City of Richland

COMPREHENISVE PLAN

IMPLEMENTATION PROGRAM

SHORT TERM WORK PROGRAM UPDATE

2012-2016

RIVER VALLEY REGIONAL COMMISSION

Richland Comprehensive Plan-Implementation Program Short Term Work Program-Update 2012-2016

Activity	Years	Responsible Party	Cost Estimate	Funding Source
Community Facilities		·		
Rehabilitate the City's natural gas system	2016	City	\$1,000,000	City
Develop a Recreation Center	2015	City	\$500,000	City
Repave tennis courts	2016	City	\$100,000	City
Add bathroom facilities to the city park on Wall Street	2014	City	\$50,000	City
Make necessary improvements to the water and sewer system	2016	City	\$2,000,000	City, DCA, GEFA
Correct drainage problems	2016	City	\$1,000,000	City, DCA
Support 3 County Transit Program	2012, 2013, 2014, 2015, 2016	City, Stewart County	\$10,000	City, DOT
Inventory all public facilities and establish regular maintenance and replacement schedule	2016	City	\$20,000	City
Activity	Years	Responsibility	Cost Estimate	Funding Source
Economic Development				
Continue work on redevelopment of downtown Richland	2012, 2013, 2014, 2015, 2016	City	\$1,000,000	TE, City, DCA
Market industrial park	2012, 2013, 2014, 2015, 2016	City	\$10,000	City
Implement a Façade Improvement Program in the downtown area	2016	City, Downtown Development Authority	\$500,000	City, TE
Acquire additional land for industrial park	2015	City, IBA	\$100,000	City, IDA
Continue to work on renovation of Downtown Richland Hotel	2016	City	\$500,000	City, Downtown Development Authority

Support redevelopment of Richland High School for use as call canter or other Business/agency	2017	City	\$750,000	City, DOE
Develop and implement a Gateways Program at entrances to city	2016	City, Stewart County	\$25,000	City, Stewart County
Support repair and use of railroad lines running through city	2012, 2013, 2014, 2015, 2016	City	\$1,000	City, CSX
Activity	Years	Responsibility	Cost Estimate	Funding Source
Housing				
Link city website to DCA website to access Affordable Housing Programs.	2014	City	\$200	City
Develop a through code enforcement program in support of housing improvements, rehabilitation and dilapidated structure	2015	City	\$30,000	City
removal.				
Activity	Years	Responsibility	Cost Estimate	Funding Source
	Years	Responsibility	Cost Estimate	Funding Source
Activity	Years 2014	Responsibility City, RVRC	Cost Estimate \$2,500	Funding Source City
Activity Land Use Develop, adopt and enforce				
Activity Land Use Develop, adopt and enforce subdivision regulations Revise local ordinances or regulations to provide at least one or more areas that allow mixes of residential	2014	City, RVRC	\$2,500	City
Activity Land Use Develop, adopt and enforce subdivision regulations Revise local ordinances or regulations to provide at least one or more areas that allow mixes of residential and commercial uses Develop a sign ordinance Review and update Comprehensive Plan	2014	City, RVRC City, RVRC City, RVRC City, RVRC	\$2,500 \$2,500	City
Activity Land Use Develop, adopt and enforce subdivision regulations Revise local ordinances or regulations to provide at least one or more areas that allow mixes of residential and commercial uses Develop a sign ordinance Review and update	2014	City, RVRC City, RVRC	\$2,500 \$2,500 \$2,500	City City

Activity	Yeas	Responsibility	Cost Estimate	Funding Source
Natural and Cultural Historic	c Resources			
Preserve historic buildings in Richland	2012, 2013, 2014, 2015, 2016	City, RVRC	\$1,000,000	City
Promote Whistle Stop Tour and Railroad Museum	2012, 2013, 2014, 2015, 2016	City, RVRC	\$5,000	City
Adopt Part V Environmental Planning Criteria for wetlands and groundwater recharged areas	2016	City, RVRC	\$1,000	City
Activity	Years	Responsibility	Cost Estimate	Funding Source
Transportation Pave remaining dirt roads in	2016	City	\$500,000	DOT, CDBG
city	2010	City	\$300,000	DO1, CDBG
Repair existing sidewalks/add new sidewalks	2015	City	\$100,000	City, TE
Activity	Years	Responsibility	Cost Estimate	Funding Source
Intergovernmental				
Support 3 County Transit Program	2012, 2013, 2014, 2015, 2016	City, Stewart County	\$1,000,000	City, DOT
Support Broadband Initiative	2012, 2013, 2014, 2015, 2016	City, Stewart County	\$1,000	City, Stewart County

City of Richland

COMPREHENSIVE PLAN

IMPLEMENTATION PROGRAM

REPORT OF ACCOMPLISHMENTS 2007 - 2011

RIVER VALLEY REGIONAL COMMISSION

City of Richland Comprehensive Plan-Implementation Program

Report of Accomplishments-Update 2007-2011

Community Facilities

Activity	Status	Explanation
Purchase needed police and fire equipment	Completed	
Pave Dirt Roads in City	Underway	Pave streets as funding allows
Rehabilitate the City's Natural Gas system	Underway	Ongoing effort as funding allows
Develop a Recreation Center	Postponed	Working with Lumpkin to update gym
Repave tennis courts	Postponed	Lack of Funds
Add bathroom facilities to City Park on Wall Street	Postponed	Lack of Funding
Make necessary improvements to the water and sewer system	Underway	Use CDBG funds when awarded for upgrading facilities 2016
Support addition of bike lanes on GA Hwy 39	Completed	
Encourage the library to expand services provided	Completed	
Correct drainage problems	Underway, 40% completed	Use CDBG funds when awarded for upgrading facilities 2016
Repair existing sidewalks/add new sidewalks	Underway	Do as funds allow 2016
Support 4 County Transit Program	Completed	
Inventory all public facilities and establish regular maintenance and replacement schedule	Underway	Complete by 2016

Economic Development

Activity	Status	Explanation
Continue work on redevelopment of downtown Richland	Underway	Do as funds allow 2016 Complete by 2016
Market Industrial Park	Underway	Ongoing activity, hope to have finished by 2016
Acquire additional land for Industrial Park	Underway	Acquisition should be complete by 2013
Construct speculative building in Industrial Park	Completed	
Support Stewart County Chamber of Commerce	Completed	
Use Revolving Loan Funds to encourage existing and new businesses	Completed	
Continue to support the Annual Richland Pig Fest	Completed	
Continue to support the Annual Trac-Tow-Rama	Completed	
Continue to work on renovation of Downtown Richland Hotel	Underway	Should be completed by 2016
Support redevelopment of Richland High School for use as call canter or other Business/agency	Underway	Redevelopment should be completed by 2016
Implement a Façade Improvement Program in the downtown area	Underway	With grant funding should be complete by 2016
Support Broadband Initiative	Underway	Ongoing activity, trying to get funds with HUD Sustainability grant
Develop and implement a Gateways Program at entrances to city	Underway	Complete by 2014
Support additional technical education programs at High School	Underway	Ongoing Activity Work with school system to develop programs
Work with Fort Benning to take advantage of	Underway	Met with Fort Benning and

expansion		Congressman Bishop to address
		issue
Implement a Business and Retention Program	Completed	
Support repair and use of railroad lines running through city		Working with Railroad, but need enough customers to warrant repairing the existing lines

Housing

Activity	Status	Explanation
Increase the amount of available housing	•	Modifying Zoning Ordinance to allow loft apartments and to encourage infill development
Pursue Housing Redevelopment Programs to repair/rebuild substandard housing	•	Re- prioritized need to improve repair public infrastructure more important
Develop a code enforcement program in support of housing improvements	Underway	Complete in 2013

Land Use

Activity	Status	Explanation
Develop, adopt and enforce subdivision regulations	Underway	Working with RVRC to complete in 2014
Revise local ordinances or regulations to provide at least one or more areas that allow mixes of residential and commercial uses	Underway	Working with RVRC to update Zoning Ordinance. Complete 2014
Create a Joint Code Enforcement Officer with Lumpkin and Stewart County	Not Accomplished	City and County has their own.
Review and update development ordinances	Underway	Finish 2014
Develop a Joint Sign Ordinance with Richland and Stewart County	Underway	Finish 2014
Created a Uniform Building Permit process including application forms and review criteria	Completed	
Review and update Solid Waste Management Plan	•	Finish 2011 as per DCA's new regulations
Review and update Comprehensive Plan	Underway	Finish 2012
Develop compatibility standards for Manufactured Housing Units	Underway	Finish 2014
Encourage Planning commission to have training on current zoning regulations and best practices	Completed	
Develop design guidelines to ensure appropriate new and infill development	Underway	Finish 2014
Develop a Redevelopment Plan	Completed	
Apply for Opportunity Zone designation from DCA	Completed	
Complete inventory of land available for development	Completed	

Natural and Historic Resources

Activity	Status	Explanation
Preserve historic buildings in Richland	Underway	Finish 2016
Create a local historic district	Completed	
Promote Whistle Stop Tour and Railroad Museum	Underway	Ongoing Activity
Adopt Part V Environmental Planning Criteria for wetlands and groundwater recharged areas	-	State regulations are under review, Part V Criteria will be adopted once review is completed

ADOPTION RESOLUTION

- WHEREAS, the Georgia Planning Act of 1989 enacted by the Georgia General
 Assembly mandated that each of Georgia's 159 counties and cities prepare
 a Comprehensive Plan; and
- WHEREAS, the City of Richland prepared the required Comprehensive Plan Update Report of Accomplishment and 5-year Update of its Short Term Work Program; and
- WHEREAS, by this resolution, the City of Richland certifies that the plan update was reviewed by the River Valley Regional Commission and the Georgia Department of Community Affairs and found to be in compliance with the Minimum Planning Standards and Procedures for Local Comprehensive Plans; and

NOW, THEREFORE BE IT RESOLVED, that the City of Richland does hereby adopt the Short Term Work Program Comprehensive Plan Update.

Resolved this 20 day of Jebruary, 2012.

Honorable Adolph McLendon Mayor, City of Richland

Attest:

Wanda Williams, City Clerk