

Neighborhood Notification Proposal for Cobb County

To recognize, inform and engage Cobb County Neighborhoods



Overview

This presentation of Athens-Clarke County's Neighborhood Notification Initiative is proposed for Unincorporated Cobb County, as a way to provide targeted planning and zoning information to the appropriate neighborhoods and civic groups, and increase participation by many more of Cobb County's suburban residents.

**Presented by Carol Brown
2012-13**

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Presented by Carol Brown, M.A., President, Canton Road Neighbors, Inc.
Stakeholder Meeting dates & Participants

September 25, 2012

Chairman Tim Lee
Clarice Barber-Page SWAN
Keli Gambrell PLAN
Robin Meyer MIC
Shelia Edwards MIC
Jim Smith CRN
Beverly McMurray CRN
Teresa Stendahl Protect Allatoona

October 30, 2012

Robin Meyer MIC
Keli Gambrell PLAN
Beverly McMurray CRN
Jim Smith CRN

March 27, 2013

Commissioner Helen Goreham, District 1
Commissioner Lisa Cupid, District 4
Planning Commissioner Bob Hovey, District 1
Planning Commissioner Christi Trombetti, District 3
Rob Hosack, AICP, Director of Community Development
Dana Johnson, AICP, Planning Division Manager
Delon W. Barfuss, PhD, CRN
Beverly McMurray CRN
Ben Clopper MIC
Robin Meyer MIC
Keli Gambrell PLAN
Eric Jacobson, Esq.

April 1, 2013

Chairman Tim Lee
Commissioner JoAnn Birrell District 3
Dana Johnson, AICP, Planning Division Manager
Larry Johnson Historic Riverline
Teresa Stendahl Protect Allatoona
Marline Elkins PLAN
Delon W. Barfuss, PhD, CRN
Beverly McMurray CRN
Eric Jacobson, Esq.

Presentation to District 2 Commissioner Ott scheduled May 14, 2013

Neighborhood Notification Program Presentation

Why are codified neighborhood programs a good thing? Answers in theory and practice.

Including citizens in decisions about their community gives policy and planning legitimacy.

Increased participation improves the quality of representative democracy.

When citizens feel they are heard it increases their confidence in officials, and that the system “works”. It also increases their own sense of effectiveness.

Inclusion of marginalized communities may be the best way they can get their issues on the agenda.

Communities have different character and different needs- a codified program recognizes that fact and supports pluralism in planning, not one size fits all.

Codifying neighborhood participation creates a permanent and official structure that transcends today's activists, elected officials and staff. It is there for future generations.

Notes: Cobb is the 4th most populous county in Georgia, with over 688,000 residents (Census 2010). However, with the exception of a small number of geographically based civic groups, Cobb has relatively low participation in planning and zoning issues.

The geography of participation is uneven in Cobb. There are areas where boundaries overlap or are covered by two groups that may not agree on an issue. There are areas where there is little or no resident representation on neighborhood issues at all.

Why neighborhoods?

Because local people know local issues best.

Because long term residence increases the sense of belonging and increases the chance that residents will care about local plans and policy.

Because long term residents are more likely to share similar concerns and values with their neighbors.

Neighborhood participation structures are widespread & there are many different types

Most US states have some cities or counties with formally recognized neighborhood participation.

They are also found in the UK and other western industrialized nations.

They are meant to be self-organizing, from the grassroots up, not created by the local government from the top down.

They are geographically based and not meant to be organized around partisan issues.

They are geographically based and can include platted subdivisions with existing HOA, older neighborhoods who define their boundaries and apply to be registered, and geographically based civic or community groups.

In 2005 Athens-Clarke County adopted the Neighborhood Notification Initiative program which is information based, and allows civic groups and neighborhoods to voluntarily register with the County. The Athens-Clarke County NNI also has Special Interest Overlays along Corridors where any resident can sign up for information. This was meant to increase resident participation and provide them with more timely and appropriately directed information on planning and zoning issues. Athens-Clarke County also looked at Atlanta's NPU program and made the choice to go with the less intensive, less costly and voluntary model of NNI.

Athens-Clarke County Neighborhood web page:
<http://www.athensclarkecounty.com/index.aspx?NID=816>

**ATHENS-CLARKE COUNTY UNIFIED GOVERNMENT
COMMISSION AGENDA ITEM**

SUBJECT: Neighborhood Planning Policy Guidance

- (X) Recommendation
() Policy Discussion
() Status Report
() Other

DATE: April 19, 2005

BUDGET INFORMATION:

EXPENSES: \$

ANNUAL: \$ 56,933 - \$79,700 (FY-06)

CAPITAL: \$

OTHER: \$

FUNDING SOURCE: General Fund

COMMISSION ACTION REQUESTED ON: May 3, 2006

PURPOSE:

To request that the Mayor and Commission provide policy guidance, authorization for additional staffing in FY-06 and the appropriation of associated funding in the FY-06 Budget relative to the establishment of a Neighborhood Planning Process in Athens-Clarke County.

6. The following points are understood by staff, from comments during the April 12, 2005 Work Session, to be important issues or concerns relative to a neighborhood notification/communication initiative implemented in advance of the comprehensive NPU process proposed in Attachment #1. :
 - ◆ Neighborhood autonomy is key. Neighborhood boundaries, for information notification purposes, should be mostly self-defined.
 - ◆ The neighbor boundaries developed for communication purposes should be subject to limited review by ACC staff and/or elected officials.
 - ◆ The neighborhood notification/communication initiative should enhance the opportunities for neighborhoods to utilize existing public input avenues to Boards and Commissions already staffed by the Planning Department.
 - ◆ The neighborhood notification/communication initiative should create a more formal structure to provide information to neighborhoods.
7. As a result of staff's understanding of issues and concerns as outlined in History Item #6 above, and further comments made during the Mayor and Commission's April 21st Agenda Setting Session, formal policy guidance is requested regarding the direction staff should take regarding the creation of a Neighborhood Planning Program in Athens-Clarke County.

FACTS & ISSUES:


Athens-Clarke County Neighborhood Notification Initiative information

DOES	DOES NOT
Establish communication with citizens and interested parties who have access to the Internet and e-mail accounts	Provide increased communication for those without Internet Access who are unwilling or unable to travel to the public library
Provide a stand-alone program or, at the Mayor and Commission's direction, the first step in a Neighborhood Planning Unit program,	Establish a Neighborhood Planning Unit (NPU) program like those found in other communities, like Atlanta. Nor does it commit Athens-Clarke County to developing such programs in the future.
Provides Neighborhoods and citizens with more notification regarding current meetings and agendas and encourages them to participate in existing avenues of Public Input and Comment	Does not provide weighted or new avenues of Public Input or Comment. Nor does it change the content or the format of Staff Reports to the Boards and Commissions to include information from the Neighborhoods
Recognizes existing Neighborhood Organizations, both formal and informal	Create or incubate Neighborhood Organizations where there are none
Recognizes Neighborhood Autonomy	Set strict standards or guidelines that must be met by Neighborhood Organizations to participate
Communicate information regarding Planning Department initiatives and agendas	Communicate information regarding information from other departments, such as Public Works, Public Utilities, and Leisure Services.
Distribute the Neighborhood Contact information and Neighborhood Maps to applicants when meetings are held prior to application, including Pre-Application meetings required by ordinance. The applicant will be encouraged to contact the organizations.	Guarantee that the applicant will contact the Neighborhood Organization after receiving Neighborhood Contact Information / or that the Neighborhood will contact the applicant
Provide an additional staff person to provide information and training to Neighborhoods, manage and support the Neighborhood Notification Initiative	Provide a staff person to act as Neighborhood's advocate on specific items appearing on the agendas of Boards and Commissions
Encourage the Neighborhoods to discuss the project with the Applicants and, through current Public Input avenues, provide information and comment to the Boards and Commissions regarding the Neighborhood's stance on the project	Bind the Applicant to any understandings reached with the Neighborhood unless the agreements are specifically incorporated into the ordinance or the approval of the application by the appropriate Board or Commission. This would occur when the conditions are supported by the Code of Athens-Clarke County.

Neighborhood Advisory Committee

 ALERT CENTER

 VIDEOS

 PAYMENTS

 REPORT A PROBLEM

 E-NEWSLETTERS

 NEWS

Directory of Neighborhoods

View contact information and maps for neighborhoods registered with Athens-Clarke County's Neighborhood Notification Initiative. To help prevent spam, if you would like to e-mail neighborhood contacts, please replace "(DOT)" with "." a "(AT)" with "@" in the e-mail addresses listed below.

[A](#) [B](#) [C](#) [D](#) [E](#) [F](#) [G](#) [H](#) [I](#) [J](#) [K](#) [L](#) [M](#) [N](#) [O](#) [P](#) [Q](#) [R](#) [S](#) [T](#) [U](#) [V](#) [W](#) [X](#) [Y](#) [Z](#)

A
Ashton Place Community Association
[Map](#) [Website](#)
 Commission Districts: 8 and 10
 Contact: Ben Walker
[ashtonplacehomeowners\(AT\)gmail\(DOT\)com](mailto:ashtonplacehomeowners(AT)gmail(DOT)com)

B
Bar H Neighborhood Association
[Map](#)
 Commission Districts: 1 and 9
 Contact: Gail Hoge
[gwhoge\(AT\)bellsouth\(DOT\)net](mailto:gwhoge(AT)bellsouth(DOT)net)

Beechwood Hills Community Neighborhood Association
[Map](#)
 Commission Districts: 7 and 10
 Contact: Mark Dodson
[marksdodson335\(AT\)gmail\(DOT\)com](mailto:marksdodson335(AT)gmail(DOT)com)

Boulevard Neighborhood Association
[Map](#) [Website](#)
 Commission Districts: 3, 5, 9, and 10
 Annual Meeting: December
 Contact: Dan Lorentz
[lorentz.d\(AT\)gmail\(DOT\)com](mailto:lorentz.d(AT)gmail(DOT)com)

Briarcliff Woods
[Map](#)
 Commission Districts: 7 and 10
 Contact: Greg Trandel
[gregtrandel\(AT\)charter\(DOT\)net](mailto:gregtrandel(AT)charter(DOT)net)

C

Athens-Clarke County Neighborhood Directory & Interactive map of Registered Neighborhoods

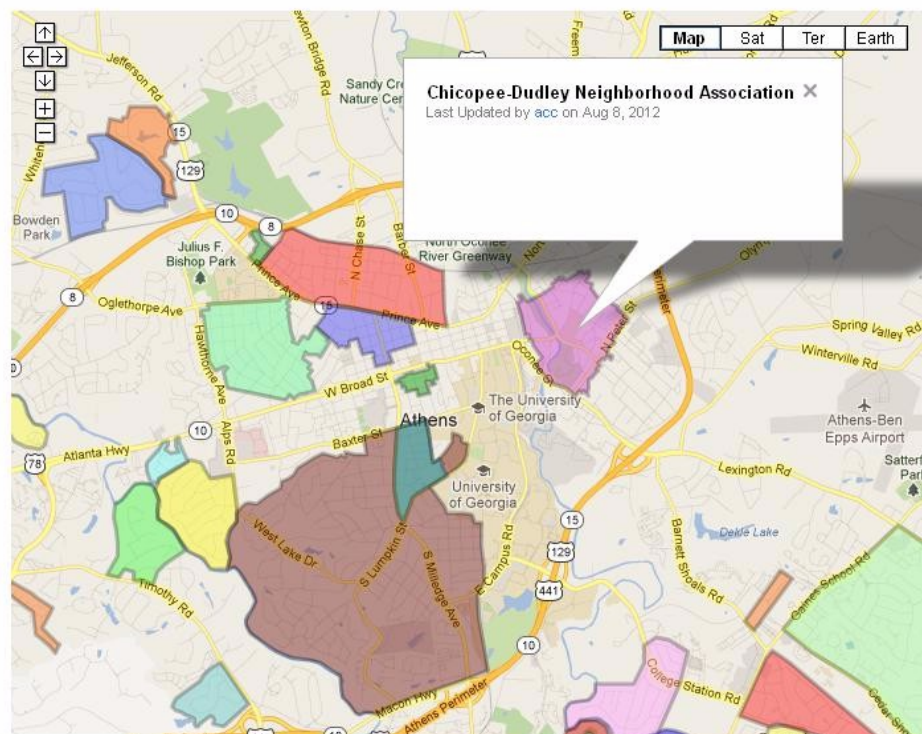
 VIDEOS

 PAYMENTS

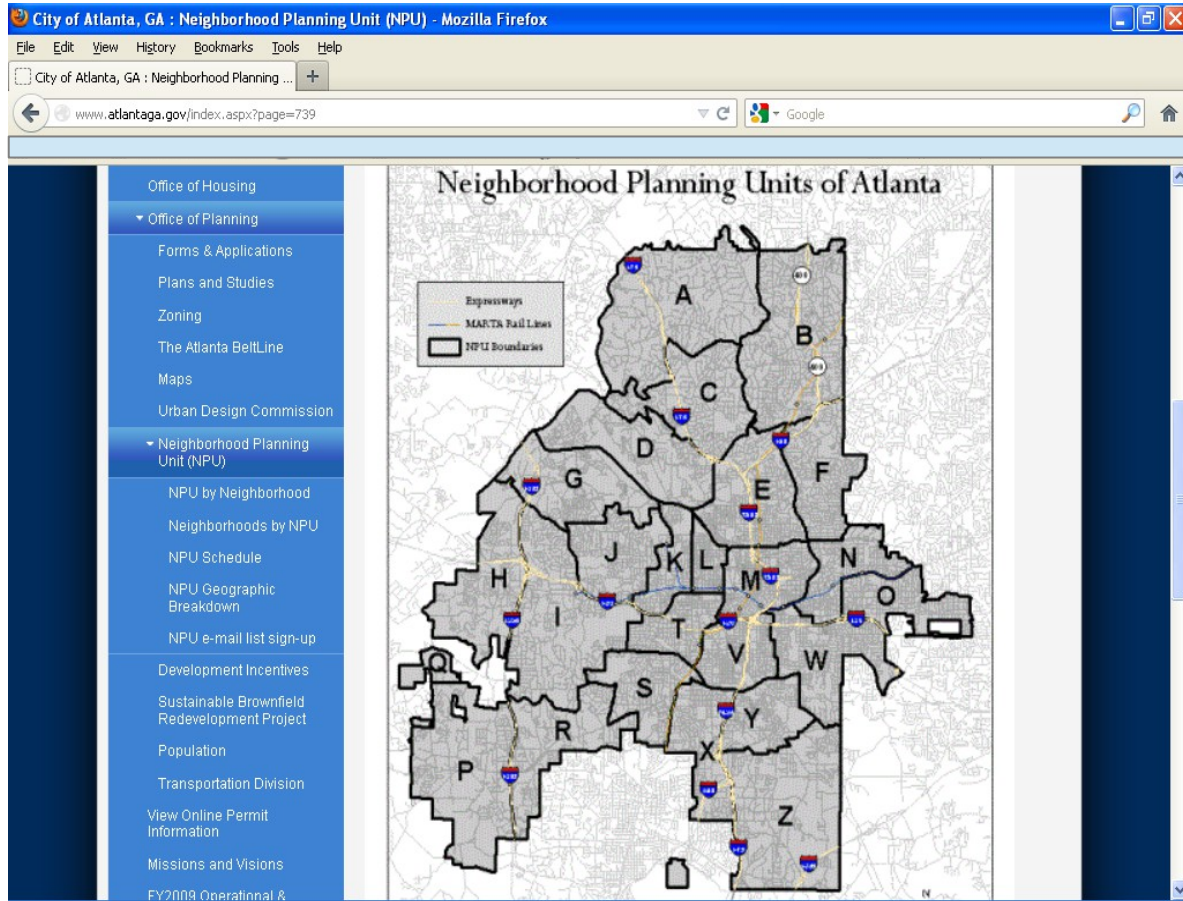
 REPORT A PROBLEM

 E-NEWSLETTERS

 NEWS



Atlanta Neighborhoods defined in NPU Map



Boundaries and jurisdictions do matter

Cobb County has Commission Districts

School Districts

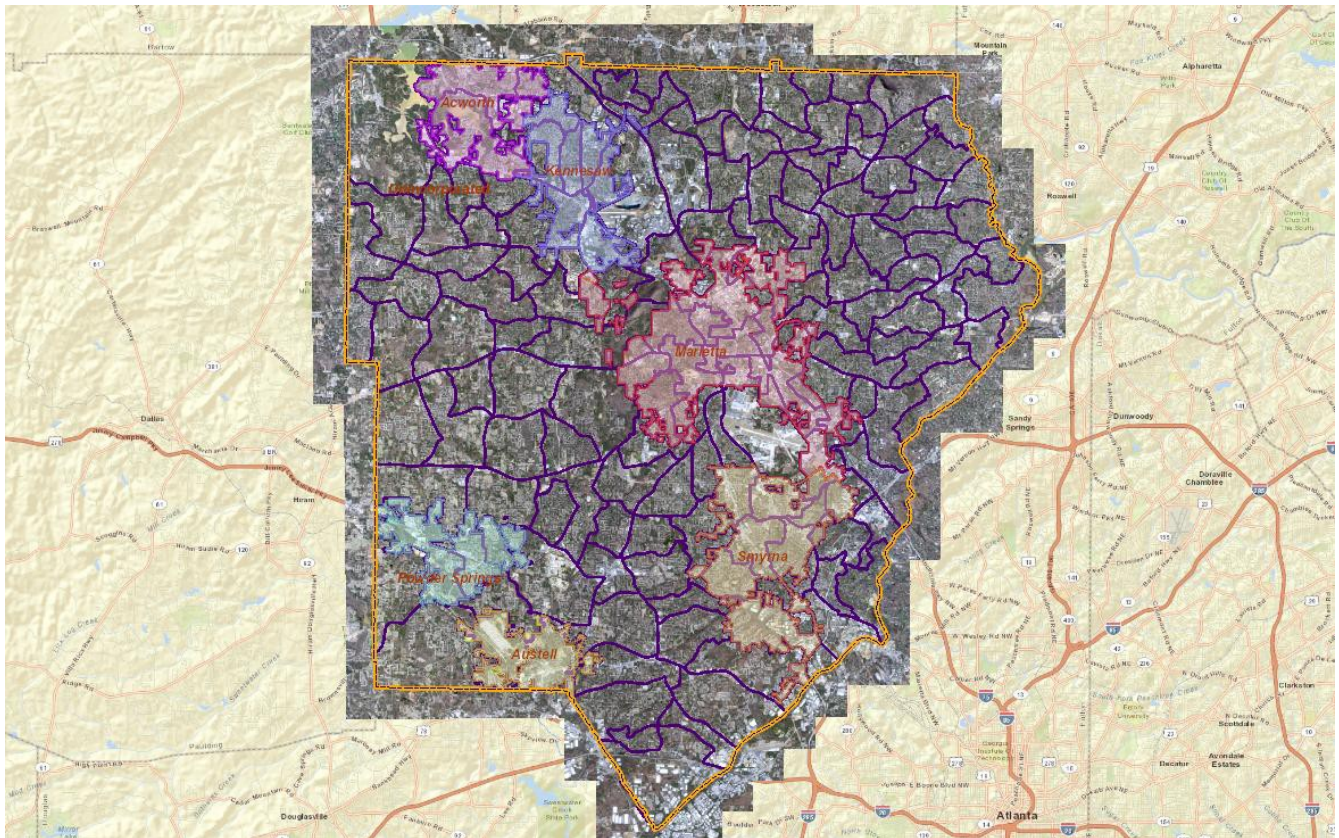
Watershed Districts

Police Precincts

Voting Precincts

No registered neighborhoods. Cobb has platted subdivisions but they aren't always easy to identify and it isn't always easy to contact the residents who live there, They are not officially registered with Cobb County and in some cases, almost invisible. The map below shows Cobb's voting precincts. Compare the difference between the carefully outlined NPU map and the Athens-Clarke County online map of registered neighborhoods.

Cobb GIS image showing voting precincts



Sample ordinance for Neighborhood Registry from Denver, Colorado

ARTICLE III. REGISTERED NEIGHBORHOOD ORGANIZATIONS

Sec. 12-91. Legislative intent.

It is the intent of the council to increase access to the various agencies and departments of the city for neighborhood organizations; to improve the flow of information between these groups and agencies of the city; and to enable such organizations to present their positions before certain decisions affecting their neighborhoods are made by agencies and departments of the city. For these reasons, the council hereby intends to extend official recognition to neighborhood organizations and/or coalitions of neighborhood organizations registered with the city; to notify such organizations in advance of occasions when decisions are to be reached on certain matters affecting their neighborhoods; and to afford representatives of such organizations the opportunity to present the positions of the organizations at such times. The council encourages neighborhood organizations to work cooperatively with any adjacent or overlapping neighborhood organizations to determine positions on issues affecting the neighborhood and to conduct business in an organized, representative and fair manner, which is designed to obtain informed participation from as many neighborhood citizens as possible. Neighborhoods are also encouraged to cultivate neighborhood membership and participation that reflects the ethnic and socio-economic composition of the neighborhood they represent. Registration of organizations with overlapping boundaries is allowed but the formation of numerous overlapping neighborhood organizations is strongly discouraged.

Excerpts from interviews with Athens-Clarke County Planners

Notes on Athens-Clarke County Neighborhood Notification Initiative 2/6/13 interview with ACC Planner

ACC NNI was not initiated as a result of a new charter or the consolidation of ACC. It was presented as a citizen initiative to the Commission and voted on. A budget was allocated. The NNI began in 2005. There was discussion of going the direction of NPU and a decision was made against that. There are no current plans to change the NNI as it is now structured.

There are now approximately 35 registered neighborhoods. There are certain criteria to register and the application of the neighborhood must be approved by the Commission. This is mostly a mechanism to allow two way communication between residents and the local government. It serves to notify the affected neighborhood of any zoning near them. Zoning applicants are also required to send out a letter within a 400' buffer of the parcel as well as posting a sign. It is not required for a zoning applicant to meet with a neighborhood, but it is understood that the neighborhood may contact them.

However, once notified, it is up to the neighborhood to engage in a zoning or not.

Problems still can arise when neighborhoods that have not registered, learn of a zoning late in the process. There are still quite a few neighborhoods that have not registered although new ones still come online, intermittently.

The older “intown” neighborhoods are the most proactive and engage on a regular basis. The planning department may not get much feedback from the registered neighborhoods.

The NNI has hired a Planner II as the contact person for neighborhoods, but the planner also has other functions. The website for NNI was initially in the NNI budget, but with the recent merger of city and county IT dept. NNI website was included. There is a fairly low cost to the NNI for ACC.

Response to additional questions by a former ACC Planner

What prompted the NNI agenda?

The NNI developed out of a very similar circumstance from what you are describing in Cobb County. Citizens and civic groups were frustrated with the difficulty of getting engaged meaningfully in development decisions. There was desire from some to develop an Atlanta-like NPU program but it was not politically viable as it was perceived as vesting too much decision-making power in NIMBY-motivated neighborhood groups. The NNI was a compromise system to improve public information about development and planning issues and increase potential opportunities for meaningful neighborhood input prior to projects' public hearings.

Did it come from citizen activists or was it set by your Commission?

The NNI proposal was actually drafted by one planning staff person with strong input from her neighborhood organization's then President. It was not drafted by an inclusive or expansive group. It was presented to the commission as one option with an NPU system as another option. The Commission then refined opted for the NNI structure. A part of the program included appointing a citizen-committee representative of each Commission district to work with the neighborhood planner for the NNI's first year of implementation to evaluate and suggest improvements or modifications to the program.

Was getting approval of it controversial?

There were dissenting voices, one Commissioner in particular who opposed adding a new planning staff position to do what he felt like should be the work of the Commissioners to notify constituents and help involve them in the process. The Chamber of Commerce was also very negative, mostly because they saw it as a first step toward NPU's. Our chamber and our civic/neighborhood groups are frequently on opposite ends of local issues. In general, though, it was not a difficult approval.

Do you have any estimate of the dollar cost to ACC, annually?

The staff person, including benefits, is roughly \$60,000. There were web design, web-hosting and mass email distribution program fees unique to the program (1st yr around 10K, then substantially lower like \$1000/yr). These program related costs went away when A-CC created a single website for all departments and services and included a mass email distribution system with it.

Do you feel that it goes far enough in terms of engaging the citizens?

No, it never did. It provides easier access to a limited amount of information. It has helped connect would be developers with affected neighborhood groups but it was done very little to develop any proactive, participatory planning processes. There are one or two groups that I think were motivated by the initiative to form that have since blossomed into more meaningful organizations for their neighborhoods but I would credit the groups' members and their personal initiative and drive with this success more so than the program.

I know from reading the NAC report that there was some hope that it might be strengthened in the future. Apparently that has not happened.

Has NNI been successful in raising the number of citizens participating from the level prior to adoption of NNI?

A bit but I wouldn't credit the program with significant impacts.

Can you discuss any known issues, pro or con with NNI as it currently exists?

The NNI is a relatively inexpensive system for improving public information related to planning and development issues, but it is not neighborhood planning and the biggest problem with the program in my mind is that it stymied real progress toward or discussion about how actual neighborhood planning could improve our local comprehensive planning processes.

How does your Mayor and Commission feel about it?

The current mayor is very different from the mayor who championed neighborhood issues in general and the NNI specifically. I think everyone sees it as a positive initiative that has improved information dissemination. The current mayor would not advocate for expanding the initiative. The commissioners by and large have a more developed sense of the value of planning but none of them are particularly poised to take up any expansions of citizen-based planning initiatives right now, I don't think. Again, I

think it's a complacency everyone's been lulled into by the NNI and likely the poor economy to some extent as well.

Are there problems with getting zoning applicants to meet with neighborhood leadership?

No, not as long as there is easily identified neighborhood leadership. The Planning Commission and elected Commission has been very clear about not supporting requests that have not at least attempted to reach out to these groups. The NNI did not organize the county into clear neighborhood divisions though. Existing neighborhood groups easily signed up and participated but unorganized, often older and less affluent neighborhoods are still not participating and have no clear contact with whom to put zoning applicants in touch. A-CC management wanted to limit planning staff's role in fostering neighborhood group formation so that kind of support never went into these areas to promote participation.

Do you have any sense of how democratic/representative the registered neighborhoods are? It doesn't sound like they are required to have bylaws like Atlanta's NPU?

They are not required to have by-laws because the intent was to make it as easy as possible for groups to get recognized and start participating in the initiative. They vary substantially in terms of how representative they are. Furthermore, because of the issue noted above the NNI participants in general are not a real representative sample of Athens residents, but rather of those residents of sufficient affluence to afford them the time and technology to participate. But this is an issue beyond the NNI alone.

Stakeholder Feedback, Q & A

CB compared NNI to PENS, and suggested that like PENS, it could start as a pilot program in one Commission district in Cobb. At the conclusion of the meeting I asked for more civility between citizen leadership and Commissioners when disagreeing on an issue, since both sides were being hurt at times.

3/27/13 Meeting

One stakeholder wondered if the zoning application could be changed to require the applicant to meet with neighborhood representatives. Another stakeholder said that the zoning application process was sometimes like the movie "Groundhog Day" in which each time the civic group called the zoning applicant to discuss a case, they wanted to know who you were and why you were calling- because no one had told them in the Zoning Dept. to expect a call, or that they had to discuss the case with a neighborhood group. That applicant wanted changes in the zoning application to require applicants to meet with the civic or neighborhood organization. Dana Johnson said that what the County could require is driven by the Georgia Zoning Enabling Act.

Another stakeholder wondered about notification, and used the Bankhead C & D Transfer case as an example. I explained that both the local civic group and the closest registered neighborhood, "Legacy" would have both been notified. Notification is mandatory.

Commissioner Cupid wondered if we were considering a choice between NPU and NNI. I explained that I felt certain our choice was between choosing NNI or continuing with the status quo, which is no formal neighborhood recognition and no codified process for notification.

Commissioner Helen Goreham asked the Planning Division Manager Dana Johnson about the cost. He replied that he would contact Athens-Clarke County's planning dept. and compare their workload to Cobb's and estimate the cost to implement NNI in Cobb.

Planning Commissioner Bob Hovey said that the NPU process sometimes delayed a zoning by up to 60 days and that some NPU leadership had a reputation for acting like “Nazis”. He said that the NNI is an “information model”, and is a very moderate approach to citizen participation.

That evening, a stakeholder wrote to ask if registration would limit the group's boundaries. I replied that the civic group might want to extend their boundaries some if they regularly went to an area to discuss zoning cases, but that the point of the NNI was to encourage more citizens in neighborhoods to get involved.

Planning Commissioner Christi Trombetti submitted these remarks after the meeting:

I think the voluntary neighborhood registration is the most appropriate for us at this time. I can offer the following general comments/challenges:

1. Getting people to volunteer for anything is difficult. I see it at my kids schools, church, basically everywhere. 20% of the people do all the work. *For this effort, if we can just get people interested in receiving emails from time to time when there is something they need to know about something that could physically affect the community where they live, that is a step in the right direction. It's not always bad news either. Sometime there are good things coming down the pike that they'll be happy to hear about. The more people know, eventually something will peak their interest and we may see new faces getting involved.*
2. If we can start something and if the manpower is available, I think each of the district commissioners could dedicate a town hall to the subject. If the staff could hold even a few community meetings and Planning Commissioners would attend and be a part of the presentation, that could help. Cobb County's facebook page could announce the effort as well.
3. I feel strongly that we should look at the zoning process, but let's not forget about comprehensive planning and even other events like road project planning, parks issues, etc....
4. You can lead a horse to water, but you can't force them to drink. As long as everyone knows that they do have a voice and how to be heard
5. I like the Athens-Clarke brochure. That's impressive and says “this looks like a quality place with a sense of community” to me.

4/1/2013 Meeting

Chairman Lee opened the discussion by saying he liked the idea of being able to get information out to residents. He said that perhaps the (financial/cost) “pain” could be shared between Planning, Zoning, an administrative person, and IT. He wanted to see the presentation made to Commissioner Ott.

Commissioner Birrell pointed out that she had already taken some steps towards recognizing neighborhoods, by listing her District 3 Civic Groups on her web page, and trying to redraw unofficial boundaries on her District map. She did not want to restrict civic groups from commenting outside of “their” area, referencing ECCA commenting on something in the Town Center area in Kennesaw. She also felt that you couldn't realistically stop anyone from commenting on a zoning.

Others agreed, but noted that you give “weight” to those most affected, or to the area neighborhood or civic group. CB noted that from a legal standpoint, those adjacent to a parcel being rezoned were the only ones with legal standing to challenge.

A stakeholder wanted to know what our baseline was for notification, and Dana Johnson said that it was the 1,000 foot buffer letter from the zoning applicant, and the posted sign.

Chairman Lee expressed some frustration with Cobb's "four fiefdoms" where each commissioner was like a king, and as Chairman, elected countywide, he found it politically difficult to talk to constituents in various districts.

The Chairman pointed out that each district was different, and had some unique defining characteristics, that could help to foster a sense of place by the community's residents.

Commissioners Lee and Birrell talked about the value of newsletters, in getting information out to residents. Dana Johnson pointed out that Athens-Clarke County focused their mailings to one topic per week, like planning, rather than send generalized mailings about a wide variety of topics.

Commissioner Birrell wondered about several groups in District 4, that she had not seen active in several years. I brought up the former Bells Ferry Civic, and hoped that by formally recognizing neighborhoods, there would be less likelihood that these groups would cease to be active, or disappear completely.

I concluded the meeting by asking for more inclusion of residents and neighborhoods in the process, and asking for more civility on both sides. Chairman Lee agreed.

Next Steps

At the direction of Chairman Lee and Commissioner Birrell, I contacted District 2 Commissioner Bob Ott to schedule the 3rd and final informal presentation.

Following that, if there are two Commissioners to sign on to this concept for an Agenda Item, Chairman Lee suggested that I make this presentation before the Board of Commissioners at a televised work session and they could discuss it, and vote to include it on the BOC Meeting Agenda for an up or down vote. Planning Division Manager Dana Johnson volunteered to work with me in preparing a presentation. This could take place in June. The meeting adjourned and the 3rd presentation with Commissioner Ott and his Planning Commissioner Mike Terry, is now scheduled for May 14th, 2013.

. April 1 meeting, L-R Dana Johnson AICP, Chairman Tim Lee, Commissioner Birrell, Beverly McMurray, Delon Barfuss, Marline Elkins





Neighborhood Notification Initiative

NEIGHBORHOOD REGISTRATION INFORMATION

Why Register?

The Planning Department maintains a list of registered Neighborhood Organizations and Contact Persons with the goal of facilitating communication between neighborhoods and owners/developers of nearby property. Applicants requesting a zoning action within or adjacent to the boundaries of a registered neighborhood will be given the contact information of the neighborhood's Contact Person to encourage the early exchange of information related to the proposal. The Planning Department will likewise provide the neighborhood's Contact Person with the applicant's contact information.

Neighborhood Contact Persons are notified and provided with an applicant's contact information for the following types of zoning actions:

- Zoning Actions considered by the Planning Commission and Mayor & Commission. These include Rezoning, Special Uses and Planned Developments.
- Preliminary Plats, which are reviewed by Staff and also require a Public Hearing.

Project information is sent to citizens registered to receive NNI notices regarding the following types of applications:

- Plans Review applications for commercial, institutional and multi-family projects, and subdivisions of land creating five or more lots
- Variance applications reviewed by the Hearings Board
- Certificate of Appropriateness applications reviewed by the Historic Preservation Commission
- Rezone, Special Use and Planned Development applications reviewed by the Planning Commission

How to Register?

If your neighborhood group is already established as a non-profit, Limited Liability Corporation, or other legal entity, fill out the registration form on the opposite page and submit it along with a copy of your group's articles of incorporation or other document(s) indicating your organizational structure and legal status. If your neighborhood group is not already established, provide a petition signed by at least 20% of the residents and/or property owners within the proposed neighborhood boundaries. A map of the proposed neighborhood boundaries is required with all applications.

Planning Staff will forward your submitted documents to the Commissioners representing the districts that your proposed neighborhood falls within (regular district and super district). With their endorsement, the Mayor and Commission will vote on the official registration and mapped boundaries of your neighborhood organization.

Once the neighborhood is mapped, anyone may sign up to receive e-mail notification (as described above) for projects within and adjacent to the neighborhood's boundaries.

Questions or Comments?

Contact the Neighborhood Notification Initiative Coordinator at the Athens-Clarke County Planning Department with any questions or comments regarding the neighborhood notification process or the registration of your neighborhood group. (706.613.3515; planning@athensclarkecounty.com)

PLANNING DEPARTMENT

120 W. Dougherty Street • Athens, Georgia 30601 • (706) 613-3515 • FAX (706) 613-3844



Neighborhood Notification Initiative

NEIGHBORHOOD REGISTRATION FORM

REQUIRED INFORMATION

Organization Name: _____

Type of Organization: ☐ Covenant-based Homeowner's Association ☐ Other Incorporated
☐ Non-profit ☐ LLC ☐ Other: _____

Commission Districts: _____

Contact Person: _____

Contact Person

Mailing Address: _____

Neighborhood Mailing

Address (if different): _____

Telephone Number: _____

E-mail Address*: _____

**A valid e-mail address is required for all Contact Persons where they may receive neighborhood notifications.*

Please include the following information with this completed registration form:

1. Map of neighborhood boundaries
2. One of the following:
 - For established neighborhoods - Documentation indicating your neighborhood group's organizational structure and/or legal status (i.e. by-laws, articles of incorporation, etc.)
 - For newly forming groups - A petition acknowledging the endorsement of the neighborhood organization and Contact Person signed by at least 20% of the property owners and/or residents within the proposed neighborhood boundaries.

OPTIONAL INFORMATION

Website: _____

Newsletter or other
publication: _____

Regularly scheduled meetings: _____ Provide date, time, and location:

Comments, questions, or
suggested topics for
neighborhood planning
workshops: _____

Date received by Planning Department: _____

Date approved by Mayor and Commission: _____

PLANNING DEPARTMENT

120 W. Dougherty Street • Athens, Georgia 30601 • (706) 613-3515 • FAX (706) 613-3844

REGISTERED NEIGHBORHOOD ORGANIZATIONS*

Ashton Place Community Association
Bar H Neighborhood Association
Beechwood Hills Community Neighborhood Association
Boulevard Neighborhood Association
Briarcliff Woods
Cedar Creek Civic Association
Chamberlin Association
Cherokee Forest Neighborhood Association
Chicopee-Dudley Neighborhood Association
Cobham Neighborhood Association
Colleton Oaks Property Owners Association
Friends of Five Points
Green Acres-Crestwood Community Association
Historic Dearing Neighborhood Association
Homewood Hills Community Association
Idylwood Neighborhood Association
Kingswood Neighborhood Association
McNitts Creek Homeowners Association
Midtown-Bloomfield Neighborhood Association
Moss Side Neighborhood Association
Pinecrest Community Association
Red Fox Run Association, Inc.
Renfrew Estates Civic Association
River Oaks Neighborhood Association
Rivercliff Property Owners Association
Rocky Drive Neighbors
St. Ives Homeowners Association
Stratford and Drayton Square Condominium Associations
The Circles
University Heights Community Association
Westgate Park, Inc.
Wood Valley Homeowners Association
Woodhaven Homeowners Association

SPECIAL INTEREST OVERLAY AREAS*

Commission Districts 1-10
Downtown
Barnett Shoals Road - Northern, Middle & Southern
Baxter Street
Belmont Road-Campbell Drive
Cedar Shoals Drive
Epps Bridge Parkway
Gaines School Road
Milledge Avenue - Northern, Middle & Southern
Mitchell Bridge Road
Nowhere Road
Prince Avenue
Tallassee Road
Timothy Road

*current as of March 2011

For more information about the ACC
Neighborhood Notification Initiative
and to sign up for notifications
please visit:

www.athensclarkecounty.com/nni

If you would like information about how
to register a neighborhood group or if you
would like to propose a new special
interest overlay area, please contact the

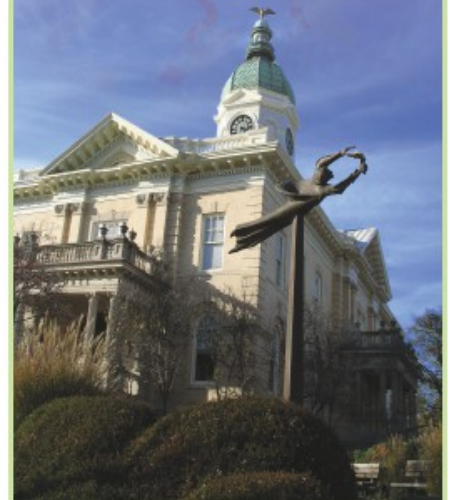
NNI Coordinator at:

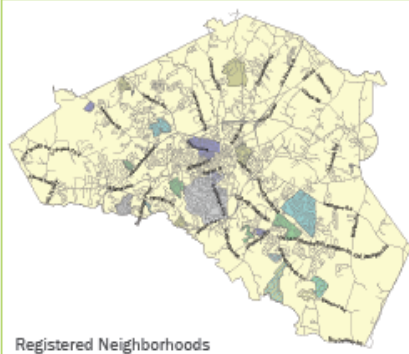
706.613.3515

planning@athensclarkecounty.com

The Neighborhood Notification Initiative is
coordinated by the
Athens-Clarke County Planning Department
120 West Dougherty Street
Athens, Georgia 30601

ATHENS-CLARKE COUNTY'S
NEIGHBORHOOD
NOTIFICATION
INITIATIVE



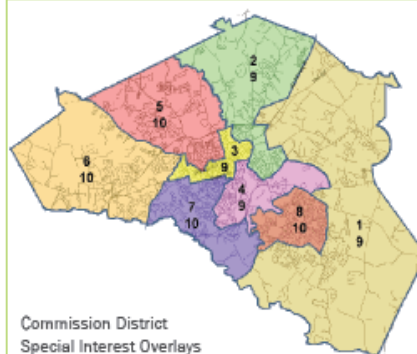


Registered Neighborhoods

WHAT IS THE NEIGHBORHOOD NOTIFICATION INITIATIVE?

In May of 2005 the ACC Mayor and Commission adopted the Neighborhood Notification Initiative (NNI) to facilitate communication between neighborhoods and those effecting change within the community. Early contact between identified neighborhood contacts and developers is a primary goal of the initiative so that upcoming projects may incorporate local concerns and likewise benefit from community support.

In February of 2006, the first group of neighborhoods and special interest overlay areas were adopted in conjunction with the NNI, and new groups are added as registration information is submitted or overlays are suggested. Each area corresponds to a listserv group for which members of the public may sign up to receive e-mail notifications about proposed zoning actions. Anyone may sign up for notifications in any area, regardless of residency location.

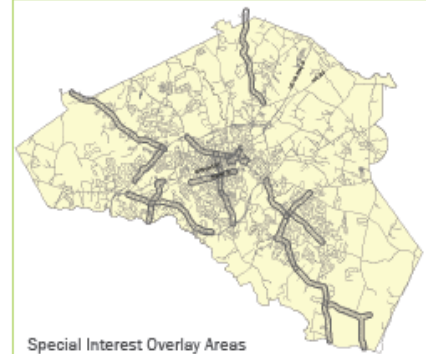


Commission District
Special Interest Overlays

WHAT TYPE OF E-MAILS WILL I RECEIVE?

Proposed zoning actions that generate e-mail notifications include the Plans Review of commercial, institutional, and multi-family projects and subdivisions of land creating five or more lots. They also include proposals for variances reviewed by the Hearings Board, for re-zonings, planned developments, and special uses reviewed by the Planning Commission, and for Certificates of Appropriateness reviewed by the Historic Preservation Commission.

If any one of these types of applications are submitted for a property within the boundaries of a special interest overlay area or a neighborhood you have signed up for, you will receive an e-mail notice with information about the proposed project.



Special Interest Overlay Areas

WHAT IS THE DIFFERENCE BETWEEN A REGISTERED NEIGHBORHOOD & A SPECIAL INTEREST OVERLAY AREA?

NNI Neighborhoods are formed when organized or organizing neighborhood groups register to participate in the NNI. Functionally, the difference between the NNI overlay and the NNI neighborhood group is that there is no Contact Person for an overlay—it is simply an e-mail notification area for which anyone can sign up, whereas an NNI Neighborhood has a designated Contact Person who receives Early Notification about proposals involving a rezone.

Visit www.athensclarkecounty.com/nni to view detailed maps of each Registered Neighborhood & Special Interest Overlay Area and to sign up for notifications or modify your subscription.