

Budgets Activate Plans...

The essence of any organization's future are its planning documents. As required for all cities and counties within the State of Georgia, the City of Brookhaven developed a comprehensive plan to help guide land use decisions, transportation improvements, recreational facilities, etc.

The City's *Comprehensive Plan 2034* was originally adopted on November 18, 2014, and incorporates the Comprehensive Parks and Recreation Master Plan and Comprehensive Transportation Plan, which were both adopted by the City Council on September 9, 2014. Per Georgia state statute, the comprehensive plan must be updated every five years, or during 2019 for the City of Brookhaven. Additionally, per Georgia state statute, the City must provide an annual update to the Georgia Department of Community Affairs on progress toward *Comprehensive Plan 2034* goals identified in the Community Work Program (CWP). The 2016 annual update is available on the City website at:

<http://www.brookhavenga.gov/home/showdocument?id=4840>

The City's major planning documents that provide guidance to the City Administration to prioritize limited resources within the budget development process and then guide work efforts of City departments after a budget is approved include:

- Comprehensive Plan 2034
- Comprehensive Parks & Recreation Master Plan and Site Specific Park Plans
- Comprehensive Transportation Plan
- Buford Highway Improvement Plan & Economic Development Strategy
- Bicycle, Pedestrian, & Trail Plan
- Nancy Creek Watershed Improvement Plan
- Peachtree Creek Greenway Master Plan

While each of these documents are available on the City website, the following pages provide summary information on the findings and recommendations of these planning documents.

The 2017 Adopted Budget includes specific recommendations to make progress on these plans; however, the estimated funding requirements in totality for these plans exceeds \$150 million. The City Administration will aggressively seek non-City funding for the implementation of these plans. However, a new revenue source(s) will be required. During 2017, strategic funding and financing plans will be developed for the Comprehensive Parks & Recreation Master Plan, Peachtree Creek Greenway Master Plan and Nancy Creek Watershed Improvement Plan.

Comprehensive Plan 2034

Approved: November 18, 2014

GOAL

The Comprehensive Plan establishes a City vision for long- and short-term goals to guide growth and investment. The completion of the Plan is a requirement of the State, and by its adoption, the City has been designated as a Qualified Local Government, eligible to seek specific Federal and State programs and grants. The City is required to provide an update to the Community Work Program every 5 years.

STUDY RESULTS

- Identification of priority needs for the City's future
- Community Work Program (identifies specific actions the City should pursue within a 5-year timeframe)
- Establishment of Character Areas

DESIRED OUTCOMES

- Alignment of Zoning and Development regulations with the Comprehensive Plan
- To better manage growth and density increase
- To preserve and make available safe and affordable housing in the community

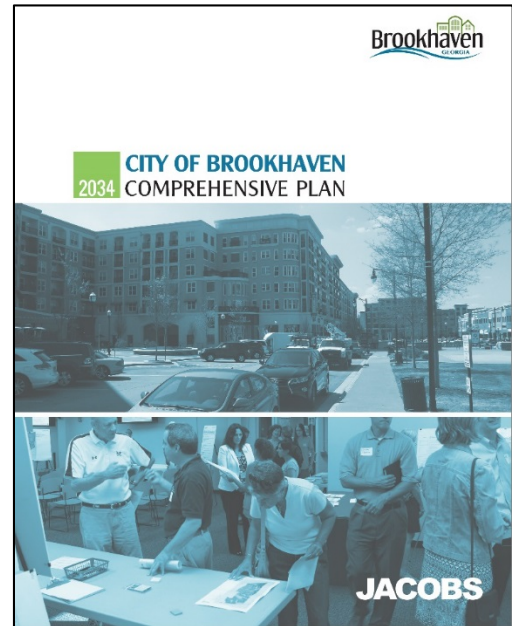
RECOMMENDATIONS

- Completion of a supplemental Character Area Study to better define the vision for development in Character Areas that are predominantly residential
- 5-year Community Work Program
- 9 projects specific to Land Use related activities/initiatives
- 9 projects specific to Community Facilities and Resources related activities/initiatives
- 9 projects specific to Economic Development related activities/initiatives
- 5 and 3 projects respectively specific to Population and Housing related activities/initiatives

COST & FUNDING

- Estimated \$1.95 million in varying annual and one-time costs
- Leverage grants, public & private funds

The full report can be found at: <http://www.brookhavenga.gov/city-government/boards-commissions/steering-committees/comprehensive-plan-2034>



Comprehensive Parks & Recreation Master Plan

→ Approved: September 9, 2014

GOAL

The Comprehensive Parks & Recreation Master Plan's purpose is to provide a full analysis of the City's parks and recreation system.

STUDY RESULTS

- Staffing, operations and budget
- Programming
- Facility assessments and recommendations
- Park and greenway development
- Funding

DESIRED OUTCOMES

- Meet NRPA Guidelines
- Park and greenway needs and opportunities
- Traditional primary funding and grant methods
- Recreation trends

RECOMMENDATIONS

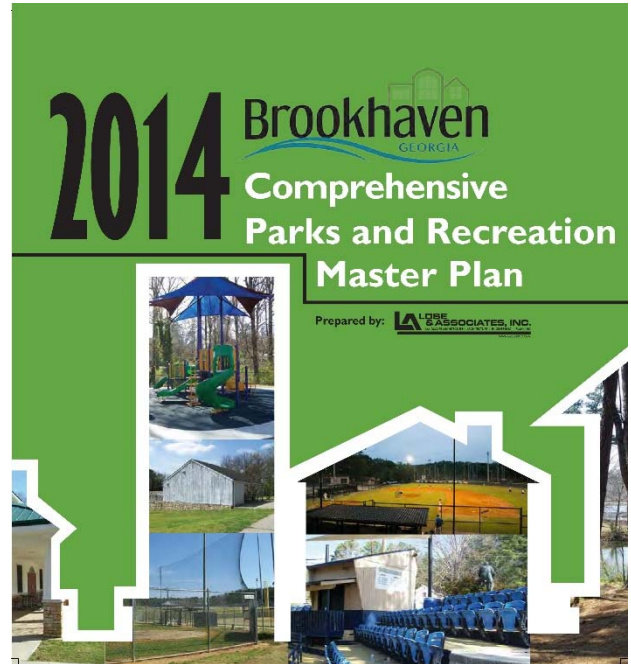
- Complete individual park master plan for each individual park in Brookhaven
- Acquire land in Planning Areas 2 & 3 and develop neighborhood parks, and find a large parcel near the Buford Highway Corridor to develop a new community park
- Major renovations throughout the parks to improve safety, ADA compliance and a unified appearance
- Create more walking trails in existing parks
- Create a major east-west greenway corridor that will begin a regional trail system
- Create major north-south greenway corridors connecting community parks and neighborhoods to the proposed regional greenway

COST & FUNDING

- Estimated cost \$29 million
- Seek grants and leverage existing funds as potential matches

The full report can be found at:

<http://www.brookhavenga.gov/city-departments/parks-recreation/park-plans>



Comprehensive Transportation Plan

Approved: September 9, 2014

GOAL

The purpose of the Comprehensive Transportation Plan is to establish a long-term vision of the City's multimodal transportation system consistent with the overall vision as expressed in the Comprehensive Plan.

STUDY RESULTS

- Analysis of the current and future system
- Identification of transportation improvements
- Transportation Policy Framework
- Phased approach for plan implementation

DESIRED OUTCOMES

- Meet requirements of Georgia Planning Act
- Community goals to guide the improvements to the transportation system
- Identify needed improvement projects
- Coordinate with the Comprehensive Plan, Park Master Plan and Buford Highway Redevelopment Plan

RECOMMENDATIONS

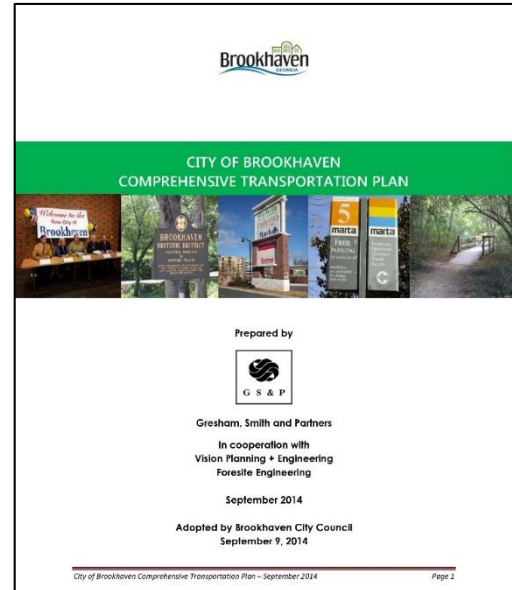
- Establish a transportation vision that encompasses six major elements, including Safety, Economic Prosperity, Public Health, Sustainability, Mobility and Access, and State of Good Repair
- A balanced, multimodal transportation system for all residents of Brookhaven
- List Corridor Scoping and Concept Projects for Priority Corridors and Community Connectors
- List of Intersection Improvement Projects
- Development of an Active Transportation Master Plan for Bicycle, Pedestrian and Trail Improvements
- Study to examine the feasibility for a community bus circulator linking MARTA stations
- List of Transportation Operations and Management Projects
- List of Special Projects, Programs and On-Going Maintenance

COST & FUNDING

- TBD. It is anticipated that multiple funding sources including general fund, capital project fund, grants, public/private partnerships and redevelopment will be required.

The full report can be found at:

<http://brookhavenga.gov/city-government/boards-commissions/steering-committees>



Buford Highway Improvement Plan & Economic Development Strategy

→ Approved: October 14, 2014

GOAL

The Buford Highway Improvement Plan & Economic Development Strategy's aim is to provide an attractive, safe and trafficable environment, with an emphasis on pedestrian accessibility and an action plan to stimulate the area to its full potential and long-range sustainability.

STUDY RESULTS

- Buford Highway's natural resources are compromised by surrounding sub-par development
- Highly sought after view corridors are muted by the lack of vegetation to buffer views into strip center
- Need to upgrade pedestrian and transit amenities
- Many undeveloped / underdeveloped commercial parcels

DESIRED OUTCOMES

- Leverage Peachtree Creek and Skyland Trail for multi-use trails
- Established gateways, improved transit amenities and retain international character
- Redevelopment creating more open space, multi-modal transportation and affordable housing

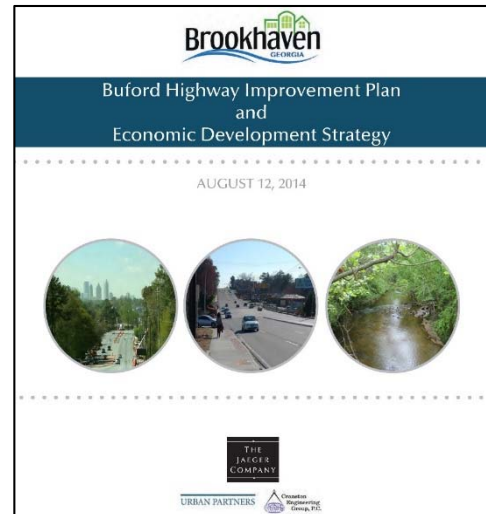
RECOMMENDATIONS

- Buford Highway improvements segmented into five zones
- 5-year Community Work Program (CWP) 2015-2019
- Long-range projects for redevelopment, transportation and open space

COST & FUNDING

- TBD. It is anticipated multiple funding sources including grants, public / private partnerships and other economic development tools will be required

The full report can be found at: <http://www.brookhavenga.gov/city-government/boards-commissions/steering-committees/buford-hwy>



Bicycle, Pedestrian, & Trail Plan

Approved: April 12, 2016

GOAL

The goal of the Bicycle, Pedestrian, & Trail Plan is a vision that will establish a thorough network of trails, lanes and paths for transportation and recreation.

STUDY RESULTS

- Lack of provisions for both bicyclists and pedestrians
- Current City policy does not take an active role in promoting bicycle and pedestrian travel within the City
- A comprehensive map with target recommendations

DESIRED OUTCOMES

- Address “fragmented” sidewalk system
- Significantly increase bicycle-friendly routes reflecting strong community desire active transport options
- Support incidental active transportation considering neighboring plans and public transportation access
- Connect network with MARTA transit options and the Atlanta Beltline

RECOMMENDATIONS

- 20.4 miles of new “sharrows” (shared motor vehicle/bicycle lanes on roads)
- 6.9 miles of new dedicated bicycle lanes or bicycle tracks on roads
- 31.6 miles of new sidewalks
- 38.7 miles of new multi-use trails
- Adopt more specific policies during regular policy reviews

COST & FUNDING

- The Plan contemplates 3 phases, 5-10 year, 10-20 year, and 20+ year project with an estimated longest term investment of \$66,000,000+ with \$12,000,000 in the 5-10 year phase
- Funding sources include HOST, incorporation into road projects; incorporation into development; GDOT TE, CDBG, Safe Routes to School, US DOT

The full report can be found at:

<http://brookhavenga.gov/city-departments/public-works/bicycle-pedestrian-trail-plan>



Nancy Creek Watershed Improvement Plan

→ Approved: August 23, 2016

GOAL

The Nancy Creek Watershed Improvement Plan’s purpose is to evaluate watershed conditions in Nancy Creek on a regional scale with a special focus on evaluating the health of Murphey Candler Lake.

STUDY RESULTS

- High contamination levels
- Threatened shoreline
- Few stormwater controls
- Built-out watershed

DESIRED OUTCOMES

- Meet state water quality standards
- Restore stream buffers to prevent the loss of soil/ stream buffer
- Improve streams to “sub-optimal” habitat condition or better
- Support projects that promote wildlife diversity and aesthetics

RECOMMENDATIONS

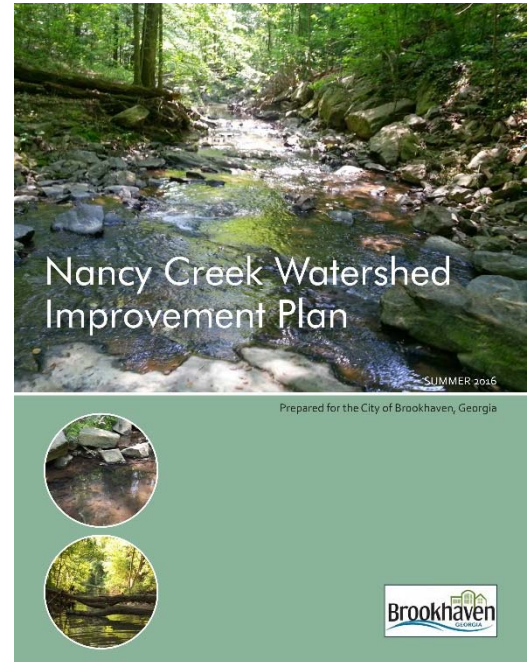
- 10-year implementation plan
- 16 stream enhancement projects
- 21 best management practice projects
- 6 projects specific to Murphey Candler Lake
- 28 retrofit study areas
- 7 programs (5 existing, 2 new)

COST & FUNDING

- Estimated \$19.4 million
- Leverage grants & private funds; stormwater fund; federal appropriations

The full report can be found at:

<http://www.brookhavenga.gov/city-departments/public-works/nancy-creek-watershed-improvement-plan>



Peachtree Creek Greenway Master Plan

→ Approved: August 23, 2016

GOAL

Develop a linear park along the 2.7 mile Peachtree Creek Greenway consisting of interwoven bicycle and pedestrian trails. Create community gathering areas with easy access to residential and commercial development. Address transportation and recreation needs, while enhancing quality of life and encouraging sustainable economic growth.



STUDY RESULTS

- Peachtree Creek is a neglected waterway with very few access points
- Poor water quality and eroded banks
- Strewn with litter and overgrown with invasive species
- Supported by Transportation, Parks & Recreation, Buford Highway Redevelopment and Comprehensive plans

DESIRED OUTCOMES

- Provide local and regional connectivity
- Enhance the natural environment
- Foster social, cultural and recreational interaction
- Preserve the international character of the Buford Highway Corridor
- Position Buford Highway for economic development

RECOMMENDATIONS

- 6 Greenway segments allow for sections constructed over time
- 100-day action plan
- One-year action plan
- Five-year action plan

COST & FUNDING not including land

- Base Cost Estimate of entire trail \$18,181,000; Total Cost Estimate of entire trail \$35,106,000
- Funding sources include State Department of Environmental Protection; Greenway and Trail development sources, Stormwater fund; Hotel/motel tax; Foundation grants

The full report can be found at:

<http://brookhavenga.gov/city-departments/public-works/peachtree-creek-greenway>