

The Growth Management Plan

Steering Committee

First Meeting

December 13, 2004

Agenda

- Introduction of Committee
- Committee Structure
- Mr. Jeff Dorfman
- Meeting Time and Day

Committee Composition

- Planning Commission (2) – Tom Sprague, Ron Thigpen
- Environmental/alternative transportation – Mike Rorick
- Engineer/planner – Ed Dickerson
- City of Harlem – Bobby Culpepper
- City of Grovetown – Don Thornhill
- Financing/development law – Pam Tankersley
- Home builder – Jake Ivey
- Institutional representative – Pat Goodwin
- Commercial builder/developer – Mark Senn
- Retirement community –
- Board of Education – Regina Buccafusco or Tommy Price
- Development Authority – Zack Daffin
- Chamber of Commerce – Gordon Renshaw
- Manufacturer's Council – Dale Bremeyer or Dennis Ziegler

Committee Composition

15 appointments by Board of Commissioners (3 each)

■ Ron Cross

- Jean Garniewicz
- Oliver Owens
- Joe Tankersley

■ Diane Ford

- Ye Sun Wiltse
- Julie Batchelor
- Greg Kernaghan

■ Lee Anderson

- Mike Popplewell
- Steve Morris
- Sandra Lewis

■ Steve Brown

- Jeri Whitworth
- Bob Newkirk
- Louanne Grove

■ Tom Mercer

- Denise Vining
- Gary Best
- Charles Sharpe

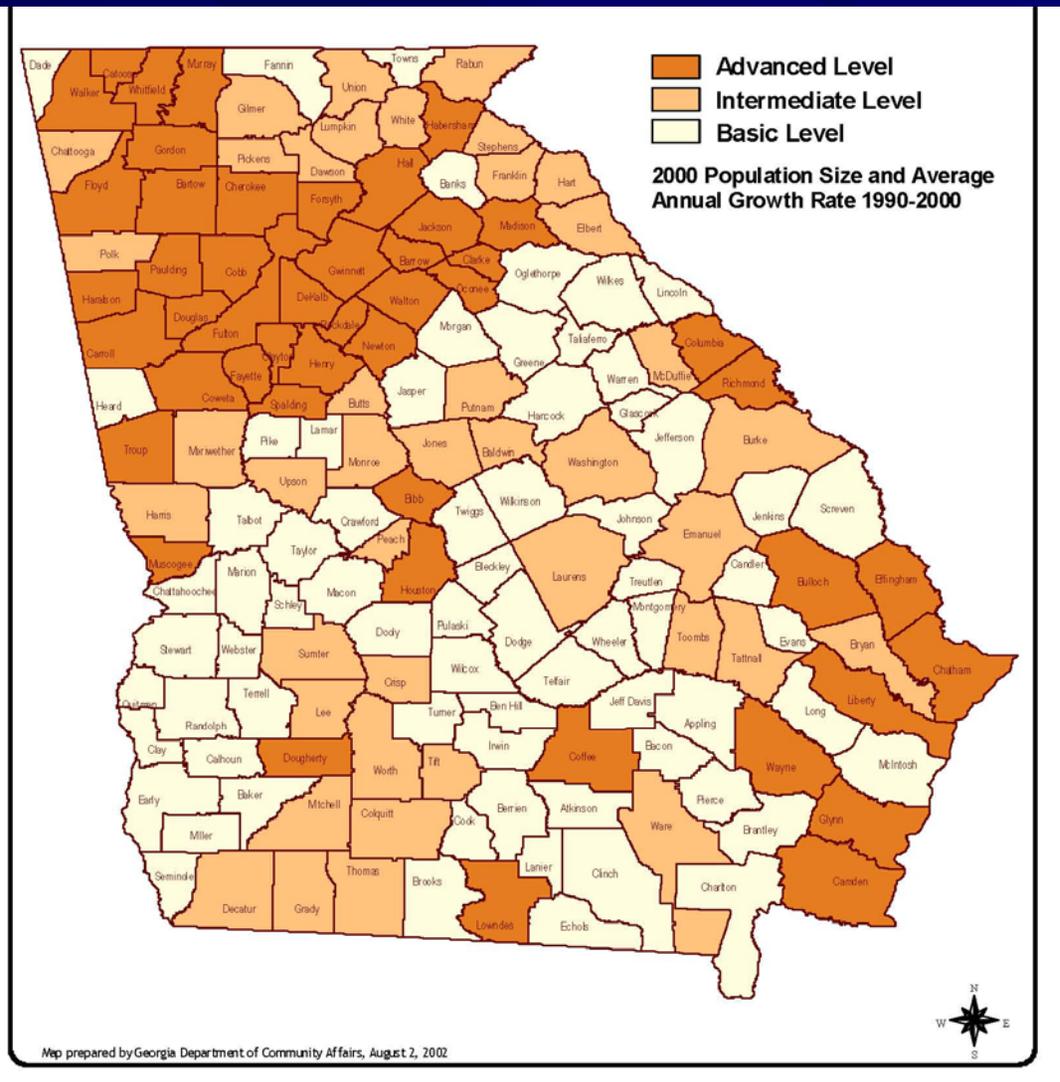
■ Growth Management Plan History:

- First under 1989 Planning Act adopted in 1991
- Major revision in 1995, introducing Commercial Centers concept

■ Current Plan (2000)

- Adopted in 2001
- Introduces the Town Center concept
- Focused Growth areas

Minimum Standards: County Planning Levels



**Advanced:
Pop. 50,000+, or
Avg. annual
growth of 1.5% +**

**Columbia Co.:
Pop. – 100,000
people
Avg. annual
growth of 3%**

Minimum Standards : Required Areas – Planning Elements

1. Population
 2. Housing
 3. Economic Development
 4. Natural and Cultural Resources
 5. Transportation
 6. Community Facilities
 7. Land Use
 8. Intergovernmental Coordination
- Each element must address the following:
 - Inventory and assessment
 - Statement of needs and goals
 - Implementation strategy

Timeline for Plan Formulation

- First public hearing announcing the intention to update the GMP in January 2005.
- Complete Assessment by April 2005
- Revise Goals Objectives, and Vision by June 2005
- Perform second round of public meetings to present findings, goals, and vision in July 2005
- Prepare final draft and compile Implementation Strategy by September 2005
- Complete Intergovernmental Coordination and final draft plan in October 2005
- Transmit Draft to the RDC for review of draft plan November 2005
- Revise draft during required review period
- Final adoption by Board of Commissioners February 2006

Jeff Dorfman

Population Inventory and Assessment

- Describes our current and historic population
- Used to forecast future population totals
- Used to observe trends that may affect other areas of the plan

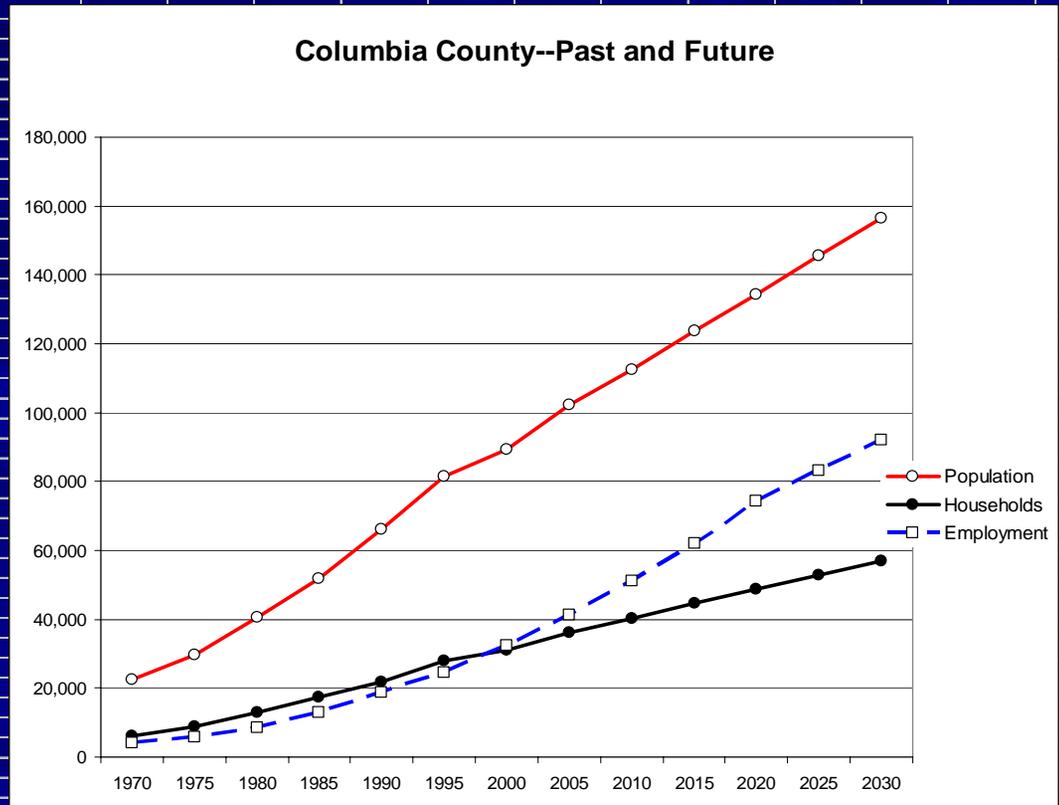
Population Assessment

- Total Population and Households
 - Households proxy for new housing needs
- Age and Sex
 - Age trends useful for economic development and for needs for the elderly
- Ethnicity
 - Useful for Cultural Resources and identifying needs
- Educational Attainment
 - Attainment/Training useful for Economic Development
- Income and Employment
 - Useful for Economic Development and Transportation

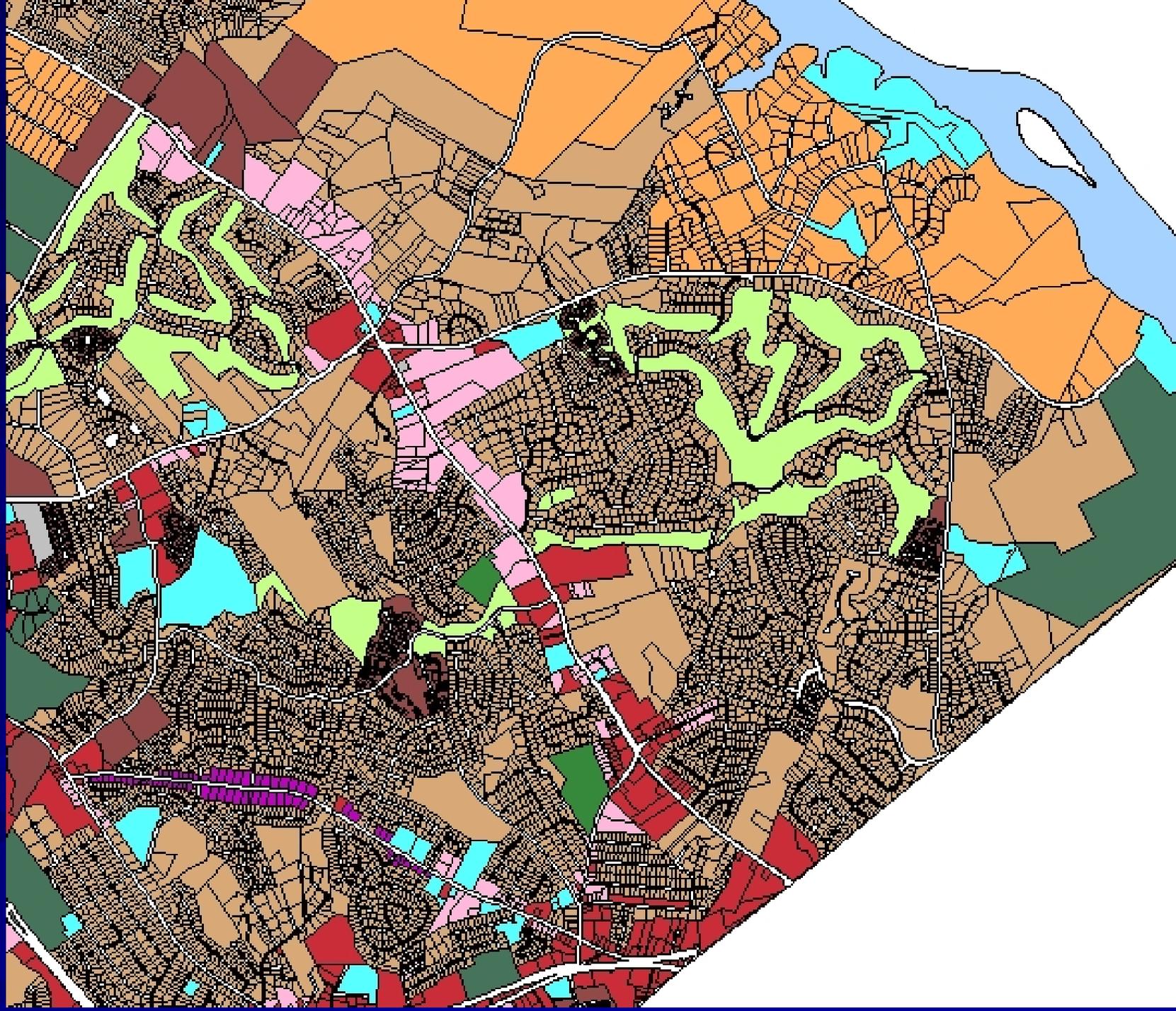
Population: Findings

- **Population Total of 156,381 by Year 2030. Population of 102,336 by 2005.**
- **Continued drop in the 18 to 34 age group relative to the rest of the state.**
- **Population over 65 will continue to increase as those aged 45-54 reach retirement and choose to remain here.**
- **Educational levels and incomes will remain high relative to the rest of the state.**
- **Employment will increase dramatically as county becomes a regional “job center”.**

	1970	1975	1980	1985	1990	1995	2000	2005	2010	2015	2020	2025	2030
Population	22,474	29,658	40,474	51,894	66,031	81,491	89,288	102,336	112,386	123,808	134,459	145,530	156,381
Households	6,008	8,738	12,936	17,389	21,974	27,884	31,120	36,161	40,282	44,696	48,894	52,920	56,866
Employment	4,016	5,863	8,676	12,886	18,814	24,607	32,444	41,214	51,134	62,204	74,424	83,212	92,000



Future Land Use



The Mechanics

- Both the growth management plan and the zoning ordinance, and any amendments to them, must be approved by the Board of Commissioners (BOC)
- Law requires the BOC to submit the growth management plan and the zoning ordinance, and any amendments to them, to the Planning Commission before BOC action
- BOC is not required to follow the Planning Commission's recommendation, but does have to seek their advice
- Public hearing(s) required



Welcome to . . .
COLUMBIA COUNTY



CUSTOMER SERVICE

**FORMS LIBRARY
FEE SCHEDULES**

**PUBLIC SAFETY
EDUCATION**

April 13, 2004

Community & Leisure

Construction & Maintenance

Current Road Closings

Elected Officials

Emergency Services

Attention Residents!

Where are you?
Emergency teams need to know. Make sure your house numbers are visible from the street?

Engineering & Environmental

Financial Services

Government Information

Do you know who your Commissioner is? View our Columbia County Commission district map and get to know your **Commissioners**.

Management Services

Planning & Development

Water & Sewerage

Water Restrictions

Department Listings

CUSTOMER INFO LINE

Your source for citizen information. Frequently called County numbers and online service request form.
Who To Call



Proudly serving the great citizens of Columbia County

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AT A GLANCE

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A CLOSER LOOK

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- [Flood Information](#)
- [Gov't Center Layout](#)
- [Our Vision](#)
- [Statistics](#)
- [U.S. Census Results](#)



New to Columbia County

or planning to move here? We've compiled some great **information** that we hope will be helpful to you. Welcome to our county.

Download and print our Columbia County **Briefing 2004** and learn more about what our county is doing for you.

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Ron Cross, Commission chairman **speaks out** on the Columbia County fire service.

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The Columbia County Sheriff's Office will again be holding a Citizen's Law Enforcement Academy, beginning March 4th. **>> More**

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Columbia County offices and services will be closed according to the following **2004 Holiday Schedule**. Read and print for your convenience.

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Read the **State of the County** by our Commission Chairman, Ron Cross. *Columbia County's steadfast growth over the past several years continues to remain strong, and the community and government are vibrant, progressive, and fiscally sound. A major indicator of sustained growth . . .*

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Summer Day Camp and Summer Basketball. Registration begins on April 12th. Don't miss out - **Read more**

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Buy Six Flags tickets at the 4-H office at the Savannah Rapids Pavilion at discount prices. **Read more >>>**

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Grovetown Heritage Festival on Saturday, April 24th from 9 AM - 3 PM near Grovetown's City Hall. Activities include fun run-walk, food, arts, crafts, auto show, many children's activities including clowns, jugglers, face painting, dunking booth and slides. Fantastic live entertainment and much more! For more information call 863-1867 or 863-4576.

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Important Information on Yard Waste Disposal. Location, times of operation, costs, directions, etc., for the yard waste disposal site in Columbia County. Read about **Burning Debris**

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ARTS Long Range Transportation Plan update begins. Click **here** for the link to the latest news on the regional transportation plan update."



NEW INSURANCE LAWS



Current Rezonings

Next Meeting

- Public Hearing in January
- 4 Required Elements
 - Purpose of the Plan
 - Process
 - Schedule
 - Public Participation Program

Preferred Meeting Time

- Approximately once per month
- Preferred time of day
- Preferred day of week
- Preferred location

THANK YOU

for your attendance