ex: Hwy-81 and Hwy-138 intersection). | 2023 | City Council | None | N/A |
| 6 | Incorporate a boulevard-style road connecting the proposed Walnut Grove Park with the city center. | 2025 | Walton County Parks and Recreation, Walton County Public Works, City Council | TBD | County Funds, Grants |
| *COMMUNITY FACILITIES AND SERVICES* | | | | | |
| 7 | Partner with Walton County Parks and Recreation to build the Walnut Grove Park on Highway-81. | 2025 | Walton County Parks and Recreation, City Council | $45,000,000 | County Funds, Grants |
| 8 | Construct a new City Hall along Walnut Grove Parkway. | 2024 | City Council | $2,000,000 | General Fund, Loans |
| 9 | Expand the local sewer and stormwater systems. | 2022-2025 | City Council | $1,800,000 | General Fund, Grants, Loans |

*(continued on next page)*

| # | ACTIVITY | TARGET OF COMPLETION | RESPONSIBLE PARTY | COST ESTI-MATE | FUNDING SOURCE |
|---|---|---|---|---|---|
| *BROADBAND SERVICES* | | | | | |
| 10 | Become a Broadband Ready Community. | 2023 | City Council | None | N/A |
| *INTERGOVERNMENTAL COORDINATION* | | | | | |
| 11 | Maintain communication with Walton County Water Department and Public Works for infrastructure maintenance needs. | 2022-2026 | City Council, City Clerk | N/A | N/A |

# APPENDIX

The following section provides documentation of public meetings, public involvement, and data collection associated with the development of the Comprehensive Plan.

# Public Hearing 1 Documentation

July 6, 2021, Monroe, GA, during the Walton County Board of Commissioners Monthly Meeting

**Walton County**
**Board of Commissioners**
**Monthly Meeting**
**July 6, 2021**
**6:00 P.M.**

| Printed Name | Printed Name |
|---|---|
| Patrice Broughton | Margaret Hubbard |
| Keith Clay | Larry Lamb |
| Debra Clay | Tracy Carter |
| Judy Carter | Marc Norman |
| Jason Smith | Kenya + Tony Flowder |
| Richard Hall | Ronald Almand |
| Melissia Rusk | [illegible] |
| Andrea Taylor | [illegible] & Amy Preston |
| Daniel Russell | [illegible] |
| [illegible] | Christine Rivera |
| Chris Hall | [illegible] |
| Chad Foster | [illegible] |
| Angela Foster | [illegible] |
| Charna Parker | Don Lawson |
| Kristi Parr | David Keener |
| Melanie Britt | Penny Keener |
| Steven Britt | [illegible] |

**Walton County**
**Board of Commissioners**
**Monthly Meeting**
**July 6, 2021**
**6:00 P.M.**

| Printed Name | Printed Name |
|---|---|
| Judy Lovell | Darren Schwinebs |
| George Sloan | Angela McDowell |
| Judy Jackson | |
| Dan Jackson | |
| Dana Russell | |
| Eric Taylor | |
| John Allman | |
| Robert Post | |
| [illegible] | |
| [illegible] | |
| David Clemons | |
| [illegible] | |
| [illegible] | |
| Stacy Brown | |
| Brian Lindsous | |
| Cassie Stiller | |
| Scott Stiller | |

**The Walton Tribune Saturday-Sunday, June 19-20, 2021**

The Walton Tribune

Call:

**WANTED LABORER**

**SIMS PAVING**
Must have valid DL.
FT or PT available
Call **770-267-5814** or **404-401-1068**

**HELP WANTED**
**Simmeron Park**
Looking for Laborer
Good Wages &
Good Hours
If interested email
simspaving@
windstream.net

**HELP WANTED**

**Public Notice 8010**

**NOTICE OF**

**8951**

**PUBLIC NOTICE:**

Walton County, Between, Good Hope, Jersey, Loganville, Monroe, Social Circle, and Walnut Grove announce a Public Hearing for the beginning of the comprehensive planning process at **July 6, 2021** at 6:00 p.m. at 111 South Broad Street, Monroe, Georgia. The purpose of the Public Hearing is to brief the community on the planning process and opportunities for public participation therein.

**21PV7400.646**

**30052**

glama
m

You are hereby notified that a petition was filed in the Magistrate

routes
33 Title girl in a J.D. Salinger story
35 Swift feline
39 "Have a Heart" singer Bonnie
41 Total up again
45 People giving accounts
49 Many Bosnians
51 Socratic "I"
80 Soft, knit fabrics
81 Herr von Bismarck
82 She admired the Man of Steel
83 Perfume ingredient
85 Suffix with meth-
86 Soothing additives
88 Like needles with fibers through them

| | | | | | | |
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| 1 | 2 | 3 | 4 | 5 | 6 | 7 |
| 21 | | | | | | |
| 23 | | | | | | |
| 25 | | | | | | |
| 30 | | | | | | 31 |
| 35 | | | 36 | 37 | 38 | |

Historic Walton County Courthouse
111 South Broad Street
Monroe, Georgia 30655

(770) 267-1301
FAX (770) 267-1400
www.waltoncounty.ga.gov

BOARD OF COMMISSIONERS

I, Rhonda Hawk, County Clerk, Walton County Board of Commissioners, do hereby certify that the attached documents are true and correct copies of the following:

Excerpt from the minutes of the Walton County Board of Commissioners meeting on July 6, 2021.

Rhonda Hawk 10/5/2021
Rhonda Hawk, County Clerk Date

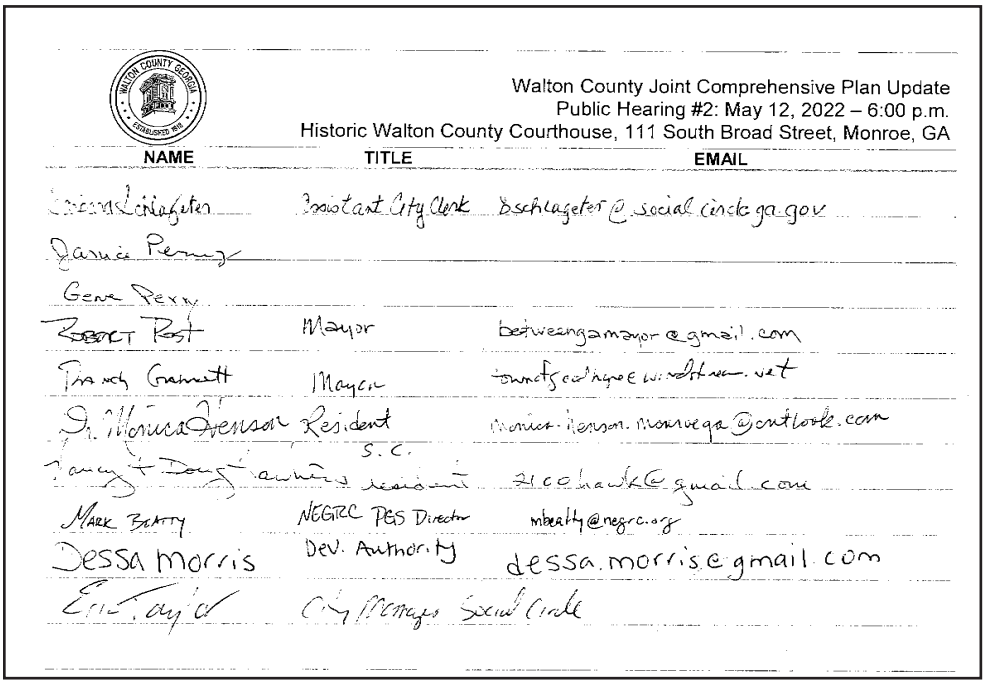
**PLANNING & DEVELOPMENT**

Update to Comprehensive Plan for Walton County and Cities

Planning Director Charna Parker held a required public hearing for the development of the Update to the Comprehensive Plan for Walton County, Between, Good Hope, Jersey, Loganville, Monroe, Social Circle and Walnut Grove. The purpose of the hearing was to brief the community on the planning process and opportunities for public participation. No one spoke during the public hearing.

# Public Hearing 2 Documentation

May 12, 2022, Monroe, GA, at the Historic Walton County Courthouse,
111 South Broad Street, Monroe, GA 30655



Walton County Joint Comprehensive Plan Update
Public Hearing #2: May 12, 2022 – 6:00 p.m.
Historic Walton County Courthouse, 111 South Broad Street, Monroe, GA

| NAME | TITLE | EMAIL |
|---|---|---|
| [illegible] Schlageter | Assistant City Clerk | bschlageter@social circle ga.gov |
| Janice Perry | | |
| Gene Perry | | |
| Robert Post | Mayor | betweengamayor@gmail.com |
| Frank Garnett | Mayor | townofgoodhope@windstream.net |
| Dr. Monica Henson | Resident S.C. | monica.henson.monroega@outlook.com |
| Tracy + Doug [illegible] | resident | [illegible]@gmail.com |
| Mark Beatty | NEGRC PES Director | mbeatty@negrc.org |
| Dessa Morris | Dev. Authority | dessa.morris.e@gmail.com |
| Eric Taylor | City Manager | Social Circle |

Public Hearing Advertisement - Walton Tribune, April 24, 2022

B6-Classifieds-220424.qxp_JCS Pages 4/22/22 10:55 AM Page 1

B6 The Walton Tribune Saturday-Sunday, April 23-24, 2022

nings and allowed four earned runs off seven hits. Three other relievers were used. Aiden Gardner got the win for the Indians with five innings of work. He allowed four hits and struck out six.

Aiden Harrison took the loss

earned run, and striking out seven.

Russell Hunley had a triple and three runs batted in and Jake Hegwood had two hits and one RBI. Hunter Redden and Walker Salyer had one RBI each.

Loganville's Kyle Shivers makes a play at first base for the Region 8-AAAAA champions.
Cassie Jones | MAK Photography

ship Missionary Baptist Ch. - Property Located at 2483 Whitney Rd – Map/Parcel C1400092– District 4

2. V22040003– Variance to request an open carport in lieu of the required enclosed garage due to architectural design of the home–Applicant: Jacob Brooks/Owners: Jacob & Tiffany Brooks - Property Located at 3886 Mt Ena Church Rd – Map/Parcel C1780012GG00– District 4

3. SP22040005– Special Exception to live in camper while house is being built–Applicant: Billy White/Owner: Legacy Land & Homes LLC- Property Located at 505 Andrew Blvd/Social Circle Fairplay Rd – Map/Parcel C1850057J00 – District 4

4. VSP22040010– Variance to reduce lot width from required 200' to proposed 97.90' for an existing house and to create a buildable lot–Applicant: Rachel Ramos/Owner: Johnny & Carolyn Causby - Property Located at 2840 Fannie Thompson Rd – Map/Parcel C0850030– District 5

having an interest in this petition should be present to voice their interest and/or objection. If you are an individual with a disability and require special assistance at this meeting, Please contact our office at 770-267-1485 and arrangements will be made.

Public hearing will be held on Tuesday May 17, 2022 at 6:00 PM in the Walton County Board of Commissioners Meeting Room located on the 2nd floor in the Historic Courthouse located at 111 S Broad Street, Monroe, Georgia. All persons

**Walton County Planning & Development**
**22PV7400.192**

**10067**

SOLUTION TO: PARTING WORDS (APRIL 17)

**NOTICE OF PUBLIC HEARING**

Walton County, the Town of Between, City of Good Hope, the Town of Jersey, the City of Loganville, the City of Social Circle, and the City of Walnut Grove will conduct a joint Public Hearing on May 12, 2022 at 6:00p.m. at the Historic Walton County Courthouse, 111 South Broad Street, Monroe, GA 30655.

Comprehensive Plan Update
Walton County, the Town of Between, City of Good Hope, the Town of Jersey, the City of Loganville, the City of Social Circle, and the City of Walnut Grove

The purpose of the public hearing is to brief the community on the contents of the plan, provide an opportunity for final suggestions, and notify the public of the submittal and adoption schedule. All interested parties are encouraged to attend. If you are unable to attend and wish to receive information regarding the hearing, please contact the Walton County Planning & Development Department at (770) 267-1485. A draft of each local government's plan can be found on the Northeast Georgia Regional Commission website at www.negrc.org.

**22PV7400.191**

**10069**

DUI BOBC

**NOTICE OF 2ND/3RD DUI CONVICTION**
**Walnut Grove Municipal Court**

Name of Offender: Ruiz, Devon Gage

Address of Offender: 45 Ellis Rd, Oxford, GA 30054

City of Residence: Oxford

Name of Newspaper for publication: The Walton Tribune

Date of Arrest: 6/9/21

Time of Arrest: 6:18 a.m.

Place of Arrest: Hwy 81 & Hwy 138 Walnut Grove, GA

Date of Conviction: 4-20-22

Disposition:
24 months probation, 240 hours community service, 72 hours in jail, get a clinical drug and alcohol evaluation and fallow treatment recommendations

Driver's History Confirms;
2nd

Arrest:
Yes

**10075**

# Public Involvement

## Public Input Meeting #1

### Walton County Comprehensive Plan Meeting Attendees Summary

| Meeting Date | Meeting Duration | Number of Attendees | Meeting ID |
|---|---|---|---|
| August 11, 2021 2:20 PM EDT | 70 minutes | 14 | 652-041-493 |

### Details

| Name | Email Address | Join Time | Leave Time |
|---|---|---|---|
| Barbara Schlageter | bschlageter@socialcirclega.com | 2:21 PM | 3:30 PM |
| Bob Post | | 2:23 PM | 3:30 PM |
| Charna Parker | | 2:20 PM | 3:30 PM |
| City of Loganville | | 2:23 PM | 3:30 PM |
| Eric Taylor | | 2:28 PM | 3:30 PM |
| JOHN HOWARD | jhoward@MONROE.local | 2:20 PM | 3:30 PM |
| John Devine | | 2:26 PM | 3:30 PM |
| Logan Propes | | 2:24 PM | 3:30 PM |
| Mark Beatty | pgsassist@negrc.org | 2:29 PM | 3:30 PM |
| Mayor Mark Moore | mayor@cityofwalnutgrove.com | 2:22 PM | 3:30 PM |
| NEGRC Presentation | pgsassist@negrc.org | 2:20 PM | 3:30 PM |
| Noah Roenitz | pgsassist@negrc.org | 2:22 PM | 3:30 PM |
| Randy Garrett | | 2:25 PM | 3:30 PM |
| Randy Garrett | | 2:20 PM | 2:24 PM |
| Sadie krawczyk | | 2:49 PM | 3:30 PM |

## Public Input Meeting #2

### Walton County Comprehensive Plan Meeting #2 Attendees Summary

GoToMeeting

| Meeting Date | Meeting Duration | Number of Attendees | Meeting ID |
|---|---|---|---|
| September 27, 2021 9:52 AM ED | 87 minutes | 9 | 610-948-333 |

### Details

| Name | Email Address | Join Time | Leave Time | Time in Session (minutes) |
|---|---|---|---|---|
| +17703661240 | | 10:55 AM | 10:57 AM | 1 |
| Barbara SCHLAGETER | bschlageter@socialcirclega.gov | 9:57 AM | 11:20 AM | 82 |
| Bob Post | | 9:52 AM | 11:20 AM | 87 |
| Eric Taylor | | 9:59 AM | 11:19 AM | 80 |
| Mark Beatty | pgsassist@negrc.org | 9:52 AM | 11:20 AM | 87 |
| Mark Moore | mark@moorebus.com | 9:56 AM | 11:20 AM | 83 |
| Randy Garrett | | 9:52 AM | 11:20 AM | 87 |
| Sadie Krawczyk | | 9:57 AM | 11:20 AM | 82 |
| Stephen Jaques | pgsassist@negrc.org | 9:55 AM | 11:20 AM | 84 |

# Public Involvement (cont.)

## Public Input Meeting #3

| Walton County<br>Comprehensive Plan Update<br>Input Meeting #3 – Mayoral Luncheon: December 17, 2021 – 11:00 a.m.<br>185 M.L.K. Jr Blvd, Monroe, GA 30655 | | |
|---|---|---|
| **NAME** | **TITLE** | **EMAIL** |
| Mark Beatty | NEGRC Senior Community Planner | Mbeatty@negrc.org |
| Robert Post | Mayor, Town of Between | betweengamayor@gmail.com |
| Randy Garrett | Mayor, Town of Good Hope | townofgoodhope@windstream.net |
| Randy Carithers | Mayor, City of Jersey | randycarithers@bellsouth.net |
| Rey Martinez | Mayor, City of Loganville | rmartinez@loganville-ga.gov |
| John Howard | Mayor, City of Monroe | jhoward@monroega.gov |
| David Keener | Mayor, City of Social Circle | dkeener@socialcirclega.gov |
| Mark Moore | Mayor, City of Walnut Grove | mayor@cityofwalnutgrove.com |

## Public Input Meeting #4

| Walton County<br>Comprehensive Plan Update<br>Input Meeting #4 – Water and Sewer Infrastructure: January 5, 2022 – 10:00 a.m.<br>Virtual Meeting | | |
|---|---|---|
| **NAME** | **TITLE** | **EMAIL** |
| Mark Beatty | NEGRC Senior Community Planner | Mbeatty@negrc.org |
| Robert Post | Mayor, Town of Between | betweengamayor@gmail.com |
| Randy Garrett | Mayor, Town of Good Hope | townofgoodhope@windstream.net |
| Tim Prater | Planning Director, City of Loganville | tprater@loganville-ga.gov |
| Robbie Schwartz | Media Relations / Project Development Administration, City of Loganville | rschwarz@loganville-ga.gov |
| Sadie Krawczyk | Economic Development Director, City of Monroe | SKrawczyk@monroega.gov |
| Barbara Schlageter | Assistant City Clerk/Planning & Zoning Administrator, Social Circle | bSchlageter@socialcirclega.gov |
| Eric Taylor | City Manager, Social Circle | ETaylor@socialcirclega.gov |
| Jay Link | Social Circle Public Works | JLink@socialcirclega.gov |
| Mark Moore | Mayor, City of Walnut Grove | mayor@cityofwalnutgrove.com |
| Morris Jordan | Director, Walton County Water Department | Morris.jordan@co.walton.ga.us |
| Shane Short | Walton County Development Authority | shane@choosewalton.com |
| Charna Parker | Planning Director, Walton County | cparker@co.walton.ga.us |

# Public Involvement (cont.)

## Public Input Meeting #5

**Walton County**
**Comprehensive Plan Update**
Input Meeting #5 – Parks and Recreation: February 4, 2022 – 10:00 a.m.
Virtual Meeting

| NAME | TITLE | EMAIL |
|---|---|---|
| Mark Beatty | NEGRC Senior Community Planner | Mbeatty@negrc.org |
| Robert Post | Mayor, Town of Between | betweengamayor@gmail.com |
| Randy Garrett | Mayor, Town of Good Hope | townofgoodhope@windstream.net |
| Tim Prater | Planning Director, City of Loganville | tprater@loganville-ga.gov |
| Robbie Schwartz | Media Relations / Project Development Administration, City of Loganville | rschwarz@loganville-ga.gov |
| Sadie Krawczyk | Economic Development Director, City of Monroe | SKrawczyk@monroega.gov |
| Barbara Schlageter | Assistant City Clerk/Planning & Zoning Administrator, Social Circle | bSchlageter@socialcirclega.gov |
| Eric Taylor | City Manager, Social Circle | ETaylor@socialcirclega.gov |
| Mark Moore | Mayor, City of Walnut Grove | mayor@cityofwalnutgrove.com |
| Kristi Parr | Assistant Director Walton County Planning & Development | kparr@co.walton.ga.us |
| Charna Parker | Director Walton County Planning & Development | cparker@co.walton.ga.us |
| Stephen Jacques | NEGRC Project Specialist | SJacques@negrc.org |
| Carol Flaute | NEGRC Community Planner | CFlaute@negrc.org |

## Online Public Survey and Story Map: Available from 9/14/21 to 10/13/21

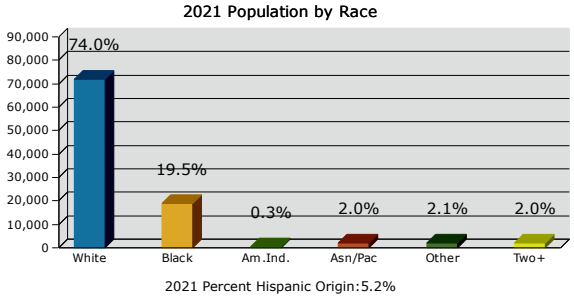
# Community Data

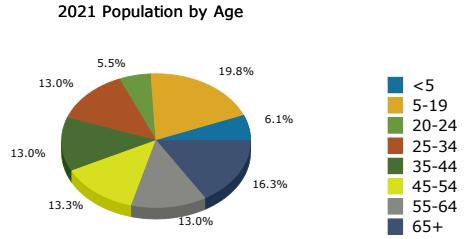
NEGRC
Northeast Georgia Regional Commission

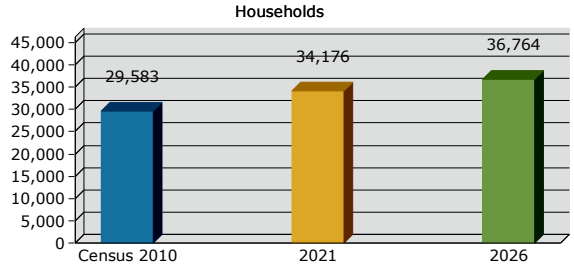
## Graphic Profile

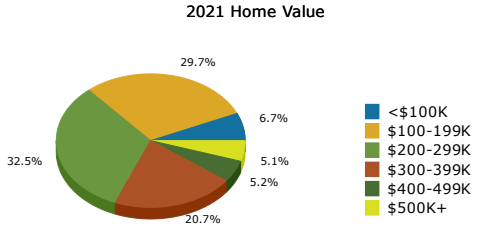
Walton County, GA
Walton County, GA (13297)
Geography: County

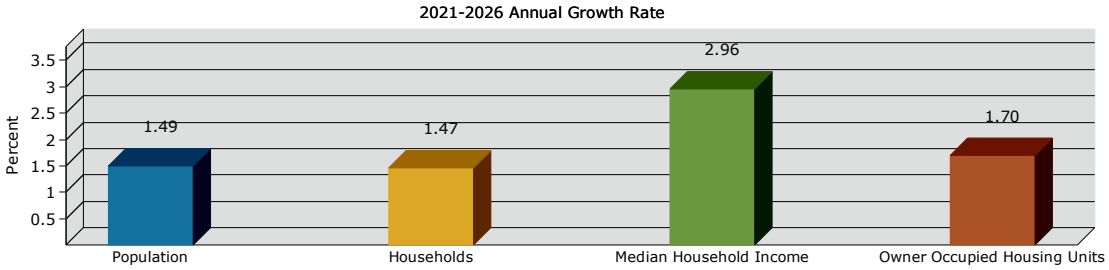
Prepared by Esri

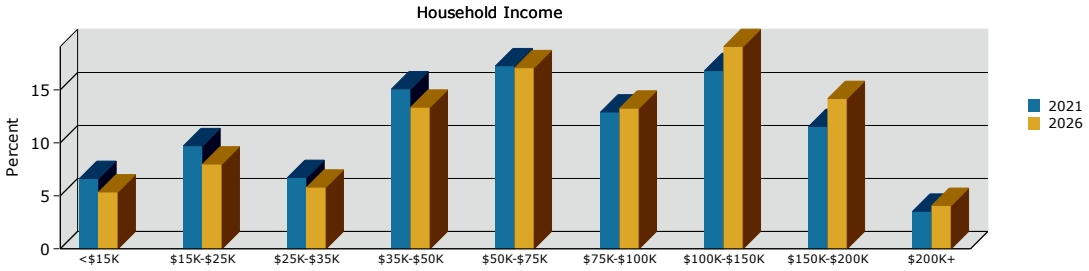



**Source:** U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026.

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# Community Data (cont.)

NEGRC
Northeast Georgia Regional Commission

## Community Profile

Walton County, GA
Walton County, GA (13297)
Geography: County

Prepared by Esri

| | Walton County... |
|---|---|
| **Population Summary** | |
| 2000 Total Population | 60,687 |
| 2010 Total Population | 83,768 |
| 2021 Total Population | 97,253 |
| 2021 Group Quarters | 791 |
| 2026 Total Population | 104,702 |
| 2021-2026 Annual Rate | 1.49% |
| 2021 Total Daytime Population | 85,344 |
| Workers | 32,424 |
| Residents | 52,920 |
| **Household Summary** | |
| 2000 Households | 21,307 |
| 2000 Average Household Size | 2.82 |
| 2010 Households | 29,583 |
| 2010 Average Household Size | 2.81 |
| 2021 Households | 34,176 |
| 2021 Average Household Size | 2.82 |
| 2026 Households | 36,764 |
| 2026 Average Household Size | 2.83 |
| 2021-2026 Annual Rate | 1.47% |
| 2010 Families | 22,921 |
| 2010 Average Family Size | 3.19 |
| 2021 Families | 26,105 |
| 2021 Average Family Size | 3.23 |
| 2026 Families | 27,957 |
| 2026 Average Family Size | 3.24 |
| 2021-2026 Annual Rate | 1.38% |
| **Housing Unit Summary** | |
| 2000 Housing Units | 22,500 |
| Owner Occupied Housing Units | 72.5% |
| Renter Occupied Housing Units | 22.2% |
| Vacant Housing Units | 5.3% |
| 2010 Housing Units | 32,435 |
| Owner Occupied Housing Units | 68.8% |
| Renter Occupied Housing Units | 22.4% |
| Vacant Housing Units | 8.8% |
| 2021 Housing Units | 36,948 |
| Owner Occupied Housing Units | 69.4% |
| Renter Occupied Housing Units | 23.1% |
| Vacant Housing Units | 7.5% |
| 2026 Housing Units | 39,668 |
| Owner Occupied Housing Units | 70.3% |
| Renter Occupied Housing Units | 22.3% |
| Vacant Housing Units | 7.3% |
| **Median Household Income** | |
| 2021 | $65,399 |
| 2026 | $75,656 |
| **Median Home Value** | |
| 2021 | $236,432 |
| 2026 | $268,030 |
| **Per Capita Income** | |
| 2021 | $29,350 |
| 2026 | $33,143 |
| **Median Age** | |
| 2010 | 37.3 |
| 2021 | 39.3 |
| 2026 | 40.0 |

**Data Note:** Household population includes persons not residing in group quarters. Average Household Size is the household population divided by total households. Persons in families include the householder and persons related to the householder by birth, marriage, or adoption. Per Capita Income represents the income received by all persons aged 15 years and over divided by the total population.

**Source:** U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026 Esri converted Census 2000 data into 2010 geography.

January 20, 2022

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# Community Data (cont.)

NEGRC
Northeast Georgia Regional Commission

## Community Profile

Walton County, GA
Walton County, GA (13297)
Geography: County

Prepared by Esri

| | Walton County... |
|---|---|
| **2010 Population by Age** | |
| Total | 83,768 |
| 0 - 4 | 6.9% |
| 5 - 9 | 7.6% |
| 10 - 14 | 7.8% |
| 15 - 24 | 12.6% |
| 25 - 34 | 11.8% |
| 35 - 44 | 14.9% |
| 45 - 54 | 14.7% |
| 55 - 64 | 11.6% |
| 65 - 74 | 7.1% |
| 75 - 84 | 3.5% |
| 85 + | 1.4% |
| 18 + | 73.0% |
| **2021 Population by Age** | |
| Total | 97,253 |
| 0 - 4 | 6.1% |
| 5 - 9 | 6.6% |
| 10 - 14 | 6.9% |
| 15 - 24 | 11.8% |
| 25 - 34 | 13.0% |
| 35 - 44 | 13.0% |
| 45 - 54 | 13.3% |
| 55 - 64 | 13.0% |
| 65 - 74 | 10.0% |
| 75 - 84 | 4.7% |
| 85 + | 1.5% |
| 18 + | 76.4% |
| **2026 Population by Age** | |
| Total | 104,702 |
| 0 - 4 | 6.0% |
| 5 - 9 | 6.5% |
| 10 - 14 | 6.9% |
| 15 - 24 | 11.3% |
| 25 - 34 | 12.3% |
| 35 - 44 | 13.5% |
| 45 - 54 | 12.4% |
| 55 - 64 | 12.9% |
| 65 - 74 | 10.4% |
| 75 - 84 | 6.1% |
| 85 + | 1.7% |
| 18 + | 76.6% |
| **2010 Population by Sex** | |
| Males | 40,763 |
| Females | 43,005 |
| **2021 Population by Sex** | |
| Males | 47,580 |
| Females | 49,673 |
| **2026 Population by Sex** | |
| Males | 51,361 |
| Females | 53,341 |

**Source:** U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026 Esri converted Census 2000 data into 2010 geography.

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# Community Data (cont.)

NEGRC
Northeast Georgia Regional Commission

## Community Profile

Walton County, GA
Walton County, GA (13297)
Geography: County

Prepared by Esri

| | Walton County... |
|---|---|
| **2010 Population by Race/Ethnicity** | |
| Total | 83,768 |
| White Alone | 80.1% |
| Black Alone | 15.6% |
| American Indian Alone | 0.3% |
| Asian Alone | 1.1% |
| Pacific Islander Alone | 0.1% |
| Some Other Race Alone | 1.4% |
| Two or More Races | 1.5% |
| Hispanic Origin | 3.2% |
| Diversity Index | 37.6 |
| **2021 Population by Race/Ethnicity** | |
| Total | 97,253 |
| White Alone | 74.0% |
| Black Alone | 19.5% |
| American Indian Alone | 0.3% |
| Asian Alone | 1.9% |
| Pacific Islander Alone | 0.1% |
| Some Other Race Alone | 2.1% |
| Two or More Races | 2.0% |
| Hispanic Origin | 5.2% |
| Diversity Index | 47.2 |
| **2026 Population by Race/Ethnicity** | |
| Total | 104,702 |
| White Alone | 71.2% |
| Black Alone | 21.5% |
| American Indian Alone | 0.3% |
| Asian Alone | 2.2% |
| Pacific Islander Alone | 0.1% |
| Some Other Race Alone | 2.3% |
| Two or More Races | 2.3% |
| Hispanic Origin | 6.2% |
| Diversity Index | 51.0 |
| **2010 Population by Relationship and Household Type** | |
| Total | 83,768 |
| In Households | 99.2% |
| In Family Households | 89.4% |
| Householder | 27.4% |
| Spouse | 20.6% |
| Child | 34.7% |
| Other relative | 4.4% |
| Nonrelative | 2.2% |
| In Nonfamily Households | 9.8% |
| In Group Quarters | 0.8% |
| Institutionalized Population | 0.8% |
| Noninstitutionalized Population | 0.0% |

**Data Note:** Persons of Hispanic Origin may be of any race. The Diversity Index measures the probability that two people from the same area will be from different race/ethnic groups.
**Source:** U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026 Esri converted Census 2000 data into 2010 geography.

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# Community Data (cont.)

NEGRC
Northeast Georgia Regional Commission

## Community Profile

Walton County, GA
Walton County, GA (13297)
Geography: County

Prepared by Esri

| | Walton County... |
|---|---|
| **2021 Population 25+ by Educational Attainment** | |
| Total | 66,691 |
| Less than 9th Grade | 2.9% |
| 9th - 12th Grade, No Diploma | 8.9% |
| High School Graduate | 30.1% |
| GED/Alternative Credential | 5.3% |
| Some College, No Degree | 20.9% |
| Associate Degree | 8.4% |
| Bachelor's Degree | 15.2% |
| Graduate/Professional Degree | 8.2% |
| **2021 Population 15+ by Marital Status** | |
| Total | 78,164 |
| Never Married | 28.5% |
| Married | 55.3% |
| Widowed | 6.0% |
| Divorced | 10.2% |
| **2021 Civilian Population 16+ in Labor Force** | |
| Civilian Population 16+ | 46,273 |
| Population 16+ Employed | 96.1% |
| Population 16+ Unemployment rate | 3.9% |
| Population 16-24 Employed | 11.4% |
| Population 16-24 Unemployment rate | 4.8% |
| Population 25-54 Employed | 65.6% |
| Population 25-54 Unemployment rate | 4.2% |
| Population 55-64 Employed | 17.4% |
| Population 55-64 Unemployment rate | 2.6% |
| Population 65+ Employed | 5.6% |
| Population 65+ Unemployment rate | 3.2% |
| **2021 Employed Population 16+ by Industry** | |
| Total | 44,449 |
| Agriculture/Mining | 0.7% |
| Construction | 10.9% |
| Manufacturing | 11.8% |
| Wholesale Trade | 3.9% |
| Retail Trade | 13.5% |
| Transportation/Utilities | 7.9% |
| Information | 1.1% |
| Finance/Insurance/Real Estate | 6.3% |
| Services | 38.6% |
| Public Administration | 5.1% |
| **2021 Employed Population 16+ by Occupation** | |
| Total | 44,449 |
| White Collar | 57.6% |
| Management/Business/Financial | 15.9% |
| Professional | 17.0% |
| Sales | 10.5% |
| Administrative Support | 14.2% |
| Services | 13.3% |
| Blue Collar | 29.1% |
| Farming/Forestry/Fishing | 0.6% |
| Construction/Extraction | 7.1% |
| Installation/Maintenance/Repair | 5.8% |
| Production | 6.7% |
| Transportation/Material Moving | 9.0% |

**Source:** U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026 Esri converted Census 2000 data into 2010 geography.

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# Community Data (cont.)

NEGRC
Northeast Georgia Regional Commission

## ACS Population Summary

Walton County, GA
Walton County, GA (13297)
Geography: County

Prepared by Esri

| | 2015 - 2019 ACS Estimate | Percent | MOE(±) | Reliability |
|---|---|---|---|---|
| **TOTALS** | | | | |
| Total Population | 91,442 | | 0 | high |
| Total Households | 31,670 | | 420 | high |
| Total Housing Units | 33,794 | | 90 | high |
| **POPULATION AGE 3+ YEARS BY SCHOOL ENROLLMENT** | | | | |
| Total | 88,191 | 100.0% | 245 | high |
| Enrolled in school | 23,641 | 26.8% | 569 | high |
| Enrolled in nursery school, preschool | 1,617 | 1.8% | 295 | high |
| Public school | 1,009 | 1.1% | 235 | medium |
| Private school | 608 | 0.7% | 196 | medium |
| Enrolled in kindergarten | 1,225 | 1.4% | 260 | medium |
| Public school | 1,096 | 1.2% | 256 | medium |
| Private school | 129 | 0.1% | 69 | medium |
| Enrolled in grade 1 to grade 4 | 5,070 | 5.7% | 434 | high |
| Public school | 4,491 | 5.1% | 445 | high |
| Private school | 579 | 0.7% | 138 | medium |
| Enrolled in grade 5 to grade 8 | 5,491 | 6.2% | 457 | high |
| Public school | 4,747 | 5.4% | 464 | high |
| Private school | 744 | 0.8% | 201 | medium |
| Enrolled in grade 9 to grade 12 | 5,660 | 6.4% | 336 | high |
| Public school | 5,041 | 5.7% | 339 | high |
| Private school | 619 | 0.7% | 188 | medium |
| Enrolled in college undergraduate years | 3,988 | 4.5% | 450 | high |
| Public school | 3,348 | 3.8% | 416 | high |
| Private school | 640 | 0.7% | 198 | medium |
| Enrolled in graduate or professional school | 590 | 0.7% | 230 | medium |
| Public school | 442 | 0.5% | 210 | medium |
| Private school | 148 | 0.2% | 76 | medium |
| Not enrolled in school | 64,550 | 73.2% | 543 | high |
| **POPULATION AGE 65+ BY RELATIONSHIP AND HOUSEHOLD TYPE** | | | | |
| Total | 13,860 | 100.0% | 90 | high |
| Living in Households | 13,516 | 97.5% | 143 | high |
| Living in Family Households | 10,252 | 74.0% | 389 | high |
| Householder | 5,070 | 36.6% | 307 | high |
| Spouse | 3,836 | 27.7% | 276 | high |
| Parent | 680 | 4.9% | 187 | medium |
| Parent-in-law | 311 | 2.2% | 145 | medium |
| Other Relative | 339 | 2.4% | 154 | medium |
| Nonrelative | 16 | 0.1% | 28 | low |
| Living in Nonfamily Households | 3,264 | 23.5% | 374 | high |
| Householder | 3,055 | 22.0% | 341 | high |
| Nonrelative | 209 | 1.5% | 115 | medium |
| Living in Group Quarters | 344 | 2.5% | 124 | medium |

**Source:** U.S. Census Bureau, 2015-2019 American Community Survey

Reliability: high medium low

January 20, 2022

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# Community Data (cont.)

NEGRC
Northeast Georgia Regional Commission

## ACS Population Summary

Walton County, GA
Walton County, GA (13297)
Geography: County

Prepared by Esri

| | 2015 - 2019 ACS Estimate | Percent | MOE(±) | Reliability |
|---|---|---|---|---|
| **WORKERS AGE 16+ YEARS BY PLACE OF WORK** | | | | |
| Total | 41,094 | 100.0% | 891 | |
| Worked in state and in county of residence | 16,668 | 40.6% | 912 | |
| Worked in state and outside county of residence | 23,950 | 58.3% | 1,001 | |
| Worked outside state of residence | 476 | 1.2% | 144 | |
| **SEX BY CLASS OF WORKER FOR THE CIVILIAN EMPLOYED POPULATION 16 YEARS AND OVER** | | | | |
| Total: | 41,903 | 100.0% | 903 | |
| Male: | 22,321 | 53.3% | 577 | |
| Employee of private company | 15,652 | 37.4% | 771 | |
| Self-employed in own incorporated business | 1,874 | 4.5% | 328 | |
| Private not-for-profit wage and salary workers | 484 | 1.2% | 144 | |
| Local government workers | 1,658 | 4.0% | 289 | |
| State government workers | 424 | 1.0% | 137 | |
| Federal government workers | 487 | 1.2% | 171 | |
| Self-employed in own not incorporated business workers | 1,692 | 4.0% | 285 | |
| Unpaid family workers | 50 | 0.1% | 56 | |
| Female: | 19,582 | 46.7% | 694 | |
| Employee of private company | 13,009 | 31.0% | 667 | |
| Self-employed in own incorporated business | 689 | 1.6% | 204 | |
| Private not-for-profit wage and salary workers | 1,187 | 2.8% | 215 | |
| Local government workers | 2,426 | 5.8% | 352 | |
| State government workers | 924 | 2.2% | 197 | |
| Federal government workers | 272 | 0.6% | 109 | |
| Self-employed in own not incorporated business workers | 1,047 | 2.5% | 256 | |
| Unpaid family workers | 28 | 0.1% | 30 | |
| **POPULATION IN HOUSEHOLDS AND PRESENCE OF A COMPUTER** | | | | |
| Total | 90,587 | 100.0% | 194 | |
| Population <18 in Households | 22,869 | 25.2% | 132 | |
| Have a Computer | 22,361 | 24.7% | 357 | |
| Have NO Computer | 508 | 0.6% | 336 | |
| Population 18-64 in Households | 54,202 | 59.8% | 220 | |
| Have a Computer | 52,425 | 57.9% | 502 | |
| Have NO Computer | 1,777 | 2.0% | 440 | |
| Population 65+ in Households | 13,516 | 14.9% | 143 | |
| Have a Computer | 11,098 | 12.3% | 411 | |
| Have NO Computer | 2,418 | 2.7% | 405 | |
| **HOUSEHOLDS AND INTERNET SUBSCRIPTIONS** | | | | |
| Total | 31,670 | 100.0% | 420 | |
| With an Internet Subscription | 26,115 | 82.5% | 672 | |
| Dial-Up Alone | 97 | 0.3% | 51 | |
| Broadband | 21,987 | 69.4% | 624 | |
| Satellite Service | 3,069 | 9.7% | 399 | |
| Other Service | 254 | 0.8% | 122 | |
| Internet Access with no Subscription | 756 | 2.4% | 182 | |
| With No Internet Access | 4,799 | 15.2% | 561 | |

**Source:** U.S. Census Bureau, 2015-2019 American Community Survey

Reliability: high medium low

January 20, 2022

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# Community Data (cont.)

NEGRC
Northeast Georgia Regional Commission

## ACS Population Summary

Walton County, GA
Walton County, GA (13297)
Geography: County

Prepared by Esri

| | 2015 - 2019 ACS Estimate | Percent | MOE(±) | Reliability |
|---|---|---|---|---|
| **WORKERS AGE 16+ YEARS BY MEANS OF TRANSPORTATION TO WORK** | | | | |
| Total | 41,094 | 100.0% | 891 | high |
| Drove alone | 33,606 | 81.8% | 1,099 | high |
| Carpooled | 4,455 | 10.8% | 646 | high |
| Public transportation (excluding taxicab) | 54 | 0.1% | 53 | low |
| Bus or trolley bus | 24 | 0.1% | 25 | low |
| Light rail, streetcar or trolley | 0 | 0.0% | 31 | |
| Subway or elevated | 0 | 0.0% | 31 | |
| Long-distance/Commuter Train | 0 | 0.0% | 31 | |
| Ferryboat | 30 | 0.1% | 46 | low |
| Taxicab | 31 | 0.1% | 38 | low |
| Motorcycle | 55 | 0.1% | 72 | low |
| Bicycle | 33 | 0.1% | 51 | low |
| Walked | 543 | 1.3% | 217 | medium |
| Other means | 433 | 1.1% | 192 | medium |
| Worked at home | 1,884 | 4.6% | 304 | high |
| **WORKERS AGE 16+ YEARS (WHO DID NOT WORK FROM HOME) BY TRAVEL TIME TO WORK** | | | | |
| Total | 39,210 | 100.0% | 899 | high |
| Less than 5 minutes | 887 | 2.3% | 229 | medium |
| 5 to 9 minutes | 2,213 | 5.6% | 370 | high |
| 10 to 14 minutes | 4,330 | 11.0% | 537 | high |
| 15 to 19 minutes | 4,822 | 12.3% | 509 | high |
| 20 to 24 minutes | 4,402 | 11.2% | 472 | high |
| 25 to 29 minutes | 2,269 | 5.8% | 415 | high |
| 30 to 34 minutes | 5,433 | 13.9% | 502 | high |
| 35 to 39 minutes | 1,370 | 3.5% | 266 | high |
| 40 to 44 minutes | 2,055 | 5.2% | 375 | high |
| 45 to 59 minutes | 4,435 | 11.3% | 537 | high |
| 60 to 89 minutes | 5,096 | 13.0% | 640 | high |
| 90 or more minutes | 1,898 | 4.8% | 280 | high |
| Average Travel Time to Work (in minutes) | 33.3 | | 1.3 | high |
| **FEMALES AGE 20-64 YEARS BY AGE OF OWN CHILDREN AND EMPLOYMENT STATUS** | | | | |
| Total | 26,917 | 100.0% | 123 | high |
| Own children under 6 years only | 2,578 | 9.6% | 390 | high |
| In labor force | 1,870 | 6.9% | 339 | high |
| Not in labor force | 708 | 2.6% | 222 | medium |
| Own children under 6 years and 6 to 17 years | 2,076 | 7.7% | 263 | high |
| In labor force | 1,409 | 5.2% | 275 | high |
| Not in labor force | 667 | 2.5% | 179 | medium |
| Own children 6 to 17 years only | 6,064 | 22.5% | 502 | high |
| In labor force | 4,475 | 16.6% | 473 | high |
| Not in labor force | 1,589 | 5.9% | 363 | medium |
| No own children under 18 years | 16,199 | 60.2% | 638 | high |
| In labor force | 11,134 | 41.4% | 689 | high |
| Not in labor force | 5,065 | 18.8% | 457 | high |

**Source:** U.S. Census Bureau, 2015-2019 American Community Survey

Reliability: high medium low

January 20, 2022

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# Community Data (cont.)

NEGRC
Northeast Georgia Regional Commission

## ACS Population Summary

Walton County, GA
Walton County, GA (13297)
Geography: County

Prepared by Esri

| | 2015 - 2019 ACS Estimate | Percent | MOE(±) | Reliability |
|---|---|---|---|---|
| **HOUSEHOLDS BY OTHER INCOME** | | | | |
| Social Security Income | 10,817 | 34.2% | 414 | |
| No Social Security Income | 20,853 | 65.8% | 563 | |
| | | | | |
| Retirement Income | 6,859 | 21.7% | 438 | |
| No Retirement Income | 24,811 | 78.3% | 582 | |
| **GROSS RENT AS A PERCENTAGE OF HOUSEHOLD INCOME IN THE PAST 12 MONTHS** | | | | |
| <10% of Income | 102 | 1.3% | 71 | |
| 10-14.9% of Income | 557 | 6.8% | 177 | |
| 15-19.9% of Income | 1,181 | 14.5% | 253 | |
| 20-24.9% of Income | 840 | 10.3% | 245 | |
| 25-29.9% of Income | 789 | 9.7% | 243 | |
| 30-34.9% of Income | 536 | 6.6% | 142 | |
| 35-39.9% of Income | 687 | 8.4% | 206 | |
| 40-49.9% of Income | 802 | 9.8% | 244 | |
| 50+% of Income | 2,164 | 26.5% | 384 | |
| Gross Rent % Inc Not Computed | 495 | 6.1% | 146 | |
| **HOUSEHOLDS BY PUBLIC ASSISTANCE INCOME IN THE PAST 12 MONTHS** | | | | |
| Total | 31,670 | 100.0% | 420 | |
| With public assistance income | 566 | 1.8% | 166 | |
| No public assistance income | 31,104 | 98.2% | 443 | |
| | | | | |
| **HOUSEHOLDS BY FOOD STAMPS/SNAP STATUS** | | | | |
| Total | 31,670 | 100.0% | 420 | |
| With Food Stamps/SNAP | 3,609 | 11.4% | 401 | |
| With No Food Stamps/SNAP | 28,061 | 88.6% | 549 | |
| | | | | |
| **HOUSEHOLDS BY DISABILITY STATUS** | | | | |
| Total | 31,670 | 100.0% | 420 | |
| With 1+ Persons w/Disability | 8,890 | 28.1% | 630 | |
| With No Person w/Disability | 22,780 | 71.9% | 789 | |

**Data Note:** N/A means not available. Population by Ratio of Income to Poverty Level represents persons for whom poverty status is determined. Household income represents income in 2017, adjusted for inflation.

**2015-2019 ACS Estimate:** The American Community Survey (ACS) replaces census sample data. Esri is releasing the 2015-2019 ACS estimates, five-year period data collected monthly from January 1, 2015 through December 31, 2019. Although the ACS includes many of the subjects previously covered by the decennial census sample, there are significant differences between the two surveys including fundamental differences in survey design and residency rules.

**Margin of error (MOE):** The MOE is a measure of the variability of the estimate due to sampling error. MOEs enable the data user to measure the range of uncertainty for each estimate with 90 percent confidence. The range of uncertainty is called the confidence interval, and it is calculated by taking the estimate +/- the MOE. For example, if the ACS reports an estimate of 100 with an MOE of +/- 20, then you can be 90 percent certain the value for the whole population falls between 80 and 120.

**Reliability:** These symbols represent threshold values that Esri has established from the Coefficients of Variation (CV) to designate the usability of the estimates. The CV measures the amount of sampling error relative to the size of the estimate, expressed as a percentage.

- High Reliability: Small CVs (less than or equal to 12 percent) are flagged green to indicate that the sampling error is small relative to the estimate and the estimate is reasonably reliable.
- Medium Reliability: Estimates with CVs between 12 and 40 are flagged yellow-use with caution.
- Low Reliability: Large CVs (over 40 percent) are flagged red to indicate that the sampling error is large relative to the estimate. The estimate is considered very unreliable.

**Source:** U.S. Census Bureau, 2015-2019 American Community Survey

Reliability: high medium low

January 20, 2022

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# Community Data (cont.)

NEGRC
Northeast Georgia Regional Commission

## ACS Housing Summary

Walton County, GA
Walton County, GA (13297)
Geography: County

Prepared by Esri

| | 2015-2019 ACS Estimate | Percent | MOE(±) | Reliability |
|---|---|---|---|---|
| **RENTER-OCCUPIED HOUSING UNITS BY CONTRACT RENT** | | | | |
| Total | 8,153 | 100.0% | 527 | |
| With cash rent | 7,721 | 94.7% | 536 | |
| Less than $100 | 358 | 4.4% | 187 | |
| $100 to $149 | 74 | 0.9% | 44 | |
| $150 to $199 | 70 | 0.9% | 65 | |
| $200 to $249 | 36 | 0.4% | 57 | |
| $250 to $299 | 184 | 2.3% | 147 | |
| $300 to $349 | 128 | 1.6% | 83 | |
| $350 to $399 | 272 | 3.3% | 156 | |
| $400 to $449 | 305 | 3.7% | 143 | |
| $450 to $499 | 357 | 4.4% | 153 | |
| $500 to $549 | 317 | 3.9% | 124 | |
| $550 to $599 | 150 | 1.8% | 85 | |
| $600 to $649 | 768 | 9.4% | 226 | |
| $650 to $699 | 321 | 3.9% | 147 | |
| $700 to $749 | 589 | 7.2% | 208 | |
| $750 to $799 | 724 | 8.9% | 236 | |
| $800 to $899 | 951 | 11.7% | 251 | |
| $900 to $999 | 693 | 8.5% | 194 | |
| $1,000 to $1,249 | 902 | 11.1% | 264 | |
| $1,250 to $1,499 | 293 | 3.6% | 118 | |
| $1,500 to $1,999 | 180 | 2.2% | 81 | |
| $2,000 to $2,499 | 40 | 0.5% | 38 | |
| $2,500 to $2,999 | 0 | 0.0% | 31 | |
| $3,000 to $3,499 | 0 | 0.0% | 31 | |
| $3,500 or more | 9 | 0.1% | 13 | |
| No cash rent | 432 | 5.3% | 128 | |
| | | | | |
| Median Contract Rent | $744 | | $29 | |
| Average Contract Rent | $738 | | $78 | |
| | | | | |
| **RENTER-OCCUPIED HOUSING UNITS BY INCLUSION OF UTILITIES IN RENT** | | | | |
| Total | 8,153 | 100.0% | 527 | |
| Pay extra for one or more utilities | 7,780 | 95.4% | 523 | |
| No extra payment for any utilities | 373 | 4.6% | 143 | |

**Source:** U.S. Census Bureau, 2015-2019 American Community Survey

Reliability: high medium low

January 20, 2022

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# Community Data (cont.)

NEGRC
Northeast Georgia Regional Commission

## ACS Housing Summary

Walton County, GA
Walton County, GA (13297)
Geography: County

Prepared by Esri

| | 2015-2019 ACS Estimate | Percent | MOE(±) | Reliability |
|---|---|---|---|---|
| **HOUSING UNITS BY UNITS IN STRUCTURE** | | | | |
| Total | 33,794 | 100.0% | 90 | high |
| 1, detached | 28,047 | 83.0% | 491 | high |
| 1, attached | 625 | 1.8% | 186 | medium |
| 2 | 1,040 | 3.1% | 250 | medium |
| 3 or 4 | 542 | 1.6% | 150 | medium |
| 5 to 9 | 630 | 1.9% | 203 | medium |
| 10 to 19 | 148 | 0.4% | 122 | low |
| 20 to 49 | 35 | 0.1% | 35 | low |
| 50 or more | 82 | 0.2% | 76 | low |
| Mobile home | 2,596 | 7.7% | 347 | high |
| Boat, RV, van, etc. | 49 | 0.1% | 57 | low |
| **HOUSING UNITS BY YEAR STRUCTURE BUILT** | | | | |
| Total | 33,794 | 100.0% | 90 | high |
| Built 2014 or later | 943 | 2.8% | 196 | medium |
| Built 2010 to 2013 | 598 | 1.8% | 189 | medium |
| Built 2000 to 2009 | 9,219 | 27.3% | 610 | high |
| Built 1990 to 1999 | 9,810 | 29.0% | 458 | high |
| Built 1980 to 1989 | 5,696 | 16.9% | 499 | high |
| Built 1970 to 1979 | 3,006 | 8.9% | 420 | high |
| Built 1960 to 1969 | 1,942 | 5.7% | 326 | high |
| Built 1950 to 1959 | 942 | 2.8% | 228 | medium |
| Built 1940 to 1949 | 559 | 1.7% | 191 | medium |
| Built 1939 or earlier | 1,079 | 3.2% | 247 | medium |
| Median Year Structure Built | 1994 | | 1 | high |
| **OCCUPIED HOUSING UNITS BY YEAR HOUSEHOLDER MOVED INTO UNIT** | | | | |
| Total | 31,670 | 100.0% | 420 | high |
| Owner occupied | | | | |
| Moved in 2017 or later | 1,499 | 4.7% | 269 | high |
| Moved in 2015 to 2016 | 2,173 | 6.9% | 321 | high |
| Moved in 2010 to 2014 | 3,485 | 11.0% | 308 | high |
| Moved in 2000 to 2009 | 9,037 | 28.5% | 559 | high |
| Moved in 1990 to 1999 | 4,443 | 14.0% | 421 | high |
| Moved in 1989 or earlier | 2,880 | 9.1% | 350 | high |
| Renter occupied | | | | |
| Moved in 2017 or later | 1,029 | 3.2% | 207 | medium |
| Moved in 2015 to 2016 | 2,007 | 6.3% | 307 | high |
| Moved in 2010 to 2014 | 3,406 | 10.8% | 422 | high |
| Moved in 2000 to 2009 | 1,397 | 4.4% | 327 | medium |
| Moved in 1990 to 1999 | 99 | 0.3% | 78 | low |
| Moved in 1989 or earlier | 215 | 0.7% | 97 | medium |
| Median Year Householder Moved Into Unit | 2008 | | 1 | high |

**Source:** U.S. Census Bureau, 2015-2019 American Community Survey

Reliability: high medium low

January 20, 2022

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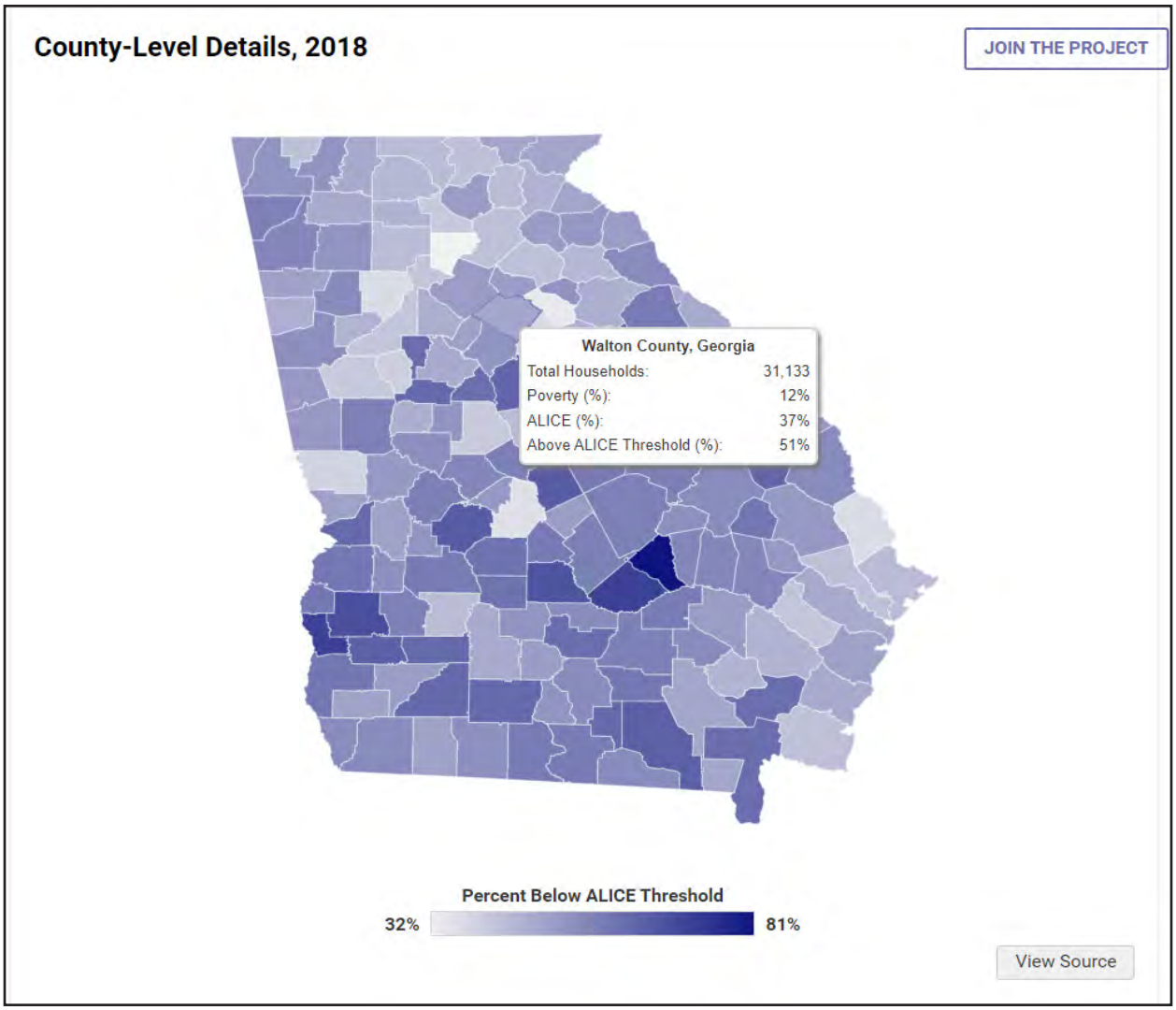
# Community Data (cont.)




*County-level ALICE ("Asset Limited, Income Constrained, Employed") detals for Walton County, 2018, from https://www.unitedforalice.org/national-overview. https://www.unitedforalice.org/national-overview*

# Community Data (cont.)

H+T Fact Sheets https://htaindex.cnt.org/fact-sheets/?lat=33.742612&lng=-83.852403999...

**H+T® Fact Sheet**
TRUE AFFORDABILITY AND LOCATION EFFICIENCY

CNT

## Municipality: Walnut Grove, GA

Traditional measures of housing affordability ignore transportation costs. Typically a household's second-largest expenditure, transportation costs are largely a function of the characteristics of the neighborhood in which a household chooses to live. Location Matters. Compact and dynamic neighborhoods with walkable streets and high access to jobs, transit, and a wide variety of businesses are more efficient, affordable, and sustainable.

*The statistics below are modeled for the Regional Typical Household. Income: $57,000 Commuters: 1.20 Household Size: 2.77 (Atlanta-Sandy Springs-Roswell, GA)*

### Map of Transportation Costs % Income

Location Efficient Areas

< 8% | 8-12% | 12-15% | 15-18% | 18-22% | 22-26% | 26-29% | 29% +

### Location Efficiency Metrics

Places that are compact, close to jobs and services, with a variety of transportation choices, allow people to spend less time, energy, and money on transportation.

0% Percent of location efficient neighborhoods

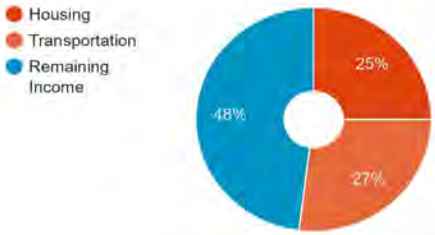
### Neighborhood Characteristic Scores (1-10)

As compared to neighborhoods in all 955 U.S. regions in the Index

| Job Access | AllTransit Performance Score | Compact Neighborhood |
|---|---|---|
| 2 | 0 | 1.2 |
| Low access to jobs | Car-dependent with very limited or no access to public transportation | Very low density and limited walkability |

### Average Housing + Transportation Costs % Income

Factoring in both housing *and* transportation costs provides a more comprehensive way of thinking about the cost of housing and true affordability.




### Transportation Costs

In dispersed areas, people need to own more vehicles and rely upon driving them farther distances which also drives up the cost of living.

$15,347
Annual Transportation Costs

2.15
Autos Per Household

26,152
Average Household VMT

| 0% | 0 | 11.18 Tonnes |
|---|---|---|
| Transit Ridership % of Workers | Annual Transit Trips | Annual Greenhouse Gas per Household |

1 of 2 3/4/2022, 11:49 AM

# Community Data (cont.)



H+T® Fact Sheet
TRUE AFFORDABILITY AND LOCATION EFFICIENCY

CNT

## H+T Metrics

### Affordability

| | |
|---|---|
| Housing + Transportation Costs % Income: | 52% |
| Housing Costs % Income: | 25% |
| Transportation Costs % Income: | 27% |

### Household Transportation Model Outputs

| | |
|---|---|
| Autos per Household: | 2.15 |
| Annual Vehicle Miles Traveled per Household : | 26,152 |
| Transit Ridership % of Workers: | 0% |
| Annual Transportation Cost: | $15,347 |
| Annual Auto Ownership Cost: | $11,723 |
| Annual VMT Cost: | $3,624 |
| Annual Transit Cost: | $0 |
| Annual Transit Trips: | 0 |

### Housing Costs

| | |
|---|---|
| Average Monthly Housing Cost: | $1,182 |
| Median Selected Monthly Owner Costs: | $1,151 |
| Median Gross Monthly Rent: | $630 |
| Percent Owner Occupied Housing Units: | 84% |
| Percent Renter Occupied Housing Unit: | 16% |

### Greenhouse Gas from Household Auto Use

| | |
|---|---|
| Annual GHG per Household: | 11.18 Tonnes |
| Annual GHG per Acre: | 2.04 Tonnes |

### Demographics

| | |
|---|---|
| Block Groups: | 0 |
| Households: | 304 |
| Population: | 910 |

### Environmental Characteristics

| | |
|---|---|
| Residential Density 2010: | 0.34 HHs/Res. Acre |
| Gross Household Density: | 0.16 HH/Acre |
| Regional Household Intensity: | 5,212 HH/mile$^2$ |
| Percent Single Family Detached Households: | 85% |
| Employment Access Index: | 4,799 Jobs/mi$^2$ |
| Employment Mix Index (0-100): | 85 |
| Transit Connectivity Index (0-100): | 0 |
| Transit Access Shed: | 0 km$^2$ |
| Jobs Accessible in 30 Minute Transit Ride: | 0 |
| Available Transit Trips per Week: | 0 |
| Average Block Perimeter: | 2,958 Meters |
| Average Block Size : | 137 Acres |
| Intersection Density: | 14 /mi$^2$ |

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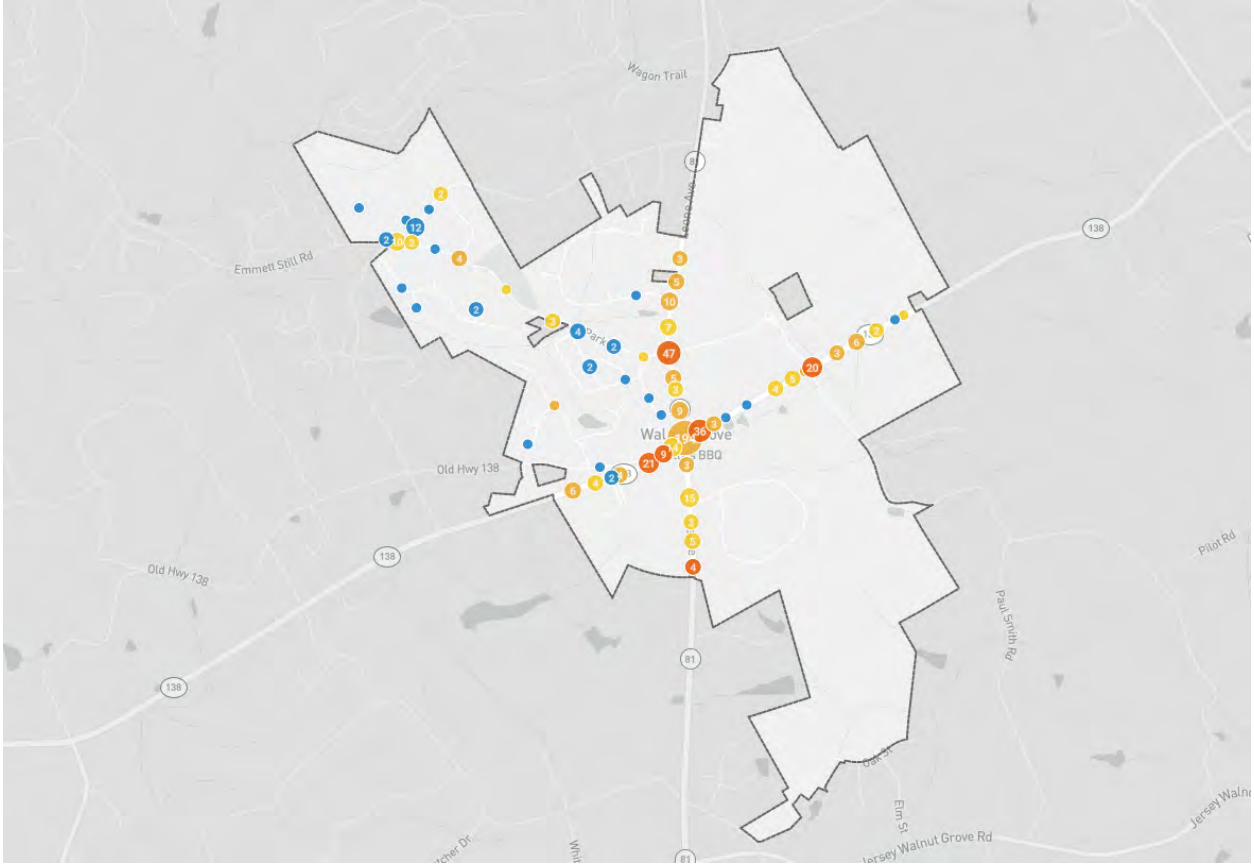
# Community Data (cont.)




*Recorded crashes in Walnut Grove, 2013–2020, from https://gdot.numetric.com/crash-query#/metrics.*

# Community Data (cont.)

CRASH SUMMARY REPORT

## Walnut Grove Crash Data

Created on September 21, 2021
Created by Stephen Jaques
Data extents: January 6, 2013 to December 24, 2020

GDOT
Georgia Department of Transportation

### Applied Filters

GDOT City Boundaries (Geo) = Walnut Grove

| Total Crashes | 518 | Fatal Crashes | 0 |
|---|---|---|---|

| GDOT Summary | | Collisions Dataset |
|---|---|---|
| Total Crashes | 518 | 100.00% |
| Intersection Related | 312 | 60.23% |
| Distracted Driver (Suspected) | 268 | 51.74% |
| Single Motor Vehicle Involved | 48 | 9.27% |
| Distracted Driver (Confirmed) | 29 | 5.60% |
| CMV Related | 20 | 3.86% |
| Impaired Driving (Confirmed) | 16 | 3.09% |
| Impaired (Suspected) | 3 | 0.58% |
| + 3 more | 5 | 0.97% |

| KABCO Severity | | Collisions Dataset |
|---|---|---|
| (O) No Injury | 386 | 74.52% |
| (C) Possible Injury / Complaint | 87 | 16.80% |
| (B) Suspected Minor/Visible Injury | 38 | 7.34% |
| (A) Suspected Serious Injury | 6 | 1.16% |
| Unknown | 1 | 0.19% |
| (K) Fatal Injury | 0 | 0.00% |

# Community Data (cont.)

| Date and Time (Year) | | Collisions Dataset |
|---|---|---|
| 2020 | 67 | 12.93% |
| 2019 | 78 | 15.06% |
| 2018 | 69 | 13.32% |
| 2017 | 71 | 13.71% |
| 2016 | 79 | 15.25% |
| 2015 | 65 | 12.55% |
| 2014 | 40 | 7.72% |
| 2013 | 49 | 9.46% |

| Date and Time (Hour of Day) | | Collisions Dataset |
|---|---|---|
| 12 am - 2 am | 4 | 0.77% |
| 2 am - 4 am | 1 | 0.19% |
| 4 am - 6 am | 4 | 0.77% |
| 6 am - 8 am | 75 | 14.48% |
| 8 am - 10 am | 47 | 9.07% |
| 10 am - 12 pm | 31 | 5.98% |
| 12 pm - 2 pm | 51 | 9.85% |
| 2 pm - 4 pm | 78 | 15.06% |
| + 4 more | 227 | 43.83% |

| Manner of Collision | | Collisions Dataset |
|---|---|---|
| Rear End | 267 | 51.54% |
| Angle (Other) | 94 | 18.15% |
| Left Angle Crash | 52 | 10.04% |
| Not a Collision with Motor Vehicle | 47 | 9.07% |
| Sideswipe-Same Direction | 22 | 4.25% |
| Head On | 18 | 3.47% |
| Sideswipe-Opposite Direction | 10 | 1.93% |
| Right Angle Crash | 7 | 1.35% |
| (None) | 1 | 0.19% |

| Location at Impact | | Collisions Dataset |
|---|---|---|
| On Roadway - Roadway Intersection | 257 | 49.61% |
| On Roadway - Non-Intersection | 193 | 37.26% |
| Off Roadway | 28 | 5.41% |
| On Roadway - Driveway Intersection | 22 | 4.25% |
| On Shoulder | 16 | 3.09% |
| On Roadway - Collector Distributor (CD) | 1 | 0.19% |

# Community Data (cont.)

| | | |
|---|---|---|
| On Roadway - Roundabout | 1 | 0.19% |
| + 10 more | 0 | 0% |

| Most Harmful Event | | Collisions Dataset |
|---|---|---|
| Motor Vehicle in Motion | 464 | 89.58% |
| Parked Motor Vehicle | 15 | 2.90% |
| Ditch | 8 | 1.54% |
| Curb | 6 | 1.16% |
| Tree | 6 | 1.16% |
| Animal | 4 | 0.77% |
| Embankment | 4 | 0.77% |
| Other - Fixed Object | 3 | 0.58% |
| + 30 more | 23 | 4.44% |

| Operator / Driver Contributing Factor | | Collisions Dataset |
|---|---|---|
| No Contributing Factors | 403 | 77.80% |
| Following Too Close | 193 | 37.26% |
| Failure to Yield | 105 | 20.27% |
| (None) | 64 | 12.36% |
| Changed Lanes Improperly | 27 | 5.21% |
| Inattentive or Other Distraction (Distracted) | 27 | 5.21% |
| Other | 24 | 4.63% |
| Improper Backing | 23 | 4.44% |
| + 35 more | 41 | 7.89% |

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CITY OF WALNUT GROVE

WG

est. 1905

"Crossroads to Tomorrow"

# COMPREHENSIVE PLAN