

FORSYTH

The City of Forsyth has chosen as its initiative the development of the city into the “Gateway to Middle Georgia” through a variety of techniques aimed at improving the quality of life, appearance, development strategies, economy, and technological resources of its citizenry. The initiative will focus on development of a corridor management program for the primary routes from Interstate 75 into Forsyth’s historic downtown square: Lee Street, Tift College Drive, and Main Street. This plan will also include the residential neighborhoods along and adjacent to these routes. Potential sources of Signature Community provided technical assistance will come from DCA’s Community Development and Finance Division, the Planning and Environmental Management Division and the Housing Finance Division, as well as other state agency partners.

Specific activities integral to the successful realization of this initiative are: adoption of design guidelines, ordinances, and overlay districts to safeguard and enhance new and existing development along these corridors; utilization of these new ordinances and guidelines to support and implement their future land use plan currently being updated; revision of existing tree and landscape ordinances; restoration of the 1897 City Hall on Lee Street for use as a local welcome center and regional historic resource information center; redevelopment of housing in the James Street neighborhood, a lower income residential neighborhood adjacent to Tift College, I-75 and downtown Forsyth; continuation of their on-going downtown streetscape program; establishment of Wi-Fi hotspots throughout downtown; expansion of their existing greenspace program to include development of two new parks, one on Lee Street and one on Tift College Drive. Products developed during the implementation of these activities will be of great use to communities throughout Georgia interested in upgrading their community corridors and including quality growth focused regulations in their land development ordinances and future land use plans.