



The Partner Connection

The Newsletter of DCA



April 2011

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NEWS AND EVENTS

Commissioner Beatty Awarded the John D. Whisman Vision Award



James Thompson (L) and Commissioner Mike Beatty with the John D. Whisman Vision Award.

WASHINGTON D.C., March 21, 2011-Commissioner Mike Beatty was named the recipient of the 2011 John D. Whisman Vision Award by the Development District Association of Appalachia (DDAA). The DDAA presents the John D. Whisman Vision Award each year to an individual who has provided exemplary service and leadership in Appalachia and demonstrated a commitment to the ideals of state and federal cooperation.

Commissioner Beatty was cited for the "significant and valuable contributions" he made as a champion for regional planning and development and the dedicated service, leadership, and hard work that he has provided to the State of Georgia and the people of its 37-county Appalachian region. Beatty's work demonstrated "steadfast commitment to and ongoing support of community development efforts and the

role local development districts play in improving the quality of life for the people of Appalachia."

In its nominating letter, the DDAA noted that Beatty "elevated the regional commission concept in Georgia and has recognized and strengthened the role of regional commissions in concert with the original vision of John Whisman in the early days of the Appalachian Regional Commission." His work represents a "leadership model" for his peers, the letter concluded.

Established in 1976 by the executive directors of Appalachia's local development districts, the DDAA provides professional and technical training opportunities for local economic development officials and community leaders; directs an annual best-practices conference; and promotes improved communication and quality of service throughout the Appalachian Region. Commissioner Beatty was nominated for this award by the Executive Directors of four Georgia Regional Commissions - Northwest Georgia RC, Georgia Mountains RC, Northeast Georgia RC and Three Rivers RC.

Congratulations, Commissioner, and thank you for all your hard work and leadership!



Join Our Mailing List!



With the launch of the Office of Downtown Development's new website: www.boomtowngeorgia.org, all interested parties, including accountants, bankers, realtors, developers and lawyers can access state-wide financial assistance in a user-friendly format. This accessibility to financial assistance helps further Commissioner Beatty's initiative to increase the number of new jobs and businesses within the Main Street and Better Hometown central business districts across Georgia.



The Department is considering hosting its Housing Georgia Conference and Magnolia Awards for Excellence in Affordable Housing in the fall of 2011. We want to hear from you as we plan this event. Click [here](#) to take a brief survey now. Your feedback will help us provide the most pertinent information in the most convenient form and location. Thank you for

HomeSafe Georgia



The Department began operating HomeSafe Georgia on April 1, 2011 to reduce the number of foreclosures across the state. "The job market has simply not recovered like many have hoped," said DCA Commissioner Mike Beatty. "Many households have seen their income go down. Even people who own their own businesses are making less. In homes across the nation, people are wondering how they will pay their mortgage. HomeSafe Georgia is an opportunity for many homeowners to keep their home," said Beatty. Eligible applicants may apply for mortgage payment assistance online at www.HomeSafeGeorgia.com.

According to [RealtyTrac](#), over 8,000 Georgia homeowners received foreclosure notices in January. Nationwide, 2011 is expected to be the peak year for foreclosures. To address this financial burden to citizens, as well as local and state governments, the United States Treasury Department created a foreclosure prevention program called the Hardest Hit Fund, providing funding to eighteen states (and the District of Columbia) that were most affected by the national recession. The Georgia Department of Community Affairs received funding from the USTD and has designed a program to benefit as many individuals and communities as possible.

Basic eligibility requirements include:

- Georgia residency
- being current on mortgage payments prior to job or work loss
- owning and living in the property
- total mortgage debt less than or equal to \$417,000
- payments (including escrow) greater than 31 percent of monthly household income.

Additionally, a homeowner who is now working and able to make house payments, but became delinquent on a mortgage during a time of unemployment may be eligible for assistance to bring the loan current. Homeowners pay no application or loan fees for participating in the HomeSafe Georgia program. The total amount of assistance provided to a homeowner may not be longer than 18 months. Following the assistance period, the total amount of assistance will be forgiven over a five year period at a rate of 20% per year.

Churches, clubs, and community organizations are encouraged to help those who may not have internet access at home to apply for these funds.

Bulloch County and Statesboro Open New Recycling Facility

In order to provide resources to some of Georgia's manufacturing markets, plus be paid for some of their trash, the City of Statesboro and Bulloch County opened a Material Recovery Facility (MRF) on March 8, 2011 with local and state officials on hand to cut the ribbon. The facility is funded in part with a with a \$287,300 grant through the Solid Waste Trust Fund from the Georgia Department of Community Affairs (DCA). While the MRF does have operating costs, sales of recycled material will generate an estimated \$300,000 annually. In addition, avoiding the tipping fees of that 'waste' saves the county another \$185,000 each year, according to Bob Smith, Bulloch County Environmental Management Director.

your help!



The Georgia Dream Homeownership Program makes purchasing a home more affordable for low-to-moderate income families and individuals by offering fixed, low-interest rate mortgages loans. These rates vary weekly: to check the most current rates, click [HERE](#). To receive weekly emails with the most current rates and program information, go to www.dcaloans.com and complete the email request.

Rates Effective April 14:

*Georgia Dream First Mortgage:
FHA/VA/RD
Conventional Uninsured
5.25%*

*Georgia Dream First Mortgage Combined with Any
Georgia Dream Downpayment Loan:
FHA/VA/RD
Conventional Uninsured
5.50%*

Exceeding Excellence

Did You Receive Excellent Service From A DCA Staffer?

DCA's "Exceeding Excellence" Customer Service Recognition Program allows you to recognize a Job Very Well Done. Please consider nominating a DCA staffer who's gone above and beyond!
DCA's



Bob Smith and Kelly Collingsworth at the Bulloch-Statesboro MRF

We don't often stop to think just what, exactly, happens to the materials we recycle, or where they go, or who buys them. It's a little known fact in Georgia that recyclable material is a commodity some of our state's industries are willing and eager to buy. Some of Georgia's biggest employers use recyclable materials in their production processes: Mohawk Industries' Summerville facility recycles plastic soda bottles into carpet; Strategic Materials in East Point buys glass for cleaning prior to sale to companies like Anchor Glass (which makes beverage bottles) or Owen-Illinois (makers of insulation); and GP-Harmon in Rincon buys paper to be recycled into a multitude of new paper products.

The Bulloch-Statesboro MRF handles materials separation, allowing residents to put all their recyclable material into one recycling container for curbside pickup. Kelly Collingsworth, director of Keep Bulloch County Beautiful, is responsible for the public education component of the program. Judging by the cleanliness of the material handled at the facility and the number of households signing up, she's doing a great job of informing citizens how and why the program works. Statesboro residents quickly paid the \$20 annual subscription fee for the curbside collection program, snapping up the initial supply of 200 curbside carts within days of the program's inception.

The 13,000-square-foot facility is already filling its intended role as a regional recycling hub, accepting some material from neighboring Screven and Candler counties. For more information about Georgia's recycling industry and collection efforts, contact the Department's Office of Planning and Quality Growth at recycle@dca.ga.gov.

Five Communities Join the GICH Family

Teams of government officials, non-profits, faith-based organizations, school boards, and concerned citizens from Auburn, Berrien County, Eatonton, Sylvania, and Washington attended their first Georgia Initiative for Community Housing (GICH) retreat, hosted by the City of Savannah February 21-24, 2011. The incoming freshmen class of communities joined the returning communities of Americus/Sumter County, Covington, Gray/Jones County, Thomson/McDuffie County, Winder Brunswick, Hawkinsville, Rome, Sandersville/Tennille/Washington County, and Vienna.

The retreat, held at the Georgia Southern University Coastal Georgia Center, included facilitated sessions to assist each community in developing their housing work plans. Participants learned from speakers on current issues and enjoyed an opportunity to see housing successes in Savannah. The community representatives left the retreat with a clearer understanding of the resources available to address their community's housing needs.

The Department of Community Affairs, along with the Georgia Municipal Association and The University of Georgia's Housing & Demographics Research Center, are the GICH's primary partners. The initiative is funded by Georgia Power Company, Wells Fargo Foundation, and USDA Rural Development. Georgia Electric Membership Corporation and UGA's Archway Partnership Program serve as GICH's implementation partners.

The Georgia Initiative for Community Housing offers communities a three-year program of collaboration and technical assistance. Through the program each community works to create and launch a locally-based plan to meet its affordable housing needs.

GICH accepts applications from prospective program participants each year. For additional information about GICH, please contact Cynthia Harrison, DCA Community Initiatives Coordinator at (404) 502-6176 or Cynthia.harrison@dca.ga.gov or Program Director Karen Tinsley at (706) 542-4949 or klt@uga.edu or visit

"Exceeding Excellence" recognition program affords DCA team members and our external customers the opportunity to recognize DCA team members for providing excellent customer service. Information is available from the DCA website front page - www.dca.ga.gov. Click on the "Customer Feedback" link and complete the information.



Now, more than ever, Georgia citizens need quick and easy access to affordable housing options and GeorgiaHousingSearch.org is here to help! Whether you are searching by price, number of bedrooms, or even proximity to work, school or transportation, finding a home that meets your needs keeps becoming easier with GeorgiaHousingSearch.org. There are thousands of vacant units in the rental housing market available statewide right now and GeorgiaHousingSearch.org is the key to linking tenants with landlords! The additions of Atlanta and Marietta Housing Authorities underscore the commitment to meeting community needs and have dramatically increased the pool of housing units listed on the site. This expansion is particularly critical for planning ahead to serve displaced

<http://www.fcs.uga.edu/hace/hdrc/gich.html>.

UPCOMING EDUCATION, EVENTS, OPPORTUNITIES AND DEADLINES

DCA's Annual Listening Sessions in Each Region

Since 2007, the Department has hosted annual opportunities for our partners to talk with the Commissioner and Assistant Commissioners about what's on their mind. In our continuing effort to improve customer service to Georgia's local governments, and in turn, citizens, during May and June, 2011, the Department will be hosting Listening Sessions in each of the twelve Service Delivery Regions.

Come let your voice be heard. Please take this opportunity to tell DCA's leadership team how our services affect your community, or how we can provide services more efficiently to improve conditions for your community and our state. These one-hour interactive videoconferencing sessions will provide vital feedback to the Commissioner and Assistant Commissioners about how best to partner with our local governments to create a climate for success for Georgia's citizens and families.

Save the date and plan to attend the most convenient session. We look forward to seeing you there!

Date/Time	Region	Location	For more information contact:
May 11, 10 a.m.	10	DCA Rental Assistance Office, Albany	Dean Nelson
May 11, 1 p.m.	11	ABAC, Tifton	Dean Nelson
May 12, 10 a.m.	1	TBA	Leamon Scott
May 12, 1 p.m.	3	DeKalb Tech	Cynthia Easley
June 2, 10 a.m.	12	Savannah Tech, Crossroads Center	Teresa Concannon
June 2, 1 p.m.	7	Pope Conference Center, Washington	Tina Hutcheson
June 8, 10 a.m.	8	SGTC, Americus	Jo Childers
June 8, 1 p.m.	5	Athens Tech, Athens	Malisa Thompson
June 16, 10 a.m.	4	UGA Griffin Campus	Patrice Williams
June 16, 1 p.m.	6	Middle GA Regional Commission, Macon	Cherie Bennett
June 23, 10 a.m.	2	NGTC, Dahlonega	Kathy Papa
June 23, 1 p.m.	9	HGTC, Dublin	Tina Hutcheson

persons during other crises, a vital function during hurricane season. GeorgiaHousingSearch.org offers FREE property posting, is bilingual, and has a toll-free number (877-428-8844) available to those individuals without internet access. The website also provides information on rental assistance, community resources and special needs housing. Landlords can register in a five-minute process or work with staff to register large-scale listings. Property owners are encouraged to post their affordable rental units to help make this site as useful as possible. For more information, please contact Sheila Barry at 404-679-4855 or sheila.barry@dca.state.ga.gov

Building Opportunity On Main Street Webinar - May 5, 2011

Georgia's 100 Main Street Cities are vibrant centers for small business



Redevelopment = Jobs
Investment
RECOVERY
Incentives

job creation, generating over 2,700 net new downtown jobs in 2009. In today's tough economic climate, redevelopment partners must take advantage of all available tools for creating and preserving jobs, supporting small business development and keeping Georgia's downtowns healthy.

The Office of Downtown Development is sponsoring a three hour webinar to help participants increase their knowledge of economic development in a downtown environment. This workshop will provide case studies regarding Georgia's redevelopment financing tools which any Owner / Developer, Accountant, Attorney, and Banker / Redevelopment Financier would need to know. Taking place in seven locations around Georgia, this FREE learning opportunity will provide useful information for anyone interested in growing jobs in Georgia's downtowns. Please pre-register by clicking on the image above, or by visiting: www.BoomtownGeorgia.org.

SCAC Construction Codes Review Subcommittee

Meets Tuesday, May 10, 2011

The State Codes Advisory Committee (SCAC) Subcommittee will review the proposed amendments to the 2012 State Minimum Standard Codes for construction. The 2011 SCAC Subcommittee is charged with reviewing the proposed amendments and making recommendations. The subcommittee will meet at 9 AM, Tuesday May 10, 2011 in the Boardroom of the Department of Community Affairs. Members are as follows:

Mr. Tim Williams, Chairman	Home Builders Association of Georgia
Mr. Bill Guinade, Vice Chairman	Plumbing Contractors
Mr. Barry Abernathy	Mechanical Contractors
Mr. William Duck	Building Officials
Mr. Windell Peters	Representative; Commissioner of Community Aff

For more information or to be placed on the interested parties list, contact Max Rietschier at (404) 679-3104 or max.rietschier@dca.ga.gov.

Funding Available for Housing-Related Training and Education Opportunities: Deadline May 26, 2011

The Department released a Request for Proposals (RFP) for Regional Commissions for training and education related to affordable housing. Communities that are participating in or alumni of the Georgia Initiative for Community Housing and/or the Communities of Opportunity program are eligible to apply for funding through their Regional Commissions to achieve their affordable housing goals. The RFP is available on DCA's

web site at: <http://www.dca.ga.gov/communities/CommunityInitiatives/programs/RC.asp>.

The deadline to submit a response to the RFP is May 26, 2011. Please direct any questions to Cynthia Harrison at cynthia.harrison@dca.ga.gov or (404) 502-6176.

Habitat 580 First Mortgage Loan - Deadline June 1, 2011

The Department has expanded the [Georgia Dream Single Family Development Program](#) to include a new first mortgage loan option; the **Habitat 580 First Mortgage Loan**, which will provide mortgage options for those with lower credit scores. This new option allows Habitat Affiliates to reach potential home buyers through the Single Family Development Program. To further create an opportunity for success, DCA now allows Affiliates to apply for rehabilitation and reconstruction activities, as well as new construction. The deadline for Habitat Affiliates to submit an application for funding is June 1, 2011.

For more details regarding the Single Family Development Program, contact Kawanna Greenleaf, Housing Development Coordinator, at Kawanna.greenleaf@dca.ga.gov or call 404-679-0680.

New Government Management Indicators (GOMI) Survey Due June 30, 2011

The Government Management Indicators Survey (GOMI) collects annual data on government operations, including financial management practices, service delivery arrangements, public facilities and services provided, and planning efforts. In late March, the Department's Office of Research published the 2011 version of the survey. Significant changes over previous years' surveys make this version much easier and faster for local governments to complete, and provide enhanced accuracy of the responses.



Members of the Georgia General Assembly, civic organizations, state agencies and educational institutions (from high school civics classes to university research groups) use the data from the Government Management Indicators Survey. These users compare governments of similar composition, provide analysis of government performance, and conduct studies of management practices among local governments. Most importantly, however, the GOMI Survey provides transparency of government to Georgia citizens by showing how their local governments operate in providing services and facilities, how they are procured, and where responsibilities for delivery are placed. Aside from financial management practices, citizens indicate interests in policies relating to zoning, planning and area economic development strategies.

The reports of survey data from 2005 - 2010 are published on our website at this link: <http://www.dca.ga.gov/development/research/programs/gomi2.asp>.

If you need additional information, please contact Jonathan Sharpe at Jonathan.Sharpe@dca.ga.gov or 404-679-4996.

The 2011 Survey is due by June 30, 2011.

Community Planning Institute at Unicoi State Park: July 15-16, 2011

Register now for the popular Community Planning Institute! We limit class size to allow each participant a full opportunity to learn in small groups and take part in class discussions. The Community Planning Institute provides training for citizens, staff and elected officials involved in planning and land development in their communities. We emphasize the importance of a community vision in planning for the future, the role of the planning commissioner in helping define that vision and how to work with your community's citizens and governing body to make that vision a reality.

Registration information is available online at [The Community Planning Institute](#), or contact Annette Henson at Annette.henson@dca.ga.gov. You may be eligible for a \$100 scholarship through the Georgia Planning Memorial Foundation, Denise Abboud Fund. For more information go to: <http://georgiaplanning.org/about-gpa/memorial-foundation/>



REGIONAL PERSPECTIVE

Around the State

Each of Georgia's twelve regions is unique, from the foothills of Appalachia to the Coastal Plain and marshes of the Atlantic Ocean. The Department's twelve Service Delivery Regions offer local governments "on the ground" assistance with all of our financial and technical assistance programs.

Over the next few months, this newsletter will focus on some of the communities within the regions that have combined local leadership and hard work with a variety of financial and technical assistance from the Department to keep building a Climate of Success. This month we're focusing on Regions One, Two and Three - the mountainous northern regions of the state and the Metropolitan Atlanta area.

The Department's Team Georgia Managers are the first points of contact in each of the state's regions. From economic development financing, to downtown rehabilitation, from trail projects to affordable housing, the Department provides financing and technical expertise to Georgia's communities, partnering with local governments to improve economic and quality of life conditions across the state. The dedicated staff and elected officials of local governments, and the dedicated staff of the Department of Community Affairs find ways to make progress to keep Georgia continuously improving.

Region One: The Northwest Georgia Mountains

Team Georgia Manager: Leamon Scott: leamon.scott@dca.ga.gov

Several Region One governments have taken advantage of a variety of DCA resources (financial and technical) to make significant improvements in their communities over time. Following are brief descriptions of three of them:

Cartersville: became a Main Street City in 1987 and has maintained a long and productive relationship with the Department. By using a \$250,000 CDBG Slum and Blight Removal grant in the early 1990s, the city jump-started the revitalization of its historic downtown, which has since gone on to use funding through the [Georgia Cities Foundation](#) and the Downtown Development Revolving Loan Fund for multiple

downtown projects. Property owners in the downtown often use the expertise of the Office of Downtown Development's Design Services when considering their redevelopment options.

One of the original communities in the Georgia Initiative for Community Housing (GICH) in 2005, the city used the program's technical assistance to create a housing improvement plan for the North Town neighborhood. Since joining the GICH program, the city has helped 34 families become homeowners (including eight families formerly living in public housing), renovated an eighteen-unit apartment building, and instituted a Neighborhood Watch program in partnership with the Cartersville Police Department, as well as created a downpayment assistance program using the Department's CHIP program.

Also in 2005, the city partnered with the Office of Planning and Quality Growth to host a Resource Team visit. The team's [Final Report](#) made multiple recommendations regarding the walkability of the community, as well as for economic development, housing and infill development options.

Dalton: Since 1985, Dalton has been a Main Street City, using multiple loans through the Georgia Cities Foundation and the Downtown Development Revolving Loan Fund to restore and improve the downtown district.

In 2001, the city hosted one of the Department's first Resource Teams, and has followed through on many of the recommendations of the [Final Report](#), including increasing the accessibility of housing to the downtown area. This recommendation, in particular, was one of the deciding factors leading the city to join the GICH program in 2006. Since creating their first housing plan with GICH technical assistance, the city has created the [Dalton-Whitfield Community Development Corporation](#), used the Department's Shelter Plus Care program to assist citizens, and funded the reconstruction of seven houses using the CHIP program.

Rome: With the largest intact Victorian Historic District in the state, Rome has been a Main Street City since 1981, using the funding services of the Georgia Cities Foundation and the Downtown Development Revolving Loan Fund to foster downtown projects resulting in \$125 million in private investment and 2800 jobs in the downtown district.

A Resource Team visit in 2002 resulted in multiple [recommendations](#) on which the city has followed through, including the creation of the [South Rome Redevelopment Corporation](#), a streetscape project in South Rome, and the Kingfisher Trail walking trail connecting to several other trails in the city. The city partnered with [Mercy Housing Southeast](#) to redevelop an area of South Rome, using Low Income Housing Tax Credits to provide 77 housing units (currently under construction.)

A Water First community since 2007, the city has committed to protecting its valuable water resources through responsible stewardship, conservation, and industry-recognized best management practices.

In 2009, the city became a GICH participant. Using the community's housing plan as a guide, the city has used CHIP funds to develop eight senior rental units, create a Senior Moderate Repair program and provide 34 families with downpayment assistance. In addition, staff from the City of Rome have mentored other GICH communities in the areas of code enforcement and community clean-up efforts.

Region Two: The Northeast Georgia Mountains

Team Georgia Manager: Kathy Papa kathy.papa@dca.ga.gov

The communities of the Northeast Georgia mountains have formed partnerships with the

Department and each other to create an atmosphere of continuous improvement. Following are highlights from around the region:

Cornelia: The city joined the Office of Downtown Development's Better Hometown program in 2002. The program partners annually with the Clarkesville Better Hometown program to sponsor a downtown job fair, resulting in many community residents finding employment in the two cities. The city is the planned trailhead for the Tallulah Falls Railroad Trail and Greenway, a multi-use trail that will extend 42 miles north of Dillard upon completion.

The city designated an Opportunity Zone in 2009, making employment tax credits available for eligible businesses.

In 2010, Cornelia became a Water First community to ensure its citizens access to clean and affordable water now and in the future.

Gainesville: Since 1995, the city has participated in the Main Street program, using the funding services of the Downtown Development Revolving Loan Fund to redevelop Main Street Market, featuring shops and restaurants on Gainesville's downtown square. Partnering with the [Greater Hall Chamber of Commerce](#), the Main Street program has successfully focused attention on downtown, ensuring its continued importance as a focal point of the community.

To further its efforts to redevelop the Midtown area, the city designated an Opportunity Zone in 2010. This designation is an incentive for businesses to locate in the designated area, as it offers job tax credits to eligible participants.

The city became a Water First community in 2008, and has since provided mentoring to other communities around the state interested in water conservation and land use activities.

Toccoa: The city has been active in the Main Street program since 1990, and was named the 2010 "Official Best Living History of Georgia" by Media World USA due to its military history. Using the Department's Redevelopment Fund and other funding sources in 2007, the city removed its 1970s-era concrete canopies downtown, resulting in the 2008 Excellence in Downtown Development Award from the [Georgia Downtown Association](#) and the 2009 Excellence in Rehabilitation Award from the [Georgia Trust for Historic Preservation](#).

In 2008, the city joined the GICH community, and has used its housing plan as a guide to use the Department's CDBG funds to provide infrastructure improvements to the Trogdon Heritage District and construct four homes, adopt an Urban Redevelopment Plan (administered by the Department) to guide redevelopment efforts, and partner with a local ministry to repair homes in the target area.

The North Georgia Network (NGN) sponsored a regional economic development summit on March 16, 2011 at North Georgia College & State University, hosting more than 250 local and regional economic development leaders. Governor Nathan Deal was the featured speaker of the conference, touting the jobs to be created by developing high tech infrastructure. The NGN is a partnership of Lumpkin, Dawson, Habersham, Union and White county economic development authorities and North Georgia College & State University led by Habersham EMC and Blue Ridge Mountain EMC. NGN's purpose is to develop a 260 mile regional fiber-optic ring to deliver high speed broadband service to eight counties. The One Georgia Authority has supported this project through matching grants for a \$33 million grant through the American Recovery and Reinvestment Act and the National Telecommunications and Information Administration (NTIA).



The eight counties include Lumpkin, Dawson, Union, White, Habersham, Rabun, Towns and Forsyth Counties with a combined population of 334,000. The project will serve more than 9,000 businesses; pass through 146 county government facilities, 82 public schools, 7 technical institutions, colleges and universities and 4 hospitals. Construction is scheduled to be completed by the end of 2012.

Nancy Cobb, Executive Director of the One Georgia Authority addressed the 250 attendees of the Summit. "We have the same opportunities here in north Georgia to build excitement and to bring technologies to create a robust, 21st-century, knowledge-based economy," she said. "I just want you to think about where you can take this region of the state if you're willing to invest in it and to support the technology that the state, federal and local governments are bringing to the state."

For more information visit: <http://ngnonline.net/> and <http://www.northgeorgia.edu>

Region Three: Metropolitan Atlanta

Team Georgia Manager: Cynthia Easley cynthia.easley@dca.ga.gov

Many governments in the Metropolitan Atlanta Region make use of multiple technical and financial assistance programs offered through the Department. Following are highlights from three of them:

Acworth: The city is focusing on its heritage as Georgia railroad town, and as a community on the original "Dixie Highway" - the precursor to Interstate 75. One of the Department's newest Main Street communities, Acworth has been an active participant since 2007, using the Georgia Cities Foundation funding to finance downtown projects. In 2010, the city designated three Opportunity Zones to spur job growth and creation in the affected census tracts.

Fayetteville: Since 1996, the city has been active in the Main Street program, using the Downtown Development Revolving Loan Fund and the Georgia Cities Foundation financing to make significant investments in the downtown. Downtown property owners often use the Office of Downtown Development's Design Services when considering improvements to their property.

In 2008, the city partnered with the Department to host a Resource Team, which made recommendations regarding improving existing development codes, increasing affordable housing options, and further redeveloping the downtown.

As a 2009 Signature Community, Fayetteville accessed the technical assistance resources of the Department to develop a business recruitment strategy for downtown, consider options for underused commercial centers, and redevelop vacant or underused properties in the downtown area.

Henry County: In the southern portion of the Metro Atlanta region, Henry County has been especially hard-hit by the national real estate foreclosure crisis. In 2009, Henry County applied for and received more than \$6.2 million from the Department's Neighborhood Stabilization Program to purchase and renovate foreclosed residential properties and downpayment assistance to homebuyers. Henry County was so successful in administering these funds to restore neighborhoods that the Department awarded the county an additional \$200,000.

The Department awarded the Henry County Development Authority \$100,000 in Regional Economic Business Assistance (REBA) funds in 2009 to assist in the location of a manufacturing production facility, Inline Plastics Corporation, in McDonough. The Inline Plastics Corporation created 120 new jobs and made a private investment of \$6.1 million, for a total estimated project cost of \$6.2 million. In 2010, the Department

awarded the Henry County Development Authority \$200,000 in REBA funds to assist in the location of a manufacturing facility in McDonough. De Wafelbakkers, LLC is creating 242 new jobs and will make a private investment of \$27.5 million within 36 months. The total estimated project cost is \$27.7 million.

In 2010, Henry County and the Henry County Water and Sewer Authority became members of the Water First community, committing to sound stewardship, conservation and best management practices for water resources for its citizens.

DCA Technical and Financial Resources

Following is a reference guide to all of the DCA resources listed in the Regional Perspective section. Click on any of the links to learn more about the Department's programs that provide financial and technical assistance to local governments across Georgia.

Better Hometown	GICH	REBA
CDBG	Low Income Housing Tax Credits	Redevelopment Fund
CHIP	Main Street	Resource Team
Downtown Development Revolving Loan Fund	Neighborhood Stabilization Program	Shelter Plus Care
EDGE	Office of Downtown Development Design Services	Urban Redevelopment Plan
Georgia Cities Foundation	Office of Planning and Quality Growth	WaterFirst
Georgia Dream	Opportunity Zone	

FINANCIAL AND TECHNICAL AWARDS BY REGION IN MARCH

March 2011

Community Development and Finance Division Awards

Region 2:

- \$16, 831 in CDBG funds to City of Baldwin
- Repair and modify Regency Lift (sewer) Station

Region 3:

- \$500,000 in REBA funds to Development Authority of Fulton County
- Will create 550 jobs
- Will assist in location of manufacturing facility
- Will spur \$70,000,000 in private investment

Region 4:

- \$300,000 in EDGE funds to Development Authority of LaGrange
- Will create 173 jobs
- Will assist in location of manufacturing facility
- Will spur \$7,100,000 in private investment

- \$500,000 in EDGE funds to Griffin-Spalding County Development Authority
- Will create 206 jobs
- Will assist in expansion of manufacturing facility
- Will spur \$120,000,000 in private investment

Region 5:

- \$300,000 in EIP funds to City of Jefferson
- Will create 10 jobs
- Will retain 20 jobs
- Will help acquire existing industrial building
- Will spur \$440,000 in private investment

Region 6

- \$22,212 in CDBG funds to Jones County
- Will provide water to 15 homes with contaminated wells

Region 8

- \$104,497 in EIP funds to Dooly County
- Will retain 22 jobs
- Will provide public improvements benefitting industrial expansion
- Will spur \$1,750,000 in private investment

Region 9

- \$318,000 in EIP funds to Jeff Davis County
- Will create 12 jobs
- Will retain 18 jobs
- Will help purchase existing packaging facility
- Will spur \$403,000 in private investment

Region 11

- \$500,000 in EIP funds to City of Adel
- Will create 105 jobs
- Will provide public improvements near new manufacturing facility
- Will spur \$70,000,000 in private investment

Region 12

- \$417,286 in EIP funds to Liberty County
- Will create 204 jobs
- Will assist with construction of public water, sewer, and road near new manufacturing facility
- Will spur \$90,000,000 in private investment