



## PlanFirst Program Application - May 15, 2016

**Introduction:** The Department of Community Affairs' PlanFirst Program rewards local governments that clearly demonstrate success with implementing their local comprehensive plan. To apply for PlanFirst designation, a local government must have Qualified Local Government certification and be current on required reporting to DCA. (To check status of both, please visit <http://www.georgiaplanning.com/planners/planreview/default.asp>).

A multi-agency review panel will evaluate a number of indicators of community success with plan implementation to select communities for this designation. All of these indicators are equally important, but size of the community is taken into consideration in the evaluation so that communities of various sizes are equally competitive for PlanFirst designation.

**Instructions:** Please answer all the following questions thoroughly, attaching additional pages where necessary, so that the reviewers have sufficient information to measure the success of your comprehensive plan implementation. Supporting documents might include: news articles, legal ads, lists of attendees, letters of support or other evidence of local involvement and commitment to successful plan implementation activities in your community. *Total application length, including supporting information and support letters, must not exceed 20 pages. Text areas will expand as needed.*

Applicant government	City of Dunwoody
Mailing address	41 Perimeter Center East, Suite 250
Telephone	678-382-6811
Email	<a href="mailto:Rebecca.keefer@dunwoodyga.gov">Rebecca.keefer@dunwoodyga.gov</a>
Contact person; title	Rebecca Keefer, City Planner
Application prepared by	Rebecca Keefer
I, the undersigned authorized representative of the applicant, certify that to the best of my knowledge the information in this application is true and correct.	
Name of authorized official signing; title	Eric Linton, City manager
Date	5/12/16
Signature	

## PRE-REQUISITES

**A. (1)** We have a good track record of maintaining our Qualified Local Government status **and** submitting required reports to DCA, including the current Report of Local Government Finances. (To check status, please visit <http://www.georgiaplanning.com/planners/planreview/default.asp>).

QLG status:	<b>yes</b>	no
Local government reports:	<b>yes</b>	no

**A. (2)** We have attained the Minimum Standard for performance as called for in our regional commission's regional comprehensive plan.

**yes**                      no

For each of the following indicators, fully explain how your community addresses this indicator; identifying specific examples and resulting local successes. (Each indicator will be scored 1, 3 or 5 points, except indicators j. and t. which may score up to 10 points.) Add exhibits and examples as needed to tell your story.

## INDICATOR: GOALS

**B.** The Goals (or Vision) section of our comprehensive plan is supported by the community and its leadership.

*The City recently conducted the requisite 5 year update of the first ever Comprehensive Plan. The update process allowed the community to reflect on the initial planning goals established in 2010 and learn from the growth and development patterns that have occurred since incorporation. The vision statement was refined and reviewed during an extensive public input process. Careful attention was paid to recognize the dynamic components of the City and its people, protect the assets, and prioritize sustainability in the revised vision. The amended vision statement reads as follows:*

*The City of Dunwoody strives to be a dynamic, innovative community where individuals, families, and businesses can thrive through all stages of life and career by encouraging a sustainable mix of land uses, facilities, and services.*

*The number one priority for the City's leadership in land use and policy decisions is rooted in the vision and goals enumerated in the Comprehensive Plan. The City Council has a track record of diligently following the Plan. Follow-up projects accomplished included the development of a Comprehensive Transportation Plan, Parks Master Plan, two Sub-Area Plans (Georgetown/North Shallowford and Dunwoody Village), and a Sustainability Plan. The Council persevered through harsh public criticism in the development of a trail system, which had been recommended in multiple plans. The current trail system is lauded by the community today, and the City is now working enthusiastically to keep up with the demand for more trail connections, as well as constructing other projects suggested by these plans.*

**C.** The Goals are both ambitious and achievable for the community.

*The goals of the Comprehensive Plan are certainly achievable, which is evidenced by the City's ability to implement numerous recommendations in the short time since adoption. An exhibit from the 5 year update has been provided with this application to demonstrate the record of accomplishments. At least 82 percent of the recommendations from the 2030 Comprehensive Plan have been completed or are underway. While the program from the 2035 Plan was only adopted in October 2015, the City has already initiated up to 69 percent of recommendations slated for years 2015 and 2016 in just the first four months of the year.*

*The goals are ambitious in that they strike a balance between well-managed growth and a future that propels the City into a vibrant community. Sometimes during implementation, those priorities are more difficult than in concept because the long-term plans cannot be visualized by all community members.*

*For instance, the transportation enhancement performed along Dunwoody Village Parkway to foster a more walkable town center was criticized, and the public feared the reduced capacity of the road would result in worsened traffic conditions, the loss of the median trees would be detrimental to the character of the Village, and the financial investment would not be a catalyst for economic development as anticipated. As the project has been completed for almost a year, the City has already realized traffic-calming benefits from the project, visual improvements in the new canopy established along the Parkway, and several private investments, including a request for a townhome development approved by City Council in February. Those challenges would not exist if they were not ambitious goals, and they would not have been accomplished if it had not have been for the perseverance and vision of the leadership and the achievability of the goals.*

**D. The Goals steer local decision-making on a continuous basis.**

*The Comprehensive Plan is a consistent reference for staff, leaders, and community members in considering plans, programs, and decisions for the community. The Comprehensive Plan is often cited during City Council decisions and policy-making discussions in order to pin down or direct an appropriate path for moving forward. The Plan provides a level of predictability for both the community and developers/property owners—a certainty that could not be relied upon if the Plan did not influence decisions.*

*The Comprehensive Plan is an integral tool in guiding land use and zoning decisions and setting expectations of the community. By Ordinance, the Comprehensive Plan is referenced in the City's criteria for assessing rezoning, special land use permit, and variance applications. Each of these decisions is recommended by staff and made by the decision-making body with careful consideration of the Comprehensive Plan. Property owners and developers recognize the weight of the Comprehensive Plan in decision-making in Dunwoody and seek advice on how their project compares before ever moving forward with an application. The citizenry is well-informed and references the Comprehensive Plan and its addenda frequently in developing their own impressions of public and private projects. This community was borne out of the ability to make a difference in decisions affecting the future for years to come, and it thrives on the ability to have a plan to implement that reality.*

*The 2010 Comprehensive Plan paved the way for numerous follow-up efforts that are shaping the future growth and development of the City. Substantial City efforts like the Comprehensive Transportation Plan; Dunwoody Village and Georgetown master plans; Parks, Recreation, and Open Space Master Plan; Sustainability Plan; and Zoning/Land Development Code Rewrite were all borne out of recommendations of the inaugural Comprehensive Plan. Each of those documents comes with its own set of more detailed recommendations and demonstrates follow-through and the development of more detailed policy where necessary to fulfill the Comprehensive Plan recommendations.*

**E.** Consistent progress is being made at achieving the Goals.

*Shortly after adoption of the Comprehensive Plans and its addenda, the City developed a task force whose singular purpose is to implement the recommendations of the Plans. The “Redevelopment Task Force” is an interdisciplinary team of staff members chosen for their area of expertise and innovative ideas for the purpose of identifying and implementing programs and projects recommended by the Comprehensive Plan. The Task Force meets monthly to collaborate and maintain progress on ongoing projects while conducting the work in the interim. The team is passionate and dedicated to the plans, and its success is evident in the attached graphic description of accomplishments. The success of this group and attention to implementation of the goals of the Comprehensive Plan are evident in the track record for the past and current plans. In only the first four months of 2016, 69 percent of the goals for 2015 and 2016 are underway.*

## **INDICATOR: LEADERSHIP**

**F.** We have effective planning staff or another suitable arrangement for handling community planning matters.

*The planning staff provides guidance to city decision makers, citizens, and other departments. Three members of the Community Development Department are planners, two of which are certified (AICP). While those staff members are tasked with addressing planning matters on a daily basis, the approach is integrated into the decision-making culture—internally and at the policy level. To that end, both the City and Assistant City Managers have planning backgrounds and are also AICP certified. The City contracts with Eric Bosman, a local planning expert, to be a part of planning decisions; therefore, it is evident by the breadth and experience of the team that has been assembled to manage planning matters that planning is a top priority of the City, and the team selected to guide those decisions is efficient and effective.*

**G.** We have an active planning commission or similar body to steer local planning decisions.

*Our seven-member Planning Commission is appointed by the Mayor for their involvement in the community and knowledge of best planning practices. Some of the members have been Planning Commissioners since before the City incorporated, so they are experienced in making land use recommendations. They are active members of the community and very familiar with their role in legislative decisions. They make recommendations to City Council on text amendments, rezonings, special land use permits, and comprehensive plan amendments. Their recommendations are based on the specific criteria provided in the Zoning Code for making such decisions.*

**H.** We have a regular local plan effectiveness evaluation process (such as annual planning retreats of elected leadership).

*City Council meets annually at a strategic retreat to discuss the upcoming projects for the year. Those projects are recommended by staff based on the recommendations in the Comprehensive Plan. More frequently, however, staff meets monthly as the Redevelopment Task Force that keeps the implementation of the plan at the forefront of the work throughout the year. The planning staff regularly attends planning conferences (local and national) to continue learning about contemporary planning solutions and collaborate with other jurisdictions.*

**I.** All local officials (both elected and appointed) involved in local planning processes have recently attended training in how to use the plan effectively. Please indicate what trainings and the date(s) attended.

*Planning Commissioners were given the opportunity to attend the April 2014 National Conference for the American Planning Association, paid for from the City’s general fund. Five of the seven appointed members at that time attended the conference, and they are all still active members of the Planning Commission today. Each of the Commissioners is also an active member of the American Planning Association. They are also given the opportunity to attend ARC’s Training for Planning Officials. Several have attended the training in recent years.*

*Members of the City Council attend the annual Georgia Municipal Association Conference held in Savannah in June. At the conference, City Council members attend advanced training sessions and also have the opportunity to participate as panelists and presenters on key subjects and issues.*

**J.** Provide up to ten of your best recent examples where the plan steered a key local decision, with pertinent plan references (attach additional sheets as needed).

Comprehensive Plan Goals		
Project/Activity	Description	Plan influence
Rezoning Decisions	Minerva, Providence Group, and Ashton Woods rezonings directly impacted by Comp. Plan.	Dedication of ROW for trail improvements (p. 35); quality of design; housing product; density and height (p. 29).
Project Renaissance	City partnered with private developer to rezone underutilized property. Won 2013 GPA Outstanding Plan Implementation.	Development of Planned Development District; park development (p. 46).
Complete Streets Policy	City adopted a policy to review all street projects for the potential to retrofit or construct considering all modes of transportation.	Connectivity (p. 52); accessibility; development of a bicycle network (p. 50) ; healthy living (p. 50).
Neighborhood connectivity to commercial nodes	Projects continuously identified and conditioned as a function of rezoning requests—Dunwoody Village Parkway Townhome rezoning.	Connectivity and sustainable development (p. 35); coordination with community members.
Redevelopment Task Force	An interdisciplinary team of staff members for the purpose of identifying and implementing programs and projects recommended by the Comprehensive Plan.	Sustainable development (p. 50); proactive implementation.
Parks master plan	Development of a master plan for the newly acquired greenspace around the City.	Parks & Recreation Master Plan, including Brook Run Update (STWP CF.1-CF.11).
Zoning/land development code rewrite	Wholesale rewrite of zoning and land development code as implementation of newly adopted Comprehensive Plan recommendations.	Update the zoning ordinance (STWP LU. 6).

Sustainability plan	Development of a sustainability plan as an overarching policy guide for economic, social, and environmental sustainability.	Develop strategy and plan for promotion of local, sustainable products (STWP ED. 1); Develop a Sustainability Plan (STWP LU. 1).
Area-specific design regulations	Revisions to Dunwoody Village Overlay Code and development of Perimeter Center Overlay/District Code for specific character area development.	Establish design guidelines and overlay districts for nodes (STWP LU. 2- LU. 3)
Sub-area master plans	Develop sub-area master plans to establish the desired character of two of the City's primary commercial districts.	Prepare Master Plans for Georgetown and Dunwoody Village (STWP LU. 5)

## INDICATOR: PARTICIPATION

**K.** Our comprehensive plan was prepared with multiple community input opportunities.

*The inaugural public meeting for the City's first Comprehensive Plan was held on June 2, 2009 and led the way for nine more public meetings over a ten month period. The five latter meetings focused on specific Character Areas that were indicated in previous meetings to be areas where change was most desired or pressure for change was likely to occur. Those Character Area meetings were added to the public participation plan as a direct result from community input. In addition, public comment was collected through online forms, and a survey was created by the Steering Committee. The results of community participation have guided the Community Agenda that was in effect from 2010-2015.*

*The 5 year update was branded as the "Shape Dunwoody" process to incite intrigue and participation. The City's PR and Marketing team played an integral role in developing a robust public participation program that promoted diversity and opportunity. The participation program was designed as to ensure a variety of mechanisms by which community members, including residents, businesses, property owners, area workers, and others with a vested interest in the community could engage. Specific participation activities included the following:*

- *Stakeholder interviews*
- *Sounding Board, consisting of representative community members*
- *Six plan building workshops*
- *Web-based community survey*
- *Participation in kiosks at community events*
- *An input wall for on the spot feedback – used at kiosks and Town Hall event*
- *A dedicated shapedunwoody.com web page hosted on the City's website*
- *Outreach list and regular email blasts from the planning team regarding upcoming engagement opportunities*
- *Communications about the planning process and outreach via the City's regular communications channel, including weekly email blasts, press releases, and inclusion of events on the community calendar; emails were also sent to the planning team including input for consideration*
- *Public hearings to initiate plan (referenced above)*
- *Public hearings with the Planning Commission and City Council to transmit and adopt plan*

**L.** The community input received during plan preparation influenced the content of the plan.

*Community input had substantial bearing on the content of the plan. Community and Steering Committee members took ownership of the plan because they had a direct influence on its content—as one of the first actions of the new City, the Dunwoody community was empowered*

*by the process and ability to apply more context-specific control over land use decisions. The public participation process was designed specifically to gather input and make recommendations based on the community feedback. Content in the Plan was both derived and directly impacted by both the Sounding Board and community meetings.*

**M.** Our steering committee that guided development of the plan included local leaders and elected officials.

*The nine-member Steering Committee was appointed by the Mayor in coordination with City staff with confirmation from each of the Council seats. The profile criteria used to select the appointees consisted of broad community representation, exceptional leadership qualities, previous leadership experience, and/or underserved or underrepresented populations. The composition of Sounding Board was specifically comprised of members with technical expertise in areas that are influenced by the plan and residents who could provide feedback in their area of expertise, such as a local school board planner, CID (Community Improvement District) director, development authority member, and local business owners. The Sounding Board was fully engaged in the process and provided informed and meaningful feedback on the content of the Plan. Recommendations of the Plan have implications reaching beyond the City's borders and services provided, so it was important to collect a group of individuals who could address the community-wide concerns and guide the plan.*

**N.** We have an active, ongoing, outreach process for soliciting input on planning matters from a broad spectrum of the community, including non-traditional populations, and the resulting input is listened to by community leaders.

*Almost every major initiative operates with the influence of a citizen sounding board as a matter of practice to ensure citizens are involved in every major planning and investment effort. The City's ordinances go above and beyond state law minimums for public notifications, requiring posted notice, mailed letters within 500 feet, and advertisements in the local paper for land use and zoning amendments. City leaders also recently added notification provisions for administrative decisions to be mailed, advertised, and posted on the City's website to increase the level of transparency for decisions, which might not ordinarily solicit public input. The new procedures are more informative and encourage input of decisions that may affect quality of life.*

**O.** We have active advocates for plan implementation (such as activist citizens, organizations or neighborhood groups) that are listened to by community leaders.

*The Dunwoody citizens were engaged in the Comprehensive Plan process from its onset. The community is invested in its recommendations and references it often in public meetings and in support or opposition of administrative, legislative, and quasi-judicial decisions.*

*Since the Dunwoody community existed prior to the incorporation of the City of Dunwoody, there are a number of community partners that provide services to the citizens and help influence and promote the City's plans. The list below is provided as an example of the organizations that coordinate with the City to implement the Plan:*

- *Dunwoody Homeowners Association*
- *Dunwoody Nature Center*
- *Spruill Center for the Arts*
- *Dunwoody Perimeter Chamber*

- *Convention and Visitors Bureau of Dunwoody*
- *Dunwoody Preservation Trust*

## INDICATOR: IMPLEMENTATION

**P.** The Work Program section of our comprehensive plan consists primarily of specific action items that make it clear exactly what we intend to do to implement the plan.

*Each item in the Short Term Work Program is prioritized by year within a five year period. While there are a number of recommendations for follow-up studies to guide future decisions, there are very few passive recommendations that would not result in a tangible product or built infrastructure.*

**Q.** Our Work Program action items clearly address local needs or goals identified in the plan

*Dunwoody’s commitment to accomplishing the work program is clearly evidenced in the work the City has done in less than eight years. Elected officials made it a top priority and continue to make decisions based on their adopted plan. The short term work program has a direct correlation with the needs and goals identified in the plan and were presented to members of the public through the public participation plan.*

**R.** We have a good track record of accomplishing most of the action items included in past plan Work Programs.

The attached report of accomplishments demonstrates that over 80 percent of the 2030 Comprehensive Plan recommendations have been completed, are underway, or are ongoing. The City is committed to implementing the recommendations of the Plan and has demonstrated this through policy decisions and projects underway.

**S.** Our local capital budget is consistent with, and is designed to implement, the comprehensive plan.

*Each year, department heads review the short term work program of the Comprehensive Plan to guide their budgeting requests for the upcoming year. Enhancements to the budget are assessed and prioritized based on their concurrence with planning initiatives.*

**T.** Provide up to ten of your best recent examples of important projects carried out as a result of the plan, with the specific plan references (attach additional sheets as needed).

Project Details Attached:

Short Term Work Program 2010-2014			
Project or Activity	Description	Plan Reference	Year
Parks & Recreation Master Plan, including Brook Run Update; Prepare Master Plans for Georgetown and Dunwoody Village; Comprehensive Transportation Plan	Creation of follow-up master plans.	CF. 1; LU. 5; T. 8	2011
Brook Run Park paved walking path	2.3 mile loop developed in the park. Connected to larger path system.	CF. 9	2015

Develop a Sustainability Plan	Created internally and incorporated in Comprehensive Plan 5 year update.	LU. 1	2014
Implement Perimeter LCI recommendations	Perimeter Center-specific Zoning Code being drafted.	LU. 3	Ongoing (2016)
Update the zoning ordinance	Numerous action items accomplished through the rewrite.	LU. 2; LU. 5; LU. 7; LU. 8	2014
Implement ARC Green Communities practices	City is Gold Certified and will seek Platinum Certification in 2017.	NCR. 4	2013
Construction of design standards and gateway and way-finding systems	Gateway project designed to transform the southern entrance into the City along Chamblee Dunwoody Road.	T. 12	Ongoing (Construction drawings in 2016)

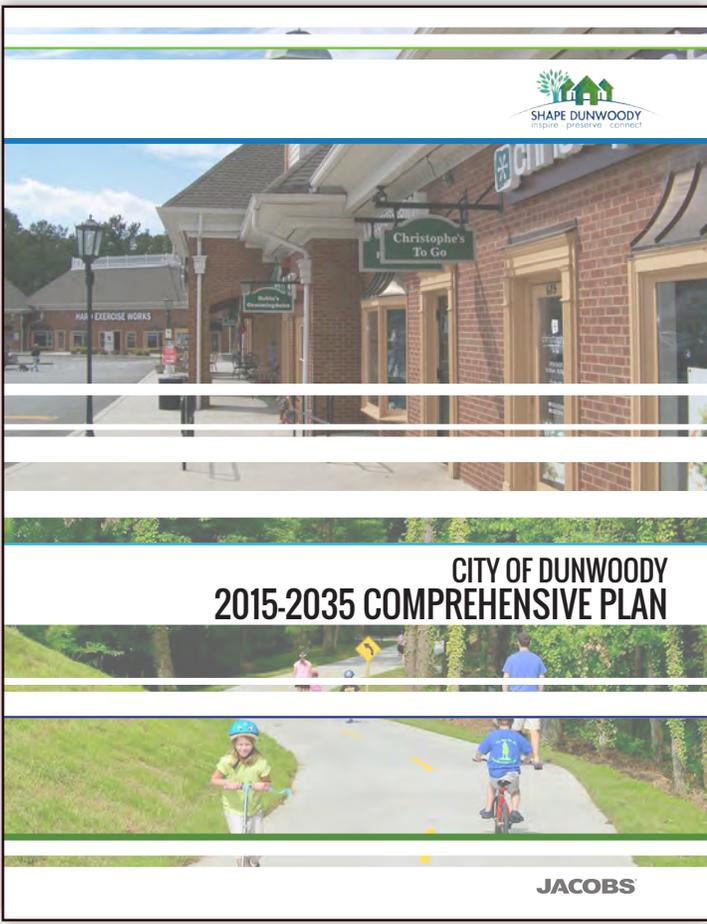
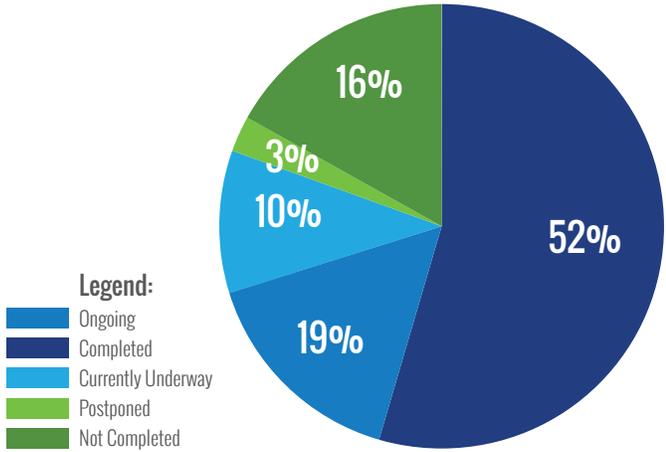
<b>Short Term Work Program 2015-2019</b>			
<b>Project or Activity</b>	<b>Description</b>	<b>Plan Reference</b>	<b>Year</b>
Develop citywide greenway system/Multi-use path/Greenway construction	Greenway envisioned to traverse City and beyond—the Beltline and Silver Comet.	CF. 4	Ongoing
Develop and implement a plan to install electric vehicle charging stations on City property	City to install dual-port stations at Brook Run Park and Dunwoody Nature Center.	CF. 7	Ongoing (2016)

Please attach additional sheets as needed to tell your story. Application should not exceed 20 pages. Application may be electronically transmitted or printed, scanned and emailed to [adriane.wood@dca.ga.gov](mailto:adriane.wood@dca.ga.gov) . For more information, contact Adriane Wood.

# RECORD OF ACCOMPLISHMENTS: 2010 - 2014

**80 projects** were identified by the 2010 Comprehensive Plan's Short Term Work Program to be completed within 5 years.

- **62%** of the projects have been completed or are currently underway.
- **19%** of the projects are designated as ongoing.
- Only **19%** of the projects are either not completed or have been postponed.



PROJECT OR ACTIVITY	STATUS				
	ONGOING	COMPLETED	CURRENTLY UNDERWAY	POSTPONED	NOT COMPLETED
<b>SUMMARY</b>					
Community Facilities	3	22	2	1	4
	9%	69%	6%	3%	13%
Economic Development	1	3			1
	20%	60%			20%
Intergovernmental Coordination	1		1		2
	25%		25%		50%
Land Use	3	8			1
	27%	73%			9%
Natural and Cultural Resources		4	1		2
		57%	14%		29%
Transportation	7	4	4	1	
	44%	25%	25%	6%	
Population and Housing		1			3
		25%			75%
<b>Total</b>	<b>15</b>	<b>42</b>	<b>8</b>	<b>2</b>	<b>13</b>
	19%	52%	10%	3%	16%



## OPEN HOUSE

WHAT'S IN THE PLAN

**THE FINAL PLAN BUILDING EVENT** WHY IT MATTERS TO YOU

**Tuesday, June 30 (6-8pm)**

Dunwoody City Hall  
Council Chambers  
41 Perimeter Center East, Suite 103  
Dunwoody, GA 30346

Vision statement  
Overarching community goals  
Future land use plan  
Economic development strategy  
Priority needs + opportunities  
Action plan  
5-year work program

KEY PLAN ELEMENTS

\*The FINAL workshop (6/30) that will shape our Comprehensive Plan Update.

For more info, visit [shapedunwoody.com](http://shapedunwoody.com) or contact Steve Foote, Community Development Director, 678-382-6802 or [steve.foote@dunwoodyga.gov](mailto:steve.foote@dunwoodyga.gov), or Jim Summerbell, Project Manager, 404-978-7579 or [jim.summerbell@jacobs.com](mailto:jim.summerbell@jacobs.com)

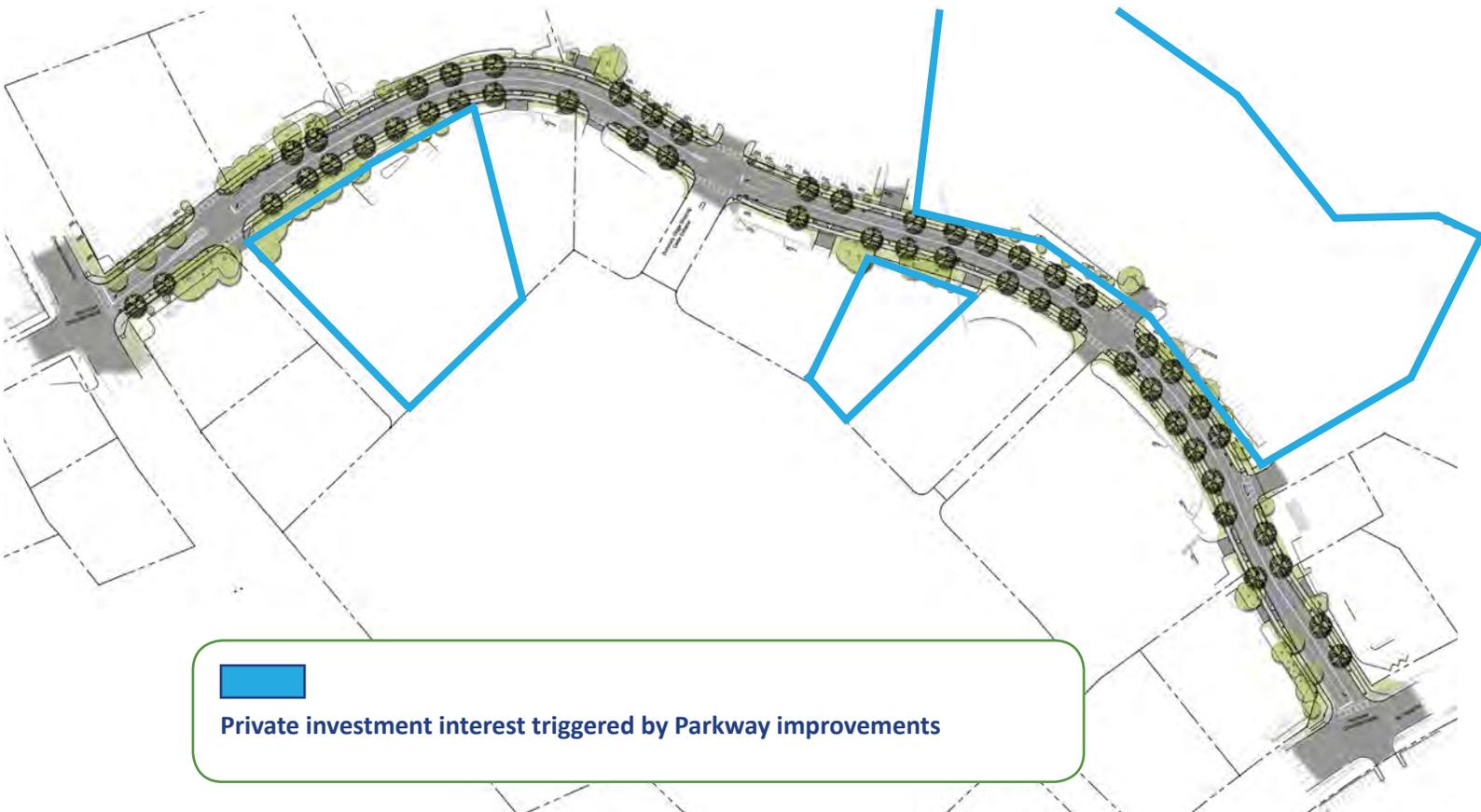


The Main Street project addresses the need for pedestrian improvements along Dunwoody Village Parkway, while helping to build a sense of community, encouraging growth of small businesses, and enhancing quality of life.

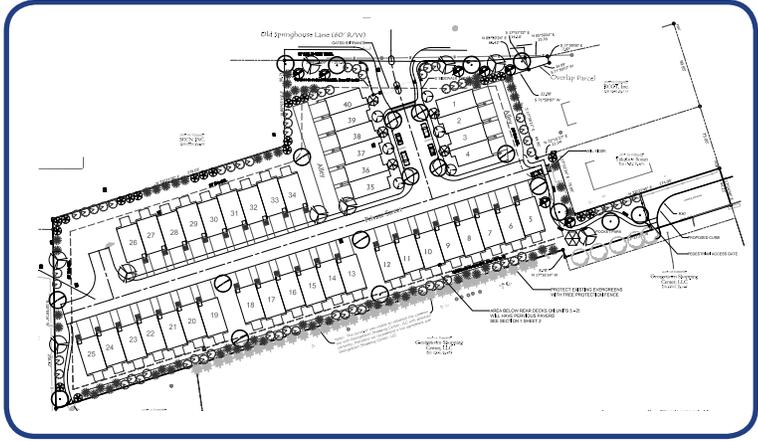
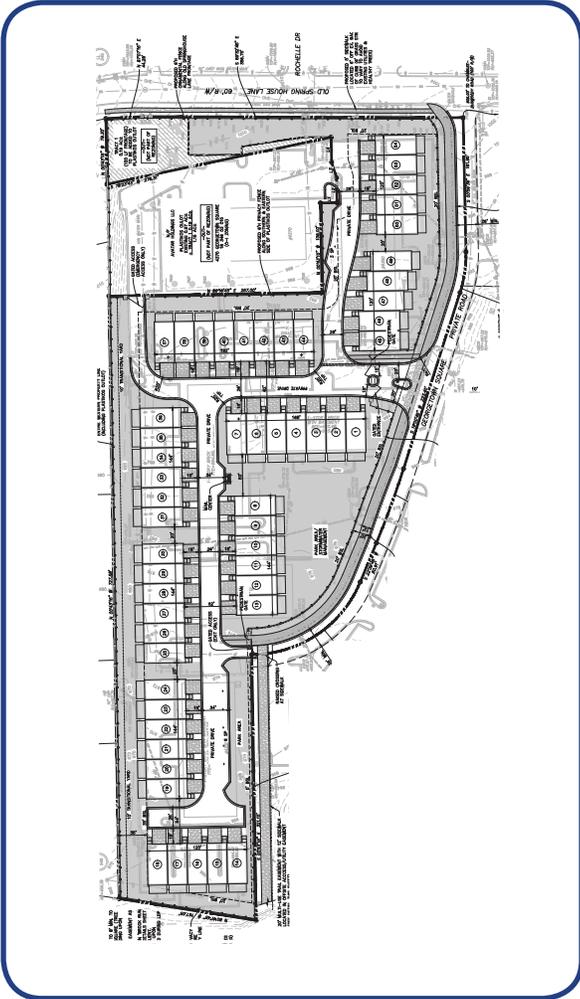
The parkway has been converted to a two lane street with on-street bicycle lanes, wide sidewalks, and landscape buffers. These enhancements will aid in the economic, social, cultural, and environmental well-being of this traditional commercial district.



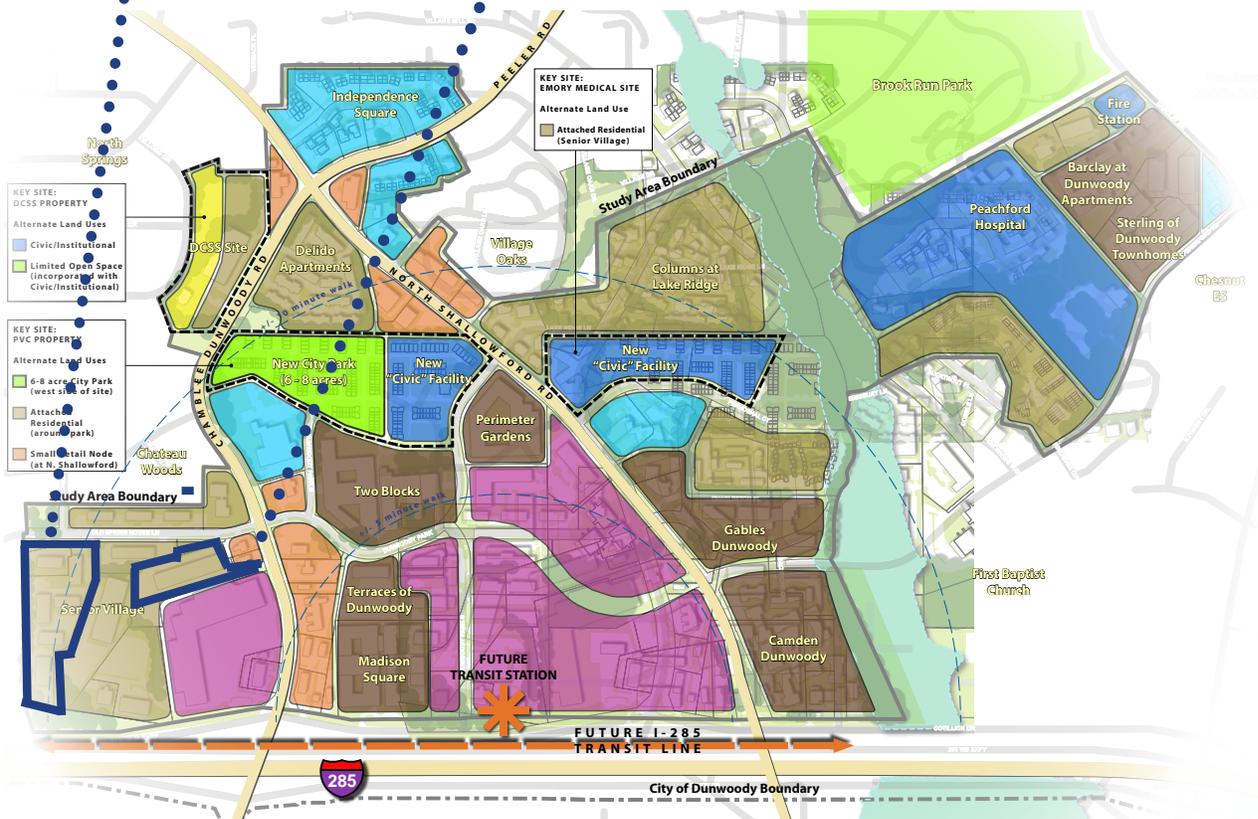
*Artist Rendering - Dunwoody Village Main Street Project*



## Dunwoody Village Parkway



- ATTACHED RESIDENTIAL:**
- Combination of existing and new development opportunities
  - Primarily limited to for-sale residential product
  - High potential for age-targeted developments (empty nesters and up)
  - New development at 2-3 stories (exception for Georgetown Square area adjacent to existing 5-story buildings)
  - Variety of typologies including townhomes, flats, etc.
  - Likely higher-end price points due to land values and low densities



# Rezoning Decisions



On March 8, 2012, the city unveiled a new redevelopment initiative: Project Renaissance – A New Georgetown. This initiative is a revitalization effort to implement the community-developed Georgetown / North Shallowford Master Plan (adopted in 2011) and promote a catalytic redevelopment opportunity for the Georgetown area. Project Renaissance activates 35 acres of land purchased by the city off of North Shallowford Road – a 16 acre parcel to the west and a 19 acre property to the east.

Issuing an Invitation for Proposals (IFP) in March 2012, the city set out to enter into a strategic public/private revitalization partnership for redevelopment of the 35 acres. After reviewing submitted proposals, the Project Renaissance Selection Committee unanimously recommended partnership with *John Wieland Homes and Neighborhoods* to begin a 35 acre catalytic redevelopment in the Georgetown area. The proposal from John Wieland dovetails with the proposed land use scenarios and ideas presented in the Georgetown Master Plan with traditional neighborhood urban design elements.



*Georgetown Park - 16 Acre Site*



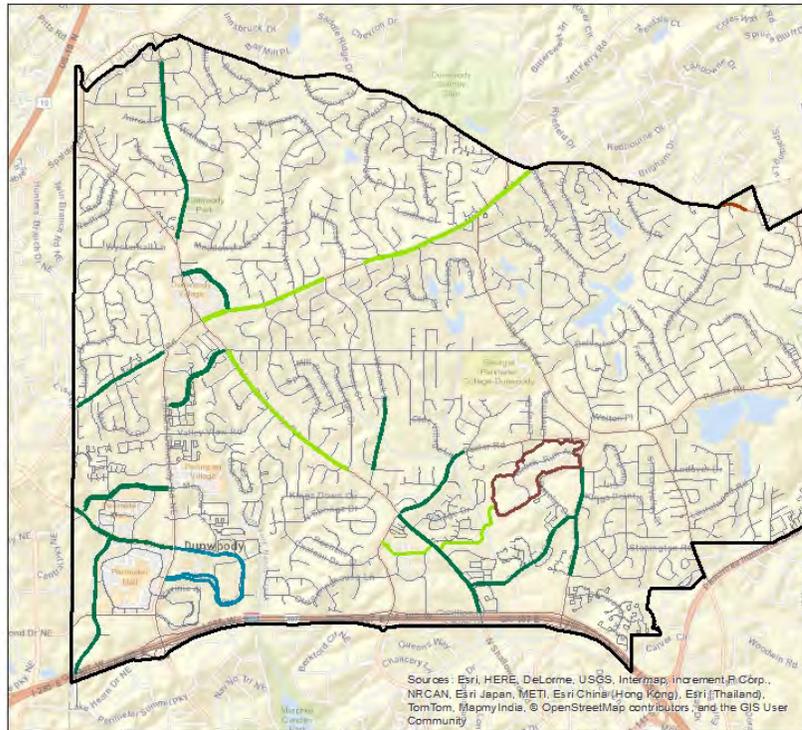
*The park at Pernoshal Court - 19 Acre Site*



*Residential Homes - 16 Acre Site*

## Project Renaissance

# Dunwoody Bicycle Infrastructure (Current and Planned)



**Legend**

- City Limits
- Bicycle Infrastructure Type**
  - Bike Lane
  - Buffered Bike Lane
  - Sharrow
  - Multiuse Trail
  - Wide Shoulder
  - Planned Bike Infrastructure (2015-)



**Dunwoody**  
Smart people - smart city



Sources: Esri, HERE, DeLorme, USGS, Intermap, increment P Corp., NRCAN, Esri Japan, METI, Esri China (Hong Kong), Esri (Thailand), TomTom, MapmyIndia, © OpenStreetMap contributors, and the GIS User Community

0 0.275 0.55 1.1 1.65 2.2 Miles

City of Dunwoody  
Policies

Version 2011.08.01

**CITY OF DUNWOODY**

*Complete Streets Policy*

Version 2011.08.01

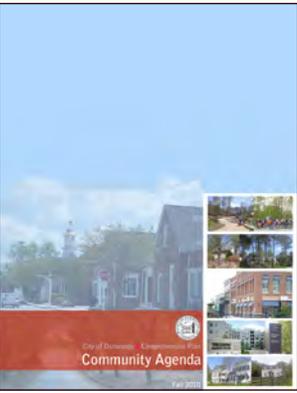
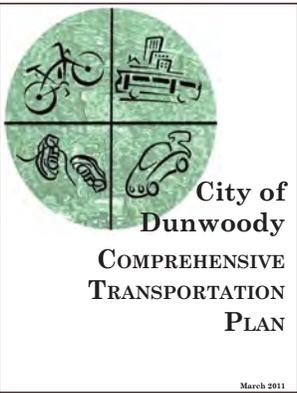
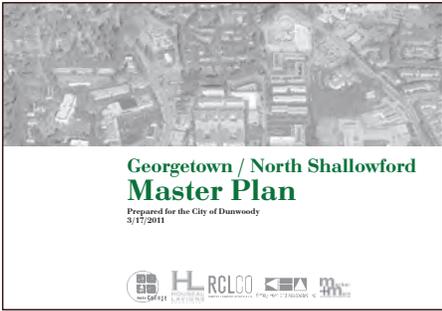
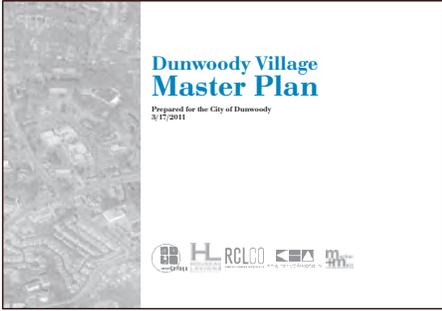
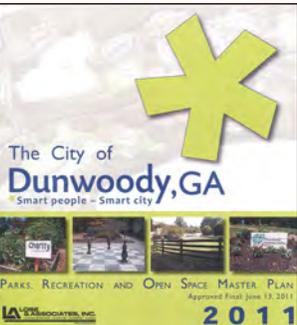


The City adopted a complete streets policy on August 22, 2011 as a function of recommendations made in the Comprehensive Transportation Plan. The City assesses the feasibility of implementing complete streets on all road projects as identified in the policy.

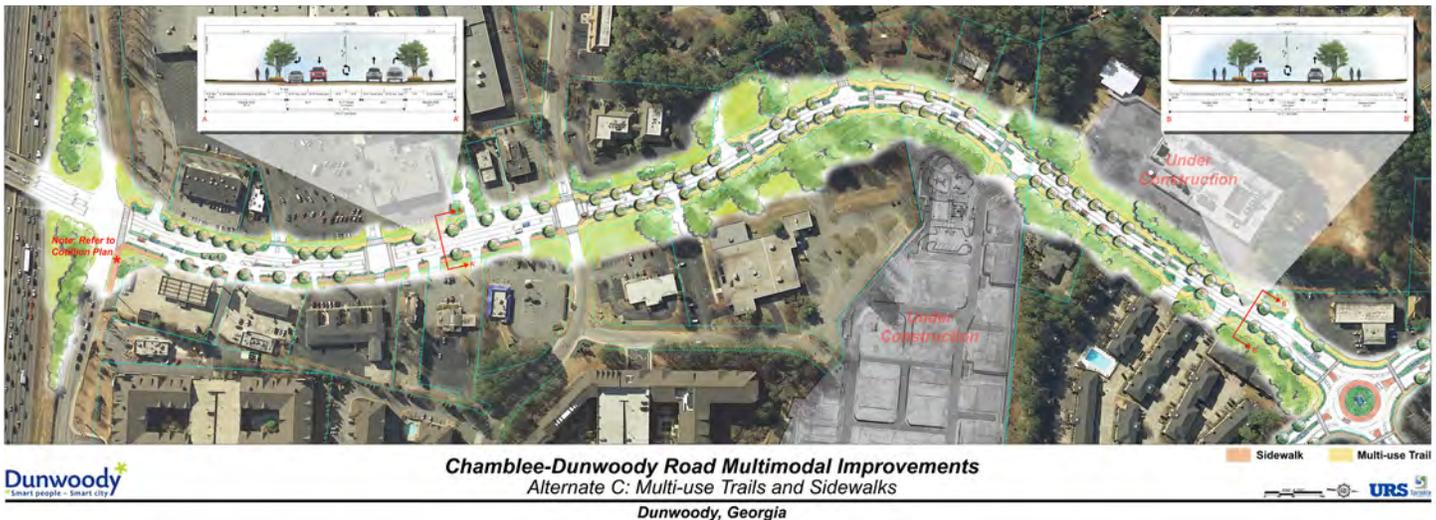
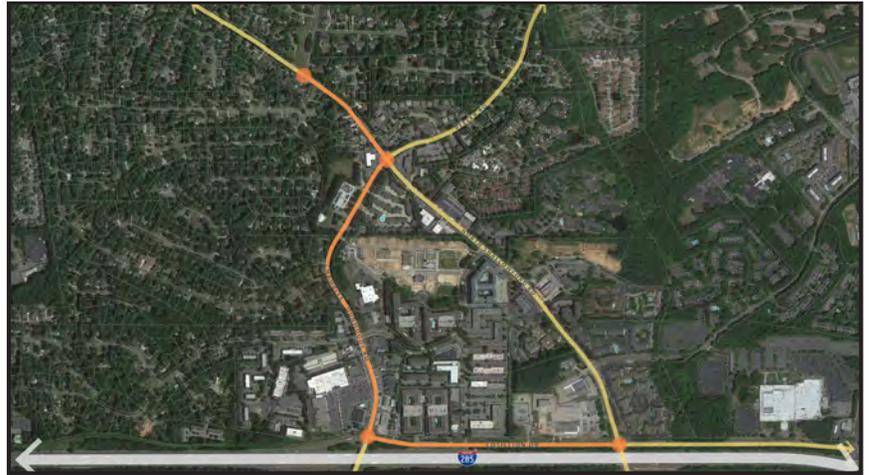
Dunwoody is dedicated to increasing the non-vehicular mobility in and around the City and has opted to add bike lanes on most resurfaced roads identified as bike routes and facilities identified in the Transportation Plan, exceeding compliance with the adopted Complete Streets Policy.

## Complete Streets Policy



Year	Document	Implementation Highlights
2010		<ul style="list-style-type: none"> <li>◆ Developed and adopted Sustainability Plan</li> <li>◆ Commissioned follow-up master plans</li> <li>◆ Stormwater infrastructure repair</li> <li>◆ Updated Perimeter zoning code underway</li> <li>◆ Tree canopy assessment</li> <li>◆ Purchased parks from DeKalb</li> <li>◆ Implemented Green Communities program</li> </ul>
2011		<ul style="list-style-type: none"> <li>◆ Adoption of Complete Streets policy</li> <li>◆ Installed 8.5 miles of sidewalks</li> <li>◆ Installed 9.4 miles of bike lanes</li> <li>◆ Intersection improvements underway</li> </ul>
2011		<ul style="list-style-type: none"> <li>◆ Chamblee Dunwoody gateway underway</li> <li>◆ Project Renaissance parks development</li> <li>◆ Peachford extension feasibility underway</li> <li>◆ Traffic signal coordination</li> </ul>
2011		<ul style="list-style-type: none"> <li>◆ Dunwoody Village multi-modal improvements</li> <li>◆ Updated zoning/land development regulations</li> <li>◆ Neighborhood trails through rezoning efforts</li> <li>◆ Traffic signal coordination</li> </ul>
2011		<ul style="list-style-type: none"> <li>◆ Multi-use trail development</li> <li>◆ Dunwoody Nature Center renovations</li> <li>◆ Brook Run Park improvements</li> <li>◆ Three new parks developed</li> <li>◆ New ADA compliant playgrounds</li> </ul>

The City has successfully secured two grants of funding through the Atlanta Regional Commission (ARC) to begin implementation of improvements in the Georgetown area as recommended in the City's Comprehensive Transportation Plan and the Georgetown/North Shallowford Master Plan. In addition to the awarded funding, the City budgeted \$150,000 to satisfy the match requirement for the \$640,000 grant and \$50,000 for the conceptual phase of the intersection improvement project at North Shallowford and Peeler.



**The contemplated scope for design of the improvements essentially consists of three distinct but related projects:**

- ◆ Chamblee Dunwoody Road streetscape, bicycle, pedestrian and traffic improvements between Cotillion Drive and Peeler Road as contemplated in the Georgetown/North Shallowford Master Plan
- ◆ Cotillion Drive sidewalk construction between Chamblee Dunwoody Road and North Shallowford Road as outlined in the city's Sidewalk Improvement Program
- ◆ Chamblee Dunwoody Road at North Shallowford Road and Peeler Road intersection improvements as recommended in the city's comprehensive transportation master plan

# 27-98 Perimeter Center Overlay

SECTIONS

- A. Intent & Applicability
- B. Frontage Types



Zoning and Land Development  
Chapter 27 | Zoning Ordinance

STAFF DRAFT APRIL 1, 2015

Effective: October 21, 2013

DRAFT



## Perimeter Center Districts

City of Dunwoody



DRAFT APRIL 30, 2015

DRAFT

## 27-98 Perimeter Center Overlay Frontage Types

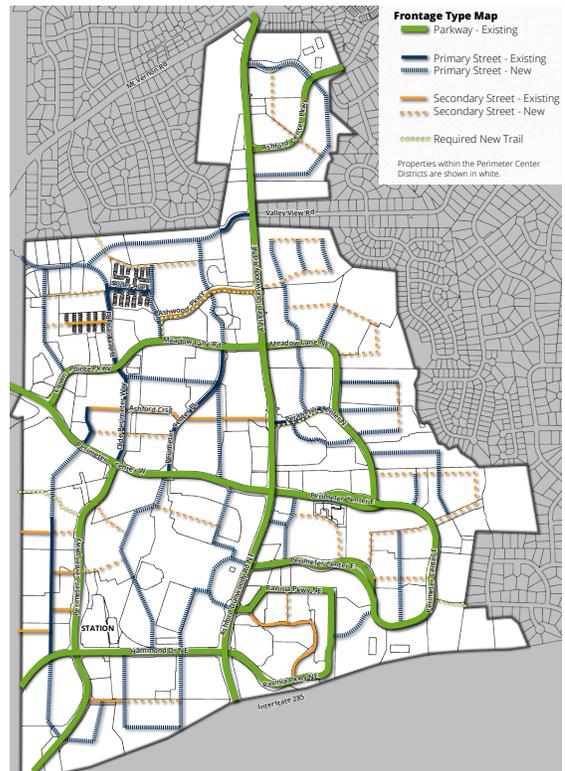


Figure 27-98-2 Frontage Types Map

STAFF DRAFT APRIL 1, 2015

**ARC Green Communities Certification Checklist**  
December 2012

**TOTALS**

Possible Points	Points Applying For	Major Categories
40	25	Green Building
55	45	Energy Efficiency
25	5	Green Power
45	25	Water Use Reduction and Efficiency
60	45	Trees and Green Space
70	45	Transportation and Air Quality
55	55	Recycling and Waste Reduction
25	10	Land Use
10	10	Education
20	15	Innovation
405	280	Total Points Applying For

Level 1	175 - 229 Points
Level 2	230 - 279 Points
Level 3	280 - 405 Points



**community well-being • good governance • vibrant local economy • efficient services and infrastructure • healthy natural environment**

**The Sustainability Plan and its process will:**

- Reflect on established community values
- Synthesize values into a vision statement
- Develop strategy areas to focus efforts
- Identify initiatives and prioritize actions
- Program our implementation to facilitate tracking progress to inform future plan updates

## Sustainability Plan

Since incorporation, the City has completed a Comprehensive Land Use Plan, Comprehensive Transportation Plan, two Sub-area Master Plans, and a Parks and Green Space Plan. Each of these previous efforts has incorporated the broad concept of sustainability, but each has also called for a more in-depth analysis and visioning effort. Most specifically, the Comprehensive Land Use Plan identifies a sustainability plan in the Short Term Work Program. The intent of this process is to synthesize the sustainability focus from each of the plans and implement them. This process will determine the sustainability focus of the City moving forward.

**Dates to Remember:**

September

S	M	T	W	T	F	S
						1
2	3	4	5	6	7	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	29
30						

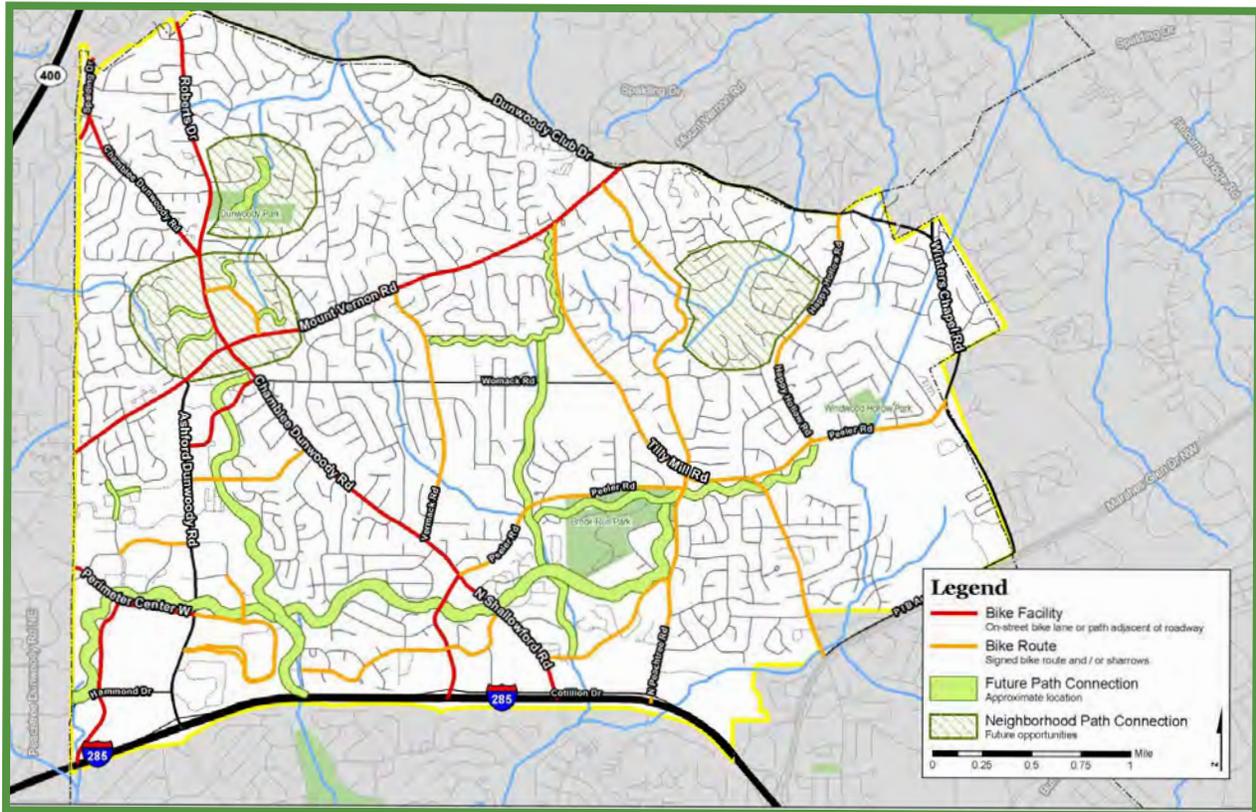
October

S	M	T	W	T	F	S
	1	2	3	4	5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30	31			

November

S	M	T	W	T	F	S
				1	2	3
4	5	6	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	

Sustainability Plan/ARC Green Communities

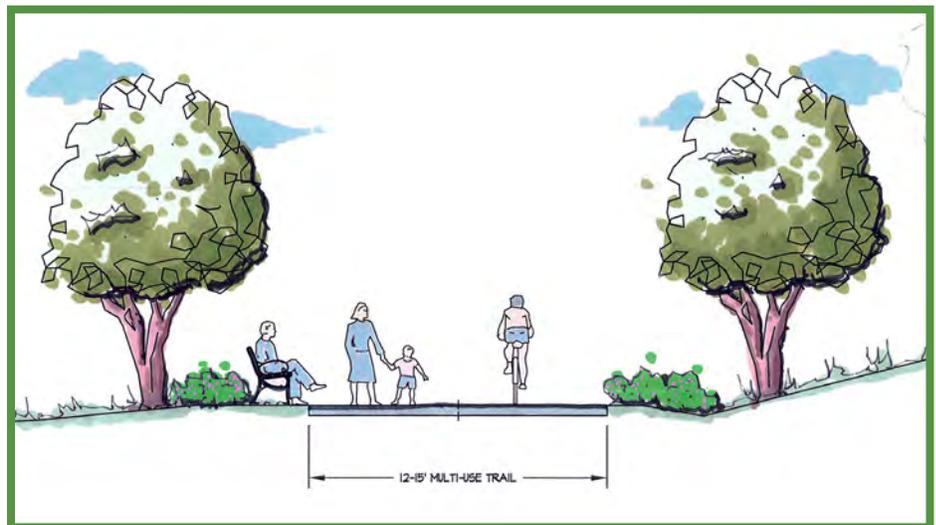


As part of the Parks Master Plan, the City surveyed residents about current and envisioned programs or activities available to the community. Walking on trails was the top response for both questions.

As part of the Georgetown Master Plan, the community identified priority locations for multi-use trails. Top priority locations included along Nancy Creek to Brook Run Park and connecting Georgetown Park and Pernoshal Park.

The City is committed to implementing our community's vision for the future by creating a 3+ mile multi-use trail system to improve connectivity.

The Brook Run Park Trail opened in 2014 and makes a 2.3 mile loop around the perimeter of the park. The section of trail at Georgetown Park is also complete. The grand opening for the final phase connecting Brook Run Park to Pernoshal Park and Georgetown Park will occur in April 2016.



## Citywide Greenway System