



Where Quality Is A Lifestyle

March 17, 2014

Jared Lombard, Land Use Division
Atlanta Regional Commission
40 Courtland Street, NE
Atlanta, GA 30303

Re: Transmittal of the "Fayette County 2013 Annual Report on Fire Services Impact Fees (FY2013) including Comprehensive Plan Amendments for Update to the Capital Improvements Element and Short-Term Work Program (FY2014-FY2018)" for Regional and State Review

Dear Jared:

Enclosed is the Fayette County 2013 Annual Report on Fire Services Impact Fees (FY2013), including Comprehensive Plan Amendments for Updates to the Capital Improvements Element and Short-Term Work Program (FY2014-FY2018). The package is submitted for Fayette County and the Towns of Brooks, Tyrone, and Woolsey, for review by the Atlanta Regional Commission and Georgia Department of Community Affairs, pursuant to the Georgia Development Impact Fee Act and the Minimum Planning Standards Act. Public hearings have been held by each entity and resolutions from each are included in the report.

Thank you for your coordination of this review. Please contact me at (770) 305-5160 if you need any additional information.

Sincerely,

Pete Frisina, AICP, Director of Community Services
Fayette County Planning and Zoning Department

TRANSMITTAL RESOLUTION 2014-07

WHEREAS, Fayette County, Georgia has prepared an annual update to a Capital Improvements Element and Short Term Work Program; and

WHEREAS, the annual update of the Capital Improvements Element and Short Term Work Program was prepared in accordance with the Development Impact Fee Compliance Requirements and the Minimum Planning Standards and Procedures for Local Comprehensive Planning established by the Georgia Planning Act of 1989, and a Public Hearing was held on March 11, 2014.

NOW, THEREFORE, BE IT THEREFORE RESOLVED, that Fayette County, Georgia does hereby submit the annual update of the Capital Improvements Element and Short Term Work Program covering the five-year period of FY 2014 to FY 2018 to the Atlanta Regional Commission and Georgia Department of Community Affairs for regional review, as per the requirements of the Georgia Planning Act of 1989.

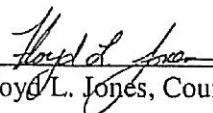
Adopted this 11th day of March, 2014

**BOARD OF COMMISSIONERS
FAYETTE COUNTY, GEORGIA**



Steve Brown, Chairman

ATTEST:



Floyd L. Jones, County Clerk

Town of Woolsey
County of Fayette

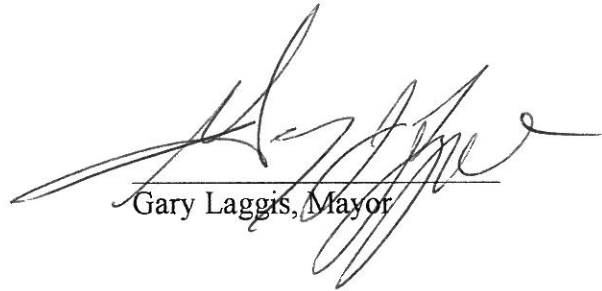
Resolution #2014-02

WHEREAS, the Town of Woolsey has prepared an annual update to a Capital Improvements Element and Short Term Work Program; and

WHEREAS, the annual update of the Capital Improvements Element and Short Term Work Program was prepared in accordance with the Development Impact Fee Compliance Requirements and the Minimum Planning Standards and Procedures for Local Comprehensive Planning established by the Georgia Planning Act of 1989, and a Public Hearing was held on February 10, 2014.

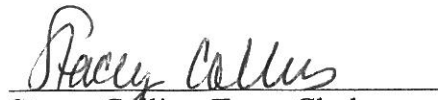
BE IT THEREFORE RESOLVED, that the Town of Woolsey does hereby submit the annual update of the Capital Improvements Element and Short Term Work Program covering the five-year period of FY 2014 to FY 2018 to the Atlanta Regional Commission and Georgia Department of Community Affairs for regional review, as per the requirements of the Georgia Planning Act of 1989.

Adopted this 10th day of February, 2014



Gary Laggis, Mayor

ATTEST:



Stacey Collins, Town Clerk

**THE TOWN OF BROOKS
FAYETTE COUNTY, GEORGIA**

TRANSMITTAL RESOLUTION

WHEREAS, the Town of Brooks has prepared its annual update to the Capital Improvements Element and the Short-Term Work Program (FY2014–FY2018); and

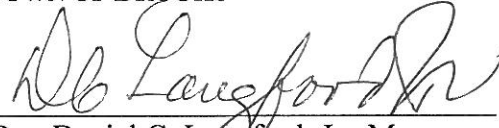
WHEREAS, the annual update of the Capital Improvements Element and the Short-Term Work Program (FY2014–FY2018) was prepared in accordance with requirements of the Georgia Development Impact Fee Compliance Requirements and the Minimum Planning Standards and Procedures for Local Comprehensive Planning established by the Georgia Planning Act of 1989; and

WHEREAS, on the 24th day of February 2014, the Town Council of Brooks conducted a public hearing on the 2013 Fire Services Impact Fee Report and proposed Comprehensive Plan amendments.

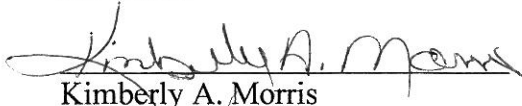
BE IT THEREFORE RESOLVED THAT the Town Council of the Town of Brooks, does hereby submit its annual update of the Capital Improvements Element and the Short-Term Work Program covering the five year period FY2014 – FY2018 to the Atlanta Regional Commission and Department of Community Affairs for regional review, pursuant to the requirements of the Georgia Planning Act of 1989.

SO RESOLVED, by the Town Council of Brooks, GA, on this 24th day of February, 2014.

TOWN OF BROOKS


By: Daniel C. Langford, Jr., Mayor

ATTEST:


Kimberly A. Morris

STATE OF GEORGIA
TOWN OF TYRONE

TRANSMITTAL RESOLUTION

RESOLUTION

NO. 2014- 02

WHEREAS, the Town of Tyrone has prepared an annual update to a Capital Improvements Element and Short Term Work Program; and

WHEREAS, the annual update of the Capital Improvements Element and Short Term Work Program was prepared in accordance with the Development Impact Fee Compliance Requirements and the Minimum Planning Standards and Procedures for Local Comprehensive Planning established by the Georgia Planning Act of 1989, and a Public Hearing was held on February 20, 2014.


BE IT THEREFORE RESOLVED, that the Town of Tyrone does hereby submit the annual update of the Capital Improvements Element and Short Term Work Program covering the five-year period of FY 2014 to FY 2018 to the Atlanta Regional Commission and Georgia Department of Community Affairs for regional review, as per the requirements of the Georgia Planning Act of 1989.

Adopted this 20th day of February, 2014

BY:



ATTEST:



**FAYETTE COUNTY
2013 ANNUAL REPORT:
FIRE SERVICES IMPACT FEES (FY2013)**

**Including
Comprehensive Plan Amendments for
Updates to the
CAPITAL IMPROVEMENTS ELEMENT
and the
SHORT TERM WORK PROGRAM (FY2014 – FY 2018)**

**Fayette County
Town of Brooks
Town of Tyrone
Town of Woolsey**

FAYETTE COUNTY DEPARTMENT OF PLANNING AND ZONING

Fayette County and Towns of Brooks, Tyrone and Woolsey Summary Impact Fee Financial Report
FY 2013

	Fire Services
Total Impact Fee Balance From Previous Fiscal Year	\$0.00
Impact Fees Collected in FY 2013 By Jurisdiction	
Fayette County	\$115,309.50
Brooks	\$600.57
Tyrone	\$15,160.08
Woolsey	\$0.00
Total	\$131,070.15
Accrued Interest	\$136.39
(Administrative/Other Costs)	\$(3,375.60)
(Impact Fee Refunds)	\$0.00
(Impact Fee Expenditures)	\$(127,830.94)
Impact Fee Fund Balance Ending FY 2013	\$0.00
Impact Fees Encumbered	\$0.00

<i>Fayette County Impact Fee Financial Report - FY 2013</i>	
Public Facility	Fire Services
Impact Fee Balance From Previous Fiscal Year	\$0.00
Impact Fees Collected in FY 2013	\$115,309.50
Accrued Interest	\$119.58
(Administrative/Other Costs)	\$(3,358.11)
(Impact Fee Refunds)	\$0.00
(Impact Fee Expenditures)	\$(112,070.97)
Impact Fee Fund Balance Ending FY 2013	\$0.00
Impact Fees Encumbered	\$0.00

Fayette County Comprehensive Plan Amendment - Capital Improvement Element - Project Update FY 2013 – FY 2017

Public Facility: Fire Services

Project Description	Project Start Date	Project End Date	Estimated or Actual Cost of Project	Funding From Impact Fees	Percent by Impact Fees	Other Funding Sources	FY2013 Impact Fees Applied	Impact Fees Applied in Prior Years	Remaining Amount to be Paid from Impact Fees	Status/ Remarks
Construct FS1, SR279	FY02	FY02	\$872,836	\$471,331	54%	Fire Tax	'n.a.	\$471,331	\$0.00	Comp, FY02
Construct FS10: Seay Rd	FY 02	FY02	\$838,295	\$687,402	82%	Fire Tax	'n.a.	\$687,402	\$0.00	Comp, FY02
Construct FS5: S.R. 85 S.	FY02	FY03	\$1,191,565	\$369,385	31%	Fire Tax	'n.a.	\$369,385	\$0.00	Comp, FY03
Construct FS7: Hampton Road	FY03	FY03	\$1,066,472	\$586,559	55%	Fire Tax	'n.a.	\$586,559	\$0.00	Comp, FY03
Purchase Acreage for Future Fire Station: McElroy Road	FY04	FY04	\$25,000	\$25,000	100%	None	'n.a.	\$25,000	\$0.00	Comp, FY04
Purchase Two (2) Quints	FY06	FY07	\$675,000	\$675,000	100%	None	\$127,831	\$41,565	\$505,604	Purchased FY07
Emergency Operations Center .	Future	Future	\$2,250,000	\$1,869,000	62.5%	Fire Tax	'n.a.	\$0.00	\$1,869,000	Not approved at this time.
Construct Fire Training Center (Burn Building)	Future	Future	\$350,000	\$80,500	23%	Fire Tax	'n.a.	\$0.00	\$80,500	Not approved at this time.
Totals			\$7,269,168	\$4,764,178	66%		\$127,831	\$2,181,242	\$2,455,104	

**FAYETTE COUNTY COMPREHENSIVE PLAN AMENDMENT
SHORT TERM WORK PROGRAM UPDATE FY2014- FY2018**

This section presents an updated five-year work program for FY 2014 through FY 2018 to implement the vision and goals of the Fayette County Comprehensive Plan. In addition to the scheduling of projects for the county, the Short Term Work Program indicates potential sources of funding.

**FAYETTE COUNTY COMPREHENSIVE PLAN AMENDMENT
SHORT TERM WORK PROGRAM UPDATE FY2014-FY2018 - PUBLIC SAFETY**

Goal: Maintain and Improve the Level of Service for Public Safety			Plan Element: Community Facilities		
Project Description	Initiation Year	Completion Year	Total Estimated Costs	Funding Sources	Responsibility
Fire and Emergency Services					
Severe Weather Warning System	FY 2013	FY 2016	\$135,000	General Fund	Fayette County Emergency Services
Replace Fire Station 2	FUTURE	FUTURE	\$2,000,000	Fire Fund	Fayette County Emergency Services
Construction of EOC	FY 2014	FY 2017	1,575,000	Fire Fund, Grant, General Fund, & Impact Fees	Fayette County Emergency Services
Addition/Renovation of Fire Station 11	FUTURE	FUTURE	\$300,000	Fire Fund	Fayette County Emergency Services
Sheriff's Office					
Consolidated Public Safety Training Facility	FUTURE	FUTURE	\$460,000	TBD	Fayette County Emergency Services & Sheriff

**FAYETTE COUNTY COMPREHENSIVE PLAN AMENDMENT
SHORT TERM WORK PROGRAM UPDATE FY2014-FY2018 – GOVERNMENTAL SERVICES**

Goal: Provide Support for Effective and Efficient Delivery of Governmental Services

Plan Element: **Community Facilities**

Project Description	Initiation Year	Completion Year	Total Estimated Costs	Funding Sources	Responsibility
Information Systems					
Aerial Photography	FY2014	FY2014	\$220,000	General Fund	Information Systems

**FAYETTE COUNTY COMPREHENSIVE PLAN AMENDMENT
SHORT TERM WORK PROGRAM UPDATE FY2014-FY2018 RECREATION**

Goal: Upgrade Recreation Services

Plan Element: Community Facilities

Project Description	Initiation Year	Completion Year	Total Estimated Costs	Funding Sources	Responsibility
Kenwood Park Enhancements	FY 2014	FY 2018	\$600,000	General Fund	Fayette County Recreation Dept.
Kiwanis Park Enhancements	FY 2014	FY 2016	\$250,000	General Fund	Fayette County Recreation Dept.
McCurry Park Enhancements	FY 2014	FY 2018	\$1,285,800	General Fund	Fayette County Recreation Dept.
Multi-Purpose Building	FUTURE	FUTURE	\$5,000,000	General Fund	Fayette County Recreation Dept.

**FAYETTE COUNTY COMPREHENSIVE PLAN AMENDMENT
SHORT TERM WORK PROGRAM UPDATE FY2014-FY2018 RECREATION**

Goal: Upgrade Recreation Services			Plan Element: Community Facilities		
Multi-Purpose Trails	FUTURE	FUTURE	\$100,000	General Fund	Fayette County Recreation Dept.
Land Acquisition	FUTURE	FUTURE	\$500,000	General Fund	Fayette County Recreation Dept.

**FAYETTE COUNTY COMPREHENSIVE PLAN AMENDMENT
SHORT TERM WORK PROGRAM UPDATE FY2014-FY2018 - WATER SYSTEM**

Goal: Upgrade County Water System			Plan Element: Community Facilities		
Project Description	Initiation Year	Completion Year	Total Estimated Costs	Funding Sources	Responsibility
Water Tank Construction at Horseman's Run Site	FY 2015	FY 2016	\$2,000,000	G.E.F.A. Loan	Fayette County Water System
Water Tank Construction at Porter Road Site	FUTURE	FUTURE	\$2,000,000	G.E.F.A. Loan	Fayette County Water System
South Fayette Treatment Plant Expansion	FUTURE	FUTURE	\$6,000,000	Revenue Bonds	Fayette County Water System
Porter Rd. Line Extension	FY2016	FY2017	\$2,000,000	G.E.F.A. Loan	Fayette County Water System
Hwy 74 Pressure Improvements	FY2015	FY2015	\$1,250,000	G.E.F.A. Loan	Fayette County Water System

**FAYETTE COUNTY COMPREHENSIVE PLAN AMENDMENT
SHORT TERM WORK PROGRAM UPDATE FY2014-FY2018 - PUBLIC WORKS**

Goal: Maintain and Improve County Road System				Plan Element: Community Facilities	
Project Description	Initiation Year	Completion Year	Total Estimated Costs	Funding Sources	Responsibility
Kelly Rd. – Grade, Base and Pave	FY2014	FY2015	\$479,200	General Fund	Fayette County Public Works
Redwine Road & Starrs Mill Multi-Use Path	FY2014	FY2016	\$1,073,000	General Fund & Federal Grant	Fayette County Public Works

**FAYETTE COUNTY COMPREHENSIVE PLAN AMENDMENT
SHORT TERM WORK PROGRAM UPDATE FY2014-FY2018 – PLANNING AND ZONING**

Goal: Growth and development should be consistent with the county comprehensive plan.

Plan Element: Land Use Plan

Project Description	Initiation Year	Completion Year	Total Estimated Costs	Funding Sources	Responsibility
Major Update of Fayette County Comprehensive Plan	FY 2015	FY 2017	Staff Time	General Fund	Fayette County Planning and Zoning Department
This is a specific activity addressing an Area Requiring Special Attention - SR 54 Nonresidential Corridor and an Assessment of Consistency with Quality Community Objectives- Regional Identity, Appropriate Businesses, Employment Options, and Educational Opportunities: Continue the joint study of the SR 54 Nonresidential Corridor with the City of Fayetteville. Issue will be addressed in the major update of the Comprehensive Plan.	FY 2015	FY 2017	Staff Time	General Fund	Fayette County Planning and Zoning Department and Fayetteville Planning and Zoning

**FAYETTE COUNTY COMPREHENSIVE PLAN AMENDMENT
SHORT TERM WORK PROGRAM UPDATE FY2014-FY2018 PLANNING AND ZONING**

Goal: Growth and development should be consistent with the county comprehensive plan.

Plan Element: Land Use Plan

Project Description	Initiation Year	Completion Year	Total Estimated Costs	Funding Sources	Responsibility
This is a specific activity addressing an Assessment of Consistency with Quality Community Objectives- Alternative Transportation : Conduct multi-use path study for Redwine Road. Issue will be addressed in the major update of the Comprehensive Plan.	FY 2015	FY 2017	Staff Time	General Fund	Fayette County Planning and Zoning Department, Fayette County Public Works, Fayette County Department of Recreation, and Sheriff's Office
This is a specific activity addressing an Assessment of Consistency with Quality Community Objectives- Alternative Transportation : Conduct multi-use path study for SR 54 to connect Fayetteville and Peachtree City to Hospital Area. Issue will be addressed in the major update of the Comprehensive Plan.	FY 2015	FY 2017	Staff Time	General Fund	Fayette County Planning and Zoning Department, Fayette County Public Works, Fayette County Department of Recreation, and Sheriff's Office

Brooks Impact Fee Financial Report - FY 2013	
Public Facility	Fire Services
Impact Fee Balance From Previous Fiscal Year	\$0.00
Impact Fees Collected in FY 2013	\$600.57
Accrued Interest	\$0.62
(Administrative/Other Costs)	\$(17.49)
(Impact Fee Refunds)	\$0.00
(Impact Fee Expenditures)	\$(583.70)
Impact Fee Fund Balance Ending FY 2013	\$0.00
Impact Fees Encumbered	\$0.00

**BROOKS COMPREHENSIVE PLAN AMENDMENT
SHORT TERM WORK PROGRAM UPDATE FY 2014 to FY 2018**

Goal: Improve Public Infrastructure

Plan Element: Community Facilities

Project Description	Initiation Year	Completion Year	Estimated Costs	Funding Sources	Responsibility
Renovate Town Hall (old church building)	FY 2010	FY 2014	\$400,000	Town of Brooks & State Grants	Town of Brooks
Expand Library	FY 2008	FY 2014	\$150,000	Town of Brooks & State Grants/Loans	Town of Brooks

Goal: Improve and Provide Recreational Facilities

Plan Element: Community Facilities

Develop walking, biking and horse trail along Norfolk Southern Railway	FY 2009	FY 2014	Cost Unknown	Town of Brooks, State Grants & Federal Transportation Funds	Town of Brooks
Develop lacrosse fields.	FY2011	FY2014	\$20,000	Town of Brooks; Brooks Area Recreation (BAR); Grants	BAR

Tyrone Impact Fee Financial Report - FY 2013	
Public Facility	Fire Services
Impact Fee Balance From Previous Fiscal Year	\$0.00
Impact Fees Collected in FY 2013	\$15,160.08
Accrued Interest	\$16.19
(Administrative/Other Costs)	\$0.00
(Impact Fee Refunds)	\$0.00
(Impact Fee Expenditures)	\$(15,176.27)
Impact Fee Fund Balance Ending FY 2013	\$0.00
Impact Fees Encumbered	\$0.00
Impact Fee Fund Balance Ending FY 2013	\$0.00
Impact Fees Encumbered	\$0.00

TOWN OF TYRONE COMPREHENSIVE PLAN AMENDMENT							
CAPITAL IMPROVEMENTS ELEMENT FY 2014 – FY 2018							
Priority	Project Name	Est. Cost	FY2013	FY 2014	FY 2015	FY 2016	FY 2017
1	Valleywood Rd/Drainage & Paving	\$175,000	\$125,000	\$25,000	\$25,000		
2	Valleywood Rd. Paving at RR Crossing	\$650,000	\$500,000	\$150,000			
3	Intersection of Strandhill Rd. & Drumcliff Ct. Repairs to ditch and Culverts	\$7,000	\$7,000				
4	Handley Park Soil Stabilization	\$50,000	\$10,000	\$10,000	\$10,000	\$10,000	\$10,000
5	Palmetto Rd Resurfacing 1.4 miles	\$200,000	\$20,000	\$20,000	\$160,000		
6	Tramore Trace Headwall Repair	\$3,500	\$3,500				
7	Farr Road Sidewalk Repair	\$20,000	\$20,000				
8	Senoia Rd Sidewalk Repair	\$10,000		\$10,000			
9	Autumn Trace Resurfacing	\$35,000		\$35,000			
10	Right turn Lane Tyrone Road @ SR74	\$60,000		\$60,000			
11	LMIG: Resurfacing	\$250,000	\$50,000	\$50,000	\$50,000	\$50,000	\$50,000
12	Third Soccer Field at Handley Park	\$50,000	\$40,000	\$10,000			
	TOTALS	\$1,510,500	\$775,500	\$370,000	\$245,000	\$60,000	\$60,000

TOWN OF TYRONE COMPREHENSIVE PLAN AMENDMENT					
SHORT TERM WORK PROGRAM UPDATE FY 2014 TO FY 2018					
Project Description	Initiation Year	Completion Year	Total Estimated Cost	Funding Sources	Responsibility
<i>Economic Development</i>					
Appoint Member to Fayette County Development Authority	FY2014	FY2017	Staff Time	GF	Town of Tyrone
<i>Community Facilities and Services</i>					
Participate in Fayette County Governmental Association	FY2014	FY2018	Staff Time	GF	Town of Tyrone
Appoint Member to Flint River Regional Library System	FY2014	FY2016	Staff Time	GF	Town of Tyrone
Develop/Fund Capital Improvement Program.	FY2014	FY2018	\$1,050,600	GF	Town of Tyrone
Work with GDOT to Improve Existing Unpaved Roads	FY2014	FY2018	Staff Time	GF	Town of Tyrone
<i>Land Use</i>					
Update Zoning Ordinance	FY2014	FY2016	Staff Time	GF	Town of Tyrone
Update Land Development Ordinance	FY2014	FY2016	Staff Time	GF	Town of Tyrone

Woolsey Impact Fee Financial Report - FY 2013	
Public Facility	Fire Services
Impact Fee Balance From Previous Fiscal Year	\$0.00
Impact Fees Collected in FY 2013	\$0.00
Accrued Interest	\$0.00
(Administrative/Other Costs)	\$0.00
(Impact Fee Refunds)	\$0.00
(Impact Fee Expenditures)	\$0.00
Impact Fee Fund Balance Ending FY 2013	\$0.00
Impact Fees Encumbered	\$0.00

TOWN OF WOOLSEY COMPREHENSIVE PLAN AMENDMENT
SHORT TERM WORK PROGRAM UPDATE FY 2014 to FY 2018

Project Description	Initiation Year	Completion Year	Total Estimated Costs	Funding Sources	Responsibility
<i>Natural & Cultural Resources</i>					
Adopt a tree preservation ordinance.	FY2008	FY2015	\$1,000	GF	Town of Woolsey
<i>Community Facilities and Services</i>					
Accept dedication and plan for renovation of the "Old General Store" for re-use as the Town Hall and regional Community Center.	FY2009	FY2015	\$250,000	2009 SPLOST &/or GF	Town of Woolsey
<i>Transportation</i>					
Apply for TE funding for the purpose of enhancing the pedestrian character of Town Center.	FY2010	FY2016	\$10,000	TE/GF	Town of Woolsey