Murray County Joint Comprehensive Plan 2019-2029

Joint Comprehensive Plan for Murray County and the Cities of Chatsworth and Eton 2019

Northwest Georgia Regional Commission
October 2018

Northwest Georgia Regional Commission
503 West Waugh Street
Dalton, GA 30720
706-272-2300

Photos clockwise from top: Murray County Court House, built 1916-1917; Mountain home with fall foliage; Carmeuse Lime and Stone Plant, Chatsworth; Chief Vann House, built 1804

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Joint Comprehensive Plan 2019-2029

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Northwest Georgia Regional Commission
503 West Waugh Street, Dalton, Georgia 30720

October 2018

Adopted:
Murray County: October 2, 2018
City of Chatsworth: October 1, 2018
City of Eton: October 2, 2018

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ACKNOWLEDGEMENTS

MURRAY COUNTY

County Commission
Greg Hogan* *Sole Commissioner**

Staff
Tommy Parker*
County Manager/Finance Officer

Dick Barnes*
Land Use/Zoning

Illya Copeland*
Executive Director, Murray County Industrial Development Authority

CHATSWORTH

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Tyson Haynes*
City Council
K.W. Gong*
Rhett Griffin
Jeff Cloer
Fred Welch

Staff
Dolley Marshall Flood*
City Zoning, Floodplain, Stormwater Administrator and Code Enforcement Official

ETON

Mayor
Billy Cantrell*

City Council
Anthony Ridley
Jim Bartley
Joan Dooley

Staff
Kim Hall*
City Clerk

Staff with * indicates steering committee

Stakeholder Committee Murray County
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Edward Dunn
Dwayn Bain
Roger Hogan
Tim Howard
Gary Langford
David McDaniel
Eric McFee
Anthony Pittman
Matt Sandford
David Wells
Case Winkler
Jeff Gardner

Stakeholder Committee Chatsworth
Guy Baird
K.W.Gong
Mary Mayfield
Denise Patterson
Tony Patterson
Connie Reed
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Stakeholder Committee Eton
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All photos, charts, graphs, and figures created by Gretchen Lugthart unless otherwise noted

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MURRAY COUNTY
COMMISSIONER'S OFFICE
P.O. BOX1129/121 NORTH 4TH AVE., CHATSWORTH, GA 30705
TELEPHONE 706-695-2413 FAX 706-695-8721

A RESOLUTION
TO ADOPT THE

Murray County and Cities of Chatsworth and Eton
Joint Comprehensive Plan 2019-2029

Whereas, the Georgia Planning Act of 1989 requires local governments to develop and maintain a comprehensive plan to retain their Qualified Local Government status and eligibility for State permits, grants, and loans; and

Whereas, the Murray County and Cities of Chatsworth and Eton Joint Comprehensive Plan 2019-2029 is now complete; and

Whereas, such Joint Comprehensive Plan Update is approved by the Georgia Department of Community Affairs as meeting Georgia's Minimum Planning Standards and Procedures (effective March 1, 2014); and

Whereas, the second and final public hearing on the draft plan was held on Tuesday, September 11, 2018 at the Murray County Annex Building, Hearing Room, 121 North 4th Avenue, Chatsworth, Georgia 30705.

Now Therefore Be It Resolved, that the Sole Commissioner of Murray County hereby officially adopts the Murray County and Cities of Chatsworth and Eton Joint Comprehensive Plan 2019-2029.

Resolved, this 2nd day of October 2018.

BY: _____
Greg Hogan
Sole Commissioner of Murray County

ATTEST: _____
Tommy Parker, County Manager/ Financial Officer
Murray County

COMMISSIONER OF ROADS AND REVENUE SEAL FOR MURRAY COUNTY GA.

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Now Therefore Be It Resolved, that the Mayor and City Council of the City of Chatsworth hereby officially adopt the Murray County and Cities of Chatsworth and Eton Joint Comprehensive Plan 2019-2029.

Resolved, this 1st day of October, 2018.

BY: Tyson Haynes
Tyson Haynes
Mayor, City of Chatsworth

ATTEST: Wilma Nolan
Wilma Nolan
City Clerk

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TO ADOPT THE

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Now Therefore Be It Resolved, that the Mayor and City Council of the City of Eton hereby officially adopt the Murray County and Cities of Chatsworth and Eton Joint Comprehensive Plan 2019-2029.

Resolved, this 2nd day of October, 2018.

BY: _____
Billy Cantrell
Mayor, City of Eton

ATTEST: _____
Kim Hall
City Clerk

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1. Introduction: Planning the Pathway to the Future

The Importance of Planning

Figure 1. Historic Murray County Court House

Murray County has participated in comprehensive planning for many years. In 2005, a full joint plan was prepared, with a partial plan update in 2010. Another partial plan update was done in 2013, just before the new state planning regulations came into effect. Murray County incorporates planning in their governing process for several reasons. First, it helps the local government run efficiently, by recognizing opportunities early and developing them into finished projects smoothly, and by identifying and tackling problems before they become overwhelming. Second, by complying with state requirements to create a comprehensive plan, the county and cities maintain their eligibility for many state loans, grants, and permits. Finally, leaders have been able to promote a more democratic and participatory local government by following the planning process laid out by Georgia Department of Community Affairs. This document, the *Murray County Joint Comprehensive Plan, 2019-2029*, is the product of this process and sets the county on the path to good government. This joint plan includes Murray County and the incorporated cities of Chatsworth (the county seat) and Eton. There several unincorporated crossroad communities, including Tennga, Cisco, Temple Grove, Crandall, Fashion, Spring Place (the county seat until 1913), and Ramhurst.

Requirements of the Plan

The state of Georgia requires that county and city governments develop, adopt, maintain, and implement a comprehensive plan to qualify for selected state grants, loans, and permits. By adhering to the state's planning process, these local governments maintain their Qualified Local Government status (QLG). New 2014 state Minimum Standards for Local Comprehensive Planning require a comprehensive plan update containing the following elements of this current document every five years to maintain QLG status.

- Community Vision and Goals- a short summary of what residents view as an ideal community and a list of ways to get there.
- Report of Accomplishment- a table summarizing the status of work activities listed in the last five-year work program. Items that are assessed as underway are automatically moved forward to the next work program, along with activities that were postponed.
- Community Needs and Opportunities- a collection of ideas from the public and government leaders that reflects the current state of the county and what it could improve and enhance.
- Land Use/Future Land Use Map and Narrative- a parcel-by-parcel depiction allowing managers to track trends in the disposition and condition of the land based on human activities. Examples of standard land use categories used here include commercial, industrial, residential, and agriculture/forestry
- Community Work Program- a list of specific tasks to accomplish within the next 5 years.

- Economic Development Element- The county is on the Georgia Job Tax Credit Tier 1 for 2017 and 2018 so this element is required to improve economic prosperity in the area.
- Transportation Element- Chatsworth, Eton, and parts of Murray County are part of the Greater Dalton Metropolitan Planning Organization, which helps organize funding and solve long and short term traffic and other transportation issues in the area.
- Broadband Services Element- Now required for all governments to increase internet connectivity locally and state-wide.

Other elements that local Georgia governments sometimes deal with are not required in this plan. A capital improvements element is not required because Murray County does not charge impact fees. A housing element is not required because none of the governments are HUD CDBG Entitlement Communities.

This plan has been updated in accordance with the Rules of the Georgia Department of Community Affairs, O.C.G.A. Chapter 110-12-1, Minimum Standards and Procedures for Local Comprehensive Planning, effective March 1, 2014. The plan is organized to comply with these new state planning rules.

Historic Setting

Figure 2. Chief Vann House State Historic Site

Large-scale European settlement of Murray County began after the forced removal of the Indians in the 1830's, with farming being the main occupation of the settlers. Farming remained important throughout the rest of the century and into the twentieth century. Although the county sent several regiments to the Confederate Army, there were only a few skirmishes and no major battles or troop movements during the Civil War, because the area was east of the route to Atlanta and had so much mountainous terrain and no rail lines. Talc mining began in the 1870's and continued into the twentieth century. A rail line was built in 1906 running north to south through the county, which helped reduce the isolation of the area. In the mid 1900's, the carpet industry grew rapidly in Northwest Georgia, and Murray County participated in that expansion and still has floorcovering manufacture as a major part of its industrial base. However, from a state or national perspective, it could be argued that the most significant events occurred before the European settlement. At the summit of Fort Mountain lies an ancient wall thought to have been built by a pre-Cherokee group of Indians, but it has not been thoroughly studied by archeologists. Throughout the Eastern United States, the evidence of the more ancient Indian groups is limited, so this could be an important archeological site. The area of present-day Murray County was part of the Cherokee Nation. In 1804, Chief James Vann built the Vann House on his plantation at Spring Place. He had the help of Moravians whom he had invited to set up a Christian mission to teach Western ways to the Cherokee. After he was killed in 1809, his son Joseph inherited the mansion and lived there until the Cherokee Removal in 1838-9. As physical evidence of Cherokee history in Georgia, as a testament to Cherokee efforts to assimilate into European culture, and as a well-preserved example of Moravian craftsmanship it is a unique historic site in Georgia.

Natural Setting

The west side of Murray County lies in the Great Valley of the Ridge and Valley Province of the Appalachian Mountains and the east side of the county lies in the Blue Ridge Province of the Appalachians. The flatter parts of the Great Valley provide a beautiful setting for the cities of Chatsworth and Eton and land for pasture, hayfields, and row crops. The Cohutta Mountains, a subgroup of the Blue Ridge Mountains, lie east of Eton and a large portion of this mountain group is designated as the Cohutta Wilderness. In this area of high rainfall, there are steep summits with deep valleys holding rushing trout streams that feed into the Jack's and Conasauga Rivers. The highest peak, Bald Mountain, is 4005 feet above sea level. After merging with the Jack's River, the Conasauga River flows into the state of Tennessee, and then back into Georgia in the Great Valley to form the boundary between Whitfield and Murray Counties. The distinctive profile of Fort Mountain with its steep northern side rises to the east of Chatsworth and provides a scenic focal point for the beginning of the Blue Ridge. The Coosawattee River flows out of the Blue Ridge Mountains on the southeast side of the county and had one of the most rugged gorges in the North Georgia Mountains before it was impounded in the 1960's to create Carter's Lake.

Figure 3.View of Chatsworth and the Great Valley looking west from Fort Mountain

Environmental Planning Criteria

One function of planning is to focus on natural resources and their use and protection. The state of Georgia encourages local governments to incorporate into their planning process protection for these resources so development does not lead to damage. The recommendations for protection are called the Environmental Planning Criteria, covering five areas of concern. Murray County contains resources in all five of these areas. See Figure 4, Environmentally Sensitive Areas, Murray County Map. The areas are Groundwater Recharge Areas, Wetlands, Protected Rivers, Protected Mountains, and Water Supply Watersheds.

Holly Creek drainage, parts of the Conasauga drainage and Coosawattee drainage (including Carter's Lake) provide drinking water. Murray County has designated three water supply watersheds: Carter's Lake, an impoundment of the Coosawattee River; the Coosawattee River below the impoundment, and Holly Creek. The county has established protections for these watersheds in an ordinance. There are areas of mountain terrain that are higher than 2,200 feet and have a slope of 25% or greater, so they should receive state Mountain Protection status. Much of this steep land is on the Chattahoochee National Forest, including parts of the Cohutta Wilderness, and in Fort Mountain State Park, so it is already protected from development. In addition, the county has a mountain protection ordinance that protects mountains 1,000 feet or higher with a slope of 25% or greater for at least 500 feet. This is stricter than the state criteria. The county has large areas of groundwater recharge, mainly in the Great Valley, including the land where Chatsworth and Eton are located. The Conasauga River and the Coosawattee River both have sufficient flow to qualify for state Protected River status. Wetlands are also a resource falling under the Environmental Planning Criteria. The county has not adopted Environmental Planning Criteria for Groundwater Recharge Areas, Wetlands, and Protected Rivers. In discussion with county officials, they said that they rely on existing state and federal regulations to protect these resources.

Figure 4. Holly Creek

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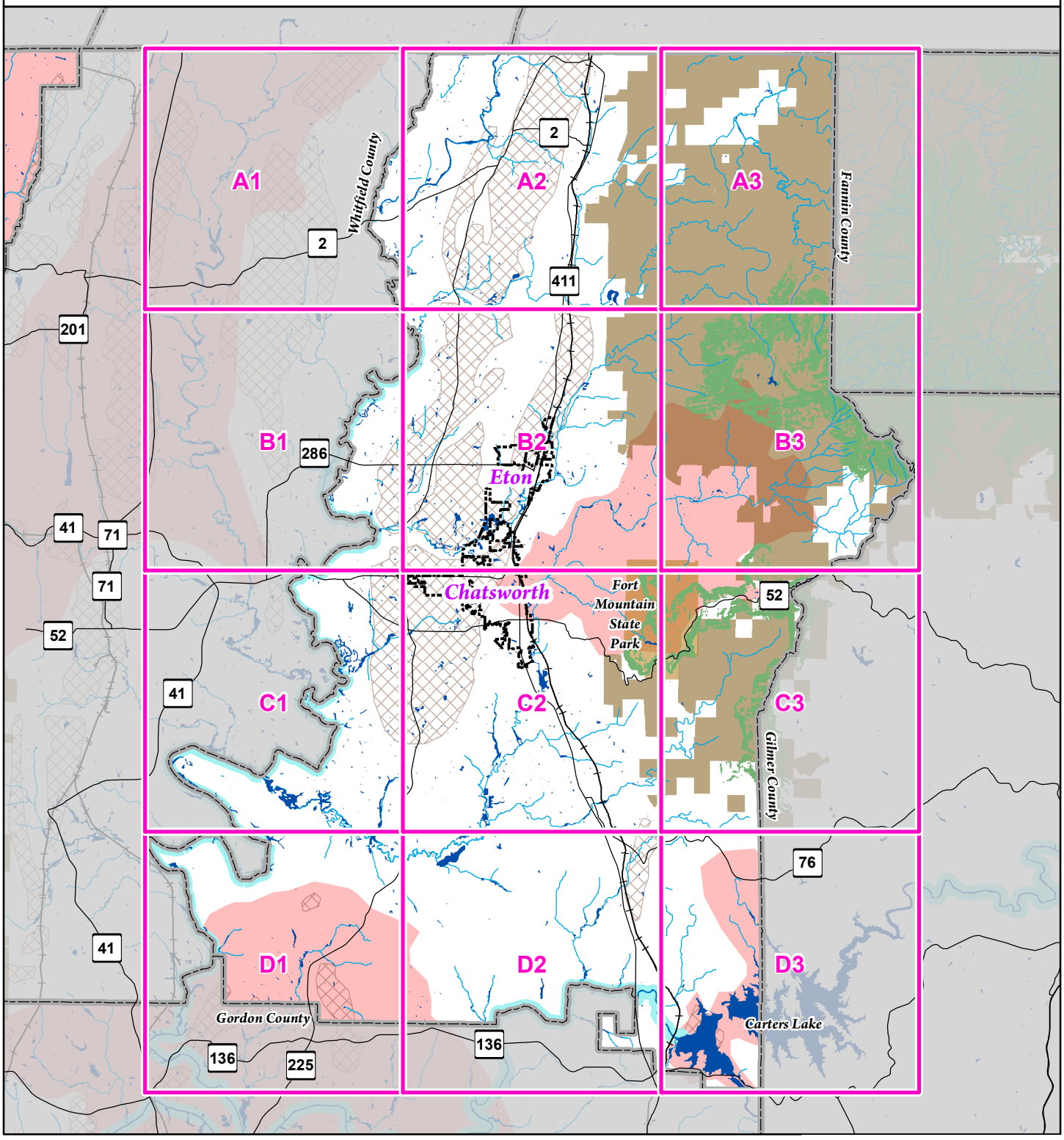
Map of Environmentally Sensitive Areas

Map Grid index followed by the 12 sections of the grid=A1, A2, A3, B1, B2, B3, C1, C2, C3, D1, D2, D3.

Note: on map, Rusty Brown area in B3 is overlap of US Forest Service and Water Supply Watersheds

Murray County, Georgia - Environmentally Sensitive Areas



Environmentally Sensitive Areas

- NWI Wetlands
- Perennial Streams
- Protected Rivers
- Protected Mountains
- US Forest Service
- Groundwater Recharge Area
- Water Supply Watersheds

1 inch = 4 miles

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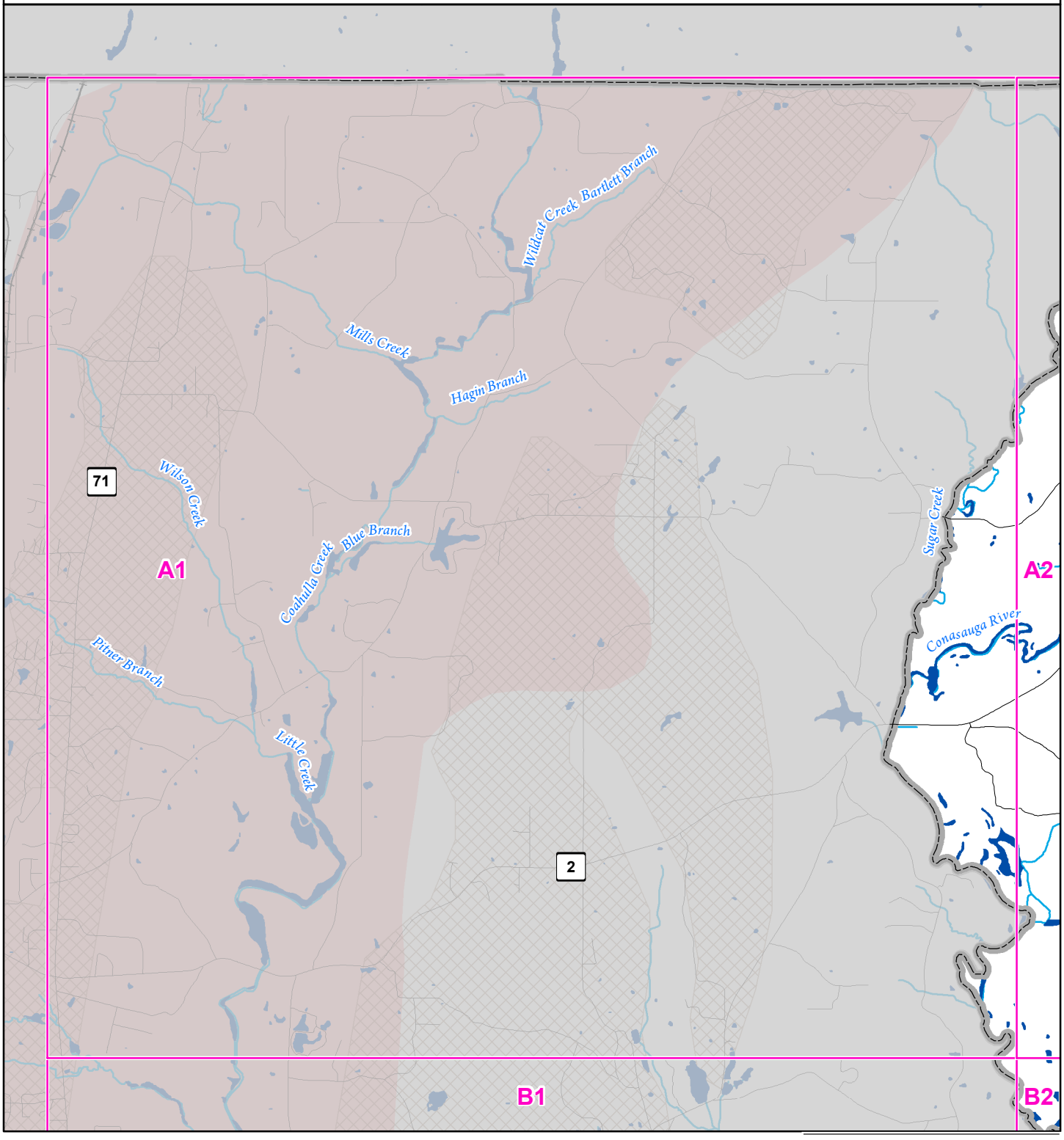

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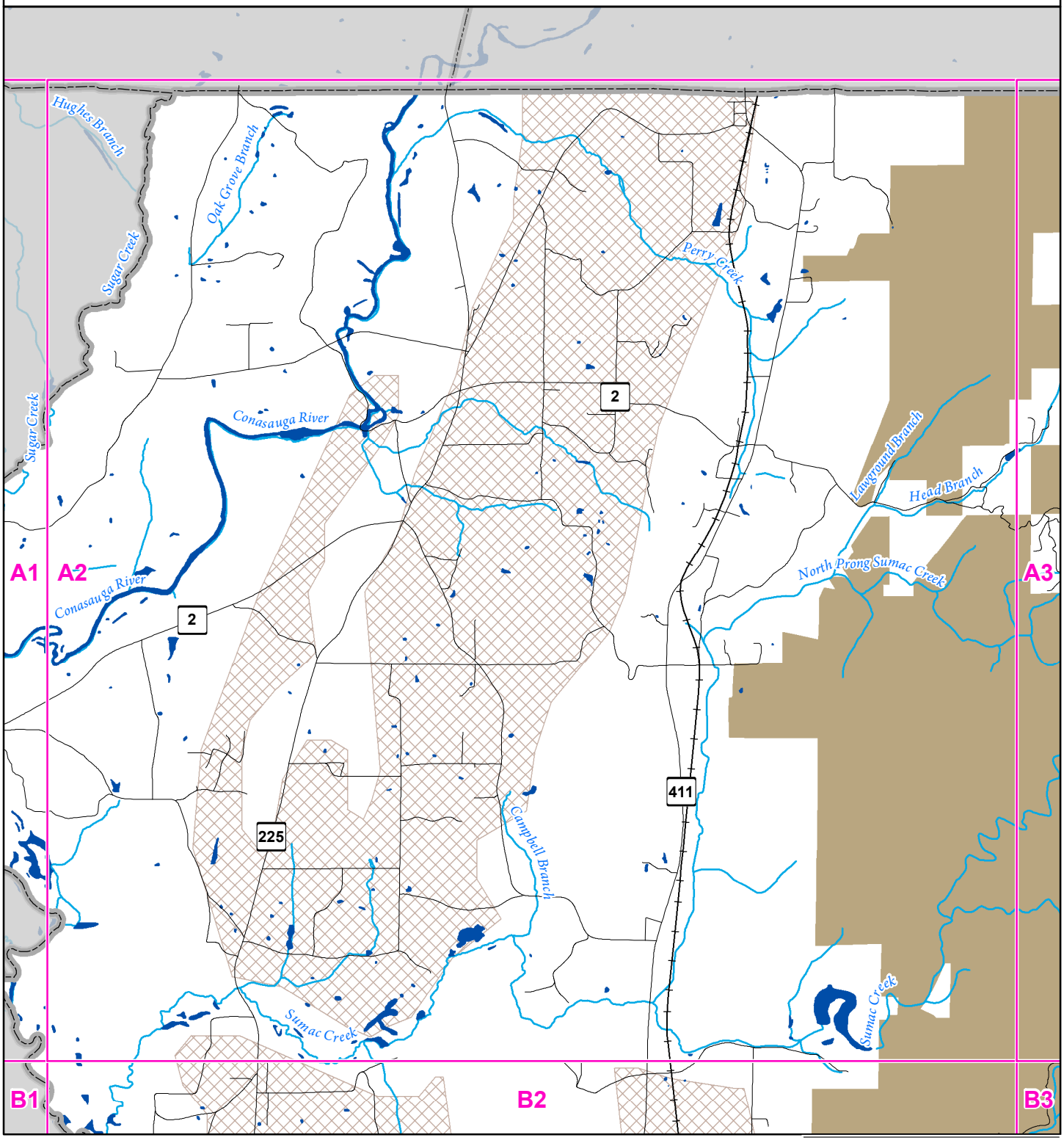

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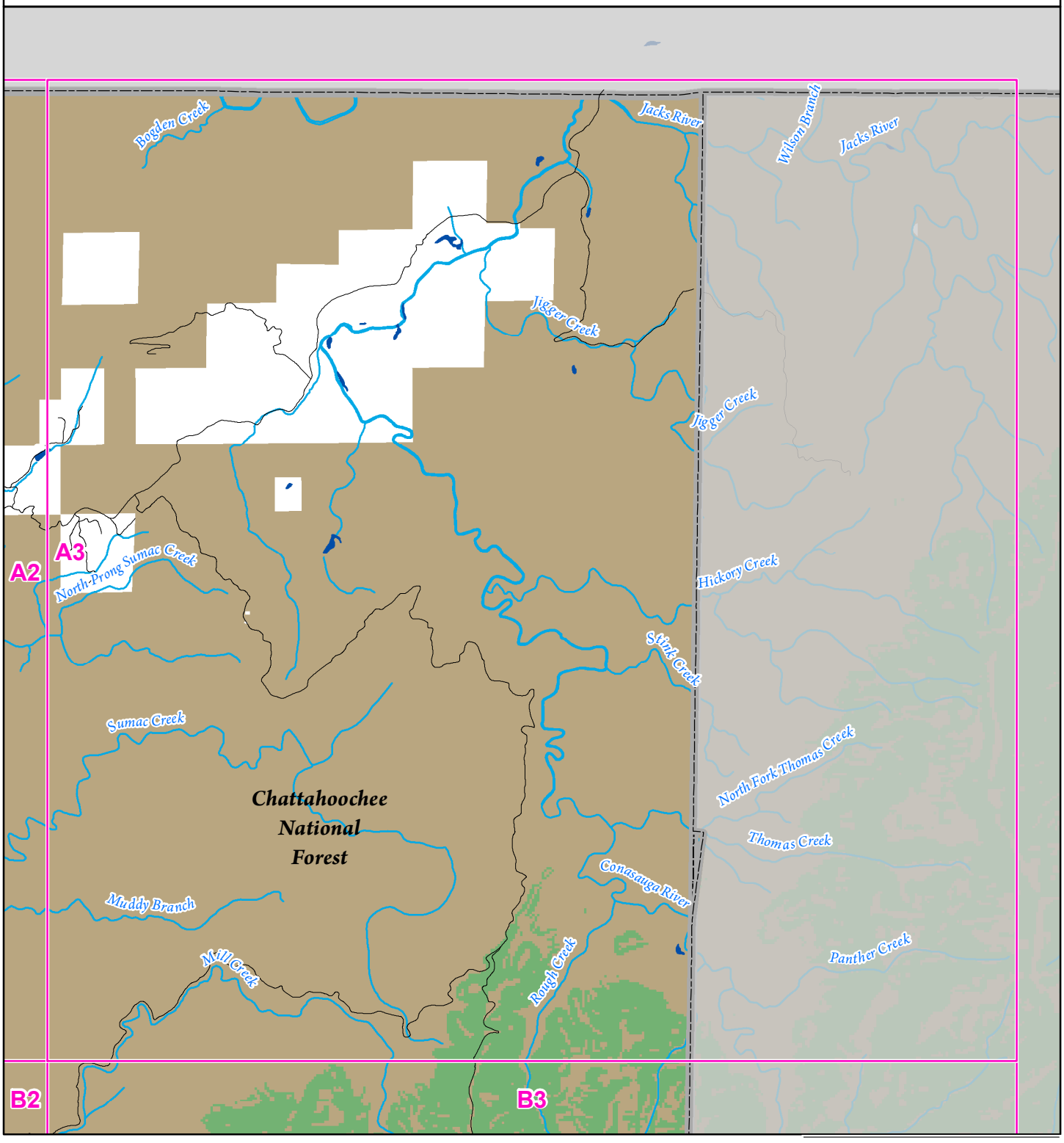
Murray County, Georgia - Environmentally Sensitive Areas



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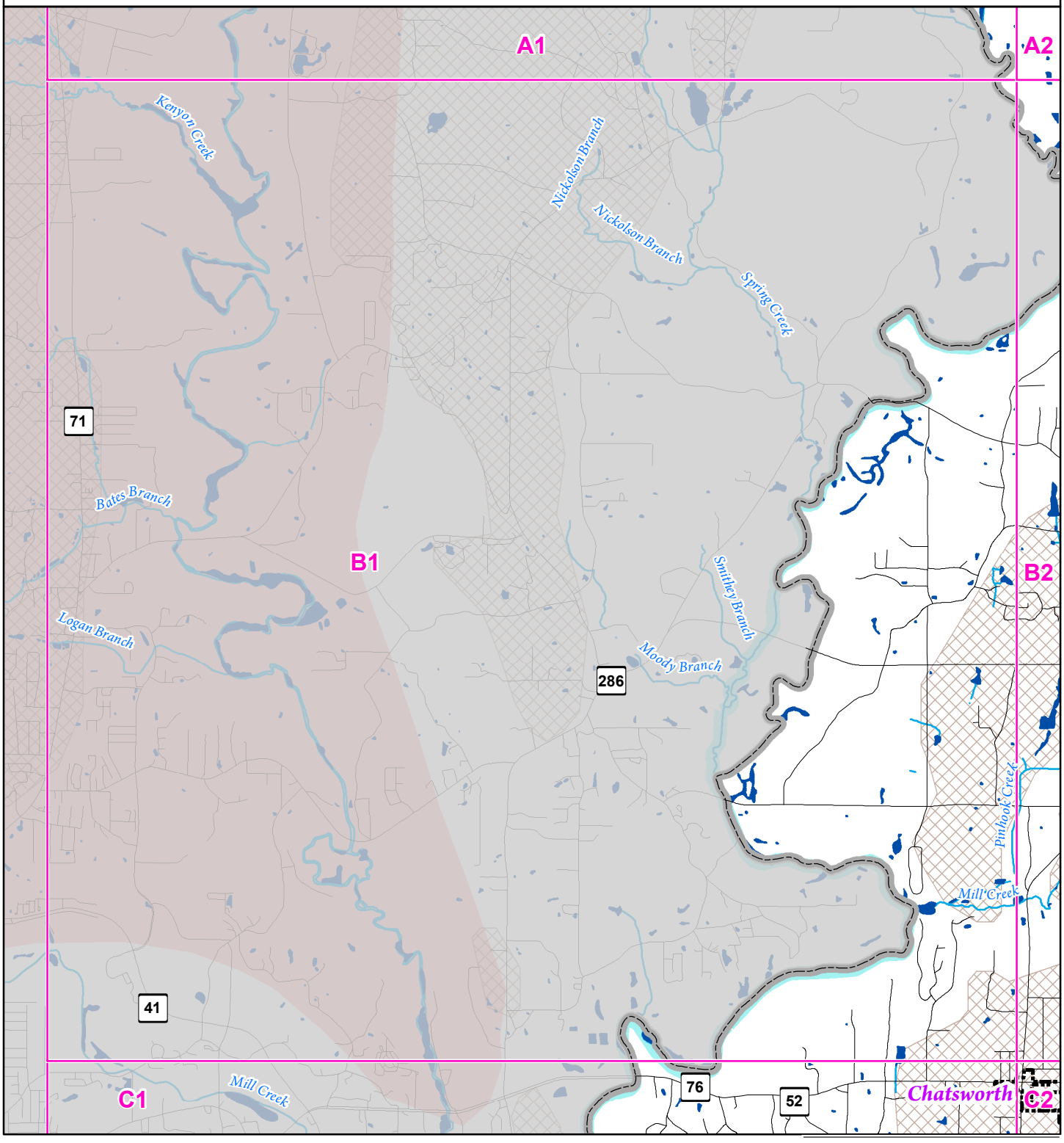

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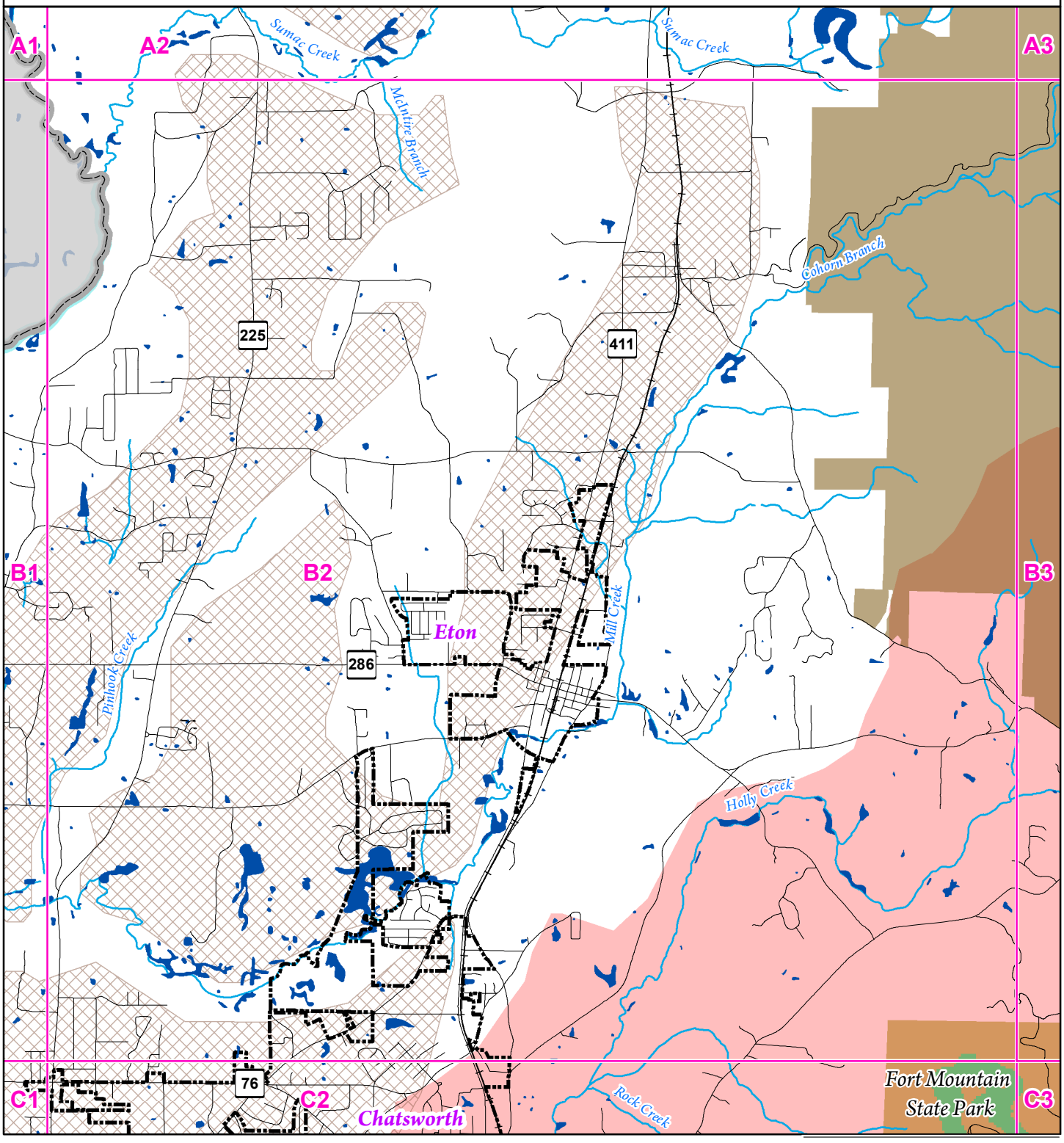
Murray County, Georgia - Environmentally Sensitive Areas



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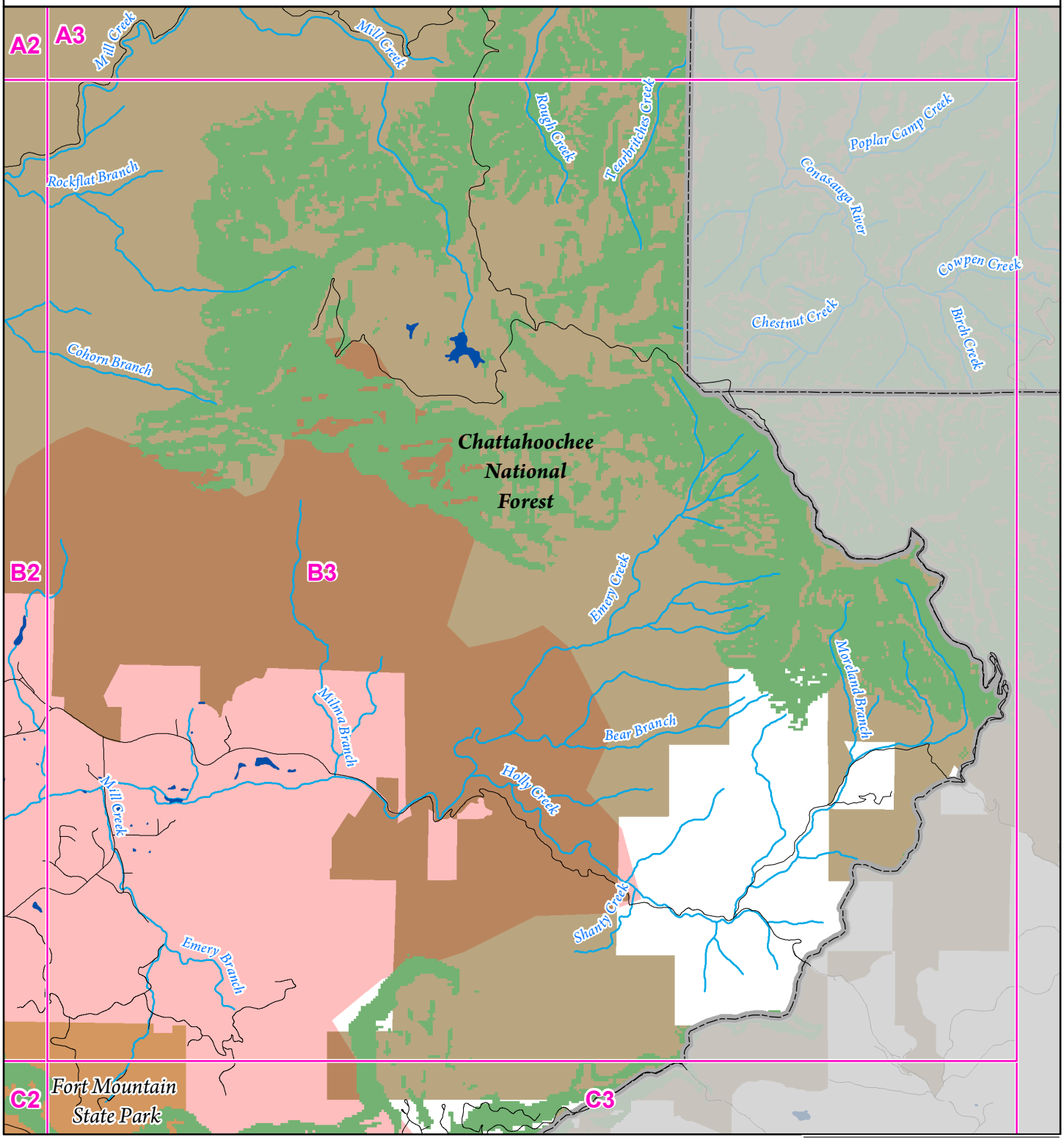

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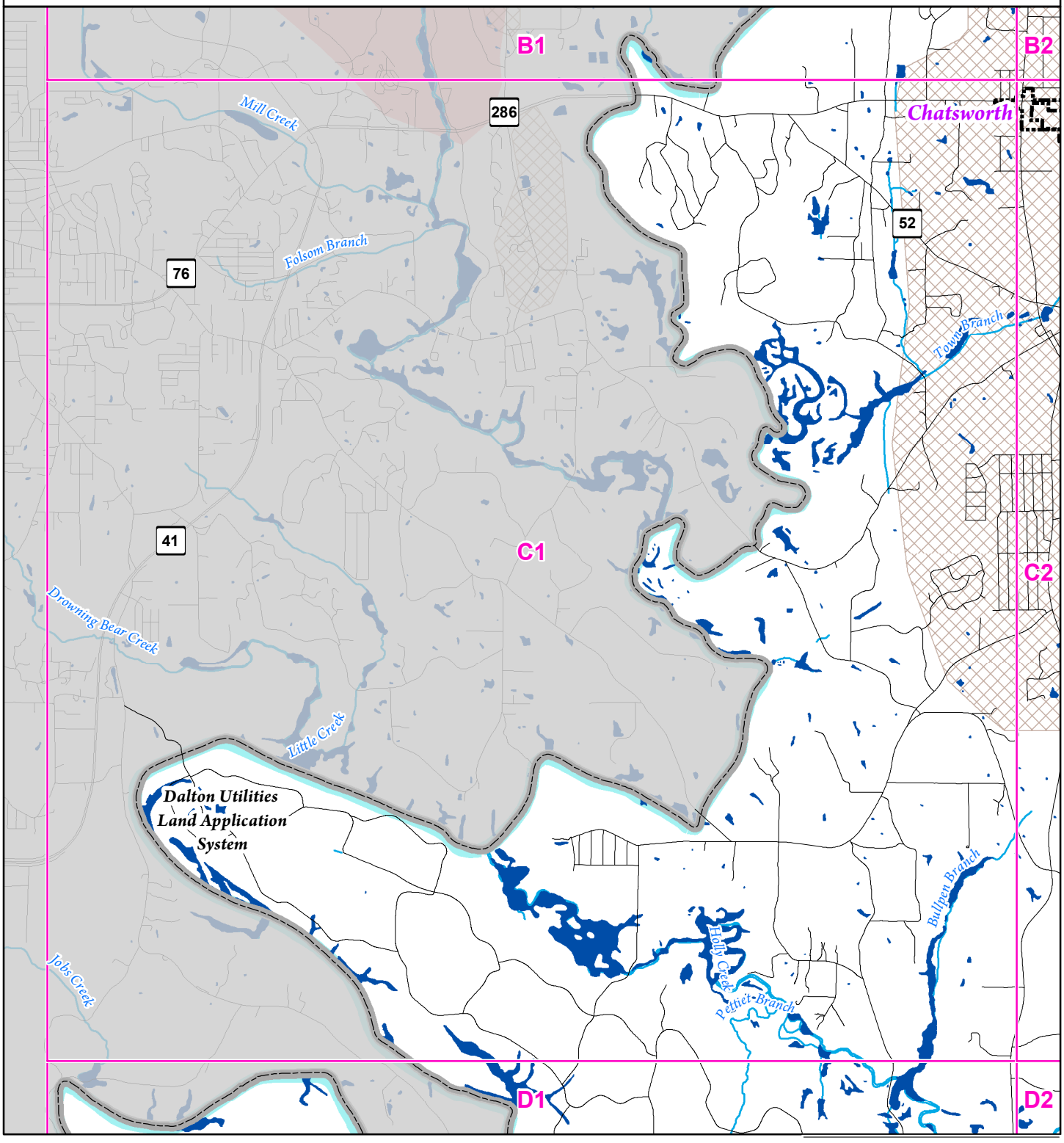

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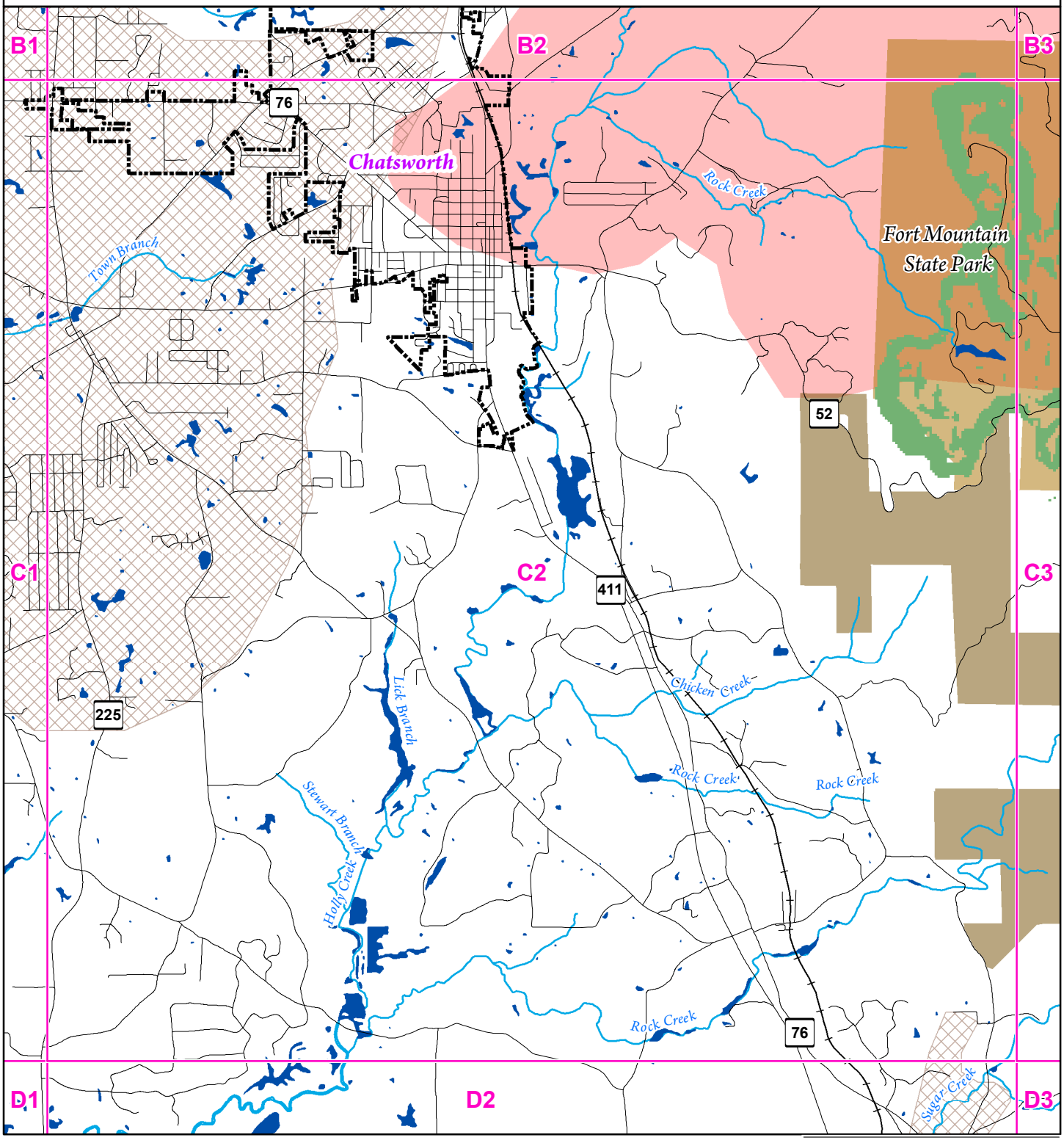

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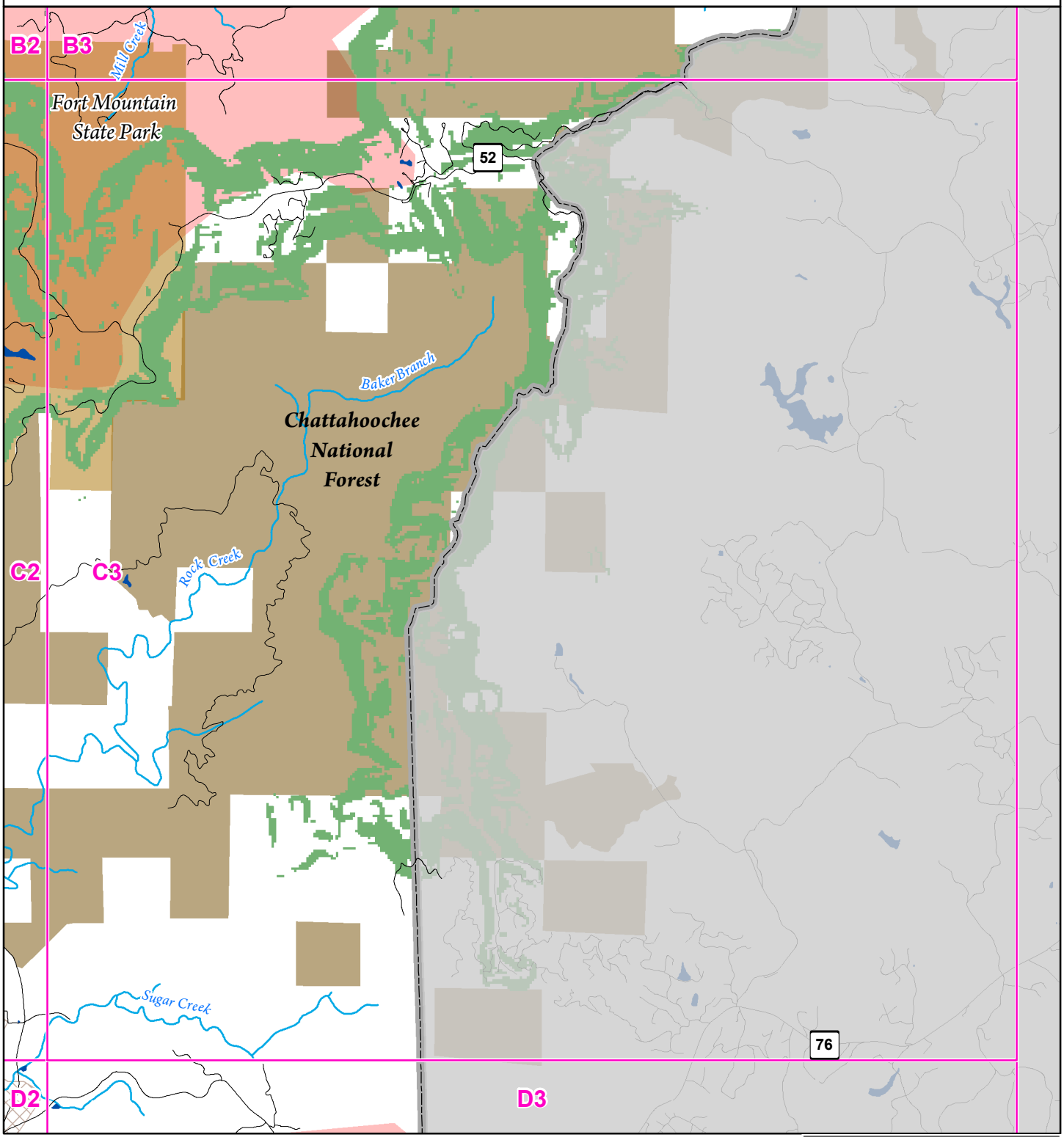

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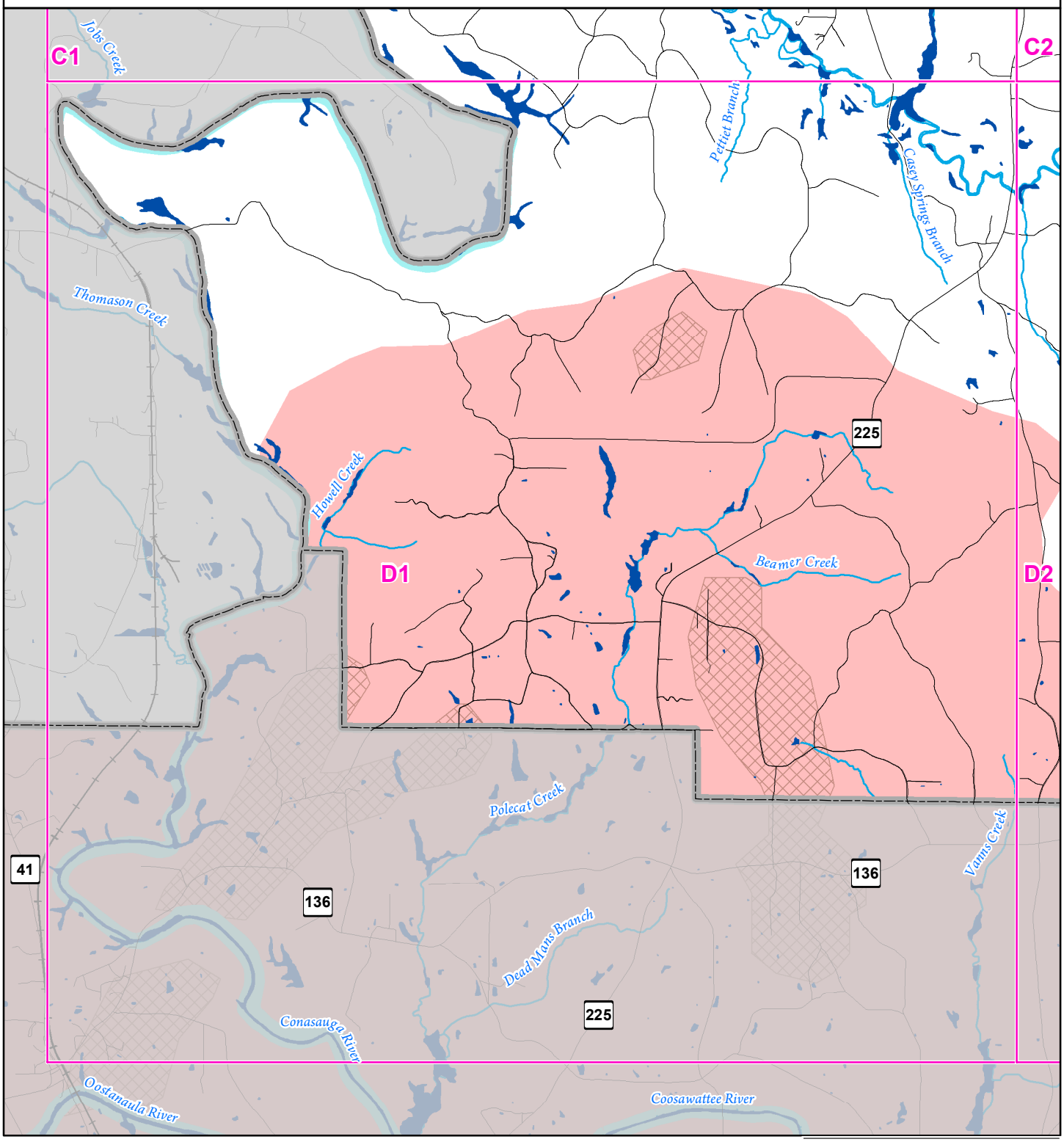

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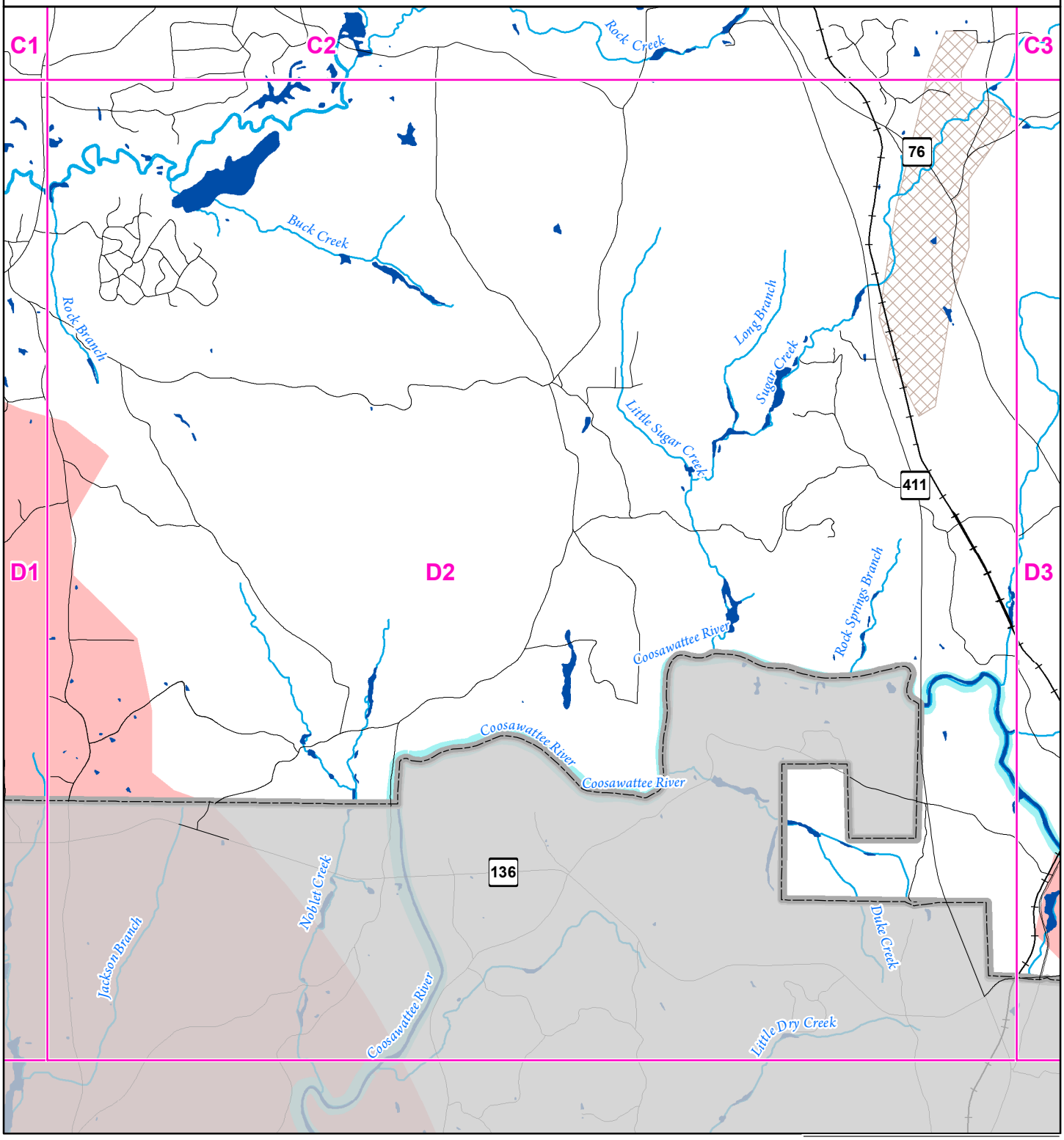
Murray County, Georgia - Environmentally Sensitive Areas



Environmentally Sensitive Areas

- NWI Wetlands
- Perennial Streams
- Protected Rivers
- Protected Mountains
- US Forest Service
- Groundwater Recharge Area
- Water Supply Watersheds

1 inch = 1 miles

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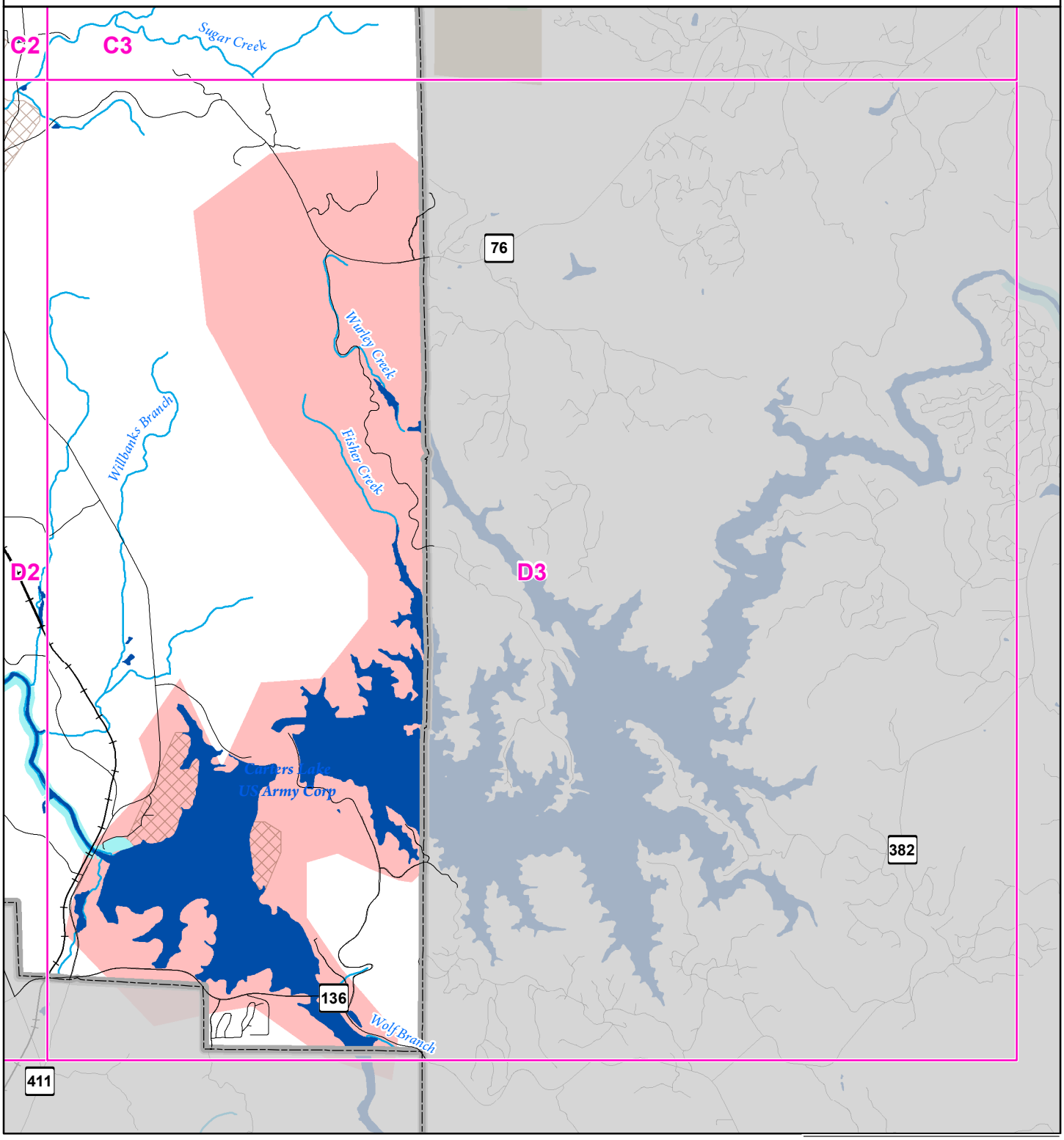

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Impaired Waters of Murray County

Figure 5. Conasauga River at State Route 2 Bridge

The streams and rivers of Murray County are one of its most outstanding natural resources, with the Conasauga River being nationally recognized for its biological diversity of fish, crayfish, and mollusk species. Excellent water quality and an intact biological community should be found in all of the county's waterways, to the benefit of residents, industry, fishermen, and boaters, and as well as the overall health of the terrestrial ecological community. Unfortunately, the Georgia EPD currently lists fourteen streams and rivers in Murray County on the impaired list because they do not meeting the criteria for clean water (Georgia 2014 305(b)/303(d) list and the Georgia 2016 Draft 305(b)/303(d) lists). See Table 1.

All of Murray County lies within the Upper Coosa Drainage, with the Conasauga River and the impounded Coosawattee (Carter's Lake) being the large rivers in the county. The impaired streams include four sections (or reaches) of the Conasauga, two sections or reaches of Holly Creek, and three different Mill Creeks. Six rivers or streams are contaminated by fecal coliform bacteria. In at least seven streams the fish community is degraded, which in Georgia mountain streams usually signifies excessive sediment. Sediment can interfere with fish egg survival and cause downstream problems at municipal water intakes. One positive point is that there are no new waterbodies on the 2016 Draft list; all are carried over from the 2014 list.

The trout streams on this list include the upper reaches of the Conasauga, including Jack's River, upper reaches of Holly Creek and the particular Mill Creek within Holly Creek watershed, the upper part of the Mill Creek that flows by Eton, and the upper parts of Sumac Creek. There are other trout streams in Murray County that are not impaired.

The Limestone Valley RC&D Council has led many efforts in the Conasauga Watershed to improve water quality, including EPA 319 grants. Starting in summer 2018, Holly Creek will be the focus of another 319 Grant with activities that will include residential septic repairs, installation of agricultural Best Management Practices, and a stream stabilization project. State investment in improving streams in the Conasauga Watershed has recently received a boost due to the addition of a new GA DNR Upper Coosa River Watershed fisheries biologist position with an outreach component. The fisheries biologist will focus on implementing conservation and restoration activities from Georgia's 2015 State Wildlife Action Plan. That Action Plan identified the Conasauga River as the state's highest priority river for rare species conservation. The Limestone Valley RC&D has just added an Aquatic Conservation Field Coordinator for the watershed funded in part by the US Fish and Wildlife Foundation. Several other government and non-government organizations contribute to improving water quality in the watershed as well.

Table 1. Impaired Streams in Murray County

2014 current list and 2016 Draft list-Impaired streams-Coosa River Drainage						
Reach Name	Reach location	Criterion violated	Potential causes	Extent	Use	Notes
Conasauga River	Stateline to Highway 286	Fecal Coliform Bacteria, Fish Consumption Guidance (PCBs)	Non-point source	20 miles	Fishing, drinking water	TMDL completed FCG(PCBs) 2009 and Fecal coliform 2009
Conasauga River	Hwy 286 to Holly Creek	Fecal Coliform Bacteria, Fish Consumption Guidance (PCBs)	Non-point source	18 miles	Fishing, drinking water	TMDLs completed Fecal coliform 2004, FCG 2005 (revised 2009)
Conasauga River	Holly Creek to Thomason Creek	Fecal Coliform Bacteria, Fish Consumption Guidance (PCBs)	Urban Runoff/ Urban effects	14 miles	Fishing	TMDLs completed for FCG 2005 (revised 2009), Fecal coliform 2004
Conasauga River	Thomason Creek to Oostanaula River	Fish Consumption Guidance (PCBs)	Urban Runoff/ Urban effects	11 miles	Fishing	TMDLs completed for FCG 2005 (revised 2009), Fecal coliform 2004
Coosawattee River	US Hwy 411 to Noblet Creek, d/s Carters Lake	Fish Consumption Guidance (PCBs)	Non-point source, Urban Runoff/ Urban effects	10 miles	drinking water	FCB(PCBS) TMDL drafted 2013
Goldmine Branch	Fort Mountain Lake to Holly Creek	Biota impacted(Fish Community)	Non-point source	4 miles	Fishing	-
Holly Creek	Downstream Chatsworth	Fecal Coliform Bacteria	Urban Runoff/ Urban effects	4 miles	Fishing, drinking water	TMDL completed Fecal Coliform 2009
Holly Creek	Rock Creek to Conasauga River	Fecal Coliform Bacteria	Non-point source	8 miles	Fishing	TMDL completed for Fecal Coliform 2004. The trophic weighted residue value=0.3 mg/kg for mercury in fish tissue. This is just below the level of impairment.
Jack's River	Rough Creek to Stateline	Fecal Coliform Bacteria	Non-point source	9 miles	Fishing	TMDL completed Fecal Coliform 2009
Jigger Creek	Headwaters to the Conasauga River	Biota impacted(Fish Community)	Non-point source	5 miles	Fishing	

Mill Creek	Headwaters to Holly Creek	Biota impacted(Fish Community)	Non-point source	5miles	Fishing	
Mill Creek	Murray County	Biota impacted(Fish Community)	Non-point source	9 miles	Fishing	
Mill Creek	Crandall Ellijay Rd (CR27) to Conasauga River	Fecal Coliform Bacteria	Urban Runoff/ Urban effects	10 miles	Fishing	TMDL completed Fecal Coliform 2009
Noblet Creek	Headwaters to Coosawattee River	Biota impacted(Fish Community)	Non-point source	5 miles	Fishing	TMDL completed Biota impacted(Fish Community) 2009
Polecat Creek	Headwaters to the Conasauga River	Biota impacted(Fish Community), Fecal Coliform Bacteria, Biota impacted (Macroinvertebrate community) Dissolved Oxygen	Non-point source	10 miles	Fishing	TMDL completed Fecal Coliform Biota impacted (Fish Community) 2009. The TMDL Biota impacted (Macroinvertebrate community) is scheduled to be drafted in 2014 and the TMDL of DO is scheduled to be drafted in 2018
Sumac Creek	Headwaters to Coffey Lake	Biota impacted(Fish Community)	Non-point source	10 miles	Fishing	
Sumac Creek	Coffey Lake to Conasauga River	Fecal Coliform Bacteria	Non-point source	8 miles	Fishing	Fecal Coliform TMDL drafted 2013. Limited fish tissue data indicates that mercury in fish tissue may be elevated. Only one species of fish was tested. More data is needed before making a listing assessment determination.
Tributary to Mill Creek	Headwaters to Mill Creek	Biota impacted(Fish Community)	Non-point source	3 miles	fishing	
Willbanks Branch	Headwaters to Coosawattee River	Biota impacted(Fish Community)	Non-point source	4 miles	fishing	TMDL completed Biota impacted(Fish Community) 2009

Population, Education, and Economics

Murray County is part of the 15-county Northwest Georgia Region for planning and other services provided by the Regional Commissions. The other counties are Bartow, Catoosa, Chattooga, Dade, Fannin, Floyd, Gilmer, Gordon, Haralson, Pickens, Polk, Paulding, Walker, and Whitfield. Georgia's population has grown rapidly since the 1960's, as people have moved into the state to take advantage of job opportunities (Figure 6). Projections of future population growth from the Governor's Office of Planning and Budget show more than 14 million people in the state by 2050. Paulding County, on the west side of Atlanta, is projected to remain the most populous county in the Northwest Georgia Region through 2050, reaching 300,000. The 2016 estimate for the population of Murray County is 39,315 persons. The population of Murray County is predicted to peak at 40,353 persons in 2030, then decline to 36,739 by 2050. For comparison, Murray County's neighbor in the Northwest Georgia Region to the east, Gilmer County, is predicted to have a population that will continue to climb slowly, peaking at 33,749 persons in 2050. Whitfield County to the west is predicted to peak at 119,343 in 2050.

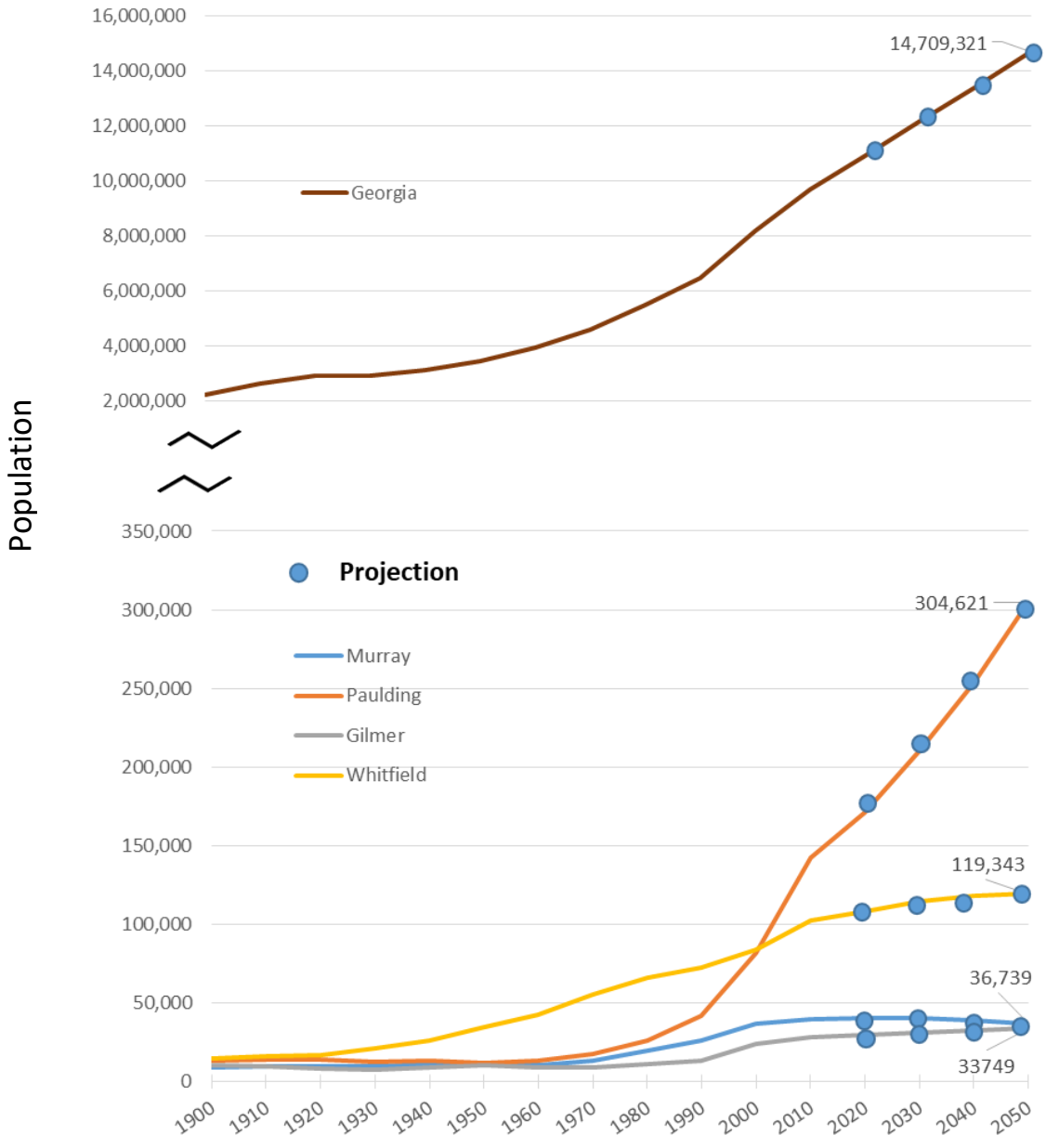

Figure 6. Population trends for Murray, Paulding, Gilmer, and Whitfield Counties and Georgia. US Census and Gov. O. of Planning and Budget.

Education is an issue of great concern because it affects income and employment. As Figure 7 shows, Murray County lags behind the state in college degrees, with only 6.8% of those 25 and older attaining a bachelor's degree compared to 18.8% for the state. Murray County also lags behind the regional rate of 11.3%. There is no four-year college option within the county. Nearby options are Lee University in Cleveland, Tennessee and Dalton State College in Dalton, or Dalton State's satellite campus in Ellijay.

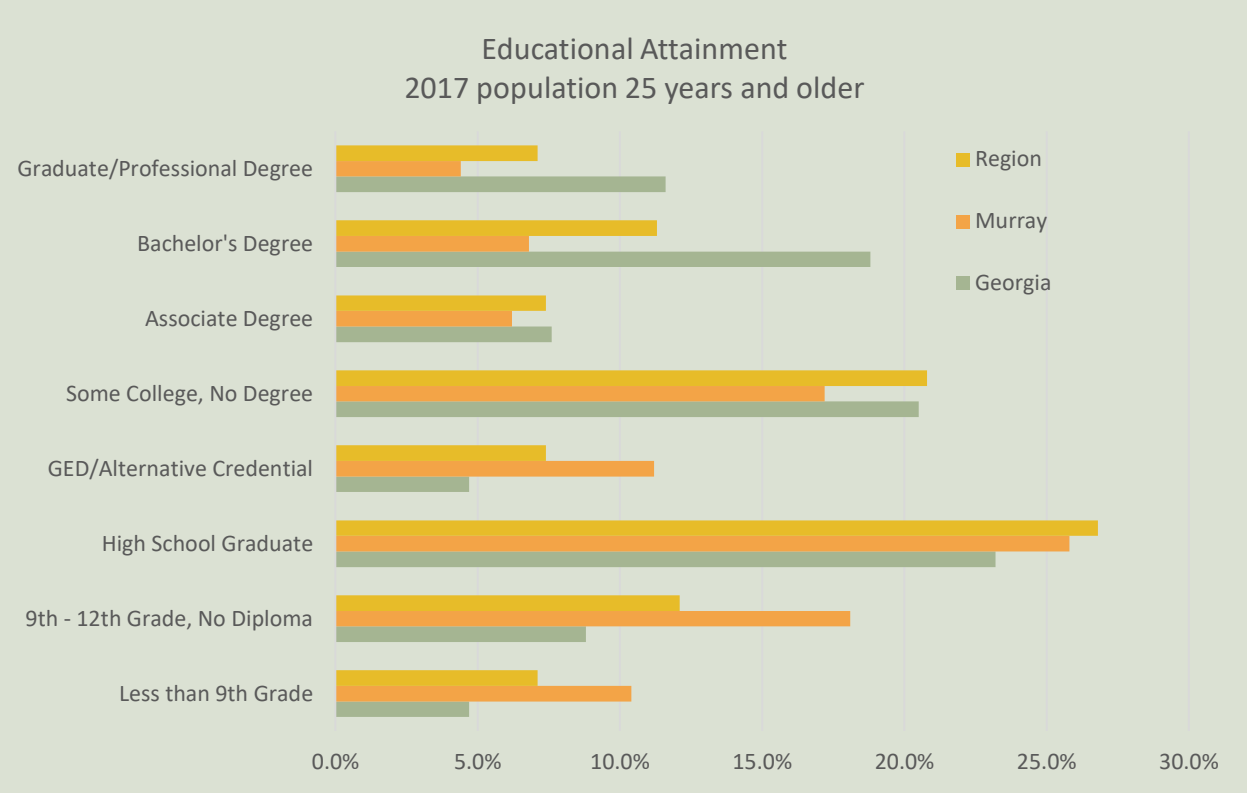

Figure 7. Educational Attainment 2017 population 25 years and older. US Census 2010, ESRI Forecasts for 2017.

Murray County's median household income for 2017, $40,723, is the sixth lowest in the region. (Figure 8). Paulding County, with its proximity to Atlanta, has become a location where many professionals find suburban housing, so it has the highest income in the region. The poverty threshold for 2017 according to the US Census for a family of 4 with two of them being children under 18 is $24,858. For 2017, US Census income distribution estimates show 29% of the households in Murray County having income below $25,000. It should be noted that the household poverty threshold is lower for smaller families, older people without children, and single persons living alone. A better estimate may be the individual poverty rate estimate, which according to US Census 2016 data, is 18.1% of the county's population.

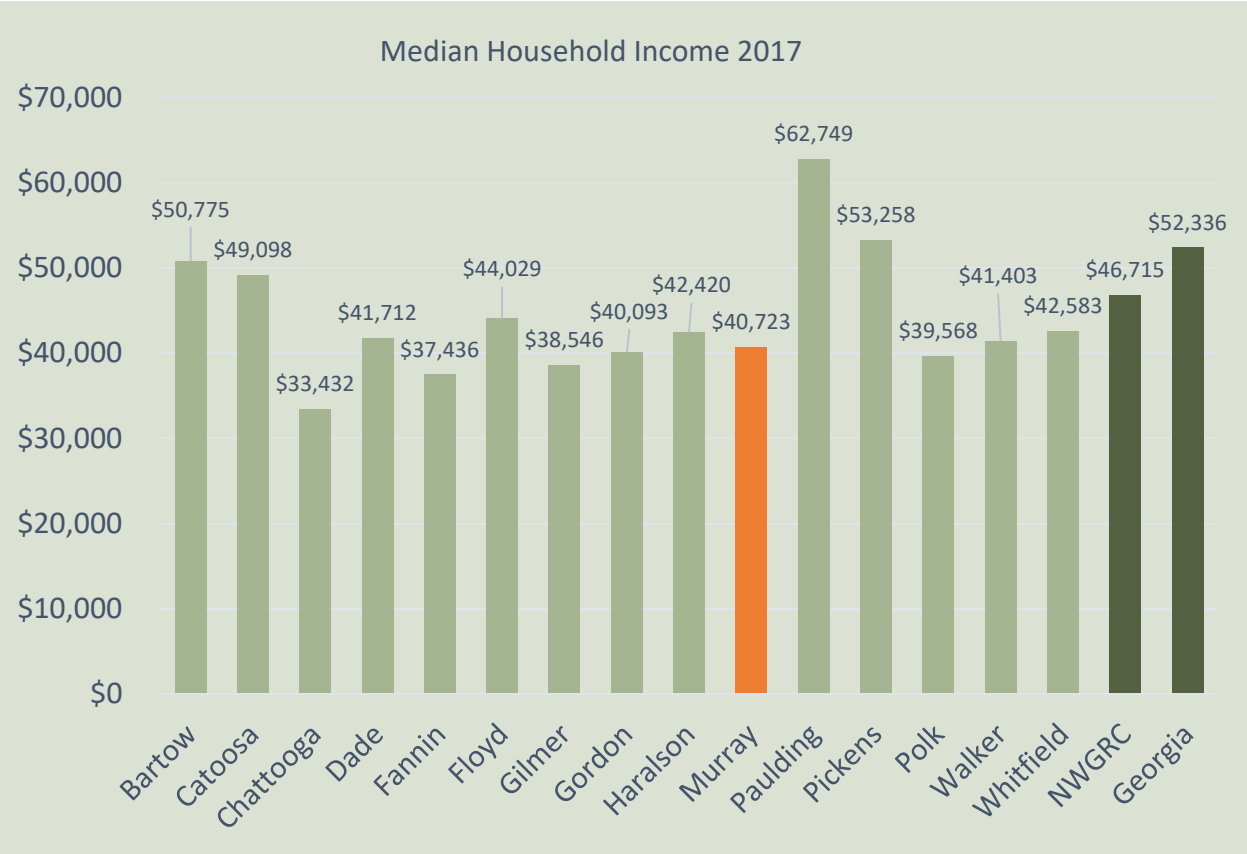

Figure 8. Median Household Income 2017. US Census Bureau, ESRI Community Profile

The recession of 2007-2009 still has an impact on Murray County. Unemployment for 2016 for the county was at 6.9%, the highest unemployment in the region (Figure 9). Figure 10 shows that unemployment has dropped since reaching a high in 2010, but is still not back to pre-recession levels, and that the county follows the national and state trend.

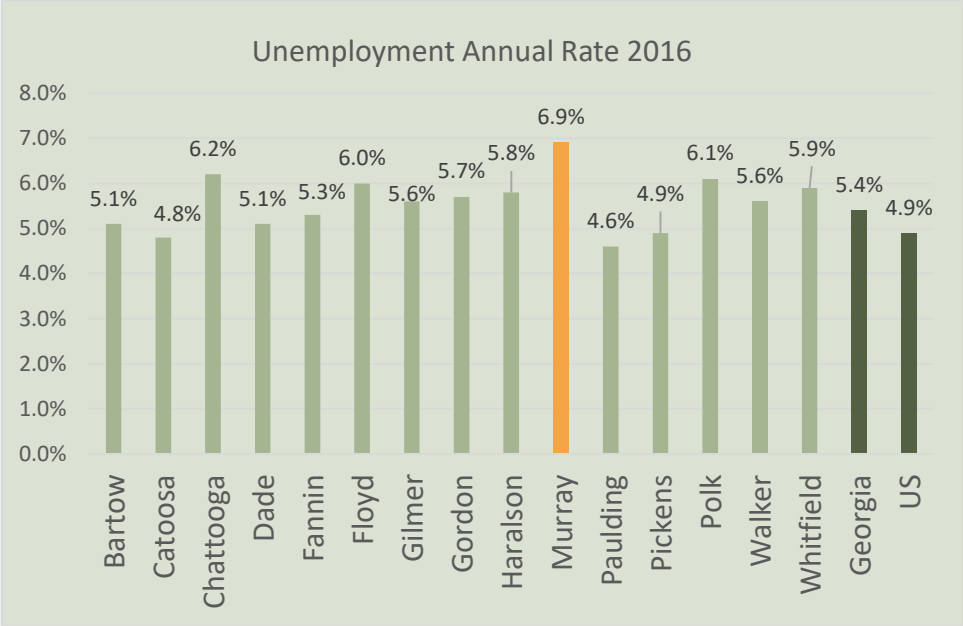

Figure 9. Unemployment 2016. Georgia Department t of Labor, US Bureau of Labor Statistics

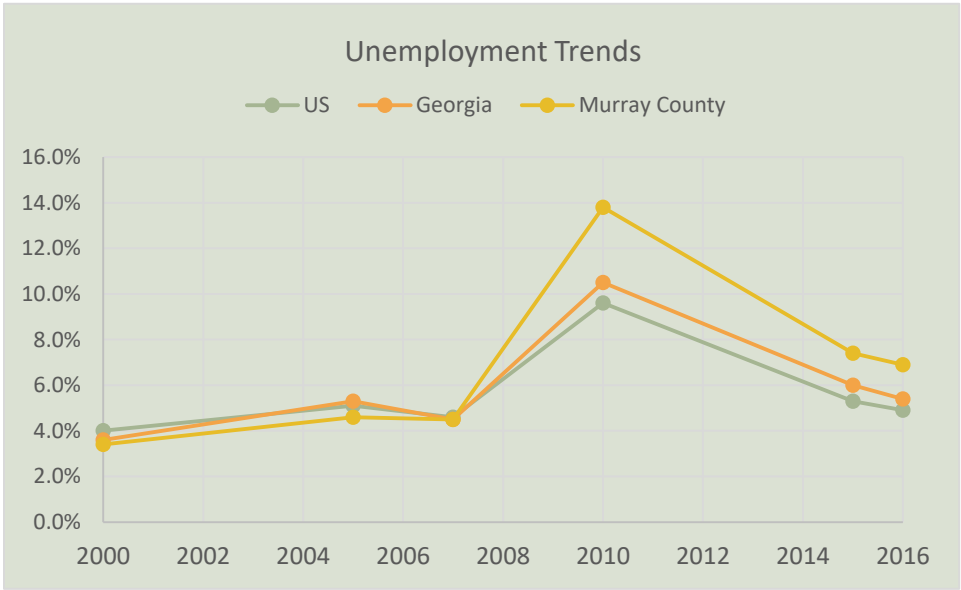

Figure 10. Unemployment Trends. Georgia Department of Labor, US Department of Labor

Public Participation

State planning rules include public participation because that is the embodiment of democratic government at the local level, and when the public is involved in the decision-making process, they have a higher level of ownership in the results. Governments chose elected and appointed government officials as steering committee members, and then chose a larger group of stakeholders from various professions, areas of interest, and other government positions. Stakeholders and steering committee members attended three evening meetings, which were advertised so the general public could attend as well.

Figure 11. Stakeholder Meeting. Photo Julianne Meadows

At these stakeholder meetings the SWOT (Strengths, Weaknesses, Opportunities and Threats) brainstorming exercise was used to create a written list of significant issues, as described in the Needs and Opportunities section of this document. In addition, stakeholders were asked to review land use maps and a planner gave PowerPoint presentations on the Regional Water Use Plan and population/ employment trends. The planner discussed the Environmental Planning Criteria, presenting a map of the environmentally sensitive areas of the county, including wetlands, protected rivers, protected mountains, and water supply watersheds. See the Environmental Planning Criteria section of this plan. Appendix A lists the meetings, other contact with the communities, and other activities involved in preparing the plan.

The planners created the Murray County Community Vision Survey to get a more wide-ranging idea of public views on a number of issues facing the county. The survey was available online at the county's website and paper copies were sent to North Murray High School, where students filled out the survey in an economics class. Paper copies of the survey were available at the public library, the senior center, and at stakeholder meetings. A total of 288 people took the survey. The survey is not statistically significant since participants were not randomly selected, anyone could take the survey who wished, and overall participation was low compared to the total population of the county. However, it does provide insight on what the public feels are the most pressing issues. See Appendix B for the results of the survey and "Survey Results related to Needs and Opportunities and Work Program" in the Needs and Opportunities Section for discussion of the survey.

Economic Development Element

Figure 12. Murray County Chamber of Commerce

A strong economy is the basis for prosperity in a community. The Georgia planning rules require an economic development element for counties on the Job Tax Credit Tier 1 list, which consists of counties having the highest unemployment, lowest per capita income, and the highest percentage of residents whose incomes fall below the poverty level. Murray County is forty-fourth out of seventy-one Tier 1 counties, an improvement from the 2017 rankings, when the county was thirty-fifth. Manufacturing, warehousing and distribution, processing, telecommunications, tourism, and research and development businesses that locate in these counties receive statewide job tax credits.

A number of efforts are being made to encourage economic growth in Murray County and its cities. These include the Murray County Industrial Development Authority, with Illya Copeland as its Executive Director, and Murray County Chamber of Commerce. Copeland has led the development of a structured incentives package for qualifying businesses and labor force and workforce partnerships. He has compiled a list of 12 developable sites, with 250 acres of rail-front property and 1,200 acres of developable land (including the Murray South Industrial Park). He is working on a marketing and branding campaign, including marketing to overseas outlets.

The county and two cities of Chatsworth and Eton have committed to continue to implement the Murray County 2010 Strategic Vision Plan (by Market Street) linked to Northwest Georgia Regional Comprehensive Economic Development Strategy (CEDS).

Murray County has been included as one of the counties in the Thrive 2055 regional planning effort that includes the tristate area in and around Chattanooga. This effort focuses on protecting the region's natural treasures while coordinating regional transportation improvements, investing in education and training, promoting diversification of employment opportunities and economic enterprises, and encouraging communities to grow from within.

Specific efforts to encourage economic development:

- Completion of Georgia Ports Authority's Appalachian Regional Inland Port in August 2018, in the unincorporated northern part of county. The port will make the link between truck and train transport of freight in the Southeastern US more efficient. This development is expected to spur economic growth throughout Murray County.
- Plans to develop Murray South Industrial Park with gas and other utilities.
- Plans to create a retail incubator in Chatsworth
- Ongoing efforts of the Murray County Chamber of Commerce to promote a mix of retail and commercial developments and market the city of Chatsworth for outdoor and historic tourism

- Plans to market Eton as a gateway to the Chattahoochee National Forest and the Blue Ridge Mountains

Figure 13. Historic Wright Hotel in Chatsworth.

Transportation Element

Figure 14. Appalachian Regional Inland Port. Photo Georgia Ports Authority

The Georgia planning rules require a transportation element because Chatsworth, Eton, and parts of Murray County are in the Greater Dalton Metropolitan Planning Organization (MPO). Many residents leave Murray County daily to drive to Whitfield County and other surrounding counties to work. The county does not have any interstate highway miles. Four-lane traffic routes are limited to US 76 between Dalton and Chatsworth, and parts of US 411 running north and south though Eton and Chatsworth. US 411 is a two-lane route above Eton and to the Tennessee border.

The county and the cities have made a commitment in the work program of this plan to participate in the planning process of the Greater Dalton MPO. Several issues surrounding transportation are dealt with in this plan. They include:

- Limited availability of public transportation, a concern in an economically depressed area for workforce mobility and to serve the needs of an aging population. Murray County will continue the Murray County Rural Transit System.

- Anticipated increased truck traffic because of the newly opened Appalachian Regional Inland Port on US 411 above Eton. The cities expressed strong interest in participating in discussions about four-lane status for all of US 411 and about planning other road improvements to accommodate the anticipated traffic increase from the inland port. The work program also has projects that are on the funded GDOT list, including replacement of the US 411 bridge in Tennga and refurbishing the bridge on OId Federal Road over Mill Creek, both of which relate to inland port traffic improvements.

- Easing traffic congestion in unincorporated Spring Place with the addition of two roundabouts and bridge improvement near the Vann House. This area is on the route that is used as a bypass around Chatsworth for those going to the cities of Ellijay and Blue Ridge from Whitfield County.

- Providing for multimodal transportation for the health of local residents as well as for tourists seeking to enjoy the natural and cultural assets of the county on foot or by bicycle. Assets include many existing miles of bike and foot trails on public land in the Chattahoochee National Forest and at Fort Mountain State Park, as well as a long section of the regional Pinhoti Trail. Three areas of the national forest also have Off Highway Vehicle (OHV) trails. The work programs include items to complete bike and sidewalk plans.

Broadband Element

Access to high speed internet has become a necessity for business and greatly improves the quality of life for residents. In 2015, the Federal Communications Commission set the definition of high-speed internet, or broadband, at 25 megabits per second for download (downstream), and 3 megabits per second for upload (upstream). The state of Georgia used this definition as a benchmark for high speed internet service in Senate Bill 403, which was passed to become the "Achieving Connectivity Everywhere (ACE)" Act in spring 2018. This Act has allowed for the creation of the Broadband Ready Program to help communities bring high speed internet service to even the most rural areas. Murray County, Chatsworth, and Eton would like to participate in the Broadband Ready Community program because they see a real need to facilitate better internet connectivity for all residents, regardless of how remote their homes are. Therefore, this broadband element is being added to the comprehensive plan, and three work program items have been added for each government. The first item is a commitment to pass a broadband ordinance covering the process of providing broadband to all residents. The second item states that they will participate in the Broadband Ready Community Program, with its adopted ordinance, and the third item is a commitment to apply for funding under the Broadband Ready program. The Northwest Georgia Regional Council has formed a Broadband Committee in response to the Broadband Ready Program. Murray County Commissioner Greg Hogan is on that committee to find solutions to the issue of rural areas without good internet connection.

2· Community Vision and Goals

A Vision Statement goes beyond the basic needs of the community and points to the direction which the community would like to go within the time span of 10 or 20 years. Murray County's Vision statement comes from the 2010 Strategic Vision Plan by Market Street.

The planners added goals to the county's vision statement to give it more specific direction. The goals relate to issues brought up by the residents and steering committee during the planning process, such as a wide range of housing options, and a good-quality school system. The county and Chatsworth share some goals because they are in the same geographic area at the foothills of the Blue Ridge Mountains, and have the same school system. Eton incorporated goals into its vision statement.

Figure 15. View north of Blue Ridge foothills from Fort Mountain

Murray County

Murray Vision Statement:

The Murray County of tomorrow will remain an inviting and livable community in the foothills of the beautiful North Georgia mountains, a community where superior academic accountability and an educated, engaged workforce supports a business-friendly, entrepreneurial, and diversified economy. By working together, Murray County's residents will enjoy a successful, sustainable future through a renewed sense of community pride and achievement.

Figure 16. Murray County Annex Building

Murray County Goals:

1. As the gateway to Georgia's Blue Ridge Mountains, we will make Murray County a safe, clean, and welcoming destination for visitors to learn about the history of North Georgia and to enjoy a wide variety of outstanding outdoor recreation opportunities.

2. We will work to diversify our economy to include a range of businesses and industries that allow quality job opportunities close to home while minimizing the impact on our rural environment and infrastructure.

3. We will develop policies that protect and enhance our rural landscape, both for the enjoyment of visitors and wellbeing of fish and wildlife, as well as for agricultural and forest product production.

4. Murray County boasts many beautiful springs, streams, Carter's Lake, and the State Scenic Conasauga and Jack's Rivers, whose aquatic diversity of fish and mussels are nationally recognized. We will manage land and water resources to assure the protection of these treasures for the enjoyment of future generations and so that they will continue to provide an abundant and clean water supply. [Note: there are only 4 State Scenic Rivers in Georgia, and Murray County has 2 of them]

5. We will develop policies to encourage a range of safe and resource-efficient housing options so that members of our workforce can live in the community where they work.

6. We will seek to provide fire and police facilities and staff to adequately protect life and property throughout all areas of the county.

7. Our public school system has an excellent graduation rate. We will continue to support the school system's efforts to provide quality education for all residents.

8. We will work with other government agencies and neighboring counties to address regional issues such as transportation, water management, wildland fire management, and recreation.

Chatsworth

Chatsworth Vision Statement

Figure 17. Chatsworth City Hall

Chatsworth has maintained its small-town community feel for over 100 years. However, Chatsworth is quickly transforming into a more modern small town that will continue to grow and sustain itself for future generations. We will continue our mission to provide the best in services and public safety to our residents. We will to maintain and improve infrastructure for residents, businesses, and industry. We will support retail development so residents can shop in the town they live in. We will support well-managed residential growth to provide for immediate housing needs as well as long-term solutions to emerging housing issues. We will continue to maintain and expand facilities for recreation and cultural events for the community, and look for opportunities to support additional cultural events.

Chatsworth Goals

1. Chatsworth will be a welcome destination for visitors enjoying the scenic beauty of the North Georgia Mountains and will provide a range of lodging, dining, and retail options.

2. We will encourage businesses and industries that provide quality jobs and enhance our small-town character.

3. We will work to position downtown Chatsworth as the focal point of the community, with gathering places for residents and visitors.

4. We will develop policies to encourage a range of safe and resource-efficient housing options so that members of our workforce can live in the community where they work.

5. We will carefully plan the expansion of infrastructure to enhance residential, commercial and industrial development.

6. We depend on local springs and rivers for our water supply and we recreate in Carter's Lake. We will develop policies that protect the water quality of the springs, rivers, and Carter's Lake.

7. Our public school system has an excellent graduation rate. We will continue to support the school system's efforts to provide quality education for all residents.

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Eton

Eton Vision Statement:

Figure 18. Eton City Hall

It is Eton's mission to provide effective, fiscally responsible, and innovative municipal services in a manner which promotes a high quality of life. We are committed to safe neighborhoods and will continually develop policies to encourage a range of safe and efficient housing options so that members of our workforce can live in the community where they work. We will encourage and assist all businesses through promotion and business incentives. We will monitor the long-term growth supported by our commercial vitality and adjust plans when necessary. We will carefully plan the expansion of infrastructure to enhance commercial, residential, and industrial development while always being mindful to protect our natural resources and abundant groundwater. Our public-school system has an excellent graduation rate. We will continue to support the school system's efforts to provide quality education and prepare our future leaders. We will frequently provide local cultural events to encourage community involvement and volunteerism. Eton serves as a gateway to the Chattahoochee National Forest. We will ensure that visitors always feel welcome in our relaxed, small-town atmosphere.

3. Reports of Accomplishment-The Pathway Completed

The reports of accomplishments found below are drawn from the last work program and show what progress has been made. The various projects from the last work program are found in the first column of the table. The last work program was in the partial plan update completed in 2013. It was a partial plan update because the state was about to issue new planning guidelines, and the short form of a partial plan update was a way to quickly comply with the existing rules. Therefore, the dates on these reports of accomplishments in the "Year" column are the six-year period of 2013-2018, not the usual five year period. The county commissioner, mayors, and other government officials, such as the parks and recreation director and public works director, reviewed the work programs items and listed whether an item was complete, underway, postponed, or dropped. The status of the project was marked in the next five columns of the table. Projects that were started but not completed fell in the "underway" column and were given an estimated date of completion in the 5 year time frame of the next work program. Projects assigned to the "Postponed" column were ones that did not get started, possibly because the funding did not materialize, but were still considered worthy projects by the government if the means to do the project became available. Projects that were "Dropped" are not going to be pursued by the government. Projects may be dropped because of lack of funding, because newly elected officials do not consider it a priority, or because public support for the project has waned. Sometimes a project is dropped because it was a new initiative or mandate during the last planning period, but by now it has become a routine function of government and will continue indefinitely. If a project is postponed or dropped, there is no penalty, since the comprehensive plan is not a legally binding document. However, postponed or dropped projects require an explanation in the last column of the table. All items marked as underway or postponed were moved to the next work program, which can be found in this plan.

Figure 19. Chatsworth City Park Fountain

Murray County Report of Accomplishments

REPORT OF ACCOMPLISHMENTS, 2013-2018 MURRAY COUNTY						
WORK PROGRAM ACTIVITY	**YEAR**	**STATUS**				**Explanation if postponed or dropped**
		Complete	**Underway; Projected Completion Date**	**Postponed**	**Dropped**	
ECONOMIC DEVELOPMENT						
Establish the Office of Community and Economic Development to emphasize grant writing, tourism, business retention and development, work force enhancement and industry diversity.	2013-2018	X				
Conduct an industrial site suitability analysis and inventory available vacant buildings.	2013-2018		X (2019-2023)			
Develop and market a tourism program emphasizing historic preservation features, trails, and other outdoor recreation opportunities.	2013-2017				X	This has now become an ongoing routine activity of government.
Create and implement a Murray County economic development website as a link to the website of all local governments.	2013-2017		X (2019-2023)			Rewrite for work program: Create and implement a county-wide economic development website.
Link the Murray County Strategic Vision Plan (Market Street) to the Comprehensive Economic Development Strategy required by the Economic Development Administration.	2013-2018		X (2019-2023)			Rewrite for work program: Continue Implementation of Murray County 2010 Strategic Vision Plan by Market Street linked to NW GA CEDS.

REPORT OF ACCOMPLISHMENTS, 2013-2018

MURRAY COUNTY

WORK PROGRAM ACTIVITY	YEAR	STATUS				Explanation if postponed or dropped
		Complete	Underway; Projected Completion Date	Postponed	Dropped	
Unify the community with programs to encourage an increase in educational attainment and a "Stay in School" attitude, while reducing drop outs rates.	2013-2018		X (2019-2023)			Rewrite for work program: Develop strong educational attainment and achievement rates for workforce with the Commit to Graduate Program and emphasis on career and college readiness.
Pursue programs and grant opportunities emphasizing entrepreneurial enterprises and small/medium business suppliers to larger industrial concerns.	2013-2018		X (2019-2023)			
Develop an industrial park or office-business park concept that includes opportunities to locate small/medium business suppliers to serve large industrial concerns.	2013-2017		X (2019-2023)			Rewrite for work program: Develop utilities, such as gas line, for Murray South Industrial Park, move item to Community Facilities and Services.
Broaden efforts to market local businesses to local citizens, and to encourage continuous improvement and variety in downtown retail opportunities.	2013-2018		X (2019-2023)			Rewrite for work program: Continue efforts to market local businesses to local citizens, and to encourage continuous improvement and variety in downtown retail opportunities.
Implement regulations that encourage the expansion of retail and food service sectors, including resort or meeting/event spaces.	2013-2018	X				County has amended zoning ordinance to allow for events center. Rewrite for Chatsworth work program: Implement regulations that encourage the expansion of retail and food service sectors.

REPORT OF ACCOMPLISHMENTS, 2013-2018

MURRAY COUNTY

WORK PROGRAM ACTIVITY	YEAR	STATUS				Explanation if postponed or dropped
		Complete	Underway; Projected Completion Date	Postponed	Dropped	
HOUSING						
Hire additional code enforcement staff.	2015	X				
Assist in the implementation of the Neighborhood Stabilization Program.	2017		X (2019-2023)			
Market the area to emphasize opportunities for the location of retirement and continuing care communities, especially adjacent to areas served by public sewer.	2013-2017				X	Responsibility of private developer. New community living facility has been built
Initiate rehabilitation and revitalize neighborhoods through identified programs for affordable housing after completing a housing revitalization study.	2013-2017				X	Not a focus of county. Responsibility of Chatsworth Housing and private developers
Amend the development standards regarding manufactured homes on individual lots to improve unit quality and maintain property values.	2013-2017	X				
TRANSPORTATION						
Establish an on-going Transportation Planning and Coordination Program.	2013-2018	X				Met through Dalton MPO

REPORT OF ACCOMPLISHMENTS, 2013-2018

MURRAY COUNTY

WORK PROGRAM ACTIVITY	YEAR	STATUS				Explanation if postponed or dropped
		Complete	Underway; Projected Completion Date	Postponed	Dropped	
Continue the Murray County Rural Transit System.	2013-2018		X (2019-2023)			
Initiate discussions and planning at the regional level and with the State of Tennessee regarding the widening of U. S. 411 Highway.	2013-2018		X (2019-2023)			
Review and prioritize all roads relative to population, land use, and traffic volumes using the GDOT Multi-Modal Transportation Planning Tool (MTPT) to improve Levels of Service (LOS).	2013-2018		X (2019-2023)			Rewrite for work program: review and prioritize transportation around inland port area and industrial development areas using the GDOT Multi-Modal Transportation Planning Tool (MTPT) to improve Levels of Service (LOS).
Participate in the construction projects identified in the State Transportation Improvement Plan.	2013-2018				X	Routine function of government
NATURAL AND CULTURAL RESOURCES						
Pursue nominations to the National Register of Historic Places.	2013-2018			X		Rewrite for work program: Pursue nominations to the National Register of Historic Places as needed with technical assistance from NWGRC.

REPORT OF ACCOMPLISHMENTS, 2013-2018

MURRAY COUNTY

WORK PROGRAM ACTIVITY	YEAR	STATUS				Explanation if postponed or dropped
		Complete	Underway; Projected Completion Date	Postponed	Dropped	
Coordinate with NWGRC to arrange for the cost-free resurvey of historic properties and feasibility of establishing historic districts.	2013-2018			X		Rewrite for work program: Coordinate with NWGRC to arrange for the resurvey of historic properties and feasibility of establishing historic districts.
Implement the Regional Bicycle and Pedestrian Plan and beautify public spaces.	2013-2017		X			Bike plan is done. Rewrite for work program: Implement NWGRC plan to beautify public spaces
Implement methodologies for community beautification, erosion control, and energy efficiency through tree preservation and landscaping requirements for commercial/industrial and multi-family developments.	2015-2017	X				
Provide an educational workshop for land developers to emphasize the positive characteristics of implementing conservation design subdivisions.	2015-2017			X		Conservation design subdivision direction is included in county regulations. Present lack of interest, but county is running out of land that can be developed as traditional subdivisions, so need may increase.
Consider criteria or overlays to preserve scenic views especially along the scenic byway.	2013-2017		X (2019-2023)			Rewrite for work program: County will continue to maintain the scenic byway trailhead on Fort Mountain and use code enforcement to improve scenic views especially along the scenic byway.

REPORT OF ACCOMPLISHMENTS, 2013-2018

MURRAY COUNTY

WORK PROGRAM ACTIVITY	YEAR	STATUS				Explanation if postponed or dropped
		Complete	Underway; Projected Completion Date	Postponed	Dropped	
COMMUNITY FACILITIES AND SERVICES						
Develop and continue updates to a water and sewer facilities master plan.	2013-2018				X	Not a function of county government
Develop a back-up 911 center.	2017		X (2019-2023)			
Complete development of the Murray County's Veterans Park and continue to expand as needed.	2014-2015	X				
Retrofit the existing County Courthouse to provide handicap accessibility or construct a new courtroom.	2014		X (2019-2023)			Rewrite for work program: 1. Prepare architectural plan for courthouse renovations and accessibility; 2. Improve ADA accessibility at County Courthouse by retrofitting and adding new construction
Implement bicycle and sidewalk projects.	2013-2018			X		Original T-SPLOST project failed. Future implementation depends on next T-SPLOST vote.
Investigate multi-jurisdictional use of water supply resources and wastewater treatment facilities.	2013-2018				X	Not a function of county government
Implement opportunities for connective trails, greenways, and parks identified by the Regional Green Space Plan.	2013-2018			X		Implement as needed or as funding becomes available

REPORT OF ACCOMPLISHMENTS, 2013-2018

MURRAY COUNTY

WORK PROGRAM ACTIVITY	YEAR	STATUS				Explanation if postponed or dropped
		Complete	Underway; Projected Completion Date	Postponed	Dropped	
LAND USE						
Develop a master plan for Spring Place prior to the construction of the Spring Place By-Pass.	2016-2017				X	Project dropped by state and replaced by new plan to improve existing route
Revisions to the County Zoning Ordinance, perhaps Future Land Use Map, should consider the areas for water and sewer expansion to target new and mixed development opportunities.	2013-2017			X		Currently not a function of county government. Rewrite for work program: If Chatsworth Waterworks expands sewer and water, make revisions to the County Zoning Ordinance and Future Land Use Map, to consider the areas for water and sewer expansion to target new and mixed development opportunities.
INTERGOVERNMENTAL COORDINATION						
Update the 10-Year Comprehensive Plan as required.	2013-2018	X				Partial plan update completed in 2013 due to anticipated change in state planning regulations
Review and revise the Service Delivery Strategy as needed.	2013-2018	X				
Identify and participate in the review process for developments of regional impact (DRIs).	2013-2018				X	Routine activity of government
Maintain a relationship with the Association of County Commissioners of Georgia.	2013-2018		X (2019-2023)			Rewrite for work program: Maintain a relationship with the Association of

REPORT OF ACCOMPLISHMENTS, 2013-2018

MURRAY COUNTY

WORK PROGRAM ACTIVITY	YEAR	STATUS				Explanation if postponed or dropped
		Complete	Underway; Projected Completion Date	Postponed	Dropped	
						County Commissioners of Georgia by attending annual meeting and training
Continue to support the Northwest Georgia Water Resources Partnership.	2013-2018		X (2019-2023)			
Continue to involve the Murray County Planning Commission in local government processes.	2013-2018		X (2019-2023)			
Maintain a relationship with the Northwest Georgia Regional Commission for grants, economic development, general planning, aging services, workforce development, historic preservation, and technical assistance.	2013-2018		X (2019-2023)			

Chatsworth Report of Accomplishments

REPORT OF ACCOMPLISHMENTS, 2013-2018 CITY OF CHATSWORTH						
WORK PROGRAM ACTIVITY	**YEAR**	**STATUS**				**Explanation if postponed or dropped**
		Complete	**Underway; Projected Completion Date**	**Postponed**	**Dropped**	
ECONOMIC DEVELOPMENT						
Establish the Office of Community and Economic Development to emphasize grant writing, tourism, business retention and development, work force enhancement and industry diversity.	2013-2018	X				
Conduct an industrial site suitability analysis.	2013-2018		X (2019-2023)			
Broaden efforts to market local businesses to local citizens, and to encourage continuous improvement and variety in downtown retail opportunities.	2013-2018		X (2019-2023)			
Implement regulations that encourage the expansion of retail and food service sectors, including resort and meeting/event spaces.	2013-2018		X (2019-2023)			County has amended zoning ordinance to allow for events center. Rewrite for Chatsworth work program: Implement regulations that encourage the expansion of retail and food service sectors.
HOUSING						

REPORT OF ACCOMPLISHMENTS, 2013-2018

CITY OF CHATSWORTH

WORK PROGRAM ACTIVITY	YEAR	STATUS				Explanation if postponed or dropped
		Complete	Underway; Projected Completion Date	Postponed	Dropped	
Assist in the implementation of the Neighborhood Stabilization Program	2017		X (2019-2023)			
Initiate rehabilitation and revitalize neighborhoods through identified programs for affordable housing.	2014-2018		X (2019-2023)			Rewrite for work program: Initiate rehabilitation and revitalize neighborhoods through programs like GICH and CHIP
Inventory old buildings and modify regulations as needed to create housing opportunities.	2013-2018		X (2019-2023)			
TRANSPORTATION						
Continue to implement the Transportation Planning and Coordination Program	2013-2018		X (2019-2023)			Reword for work program: Participate in Greater Dalton MPO planning meetings (Metropolitan Planning Organization, which includes Eton, Chatsworth and part of Murray County).
Implement the Chatsworth Bicycle and Pedestrian Facilities Plan	2013-2018			X		Due to funding
NATURAL AND CULTURAL RESOURCES						
Coordinate with NWGRC to arrange for the cost-free resurvey of historic properties and feasibility of establishing historic districts.	2013-2018		X (2019-2023)			Rewrite for work program: Coordinate with NWGRC to arrange for the resurvey of historic properties and feasibility of establishing historic districts.

REPORT OF ACCOMPLISHMENTS, 2013-2018

CITY OF CHATSWORTH

WORK PROGRAM ACTIVITY	YEAR	STATUS				Explanation if postponed or dropped
		Complete	Underway; Projected Completion Date	Postponed	Dropped	
Pursue nominations to the National Register of Historic Places	2013-2018		X (2019-2023)			Rewrite for work program: Pursue nominations to the National Register of Historic Places in central business district.
COMMUNITY FACILITIES AND SERVICES						
Develop and continue updates to a water and sewer facilities master plan.	2013-2018		X (2019-2023)			
Investigate multi-jurisdictional use of water supply resources and wastewater treatment facilities.	2013-2018		X (2019-2023)			
Develop pocket parks in residential neighborhoods.	2013-2015	X				
LAND USE						
No items identified						
INTERGOVERNMENTAL COORDINATION						
Prepare a new 10-year Joint Comprehensive Plan	2013	X				Partial plan update completed in 2013 due to anticipated change in state planning regulations
Revise the Service Delivery Strategy as needed.	2013-2018	X				

REPORT OF ACCOMPLISHMENTS, 2013-2018

CITY OF CHATSWORTH

WORK PROGRAM ACTIVITY	YEAR	STATUS				Explanation if postponed or dropped
		Complete	Underway; Projected Completion Date	Postponed	Dropped	
Maintain a relationship with the Georgia Municipal Association.	2013-2018		X (2019-2023)			Rewrite for work program: maintain relationship with Georgia Municipal Association by attending 2 events per year
Continue to support the Northwest Georgia Water Resources Partnership.	2013-2018		X (2019-2023)			
Implement elements proposed in the Murray County Strategic Vision Plan (Market Street Study).	2013-2018		X (2019-2023)			Rewrite for work program and move to Economic Development section: Continue Implementation of Murray County 2010 Strategic Vision Plan by Market Street linked to NW GA CEDS.

Eton Report of Accomplishments

REPORT OF ACCOMPLISHMENTS, 2013-2018 CITY OF ETON						
WORK PROGRAM ACTIVITY	**YEAR**	**STATUS**				**Explanation if postponed or dropped**
		Complete	**Underway; Projected Completion Date**	**Postponed**	**Dropped**	
ECONOMIC DEVELOPMENT						
No activities identified						
HOUSING						
Assist in the implementation of the Neighborhood Stabilization Program	2013-2018		X (2019-2023)			
Initiate rehabilitation and revitalize neighborhoods through identified programs for affordable housing.	2013-2018		X (2019-2023)			Rewrite for work program to make two items: 1. Offer sewage connection financing to rehabilitate neighborhoods; 2. Work with local builders to plan and construct affordable housing developments
TRANSPORTATION						
Continue to implement the Transportation Planning and Coordination Program	2013-2018		X (2023)			Reword for work program: Participate in Greater Dalton MPO planning meetings (Metropolitan Planning Organization, which includes Eton, Chatsworth and part of Murray County).
Implement the Eton Bicycle and Pedestrian Facilities Plan	2015-2018		X (2021)			

REPORT OF ACCOMPLISHMENTS, 2013-2018

CITY OF ETON

WORK PROGRAM ACTIVITY	YEAR	STATUS				Explanation if postponed or dropped
		Complete	Underway; Projected Completion Date	Postponed	Dropped	
NATURAL AND CULTURAL RESOURCES						
Develop National Register District Nomination(s).	2013-2018		X (2023)			Rewrite for work program: Work with NWGRC staff and local historian to facilitate state re-evaluation of Eton's National Historic District status".
Coordinate with NWGRC to arrange for the cost-free resurvey of historic properties and feasibility of establishing historic districts.	2013-2018		X (2023)			Rewrite for work program to omit "and feasibility of establishing historic districts" because it is included above.
COMMUNITY FACILITIES AND SERVICES						
Develop a park with access to Mill Creek and link it to Eton City Park.	2015-2018		X (2023)			Rewrite for work program: 1. Purchase land for park and arrange easement to Mill Creek across Georgia Power land. 2.Develop new park and link it to Eton City Park a. Restrooms b. Electrical connections c. Stage d. Fitness trail e. Trail linking this park to Eton City Park

REPORT OF ACCOMPLISHMENTS, 2013-2018

CITY OF ETON

WORK PROGRAM ACTIVITY	YEAR	STATUS				Explanation if postponed or dropped
		Complete	Underway; Projected Completion Date	Postponed	Dropped	
Continue to improve facilities at the Eton City Park.	2013-2018		X (2019-2023)			Rewrite for work program to add: a. Two picnic pavilions b. Electrical outlets for vendors c. Renovate restroom d. Build stage
LAND USE						
Develop corridor overlay zones for the U.S. 411/Georgia 286 corridors dealing with better access, parking, connectivity, and site amenities.	2013-2018		X (2019-2023)			
Implement park and pedestrian planning at the neighborhood level.	2013-2018		X (2019)			Rewrite for work program to be more specific: Implement Neighborhood Committee for recommendations on park facilities and walking paths
Emphasize tax incentives to land owners for protecting environmentally sensitive lands.	2014-2018		X (2019-2023)			
INTERGOVERNMENTAL COORDINATION						
Prepare a new 10-year Joint Comprehensive Plan	2013	X				Partial plan update completed in 2013 due to anticipated change in state planning regulations
Revise the Service Delivery Strategy as needed.	2013-2018	X				

REPORT OF ACCOMPLISHMENTS, 2013-2018

CITY OF ETON

WORK PROGRAM ACTIVITY	YEAR	STATUS				Explanation if postponed or dropped
		Complete	Underway; Projected Completion Date	Postponed	Dropped	
Maintain a relationship with the Georgia Municipal Association.	2013-2018		X (2019-2023)			Rewrite for work program: maintain relationship with Georgia Municipal Association by attending 1 event per year
Implement elements proposed in the Murray County Strategic Vision Plan (Market Street Study).	2013-2018		X (2019-2023)			Rewrite for work program and move to Economic Development section: Continue Implementation of Murray County 2010 Strategic Vision Plan by Market Street linked to NW GA CEDS.
Maintain a relationship with the Northwest Georgia Regional Commission for grants, economic development, general planning, aging services, workforce development, historic preservation, and technical assistance.	2013-2018		X (2019-2023)			

4. Needs and Opportunities

Stakeholder input is important in the planning process. The state planning rules require the use of a SWOT analysis, which stands for Strengths Weaknesses, Opportunities, and Threats. This a widely-used business technique for organizations to plot a path forward, and it works well for county governments. The process allows stakeholders and decision-makers to brainstorm about issues facing the community. At the public meetings stakeholders for each government sat at designated tables and were directed by the planner to fill out seven large sheets of paper, one for each of the seven activity categories, which are Economic Development, Housing, Transportation, Natural/Cultural Resources, Community Facilities and Services, Land Use, and Intergovernmental Coordination. Each of the seven sheets was divided into four columns with Strengths, Weaknesses, Opportunities, and Threats at the top of each column. The group selected a scribe to write down comments, and the stakeholders were encouraged to generate as many ideas as possible for each column in each of the seven activity categories without judgement. The planners collected the sheets and used these ideas to develop more specific needs and opportunities, with possible strategies to address these needs and opportunities. For example, stakeholder concerns over traffic problems with the Appalachian Regional Inland Port were linked with the strategy of identifying and pursuing improvements to US Route 411 to accommodate port traffic. Some strategies were already at hand because they were work program items carried forward from the old work programs. At a later meeting, the steering committee evaluated the possible strategies to decide which would actually make it into the next work program. Some issues did not come out of the stakeholder meetings but were put forward at other planning meetings. With limited funding and staff, and differences in interests and political focus, the governments cannot practically pursue every issue in one planning period. Through this process, each government was able to create its own work program, although there is overlap in many items, especially in the Intergovernmental Coordination section, because the county and the cities are supposed to work together.

Figure 20. Barn in Murray County Countryside.

Survey Results related to Needs and Opportunities and Work Program

What reliable information can be drawn from the Community Vision Survey and how do survey responses relate to information included in the Needs and Opportunities? Survey results were distributed at the third stakeholder meeting for review, so government officials had access to them as they finalized the work program.

Since the survey was not administered to a random cross-section of the community, and participants could theoretically go online and take the survey multiple times, statistical analysis of the data would not be valid. A very small fraction of the population, 288 respondents out of a county population of 39,315 people, took the survey. That being said, the survey does represent a range of current public opinions from a variety of ages. For example, teenagers were well represented (18%) because the mayor of Eton sent paper surveys over to North Murray High School and the students filled them out during an economics class. Those over 70 years of age were not well-represented (2%), despite efforts to reach this group. Households with children under 17 were well represented (56%). The largest number of participants, 54%, identified themselves as being from outside the cities, in North Murray County (37%) and South Murray County (17%). This follows the population distribution, with more people living in the county outside the two cities (34,419) than in the two small cities (Chatsworth 4,299 and Eton 910, US Census 2010).

The survey consisted of twelve questions, four of which allow the respondents to check as many of the multiple choices as they wished (Questions 5, 6, 8, and 12). There was also a write-in choice for Questions 5 and 6 of the multiple choice questions. There were two completely opened-ended questions, one asking what kind of place the respondent would like the county to be in twenty years (Question 10), and one allowing the respondent to state what he/she thought was the most important issue facing the county (Question 11). The complete results of the survey with all the write-in responses can be found in Appendix B. For the most part, the respondents took the opportunity to critique their community in a few serious and thoughtful words. Reading their responses provides insight on residents' view of community problems and how they would fix them.

Only 15% of the respondents said that the community was an excellent place to live, while 42% said that it was good. This leaves room for improvement, and many of the items identified in the Needs and Opportunities section address the survey participants' concerns regarding what they would like to improve.

In response to Question 5, regarding what they liked about Murray County (including the cities), the two most popular responses were the "small town atmosphere" (73%) and the scenic views and natural wildlife assets (71%). The third most popular choice was "outdoor activities (hunting, fishing, hiking, etc.)" (55%) and the fourth was "homes far apart allow greater privacy" (40%). When asked in Question 8 which type of growth management actions they would support, respondents' number one choice was "agricultural and forest conservation", indicating again that this type of land use is important to them, even with a large amount of the county's land already in agriculture and forest conservation. The county is very rural, with abundant public land for recreation. This abundance of natural resources was noted by the stakeholders in the SWOT. The stakeholders also noted that the cultural and natural resources had not been marketed enough, and there are work program items aimed at increased marketing of the area for outdoor tourists.

Conversely, the results of Question 6, what the respondents did not like, are really the other side of the coin for the above benefits. The respondents checked "Lack of entertainment for all ages" (69%), "not enough major retail stores" (62.4%), "not enough good jobs" (57.1%), "not enough local stores and restaurants" (47%). The write-in responses in this question and in Question 11 contained many comments about lack of things to do and the fact that people drive out of the county to spend their money. It is easy to hear in these comments the voices of frustrated teenagers who would be the future of the county if they stayed after graduation. These issues are typical drawbacks of a rural area. The responses pose the question of whether is possible to have both natural splendor with small town solitude and a booming economy. In fact, one person summed it up by writing that the most important issue was "how to find a way to bring in money without destroying the beautiful area we live in". Question 12 was a list of general categories of improvement projects. Respondents were asked to pick which types of projects they would support to make the county a better place, checking as many as they wished. The top two choices were "Recruit more commercial retail and dining businesses" (65%) and "recruit more local businesses" (65%).

On the SWOT sheet, stakeholders noted the lack of retail choices, restaurants, and amenities for young people, which was certainly in line with the opinions of survey respondents. A number work program items address increasing development in the county, including developing the South Murray Industrial Park, creating an industrial site suitability analysis, hosting a retail incubator, and encouraging downtown retail opportunities, including resort or meeting/event spaces. Chatsworth added a stage at the city park in 2017, and the continued improvements to the park to facilitate festivals and concerts are in this work program.

The word cloud graphic for the write-in responses to Question 10, in which the respondent was asked to sum up what kind of place he/she would like Murray County to be in 20 years, shows "small" as the second most-frequently used word, along with "town" as the most frequently used word. This is a clear indication that respondents value the benefits of a rural area. On the other hand, there were also many responses that indicated a desire for growth, prosperity, and a thriving community. One bold respondent dreamed of a place where "Mayberry meets Asheville".

Several themes were apparent in Question 11 and the write-in part of question 6, regarding what people did not like about their community. These themes included drug problems, government corruption, and the inland port. The work program items aimed at providing better economic opportunities in the county would help fight the drug problem. Countering the perception of government corruption is a battle on a number of fronts, but participation in the planning exercise that has produced this comprehensive plan is part of that fight. Acknowledging that everything is not perfect or quickly solved and engaging in a process that links past accomplishments and future projects may help regain residents' confidence.

With regard to complaints about the future impact of inland port, which just now opened in August 2018, steering committee members know this is an issue for residents. They included several work program items to manage traffic in relation to the port. For example, the leaders want to make sure that the Georgia Department of Transportation works with them to handle traffic issues as they unfold regarding the port, and prominent in the local leaders' concerns is gaining four-lane status for US 411 in the northern part of the county.

Murray County Needs and Opportunities

Items in green are carried forward from report of accomplishment

ECONOMIC DEVELOPMENT

CODE

ED1. There is a lack of diversity in the county's industrial development, with a need for more sustainable, resource-sensitive industry to counter the competition from surrounding counties.
Possible solution/strategy:

a. Work with Economic Development Director to conduct an industrial site suitability analysis and inventory available vacant buildings.
b. Create and implement a county-wide economic development website.
c. Continue Implementation of Murray County 2010 Strategic Vision Plan by Market Street linked to NW GA CEDS.
d. Pursue programs and grant opportunities emphasizing entrepreneurial enterprises and small/medium business suppliers to larger industrial concerns.

ED2. A well-educated workforce is necessary for technology and other high-paying manufacturing jobs.
Possible solution/strategy:

a. Develop strong educational attainment and achievement rates for workforce with the Commit to Graduate Program and emphasis on career and college readiness.

ED3. Residents want more retail businesses in the cities and county.
Possible solution/strategy:

a. Continue efforts to market local businesses to local citizens, and to encourage continuous improvement and variety in downtown retail opportunities.
b. Assist with a retail incubator in Chatsworth.

ED4. With Carter's Lake, two state parks, and thousands of acres of National Forest permitting public access to the mountains, tourism opportunities abound and the potential to host visitors has not been met.
Possible solution/strategy:

a. Develop marketing to position Murray County as the eastern gateway to Georgia's Blue Ridge Mountains, to emphasize the recreational opportunities, and to attract lodging and dining establishments that cater to young recreation enthusiasts.

HOUSING

CODE

H1. There is an excess of dilapidated housing in unincorporated Murray County
Possible solution/strategy:

a. Assist in the implementation of the Neighborhood Stabilization Program.

H2. There is a shortage of assisted living facilities.

Possible solution/strategy:

a. Encourage developers to consider building assisted living facilities in county.

H3. Although land is available, there is a lack of middle income housing in county.

Possible solution/strategy:

a. Support the extension of sewer to developable areas of county.
b. Extend fire hydrant service to more areas of county.

TRANSPORTATION

CODE

T1. Public transit benefits commuting workers, low income residents and the elderly.

Possible solution/strategy:

a. Continue the Murray County Rural Transit System.

T2. Working with the cities, regional agencies, and state to solve traffic issues saves time and money.

Possible solution/strategy:

a. Participate in Greater Dalton MPO planning meetings (Metropolitan Planning Organization, which includes Chatsworth, Eton, and part of Murray County).

T3. County lacks multilane access to interstate system. This lack of multilane access could cause traffic slow-downs when the Appalachian Regional Inland Port opens and truck traffic increases, particularly on US Route 411, the north/south corridor.

Possible solution/strategy:

a. Initiate discussions and planning at the regional level and with the State of Tennessee regarding the widening of US 411 Highway.
b. Review and prioritize transportation around inland port area and industrial development areas using the GDOT Multi-Modal Transportation Planning Tool (MTPT) to improve Levels of Service (LOS).
c. Identify and pursue improvements to US Route 411 to accommodate port traffic
d. Replace bridge over railroad on US 411 Highway in Tennga

T4. The Appalachian Regional Inland Port will increase rail traffic, and the area east of the railroad in Eton would be cut off from emergency vehicle access if trains are blocking the tracks.

Possible solution/strategy:

a. Refurbish Mill Creek bridge on Old Federal Road south of Eton to provide emergency access to area east of railroad in Eton.

T5. Road improvements are necessary replace aging infrastructure, respond to growing population and changing traffic patterns, and to prevent flooding.

Possible solution/strategy:

a. Coordinate with GDOT and NPO officials to plan improvements to Smyrna Church Road.
b. Construct two roundabouts on SR 225 in Spring Place.

c. Replace SR 52 Alt Town Branch bridge in Spring Place.

NATURAL AND CULTURAL RESOURCES

CODE

NC1. Inclusion on the National Register of Historic Places has educational and cultural benefits for the people of Murray County and its visitors, as well as benefits for individual property owners.

Possible solution/strategy:

a. Pursue nominations to the National Register of Historic Places as needed with technical assistance from NWGRC.
b. Make business owners and homeowners aware of tax incentives to rehabilitate existing structures if the building is eligible or listed on the National/Georgia Register of Historic Places.

NC2. It has been several years since the historic properties of the county have been surveyed and protecting the historic structures of the county benefits both residents and visitors by respecting Murray County's cultural heritage.

Possible solution/strategy:

a. Coordinate with NWGRC to arrange for the resurvey of historic properties and feasibility of establishing historic districts as needed with technical assistance from NWGRC.

NC3. A Historic Preservation Commission is necessary to manage a historic district.

Possible solution/strategy:

a. Create a Joint Historic Preservation Commission and send members to State training.

NC4. Assistance from the state would be beneficial in managing historic areas with regard to planning, obtaining grants, and receiving technical assistance.

Possible solution/strategy:

a. Pursue Certified Local Government status for county and cities to facilitate additional grants for rehabilitating existing structures.

NC5. Conservation design subdivisions help protect the integrity of soil and water resources, reduce the impact of development on scenic viewsheds, and provide natural areas for residents to recreate.

Possible solution/strategy:

a. Provide an educational workshop for land developers to emphasize the positive characteristics of implementing conservation design subdivisions.

NC6. Preserving the beauty of Murray County benefits residents and natural resources, and improves the visitor experience.

Possible solution/strategy:

a. County will continue to maintain the scenic byway trailhead on Fort Mountain and use code enforcement to improve scenic views especially along the scenic byway.

NC7. Murray County's vibrant history has value for attracting tourists.
Possible solution/strategy:
a. Market historic sites throughout county through Chamber of Commerce.

NC8. Attractive and well-maintained public areas contribute to community pride and benefit residents and visitors alike.
Possible solution/strategy:
a. Implement NWGRC plan to beautify public spaces

COMMUNITY FACILITIES AND SERVICES
CODE

CFS1. All members of the community benefit when the county is prepared for emergencies and has a contingency plan for managing disasters
Possible solution/strategy:
a. Develop a back-up 911 center.

CFS2. There is value in contributing to civic pride by maintaining the historic character of the courthouse while meeting ADA accessibility requirements for the benefit of disabled members of the community**.**
Possible solution/strategy:
a. Prepare architectural plan for courthouse renovations and accessibility.

CFS3. Accessibility to public buildings for disabled persons is required by law.
Possible solution/strategy:
a. Improve ADA accessibility at County Courthouse by retrofitting and adding new construction.

CFS4. There is a lack of bicycle and pedestrian routes.
Possible solution/strategy:
a. Implement bicycle and sidewalk project.

CFS5. Connective trails, greenways, and parks provide recreational opportunities for both residents and tourists, as well as providing alternative transportation routes for commuters between cities
Possible solution/strategy:
a. Implement opportunities for connective trails, greenways, and parks identified by the Regional Green Space Plan.

CFS6. Planned development may help mitigate the environmental, visual, and cultural impact of the Appalachian Regional Inland Port.

Possible solution/strategy:

a. Create Site Development Master Plan for area around Appalachian Regional Inland Port.

CFS7. Treatment of wastewater will be necessary for development around the Appalachian Regional Inland Port.

Possible solution/strategy:

a. Build North Murray Water Pollution control plant.

CFS8. The Murray South Industrial Park needs sewer facilities for development to proceed.

Possible solution/strategy:

a. Industrial Development Authority works with Chatsworth Water Works to extend sewer to Murray South Industrial Park

CFS9. In the unincorporated areas of the county, lack of water and sewer infrastructure restricts commercial and industrial development.

Possible solution/strategy:

a. Develop utilities, such as gas line, for Murray South Industrial Park

CFS10. Additional facilities at Petty-Fairy Valley Recreational Park would improve the visitor experience there.

Possible solution/strategy:

Partner with Georgia Ports Authority to provide playground equipment and picnic shelter at the Petty-Fairy Valley Recreational Park

CFS11. Internet connectivity has become essential to doing business and improves quality of life for residents.

Possible solution/strategy:

a. Adopt a Broadband Ordinance to comply with state rules and supply broadband to residents and businesses.
b. Participate in the Broadband Ready Community program, with adopted ordinance and designation of unserved areas.
c. Apply for funding under the Broadband Ready Program.

LAND USE

CODE

LU1. Traffic on the major highways, US 76 and US 411, is anticipated to increase because of the Appalachian Regional Inland Port and associated development.

Possible solution/strategy:

a. Develop a corridor overlay zone for the U.S. 76/U.S. 411 corridor regarding better access, parking, connectivity, and site amenities.

LU2. Planning improves the success of development and helps to mitigate its impact on the residents of the community.

Possible solution/strategy:

a. If Chatsworth Waterworks expands sewer and water, make revisions to the County Zoning Ordinance and Future Land Use Map, to consider the areas for water and sewer expansion to target new and mixed development opportunities.

INTERGOVERNMENTAL COORDINATION

CODE

IC1. County governments reap many benefits from keeping up with current state and federal policies and best practices and networking with other counties to develop solutions and strategies for today's complex issues.

Possible solution/strategy:

a. Maintain a relationship with the Association of County Commissioners of Georgia by attending annual meeting and training.

IC2. If the county works with other counties and cities in the Coosa Basin that rely on the rivers, reservoirs, and groundwater of the basin for their water supply, this will help insure sustainable management of water resources for the benefit of all the governments.

Possible solution/strategy:

a. Continue to support the Northwest Georgia Water Resources Partnership.

IC3. Local planning efforts yield long-term benefits in gaining the confidence of residents.

Possible solution/strategy:

a. Continue to involve the Murray County Planning Commission in local government processes.

IC4. The county has limited funds and staff for all its anticipated needs.

Possible solution/strategy:

a. Maintain a relationship with the Northwest Georgia Regional Commission for grants, economic development, general planning, aging services, workforce development, historic preservation, and technical assistance.

IC5. The cities and county would benefit from better communication and coordination.

Possible solution/strategy:

a. Initiate regular meetings between county, the board of education, and cities twice a year.

Chatsworth Needs and Opportunities

Items in green are carried forward from report of accomplishment

ECONOMIC DEVELOPMENT

CODE

ED1. Young graduates do not stay in area because there is not a diverse range of well-paying, career-oriented jobs. Success in attracting industry that fits well in the community is improved by identifying the correct location for facilities, and the needs of various industries, as well as their impact on the surrounding environment.

Possible solution/strategy:

a. Conduct an industrial site suitability analysis and inventory vacant buildings.
b. Continue Implementation of Murray County 2010 Strategic Vision Plan by Market Street linked to NW GA CEDS.

ED2. Local residents want more variety in retail choices in town without having to drive to Dalton. Tourism would benefit from a wider range of lodging, food service, entertainment, and gathering space opportunities.

Possible solution/strategy:

a. Broaden efforts to market local businesses to local citizens, and to encourage continuous improvement and variety in downtown retail opportunities.
b. Implement regulations that encourage the expansion of retail and food service sectors, including resort or meeting/event spaces.
c. Establish a retail incubator in Chatsworth, including opportunities for rehabilitation of segments within declining commercial corridors

ED3. The wide range of public natural amenities, in the form of two state parks and thousands of acres of national forest land, mean that opportunities to feed, lodge, and supply tourists abound. This is an opportunity to show that Murray County has unique character and offers more outstanding recreational offerings compared to the neighboring Whitfield County.

Possible solution/strategy:

a. Use Downtown Development Authority and Chamber of Commerce to develop branding of city as an outdoor recreation destination attractive to young people.

HOUSING

CODE

H1. There is an excess of dilapidated housing in Chatsworth.

Possible solution/strategy:

c. Assist in the implementation of the Neighborhood Stabilization Program.

H2. Additional tools to revitalize residential areas of Chatsworth would be useful.

Possible solution/strategy:

a. Initiate rehabilitation and revitalize neighborhoods through programs like GICH and CHIP

H3. Additional affordable housing is needed in city, and more housing choices, including apartments and condos.

Possible solution/strategy:

a. Inventory old buildings and modify regulations as needed to create housing opportunities

TRANSPORTATION

CODE

T1. Working with the county, regional organizations, and state to solve traffic issues saves time and money.

Possible solution/strategy:

a. Participate in Greater Dalton MPO (Metropolitan Planning Organization, which includes Chatsworth, Eton, and part of Murray County) planning meetings.

T2. County lacks multilane access to interstate system. This lack of multilane access could cause traffic slow-downs when the Appalachian Regional Inland Port opens and truck traffic increases, particularly on US Route 411, the north/south corridor.

Possible solution/strategy:

a. Initiate discussions and planning at the regional level and with the State of Tennessee regarding the widening of US 411 Highway.
b. Review and prioritize transportation around inland port area and industrial development areas using the GDOT Multi-Modal Transportation Planning Tool (MTPT) to improve Levels of Service (LOS).
c. Identify and pursue improvements to US Route 411 to accommodate port traffic

T3. There is a lack of bicycle and pedestrian routes.

Possible solution/strategy:

a. Implement the Chatsworth Bicycle and Pedestrian Facilities Plan.

NATURAL AND CULTURAL RESOURCES

CODE

NC1. Protecting the historic structures of the city benefits both residents and visitors by respecting Chatsworth's cultural heritage, so periodic updates of historic property surveys are necessary to keep up with changes over time.

Possible solution/strategy:

a. Coordinate with NWGRC to arrange for the resurvey of historic properties and feasibility of establishing historic districts.

NC2. Inclusion on the National Register of Historic Places has educational and cultural benefits for the people of Chatsworth and its visitors, as well as benefits for individual property owners.

Possible solution/strategy:

a. Pursue nominations to the National Register of Historic Places in central business district

NC3. A Historic Preservation Commission is necessary to manage a Local Historic District
Possible solution/strategy:
a. Create a Joint Historic Preservation Commission and send members to state training.

The L&N Depot has historic significance and could be a focal point of the downtown.
NC4. **Possible solution/strategy**:
a. Complete the renovation of the L&N Depot

NC5. Good water quality in Holly Creek and Mill Creek, tributaries to the Conasauga River, is crucial in providing clean drinking water and safe fishing and boating conditions for residents in the community and for communities downstream.
Possible solution/strategy:
a. Maintain compliance with storm water management regulations

COMMUNITY FACILITIES AND SERVICES
CODE

CFS1. Planning water supply and wastewater management in light of the needs of other governments is more efficient.
Possible solution/strategy:
a. Develop and continue updates to a water and sewer facilities master plan.
b. Investigate multi-jurisdictional use of water supply resources and wastewater treatment facilities.

CFS2. There may be a need for a fire station on the west side of the city if enough growth occurs.
Possible solution/strategy:
a. Build a second fire station to serve the western part of the city (subject to annexation growth).

CFS3. Community gardens and orchards enrich the lives of city residents.
Possible solution/strategy:
a. Add community orchard at Keep Chatsworth-Murray Beautiful Recycling Center

CFS4. Highway 411 restricts parking and events.
Possible solution/strategy:
a. Continue to implement Georgia Downtown Renaissance Fellowship Plan to improve streetscapes, public gathering areas, parking, and the pedestrian experience

CFS5. Recreational facilities for children within walking distance of in-town residences would be an asset to the city.
Possible solution/strategy:

a. Develop recreational plan that includes playground equipment and other facilities for family-oriented outdoor recreation in Chatsworth.

CFS6. Internet connectivity has become essential to doing business and improves quality of life for residents.

Possible solution/strategy:

d. Adopt a Broadband Ordinance to comply with state rules and supply broadband to residents and businesses.
e. Participate in the Broadband Ready Community program, with adopted ordinance and designation of unserved areas.
f. Apply for funding under the Broadband Ready Program.

LAND USE

CODE

LU1. Traffic on the major highways, US 76 and US 411, is anticipated to increase because of the Appalachian Regional Inland Port and associated development.

Possible solution/strategy:

a. Develop a corridor overlay zone for the U.S. 76/U.S. 411 corridor for better access, parking, connectivity, and site amenities.

INTERGOVERNMENTAL COORDINATION

CODE

IC1. City governments reap many benefits from keeping up with current state and federal policies and best practices and networking with other cities to develop solutions and strategies for today's complex issues.

Possible solution/strategy:

a. Maintain relationship with the Georgia Municipal Association by attending 2 events per year

IC2. If the city works with counties and other cities in the Coosa Basin that rely on the rivers, reservoirs, and groundwater of the basin for their water supply, this will help insure sustainable management of water resources for the benefit of all the governments.

Possible solution/strategy:

a. Continue to support the Northwest Georgia Water Resources Partnership

IC3. Local planning efforts yield long-term benefits in gaining the confidence of residents.

Possible solution/strategy:

a. Continue to involve the Chatsworth Planning Commission in local government processes.

IC4. The city has limited funds and staff for all its anticipated needs.

Possible solution/strategy:

a. Maintain a relationship with the Northwest Georgia Regional Commission for grants, economic development, general planning, aging services, workforce development, historic preservation, and technical assistance.

IC5. The cities and county would benefit from better communication and coordination.

Possible solution/strategy:

a. Initiate regular meetings between county, the board of education, and cities twice a year.

Eton Needs and Opportunities

Items in green are carried forward from report of accomplishment

ECONOMIC DEVELOPMENT

CODE

ED1. Young graduates do not stay in area because there is not a diverse range of well-paying, career-oriented jobs. Success in attracting industry that fits well in the community is improved by identifying the correct location for facilities, and the needs of various industries, as well as their impact on the surrounding environment.

Possible solution/strategy:

c. Conduct an industrial site suitability analysis and inventory vacant buildings.

d. Continue implementation of Murray County 2010 Strategic Vision Plan by Market Street linked to NWGA CEDS.

ED2. Local residents want more variety in retail choices in town without having to drive to Dalton. Tourism would benefit from a wider range of lodging, food service, entertainment, and gathering space opportunities.

Possible solution/strategy:

d. Broaden efforts to market local businesses to local citizens, and to encourage continuous improvement and variety in downtown retail opportunities.

ED3. Eton is located near the Chattahoochee National Forest and could provide lodging, food and supplies for those recreating on public land in the Blue Ridge Mountains.

Possible solution/strategy:

a. Develop city as a recreational gateway to the Chattahoochee National Forest and Blue Ridge Mountains by considering these programs:

i. Apply for a review by the Georgia Tourism Product Development Resource Team.

ii. Renew participation in ARC/NEA Gateway Communities program.

iii. Apply for GDOT Transportation Enhancement (TE) grant for gateway landscaping, wayfaring signage, directional signage

iv. Renaissance Strategic Visioning and Planning Program (on long-term planning list)

v. Georgia Main Street Program (DCA/Nat Trust for Historic Preservation) (on long-term planning list).

HOUSING

CODE

H1. There is an excess of dilapidated housing in Eton.

Possible solution/strategy:

d. Assist in the implementation of the Neighborhood Stabilization Program.

H2. Additional tools are needed to rehabilitate neighborhoods.

Possible solution/strategy:

b. Offer sewage connection financing to rehabilitate neighborhoods.

H3. Additional affordable housing is needed in city.
Possible solution/strategy:
b. Work with local builders to plan and construct affordable housing developments.

H4. Additional assisted living facilities would be desirable.
Possible solution/strategy:
a. Encourage healthcare providers to consider building assisted living facilities in city

H5. Available land for upper income housing is limited within city.
Possible solution/strategy:
a. Consider annexation of land for housing.

TRANSPORTATION

CODE

T1. Working with the county, regional agencies, and state to solve traffic issues saves time and money.
Possible solution/strategy:
b. Participate in Greater Dalton MPO (Metropolitan Planning Organization, which includes Chatsworth, Eton, and part of Murray County) planning meetings.

T2. County lacks multilane access to interstate system. This lack of multilane access could cause traffic slow-downs when the Appalachian Regional Inland Port opens and truck traffic increases, particularly on US Route 411, the north/south corridor.
Possible solution/strategy:
a. Initiate discussions and planning at the regional level and with the State of Tennessee regarding the widening of US 411 Highway.
b. Review and prioritize transportation around inland port area and industrial development areas using the GDOT Multi-Modal Transportation Planning Tool (MTPT) to improve Levels of Service (LOS).
c. Identify and pursue improvements to US Route 411 to accommodate port traffic

T3. There is a lack of bicycle and pedestrian routes.
Possible solution/strategy:
b. Implement the Eton Bicycle and Pedestrian Facilities Plan.

T4. It is beneficial to plan for better traffic flow patterns before economic growth occurs.
Possible solution/strategy:
a. Review Subdivision Regulations and street standards for adequacy relative to commercial or industrial application and establish better guidelines for ingress/egress.

T5. Emergency access to east side of Eton will be restricted if train traffic increases because of the Appalachian Regional Inland Port.

Possible solution/strategy:

a. Refurbish Mill Creek bridge on Old Federal Road south of Eton to provide emergency access to area east of railroad in Eton.

NATURAL AND CULTURAL RESOURCES

CODE

NC1. Protecting the historic structures of the city benefits both residents and visitors by respecting Eton's cultural heritage, so periodic updates of historic property surveys are necessary to keep up with changes over time.

Possible solution/strategy:

b. Coordinate with NWGRC to arrange for the resurvey of historic properties and feasibility of establishing historic districts.

NC2. Inclusion on the National Register of Historic Places has educational and cultural benefits for the people of Eton and its visitors, as well as benefits for individual property owners.

Possible solution/strategy:

b. Work with NWGRC staff and local historian to facilitate state re-evaluation of Eton's National Historic District status.

NC3. A Historic Preservation Commission is necessary to manage a Local Historic District.

Possible solution/strategy:

b. Create a Joint Historic Preservation Commission and send members to State training.

COMMUNITY FACILITIES AND SERVICES

CODE

CFS1. Recreational opportunities are improved by new facilities connected by trails to existing parks.

Possible solution/strategy:

a. Purchase land for park and arrange easement to Mill Creek across Georgia Power land.
b. Develop new park and link it to Eton City Park
    i. Restrooms
    ii. Electrical connections
    iii. Stage
    iv. Fitness trail
    v. Trail linking this park to Eton City Park

CFS2. Residents and visitors would benefit from improvements to Eton City Park

Possible solution/strategy:

a. Continue to improve facilities at the Eton City Park
    i. Two picnic pavilions

ii. Electrical outlets for vendors
iii. Renovate restroom
iv. Build stage

CFS3. Planning water supply and wastewater management in light of the resources and needs of other governments is more efficient.
Possible solution/strategy:
b. Develop and expand a water and sewer facilities master plan
c. Investigate multi-jurisdictional use of water supply resources and wastewater treatment facilities.

CFS4. City website provides essential information and services efficiently.
Possible solution/strategy:
a. Upgrade city website.

CFS5. Internet connectivity has become essential to doing business and improves quality of life for residents.
Possible solution/strategy:
g. Adopt a Broadband Ordinance to comply with state rules and supply broadband to residents and businesses.
h. Participate in the Broadband Ready Community program, with adopted ordinance and designation of unserved areas.
i. Apply for funding under the Broadband Ready Program

LAND USE
CODE

LU1. Traffic on the major highways, US 76 and US 411, is anticipated to increase because of the Appalachian Regional Inland Port and associated development.
Possible solution/strategy:
b. Develop a corridor overlay zone for the U.S. 76/U.S. 411 corridor for better access, parking, connectivity, and site amenities.

LU2. Community input and support is essential in planning recreational facilities and pedestrian routes.
Possible solution/strategy:
a. Implement Neighborhood Committee for recommendations on park facilities and walking paths

LU3. The community and individual landowners benefit from protecting environmentally sensitive lands.
Possible solution/strategy:
a. Emphasize tax incentives to land owners for protecting environmentally sensitive lands.

LU4. The community benefits from governmental review of the siting of new solar energy systems.
Possible solution/strategy:
a. Amend zoning ordinance to accommodate permitting of solar energy systems in city limits

INTERGOVERNMENTAL COORDINATION
CODE

IC1. City governments reap many benefits from keeping up with current state and federal policies and best practices and networking with other cities to develop solutions and strategies for today's complex issues.
Possible solution/strategy:
b. Maintain relationship with the Georgia Municipal Association by attending 1 event per year

IC2. If the city works with counties and other cities in the Coosa Basin that rely on the rivers, reservoirs, and groundwater of the basin for their water supply, this will help insure sustainable management of water resources for the benefit of all the governments.
Possible solution/strategy:
b. Continue to support the Northwest Georgia Water Resources Partnership.

IC3. Local planning efforts yield long-term benefits in gaining the confidence of residents.
Possible solution/strategy:
a. Continue to involve the Eton Planning Commission in local government processes.

IC4. The city has limited funds and staff for all its anticipated needs.
Possible solution/strategy:
a. Maintain a relationship with the Northwest Georgia Regional Commission for grants, economic development, general planning, aging services, workforce development, historic preservation, and technical assistance.

IC5. The cities and county would benefit from better communication and coordination.
Possible solution/strategy:
b. Initiate regular meetings between county, the board of education, and cities twice a year.

5. Land use in Murray County and its municipalities

Trends in Land Use in Murray County

Figure 21. Lake Conasauga. Photo US Forest Service

The Department of Community Affairs Planning Rules have standard land use categories to define human activity across the landscape. The seven categories used in this plan are Agricultural/Forestry, Commercial, Industrial, Park/Recreation/Conservation, Public/Institutional, Residential, and Transportation/Communication/Utilities. The cities did not feel the need to divide Residential into Multi-family and Single Family Residential. The Land Use Category Descriptions below provide an explanation of each category, local details for that category, and local photos illustrating that land use.

To help understand trends in land use, data from the 2005 Murray County comprehensive plan is compared to 2018 land use data used in the future land maps. These comparisons are shown in Tables 2, 3, 4, and 5 below. The overall land acreage including the area of Chatsworth and Eton measured in 2005 is 216,099 acres, excluding road and rail right-of-ways. In 2018, this measurement was 217,160 acres, a difference of 1061 acres or 1%. Both sets of measurements were made using GIS technology, but improvements in the technology and the means of measuring undoubtedly account for the difference. The 2005 land use data had a category called "Undeveloped". All of this land was added to the Agriculture/Forestry category in the 2005 data for comparison purposes. This is a reasonable assumption due to the rural nature of the area.

Murray County had 54.8% of its land in agriculture/forestry in 2005 (Table 2). The 2018 future land use maps predict that will decline somewhat to 48%, with accompanying increased in Commercial, Industrial and Residential (Table 2). The increase in Industrial and Commercial area includes the Inland port, the as-yet undeveloped surroundings of the port in the northern part of the county, and the South Murray Industrial Park. The county's future landscape, according to these maps, would appear to remain rural, with large areas, (26.4%), in Parks/Recreation/Conservation. Since the last plan, a large area of forest was developed into the Veteran's Memorial Park on Hyden Tyler Road just outside of Chatsworth, contributing to the slightly higher percentage of land in that category.

Table 2. Land Use Comparison, Murray County Total land area including Chatsworth and Eton

Land Use Category	Murray County Total Land Area			
	2005		2018 future land use map	
	Acres	Percent	Acres	Percent
Agriculture/Forestry	11,8319	54.8%	104,560	48.1%
Commercial	767	0.4%	2,507	1.2%
Industrial	1,651	0.8%	1,948	0.9%
Park/Recreation/Conservation	55,411	25.6%	57,258	26.4%
Public/Institutional	3,094	1.4%	988	0.5%
Residential	26,289	12.2%	38,959	17.9%
Transportation/Communication/Utilities	8,181	3.8%	7,947	3.7%
Water	2,387	1.1	2,994	1.4
total:	216,099	100.0%	217,160	100.0%

In Table 3, just the unincorporated portion of Murray County is shown. The same trend of a decrease in agriculture/forestry land is shown, with similar trends in Industrial, Commercial, and Residential, and Parks/Recreation/Conservation.

Table 3. Land Use Comparison, Murray County Unincorporated land area

Land Use Category	Murray County Unincorporated Land Area			
	2005		2018 future land use map	
	Acres	Percent	Acres	Percent
Agriculture/Forestry	117,242	55.1%	104,200	48.8%
Commercial	501	0.2%	1,905	0.9%
Industrial	940	0.4%	1,073	0.5%
Park/Recreation/Conservation	55,377	26.0%	57,217	26.8%
Public/Institutional	2,763	1.3%	710	0.3%
Residential	25,422	11.9%	37,718	17.7%
Transportation/Communication/Utilities	8,176	3.8%	7,895	3.7%
Water	2,357	1.1%	2,962	1.4
total:	212,778	100.0%	213,680	100.0%

In Chatsworth, the changes from 2005 to 2018 involve a predicted decrease from 26.4% Agriculture/Forestry to 5.8% and increases in Commercial land use and Residential land use. Some of these changes have already taken place along US 76 and US 411 on the north side of town. These are major areas for future commercial development. See Table 4.

Table 4. Land Use comparison, Chatsworth

Land Use Category	Chatsworth Land Area			
	2005		2018 future land use map	
	Acres	Percent	Acres	Percent
Agriculture/Forestry	711	26.4%	162	5.8%
Commercial	250	9.3%	498	17.9%
Industrial	600	22.3%	709	25.5%
Park/Recreation/Conservation	30	1.1%	41	1.5%
Public/Institutional	278	10.3%	230	8.3%
Residential	788	29.3%	1,072	38.6%
Transportation/Communication/Utilities	5	0.2%	37	1.3%
Water	30	1.1%	32	1.1%
total:	2692	100.0%	2780	100.0%

In Eton, Agriculture/Forestry land use is predicted to decline from 58.2% on the 2005 land use maps to 28.3% on the 2018 future land use maps. Commercial, Industrial, and Residential are predicted to increase. During this plan preparation, there was discussion of annexing land for residential development, and there is a work program item for this. See Table 5.

Table 5. Land Use comparison, Eton

Land Use Category	Eton Land Area			
	2005		2018 future land use map	
	Acres	Percent	Acres	Percent
Agriculture/Forestry	366	58.2%	198	28.3%
Commercial	16	2.5%	104	14.9%
Industrial	111	17.6%	166	23.6%
Park/Recreation/Conservation	4	0.6%	7	1.0%
Public/Institutional	53	8.4%	41	5.9%
Residential	79	12.6%	170	24.2%
Transportation/Communication/Utilities	0	0%	15	2.1%
Water	0	0	0	0
total:	629	100%	700	100.0%

Land Use Category Descriptions

Land Use Map Category
Agriculture/Forestry
Found in: Unincorporated Murray County, Chatsworth, and Eton
Description:

Land in this category includes fields, pastures, and farmsteads used for farming, and forest areas used for commercial timber or pulpwood harvesting. Forest Service lands are not included in this category because they are managed for multiple uses, are open for the public, and are a major recreational draw for outdoor enthusiasts. The percentage of agriculture and forestry land on the future land use maps is 48%.

Agricultural production includes hay, chickens, cattle in pasture, hay, and some row crops.

Forestry production, which has declined in recent years, includes hardwood and softwood species used for saw logs and pulpwood (USDA 2009 data).

Harvested hay in Murray County

Hobby farm in Murray County

Recent timber harvest in Murray County

Land Use Map Category
Park/Recreation/Conservation
Found in: Unincorporated Murray County, Chatsworth, and Eton
Description:

This land use category includes areas dedicated to active or passive recreational uses and/or conservation. This includes privately or publically owned playgrounds, parks, nature preserves, wildlife management areas, national or state forests, golf courses, and recreational centers. Chattahoochee National Forest lands are included in this category and make up almost 25% of the area in the county. The forest provides multiple recreational opportunities, including fishing, hunting, camping, biking, hiking, and boating access. A large area of land surrounding Carter's Lake is owned by the Army Corps of Engineers and managed for recreation in and around the lake. The county has two state parks, the Vann House Historic Site and Fort Mountain State Park. Chatsworth and Eton have city parks. Murray County operates three parks with ball fields and other amenities. The percentage of land in the Parks/Recreation/Conservation category overall is 26.4%.

Chatsworth City Park stage under construction

Beach at Fort Mountain State Park

Chattahoochee National Forest looking east from Fort Mt

Pleasant Valley Park in Eton

Land Use Map Category
Transportation/Communication/Utilities
Found in: Unincorporated Murray County, Chatsworth, and Eton
Description:

Land in this category includes major transportation routes, railroad facilities, radio towers, and power generation plants. A large area of land along the Conasauga River is dedicated to the Dalton Utilities Land Application System, a forested area where treated wastewater is sprayed on the ground rather than discharged into the Conasauga River.

Major automobile routes with sections of four lane service are US 76, running east and west, and US 411 running north and south. State routes with mainly two-lane service include Routes 2, 52, 52 Alt, 61, 136, 225, 282, and 286. There are no interstate routes in Murray County.

The CSX railroad runs north and south and the Appalachian Regional Inland Port is located on this rail line.

Carters Dam is managed by the US Army Corps of Engineers for flood control and hydropower generation.

Intersection of US 411 and State Route 286 in Eton

Appalachian Regional Inland Port under construction on CSX rail line

CSX Train into Chatsworth

Carters Dam (US Army Corp Engineers Photo)

Land Use Map Category
Public/Institutional
Found in: Unincorporated Murray County, Chatsworth, and Eton
Description:

Public buildings and other facilities owned by the federal, state, or local government fall into this category as well as institutions that are not for profit. Government buildings such as court houses, city halls, police and fire stations, libraries, prisons, post offices, and schools fall in this category. Privately owned facilities that area considered institutional include colleges, churches, cemeteries, and hospitals.

There is one county-wide school system with two high schools, one innovative school, two middle schools, and six elementary schools.

Murray County Fire Department has 8 stations located throughout the county. Chatsworth and Eton have their own fire departments located in the cities.

Murray County's hospital, Murray Medical Center, is located on US 76 in Chatsworth.

Chatsworth Elementary School

Cisco Baptist Church on US 411 is a familiar landmark

Murray Medical Center in Chatsworth

Murray County Courthouse in Chatsworth

Land Use Map Category
Industrial
Found in: Unincorporated Murray County, Chatsworth, and Eton
Description:

This category includes land used for manufacturing facilities, processing plants, factories, warehousing and wholesale trade facilities, mining and mineral extraction activities, and other similar uses.

Much of the industry in Murray County is in carpet manufacturing. The Murray South Industrial Park is under development. Less than 1% of the land area on the future development maps is in this category.

Carmeuse lime and stone plant in Chatsworth

Shaw Carpet Plant in Chatsworth

Lonesome Oak Trading Company floorcovering plant in Eton

Land Use Map Category
Commercial
Found in: Unincorporated Murray County, Chatsworth, Eton
Description:

Land in this category is used for non-industrial businesses, including retail sales, office, service and entertainment.

Chatsworth has a typical downtown with storefronts. Eton has a small downtown area that they are seeking to enhance. A number of fast-food restaurants and a large grocery store are located at the intersection of US 76 and US 411 in Chatsworth. Gas stations and other retail can be found along US 75 and US 411 in unincorporated Murray County. The percentage of land on the future land use maps for this category is only 1.2%

Market Street in Chatsworth

Strip mall in Eton

Fast Food in Chatsworth

Convenience store in Cisco

Land Use Map Category
Residential
Found in: Unincorporated Murray County, Chatsworth, Eton
Description:

This land use category is comprised of buildings that people live in. It includes dwellings occupied by one family as well as buildings containing two or more dwelling units. This includes duplexes and apartment buildings with multiple units.

There are a limited number of multifamily housing units in unincorporated Murray because of limited sewer service. Both Chatsworth and Eton have multifamily housing, and Chatsworth has public housing. Single-family housing can be found throughout the county, and in the mountains, cabins serving as second homes can be found.

Multifamily homes in Eton

Multifamily homes in Chatsworth

Single-family home in Murray County

Single-family home in Eton

Single-family home in Chatsworth

Future Land Use Maps

To build a pathway to land use maps that could guide development in the future, large format maps with the standard land uses were prepared from current tax maps with some corrections and modifications. For example, the tax map shows apartment complexes as commercial, but for land use planning purposes those lots needed to be designated residential. These maps were displayed at public meetings and taken to steering committee meetings. Planners asked the stakeholders and government officials to consider where they anticipated land use change in the coming years. Government officials wanted to plan commercial and industrial changes around the inland port. The existing land use maps showed the area of the South Murray Industrial Park as residential and agriculture/forestry, so that was changed to industrial. Changes from agriculture/forestry to residential were anticipated on the south side of Eton. Along the highway corridor of US 76 going east into Chatsworth more commercial development was planned, as well as on the south side of Chatsworth along US 411. Although the inland port is expected to increase the commercial and industrial acreage in the county, the extent of change at this early date is uncertain.

The future land use maps for Murray County, Chatsworth, and Eton are found on the following pages.

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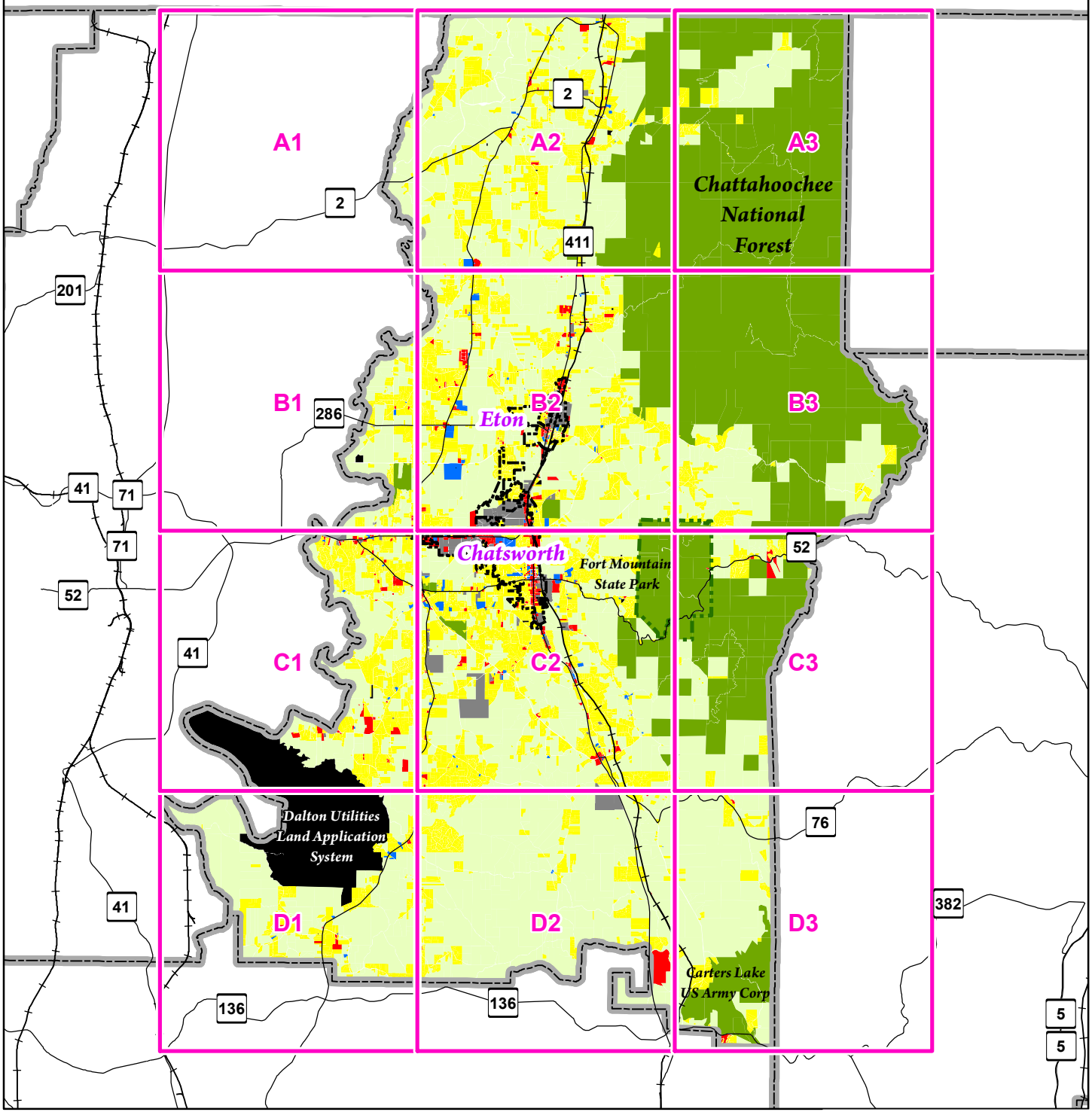
Murray County Future Land Use Maps.

Map Grid index followed by the 12 sections of the grid=A1, A2, A3, B1, B2, B3, C1, C2, C3, D1, D2, D3.

Murray County, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
- Industrial
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/ Communication/Utilities

1 inch = 4 miles

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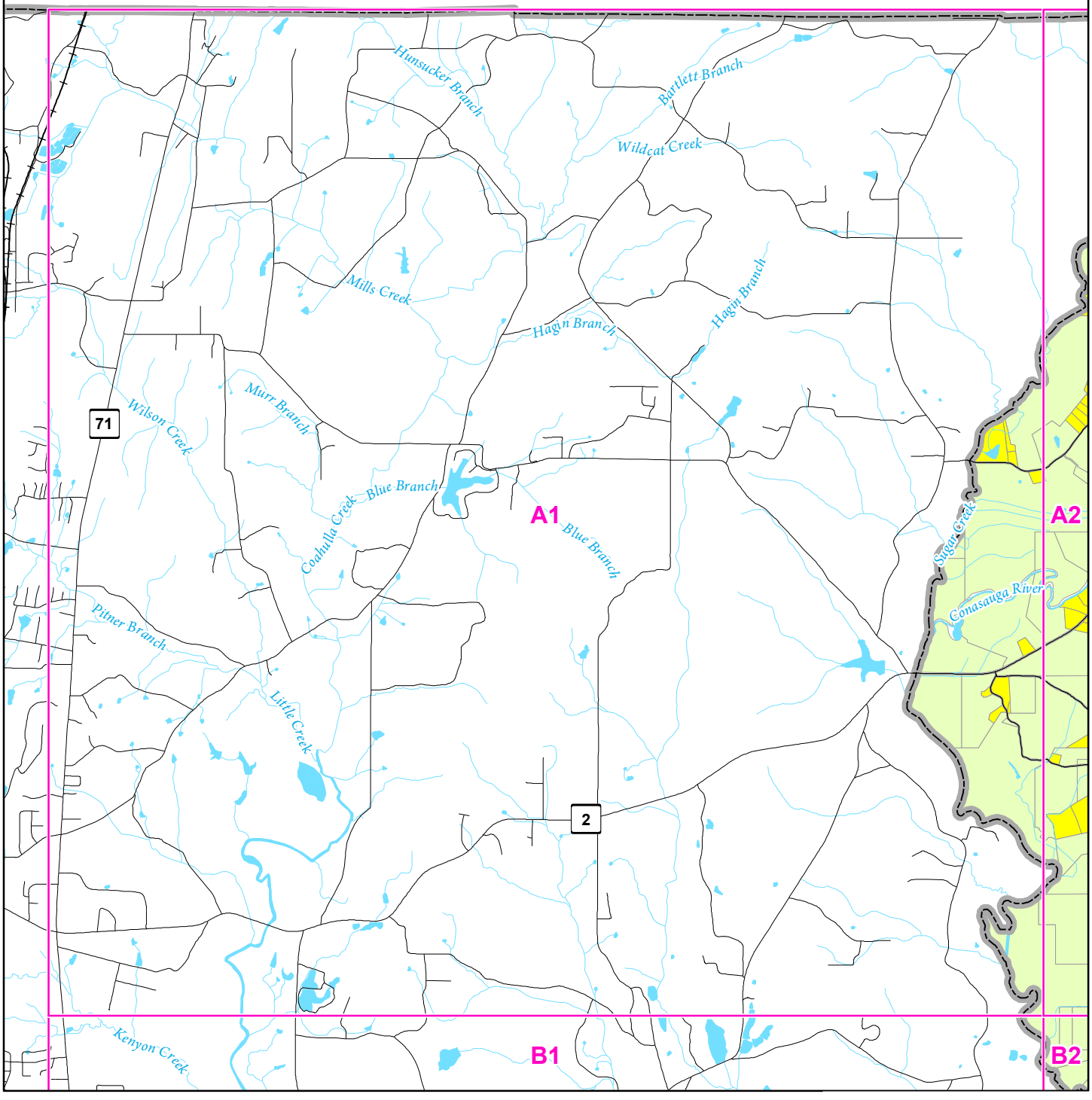
Murray County, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
- Industrial
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/ Communication/Utilities

1 inch = 1 miles

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Grid A1

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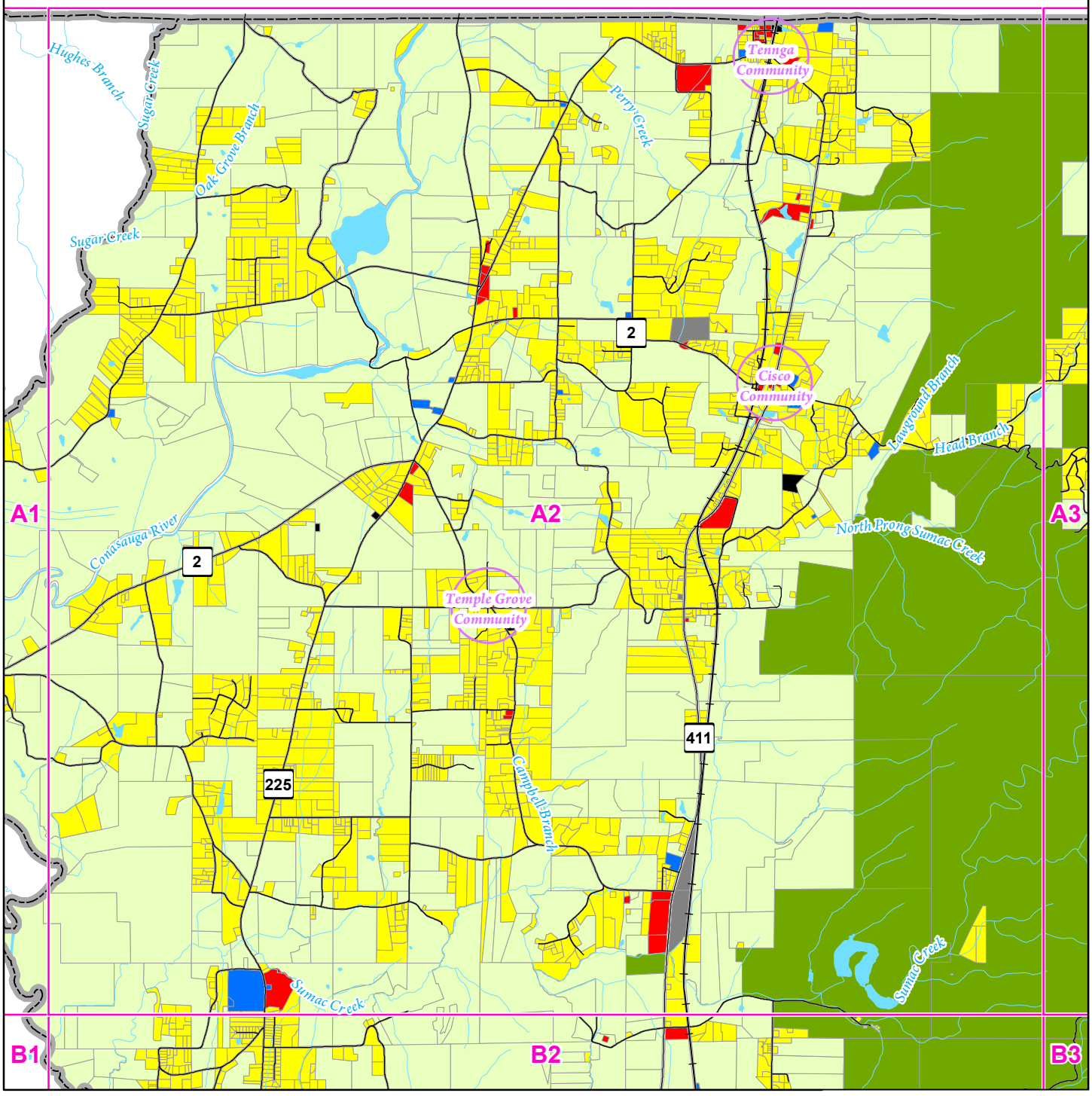
Murray County, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
- Industrial
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/ Communication/Utilities

1 inch = 1 miles

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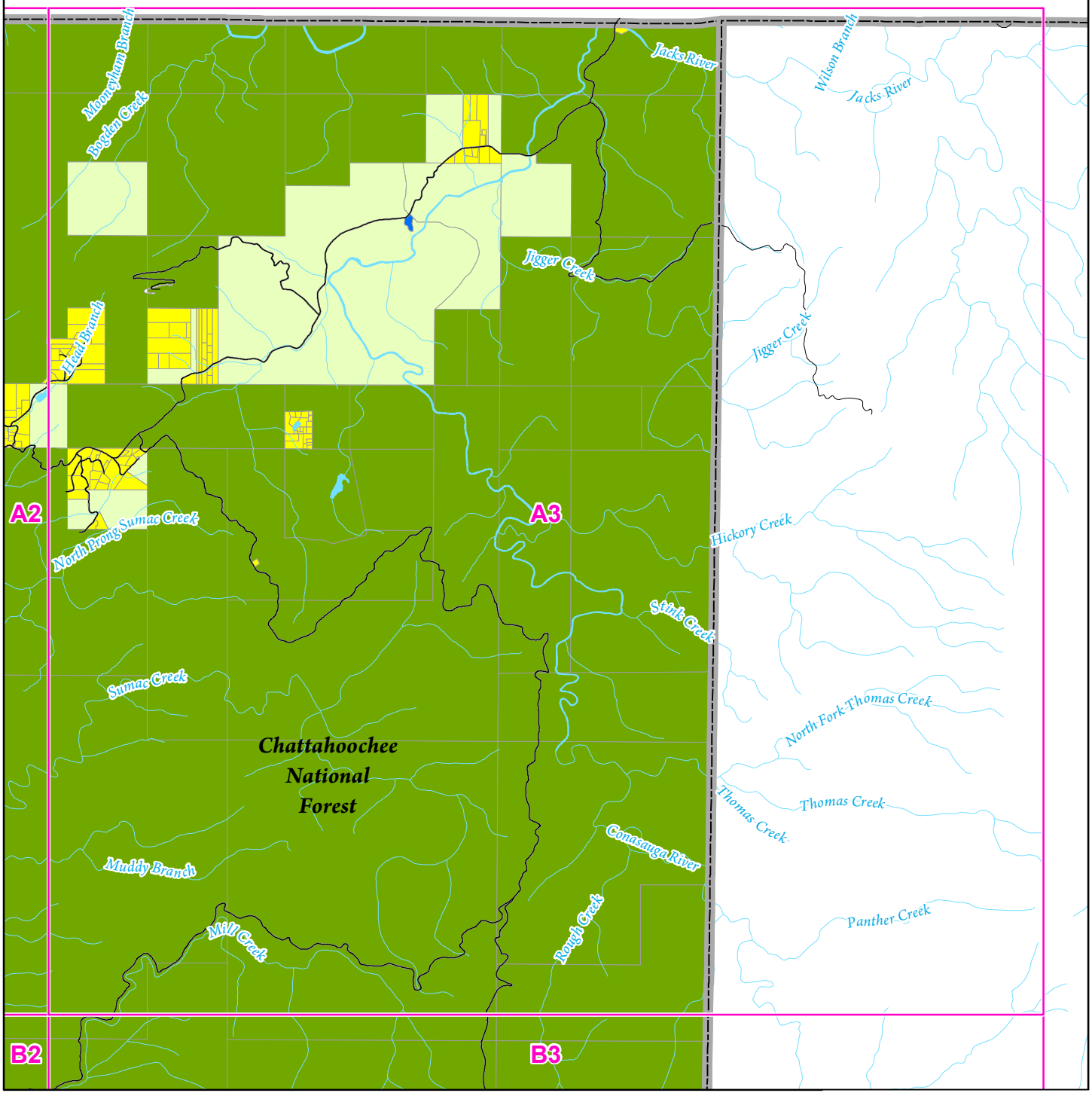
Murray County, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
- Industrial
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/ Communication/Utilities

1 inch = 1 miles

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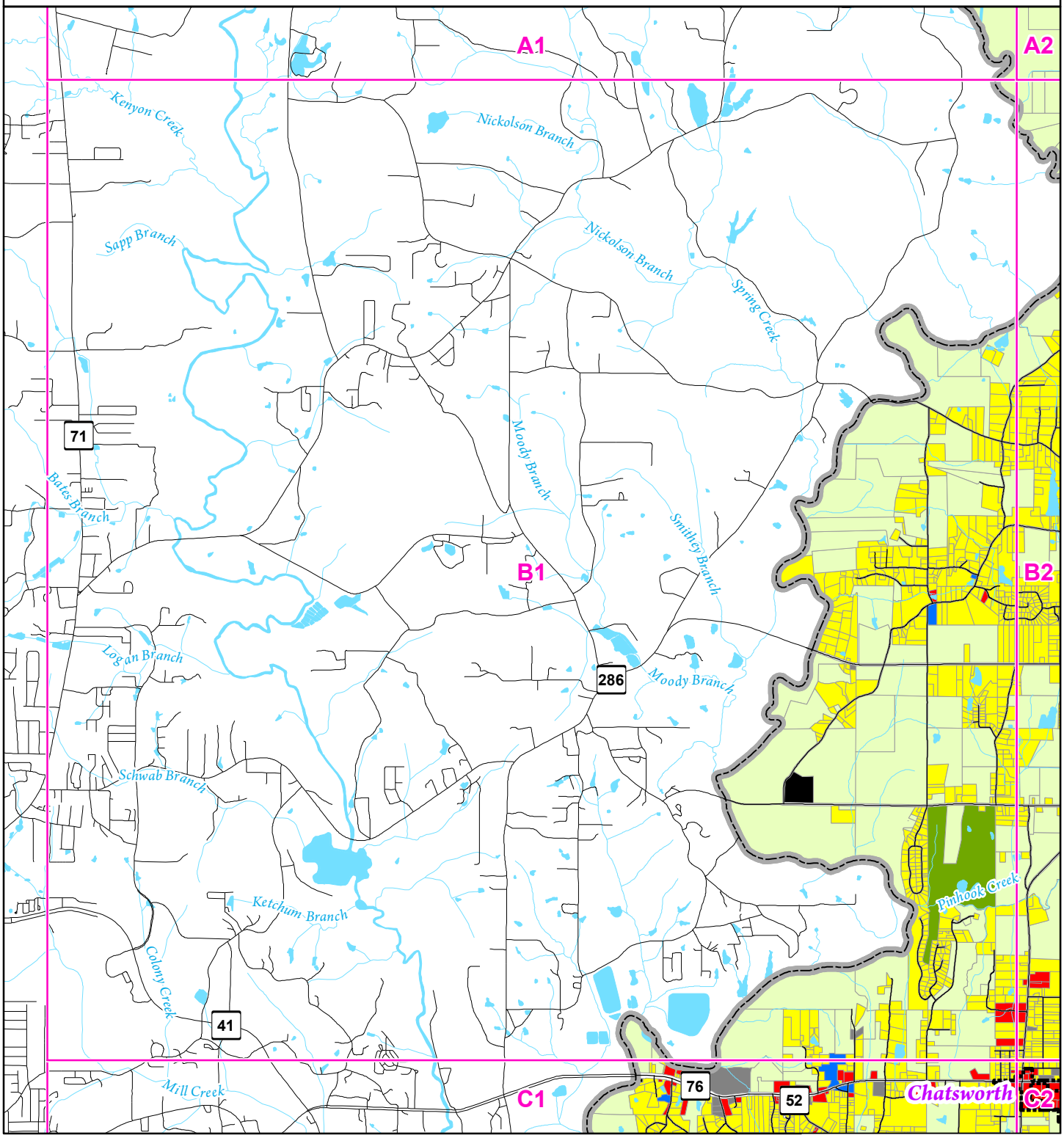
Murray County, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
- Industrial
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/ Communication/Utilities

1 inch = 1 miles

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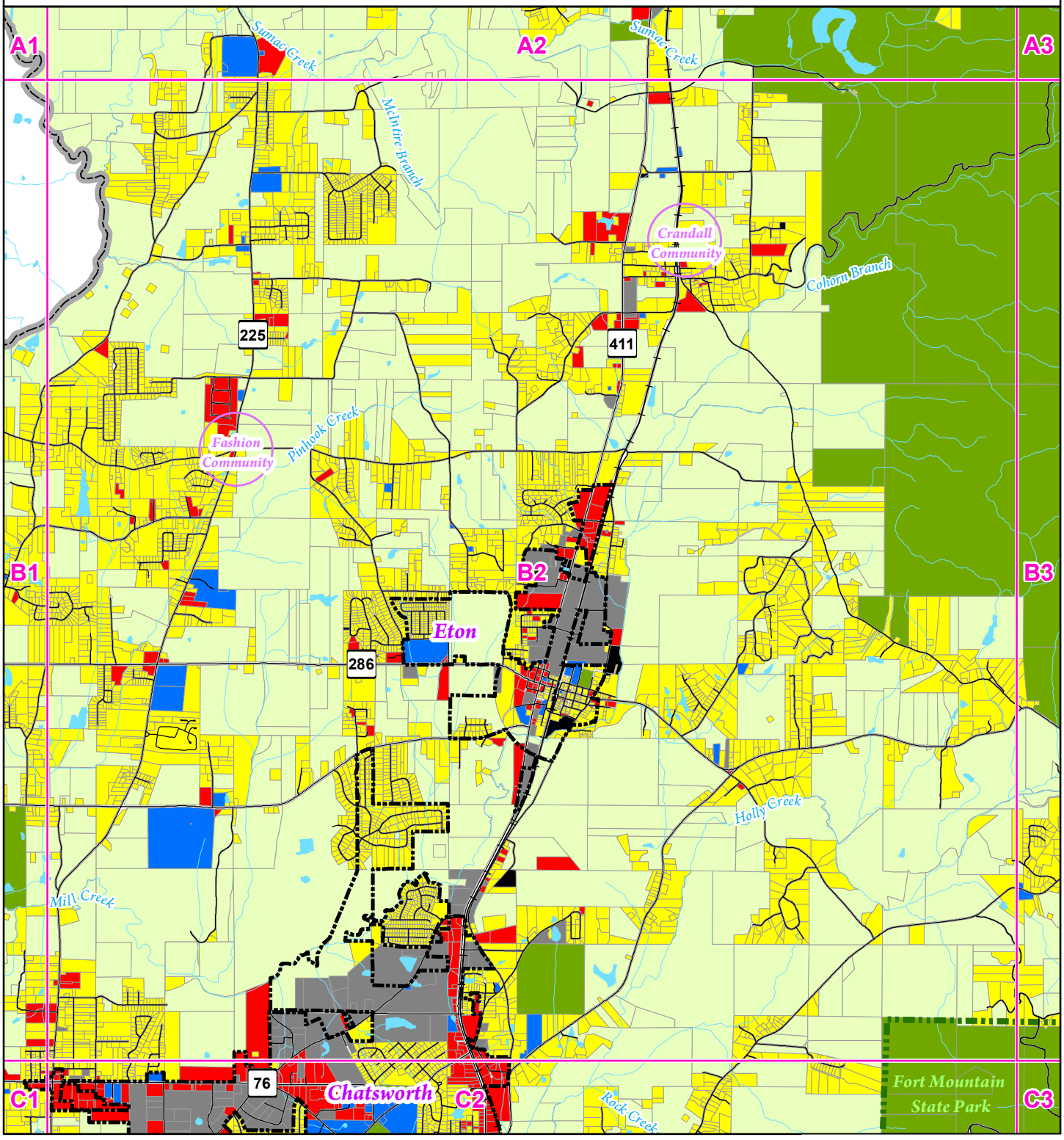
Murray County, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
- Industrial
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/ Communication/Utilities

1 inch = 1 miles

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Grid B2

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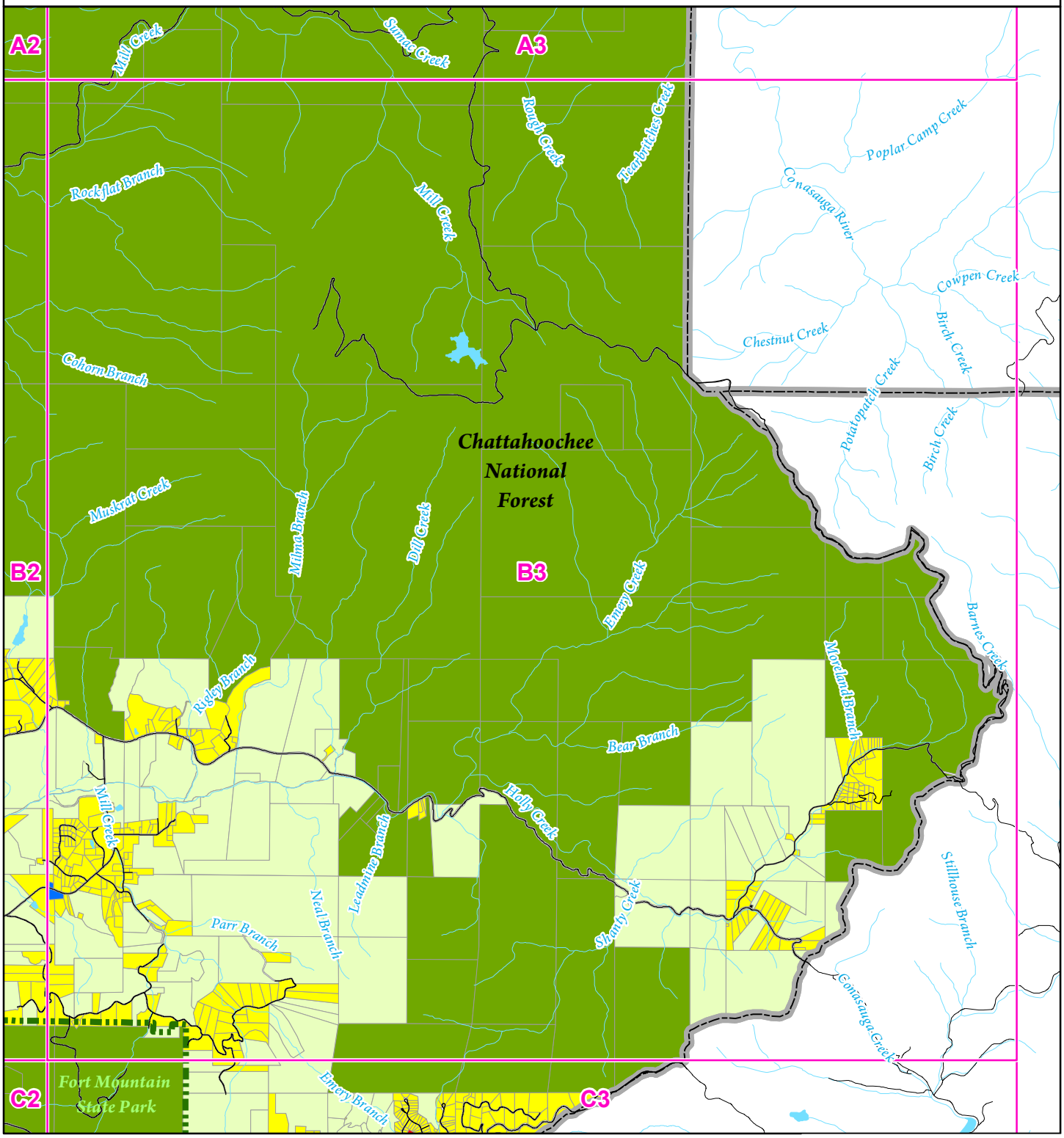
Murray County, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
- Industrial
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/ Communication/Utilities

1 inch = 1 miles

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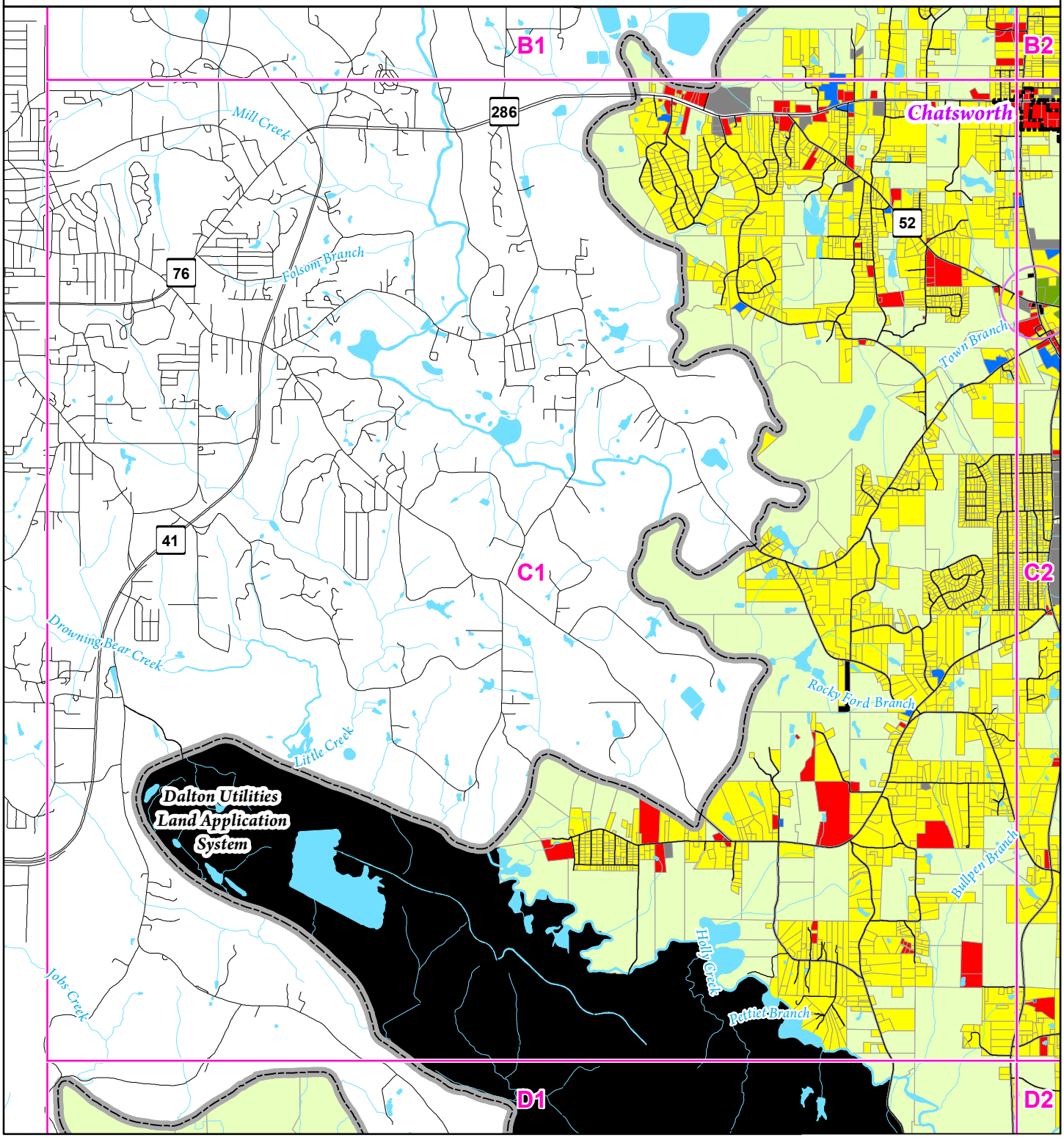
Murray County, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
- Industrial
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/ Communication/Utilities

1 inch = 1 miles

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Grid C1

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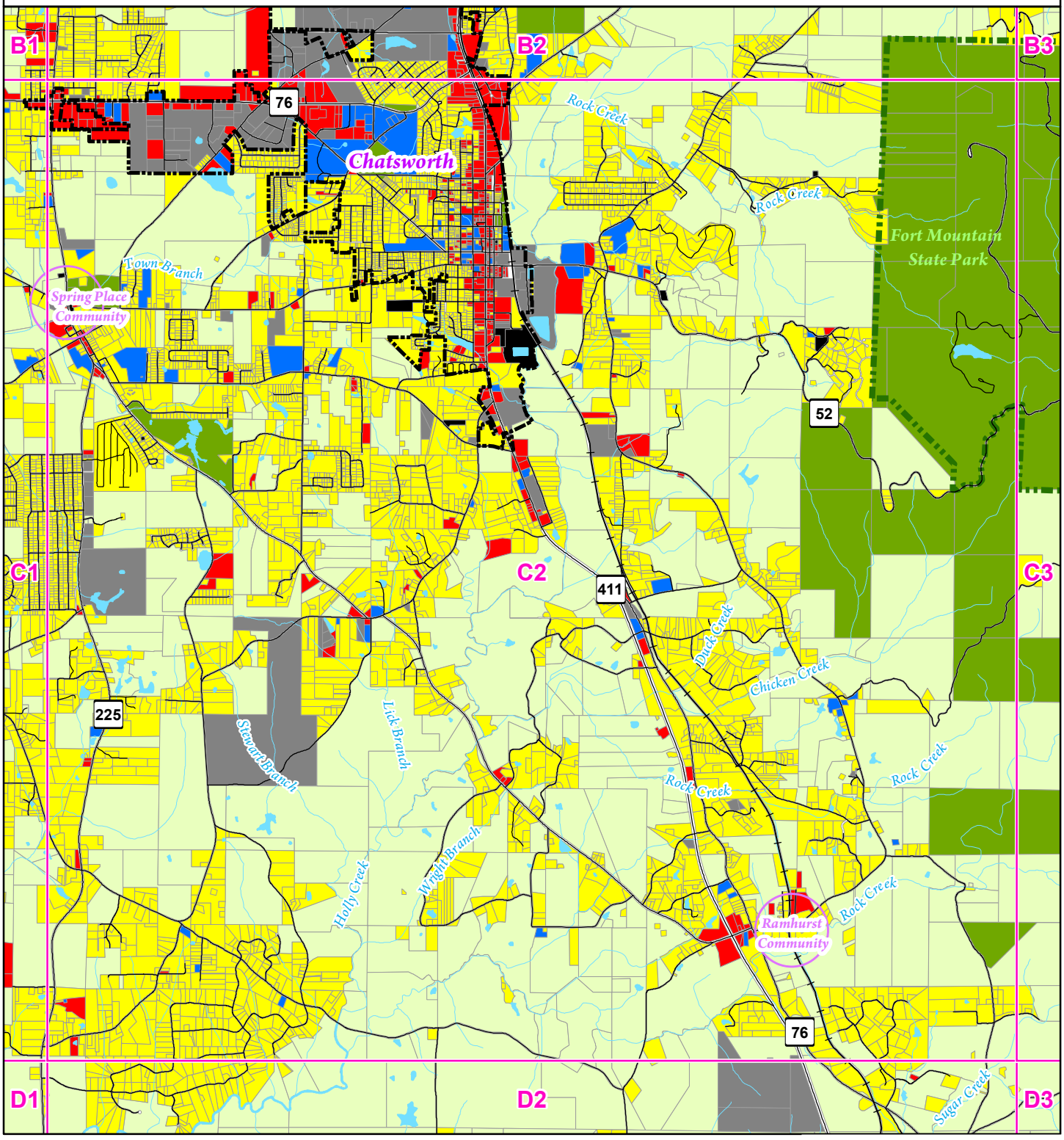
Murray County, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
- Industrial
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/ Communication/Utilities

1 inch = 1 miles

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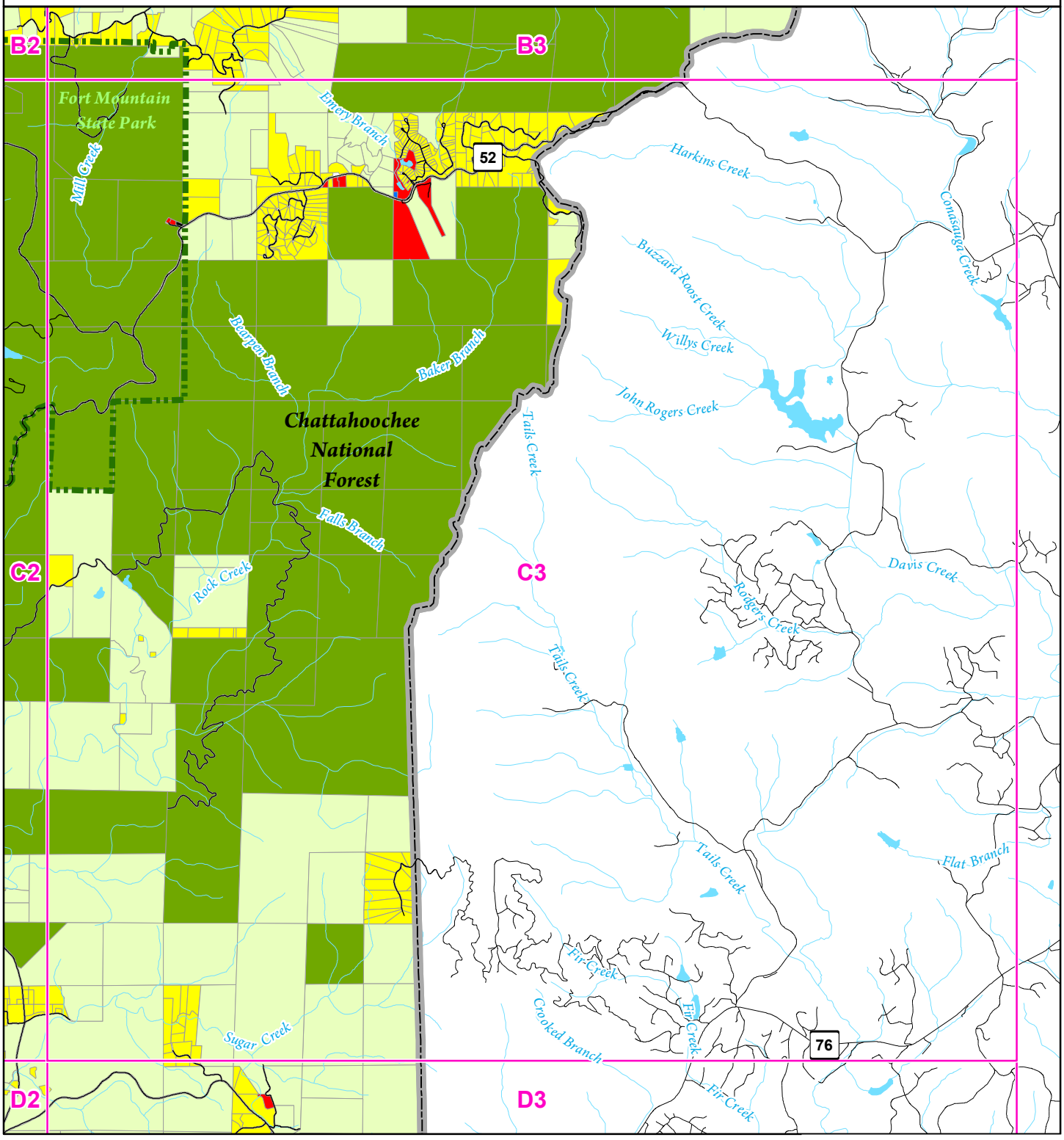
Murray County, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
- Industrial
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/ Communication/Utilities

1 inch = 1 miles

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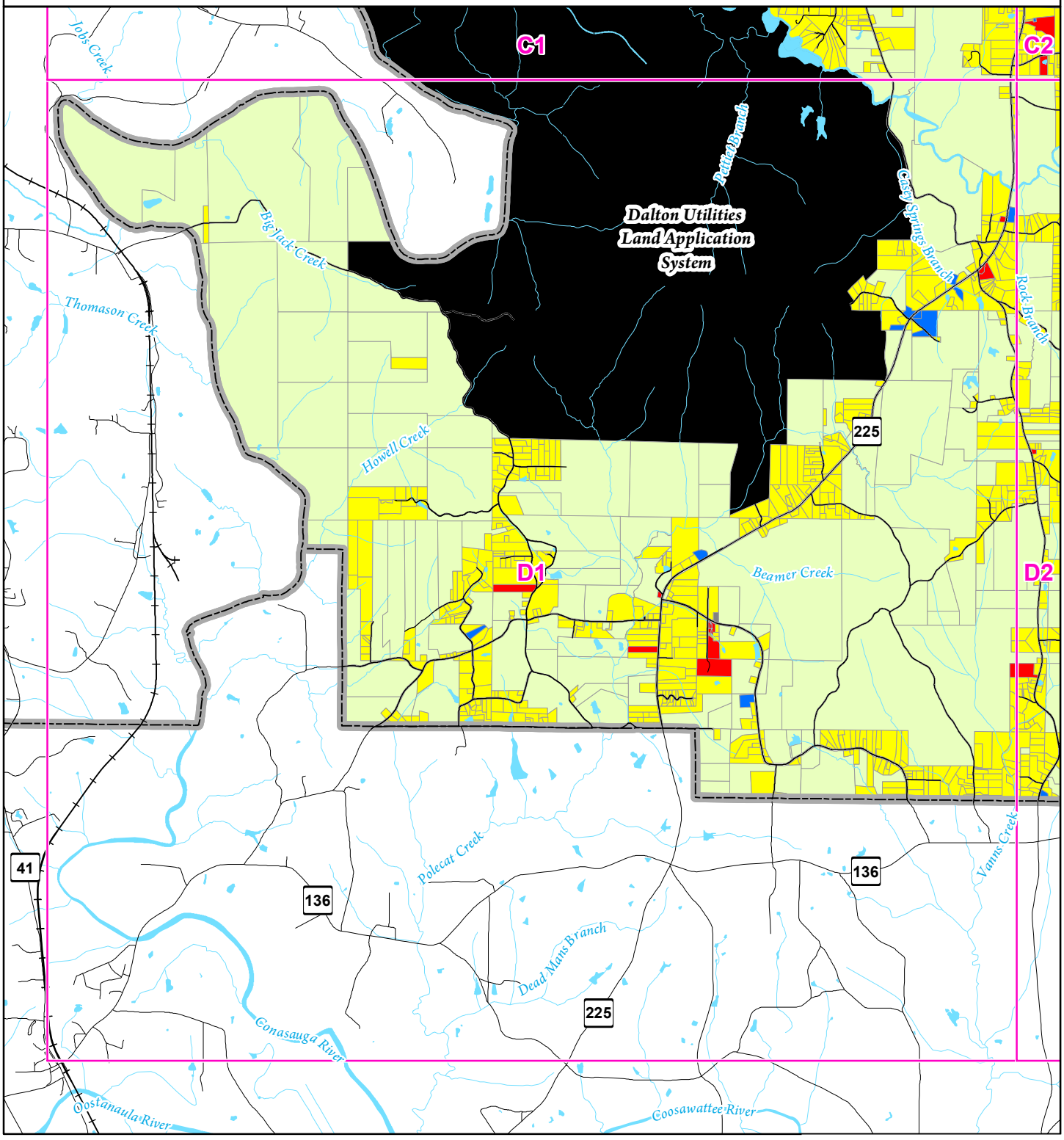
Murray County, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
- Industrial
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/ Communication/Utilities

1 inch = 1 miles

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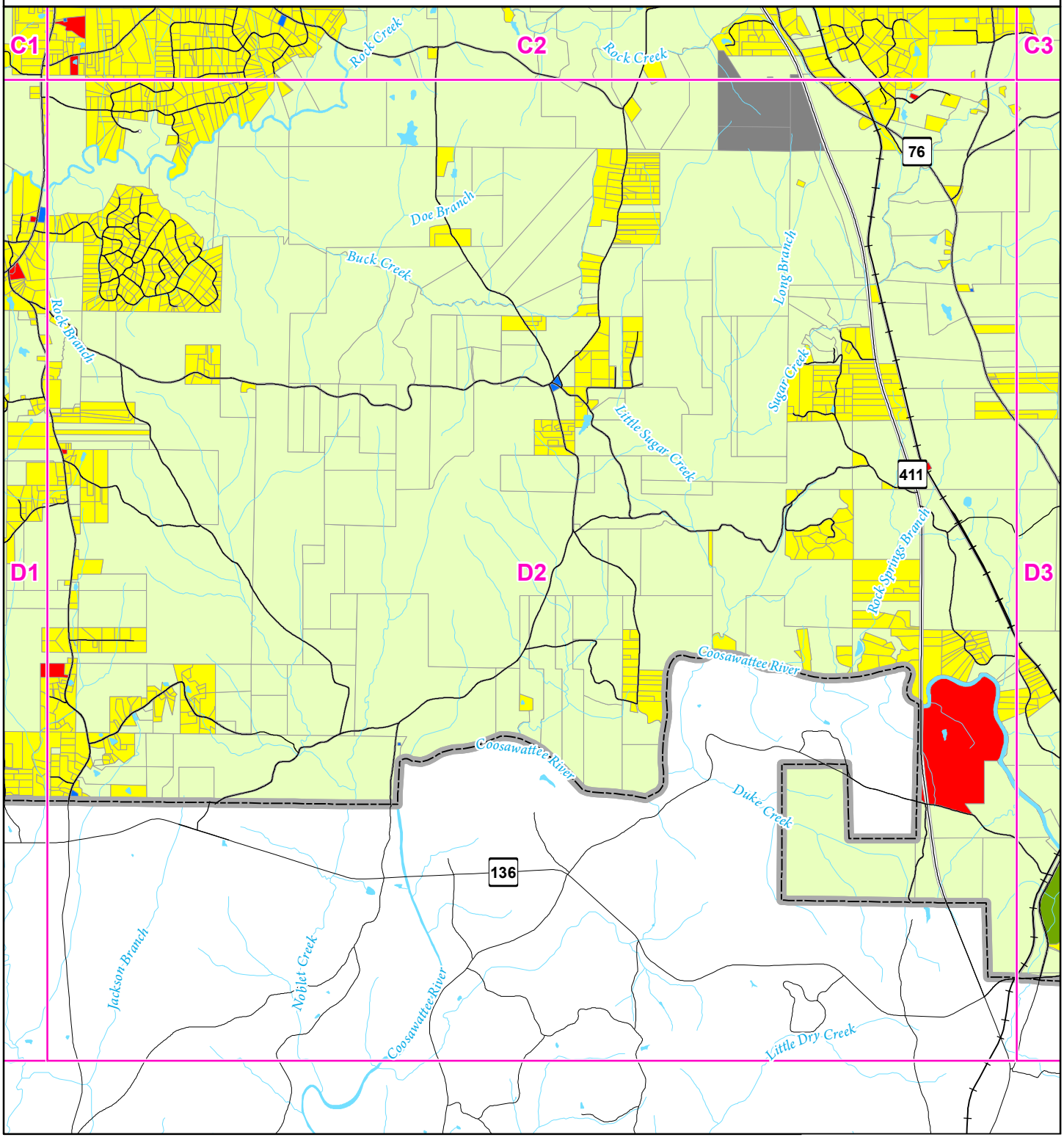
Murray County, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
- Industrial
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/ Communication/Utilities

1 inch = 1 miles

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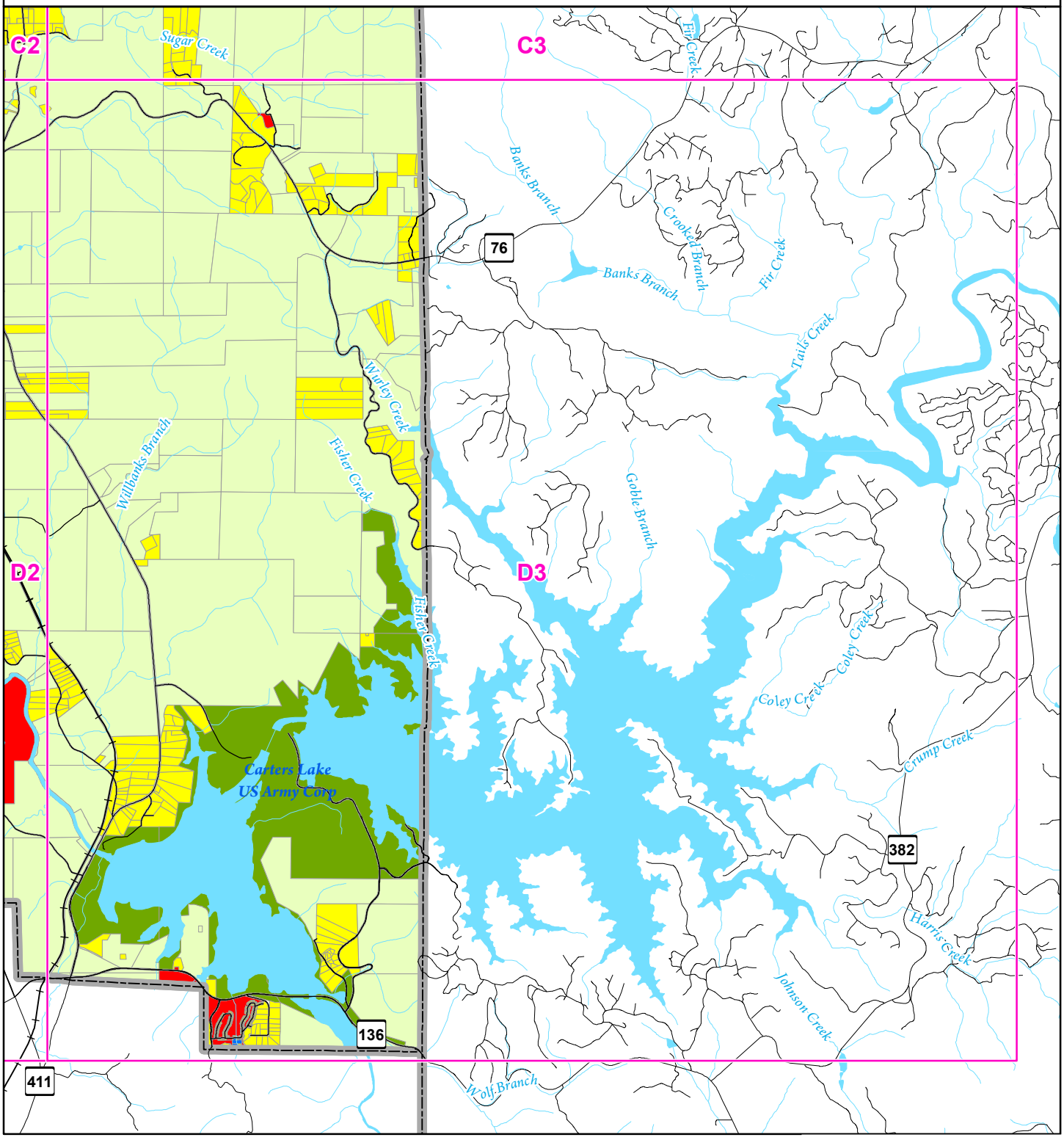
Murray County, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
- Industrial
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/ Communication/Utilities

1 inch = 1 miles

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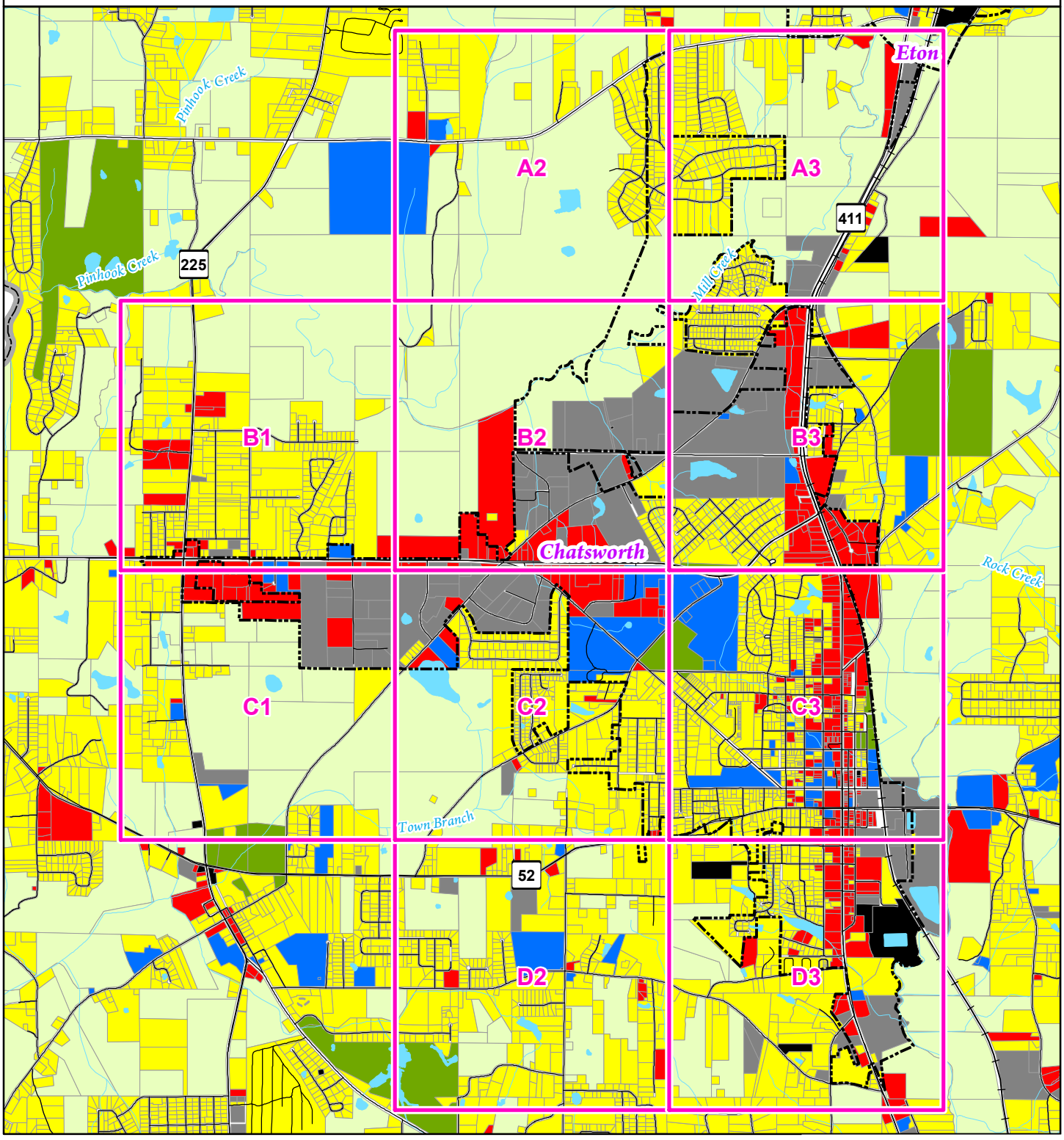
Chatsworth Future Land Use Maps.

Map Grid index followed by the 10 sections of the grid=A2, A3, B1, B2, B3, C1, C2, C3, D2, D3.

Chatsworth, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
- Industrial
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/ Communication/Utilities

1 inch = 3,500 feet

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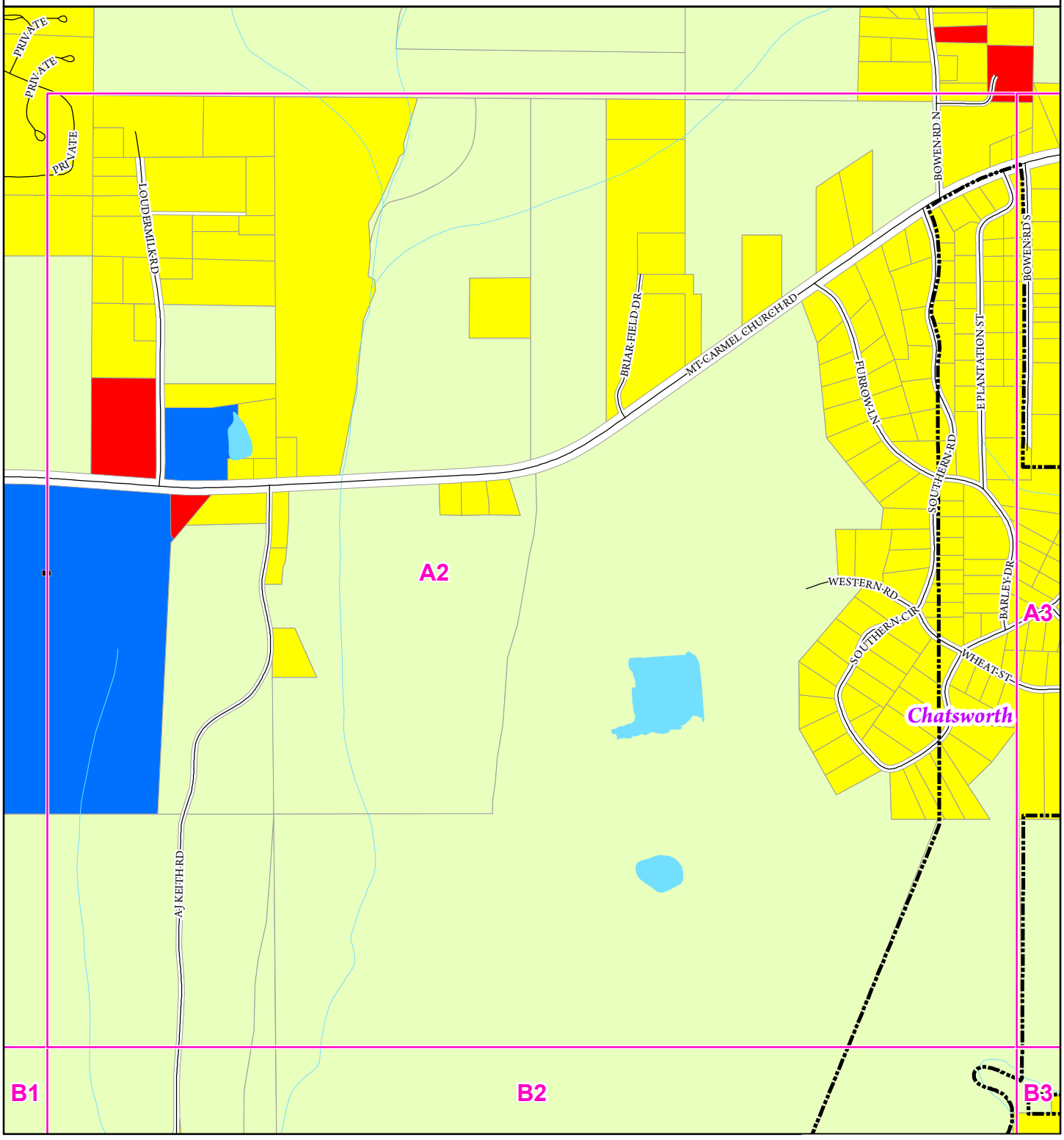
Chatsworth, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
- Industrial
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/ Communication/Utilities

1 inch = 990 feet

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Grid A2

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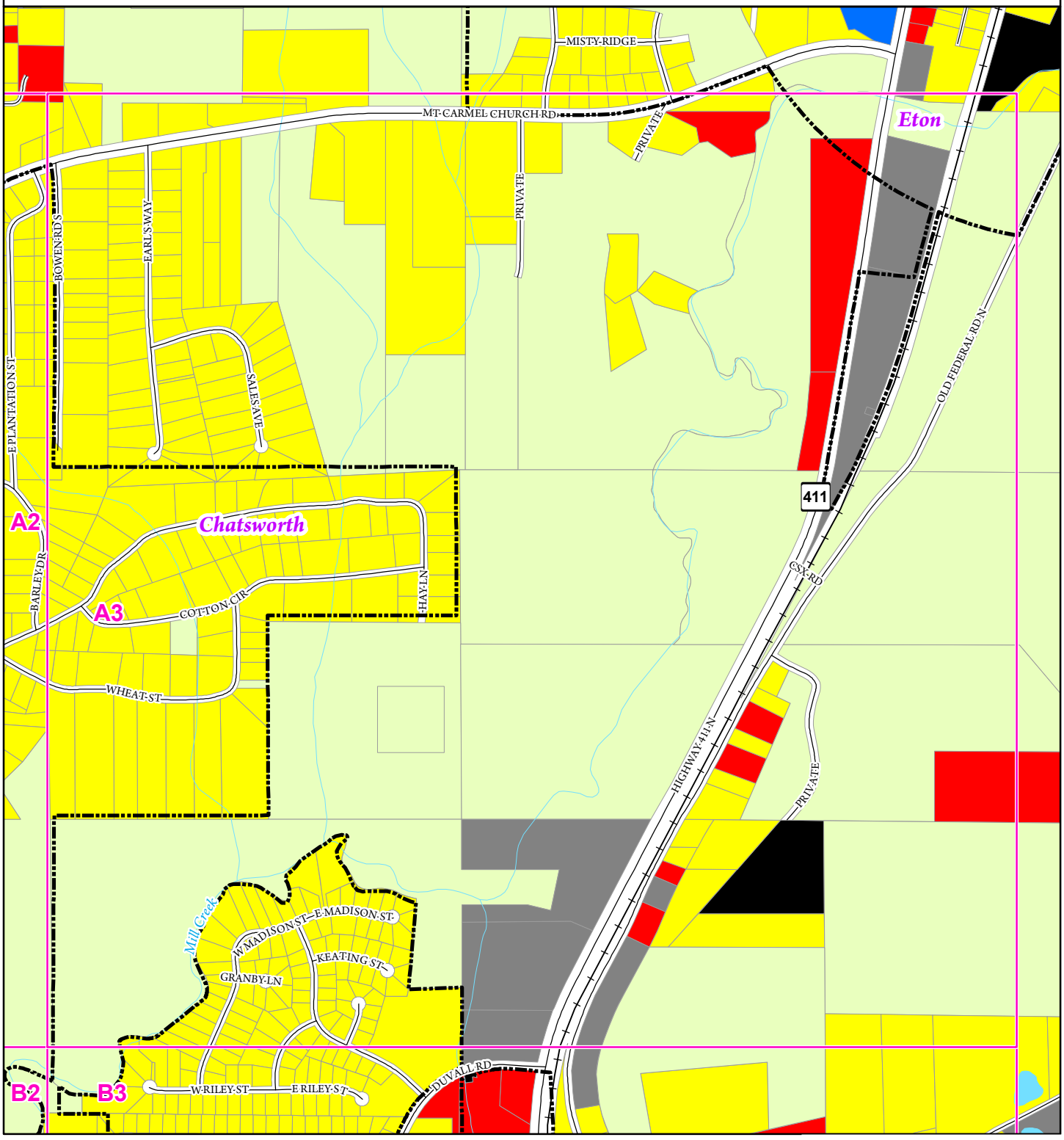
Chatsworth, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
- Industrial
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/ Communication/Utilities

1 inch = 990 feet

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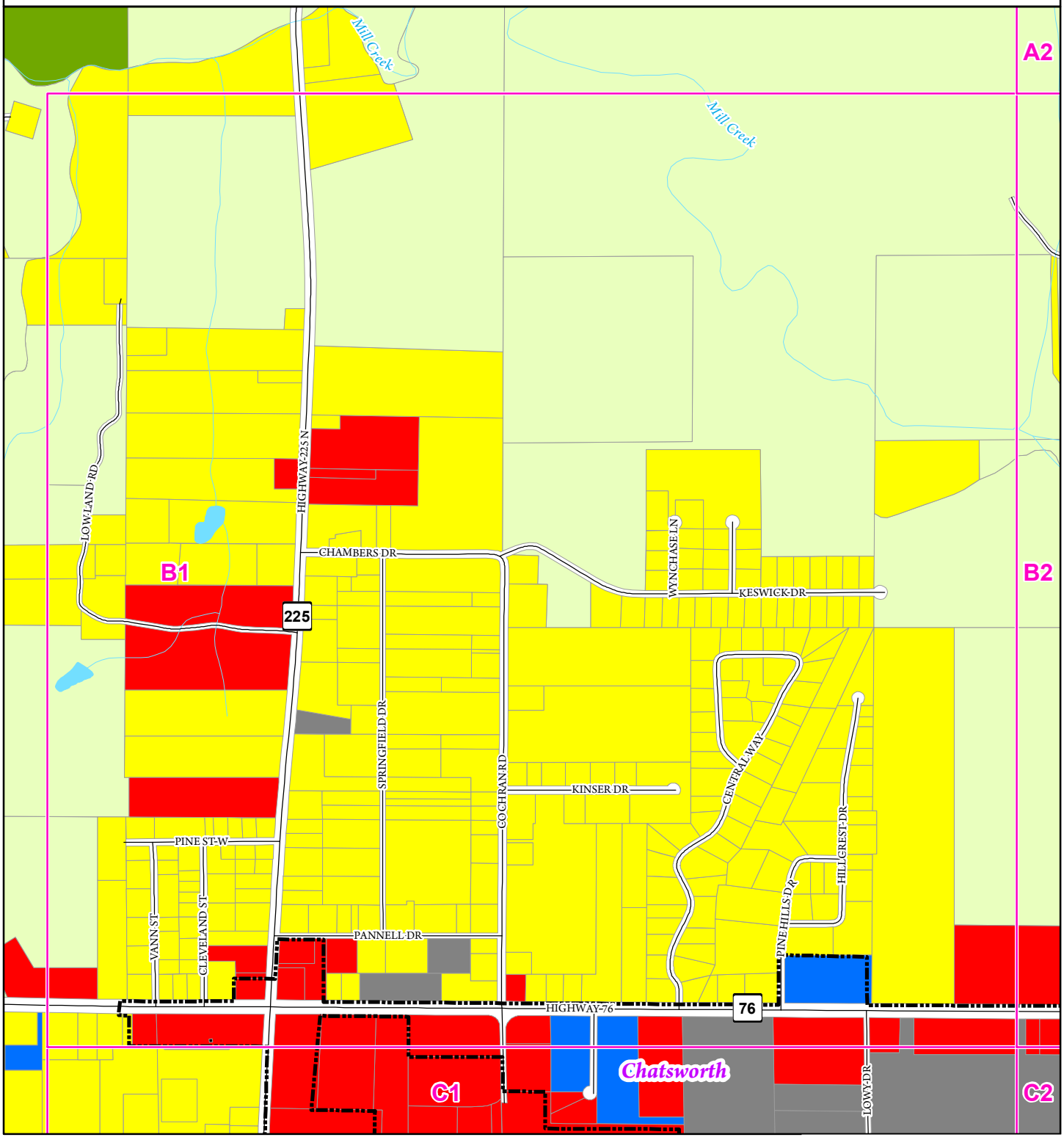
Chatsworth, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
- Industrial
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/ Communication/Utilities

1 inch = 990 feet

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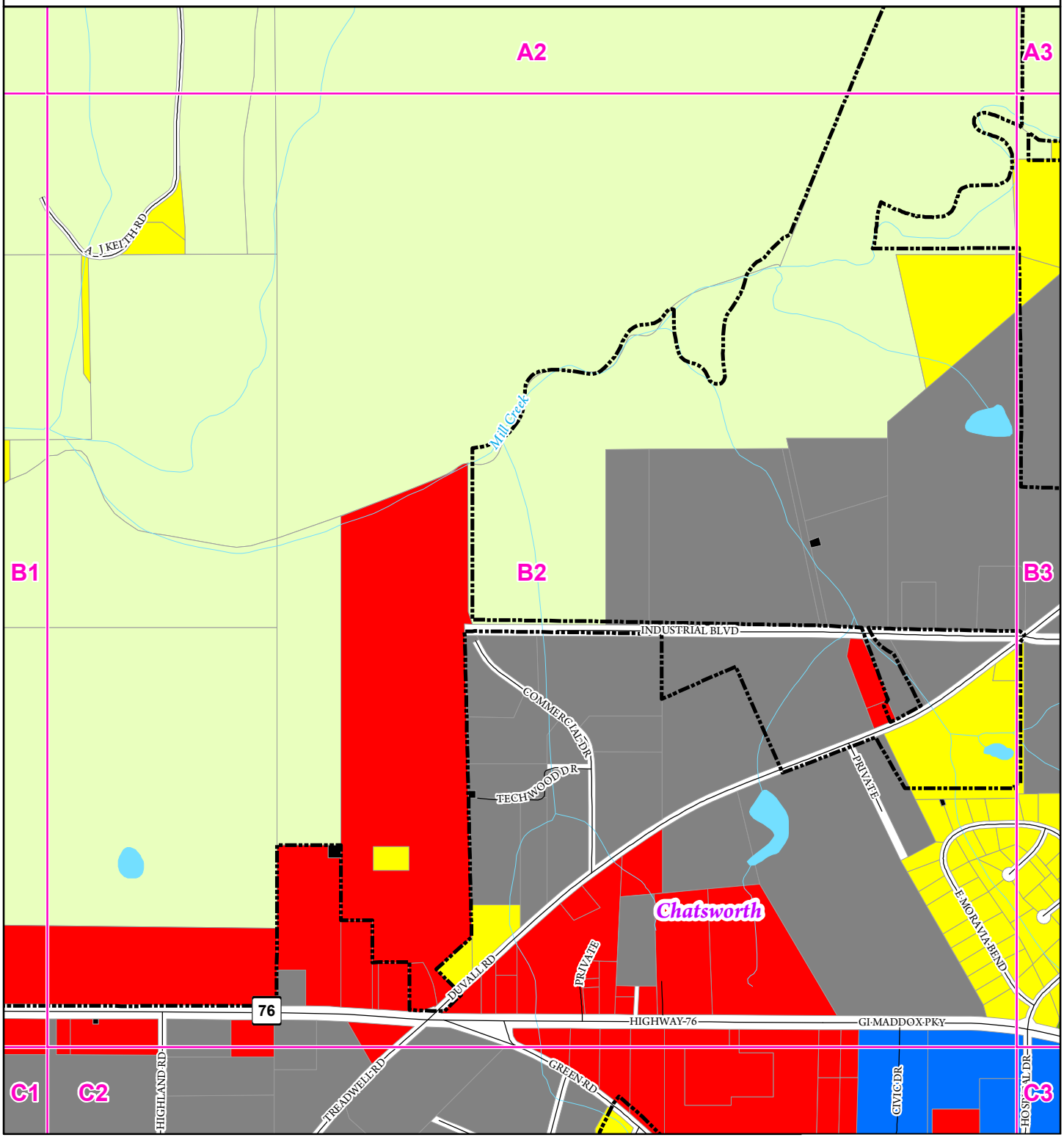
Chatsworth, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
- Industrial
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/ Communication/Utilities

1 inch = 990 feet

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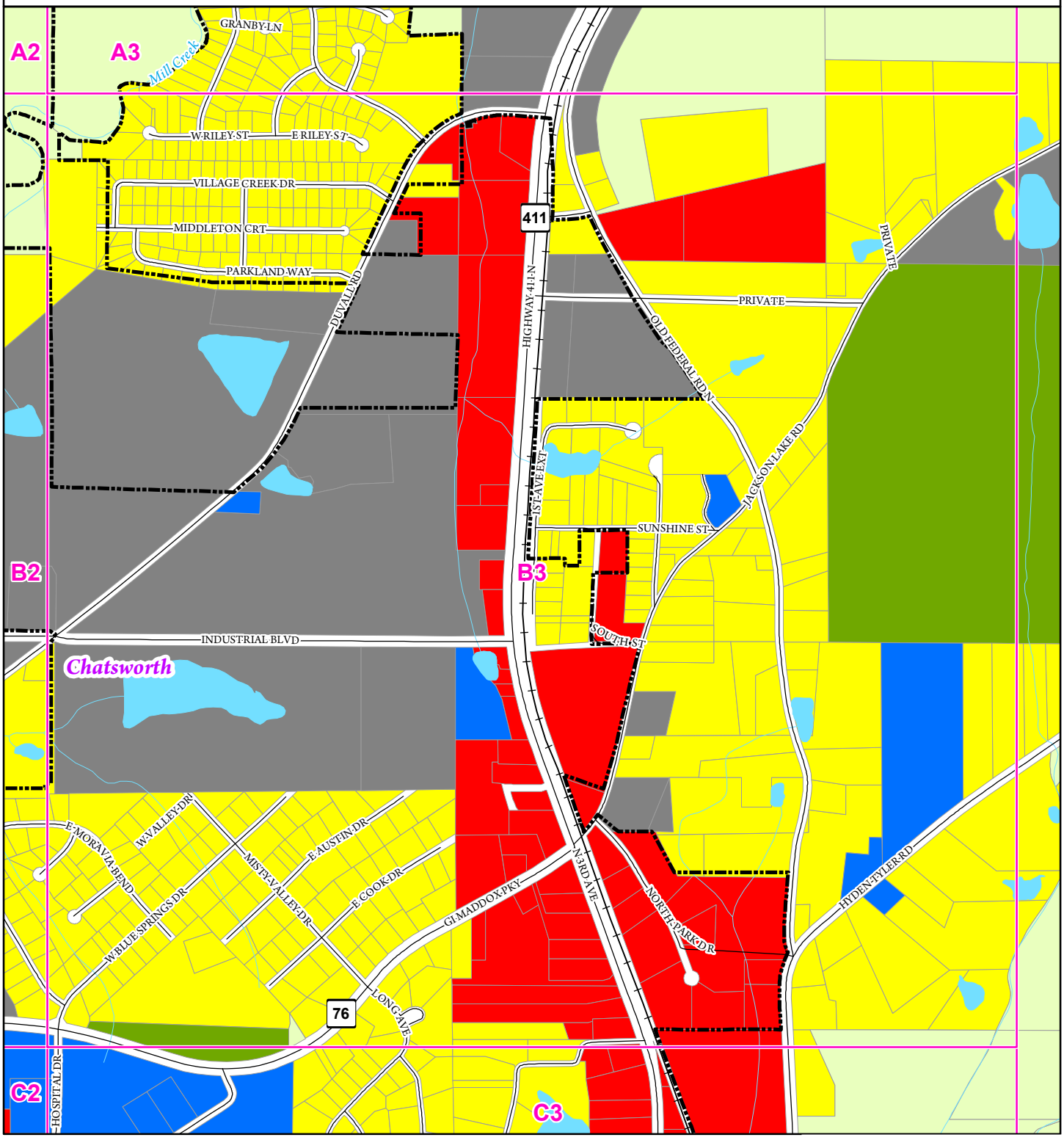
Chatsworth, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
- Industrial
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/ Communication/Utilities

1 inch = 990 feet

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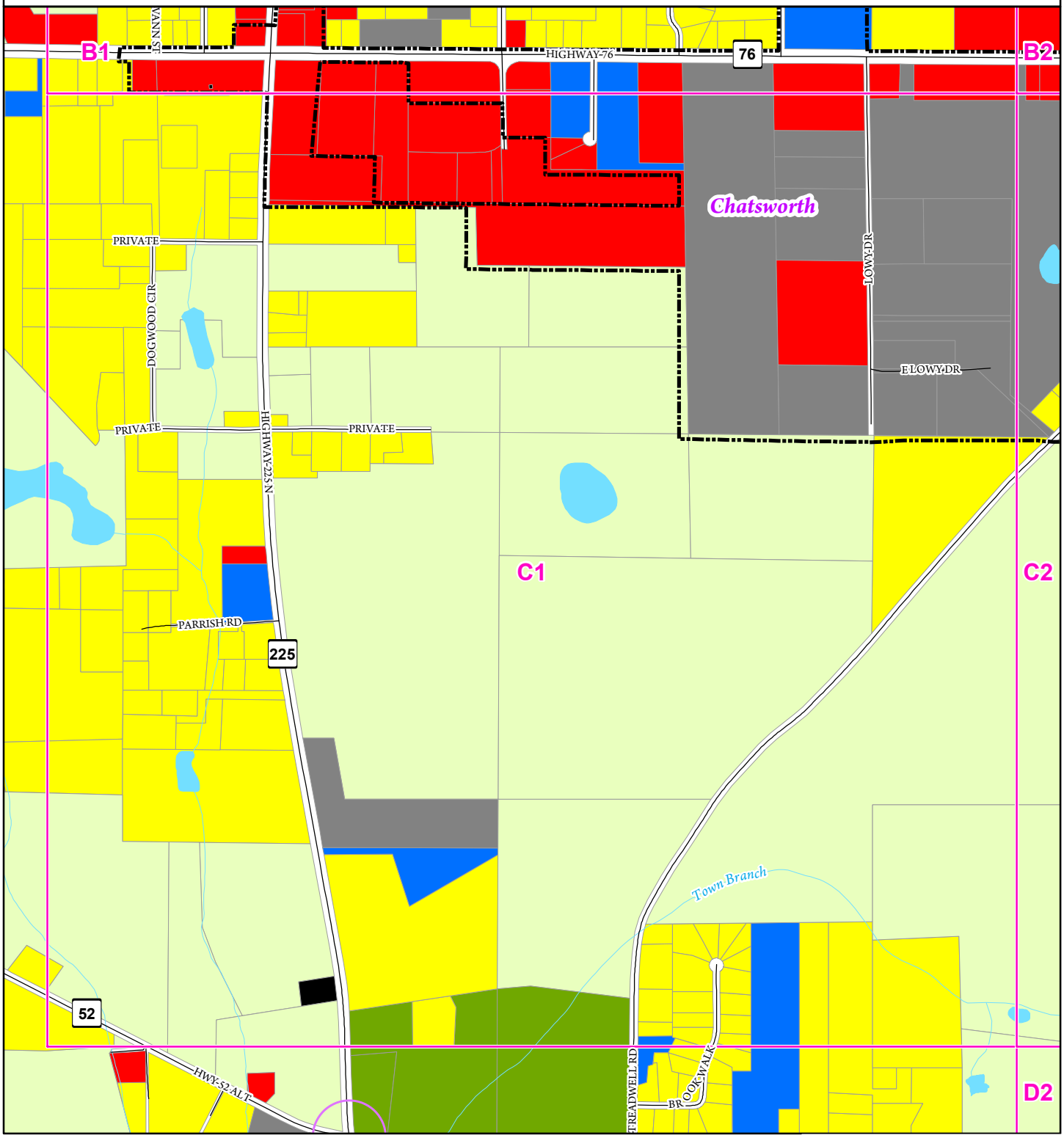
Chatsworth, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
- Industrial
- Park/Recreation/Conservation
- Public/Institutional
- Residential
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1 inch = 990 feet

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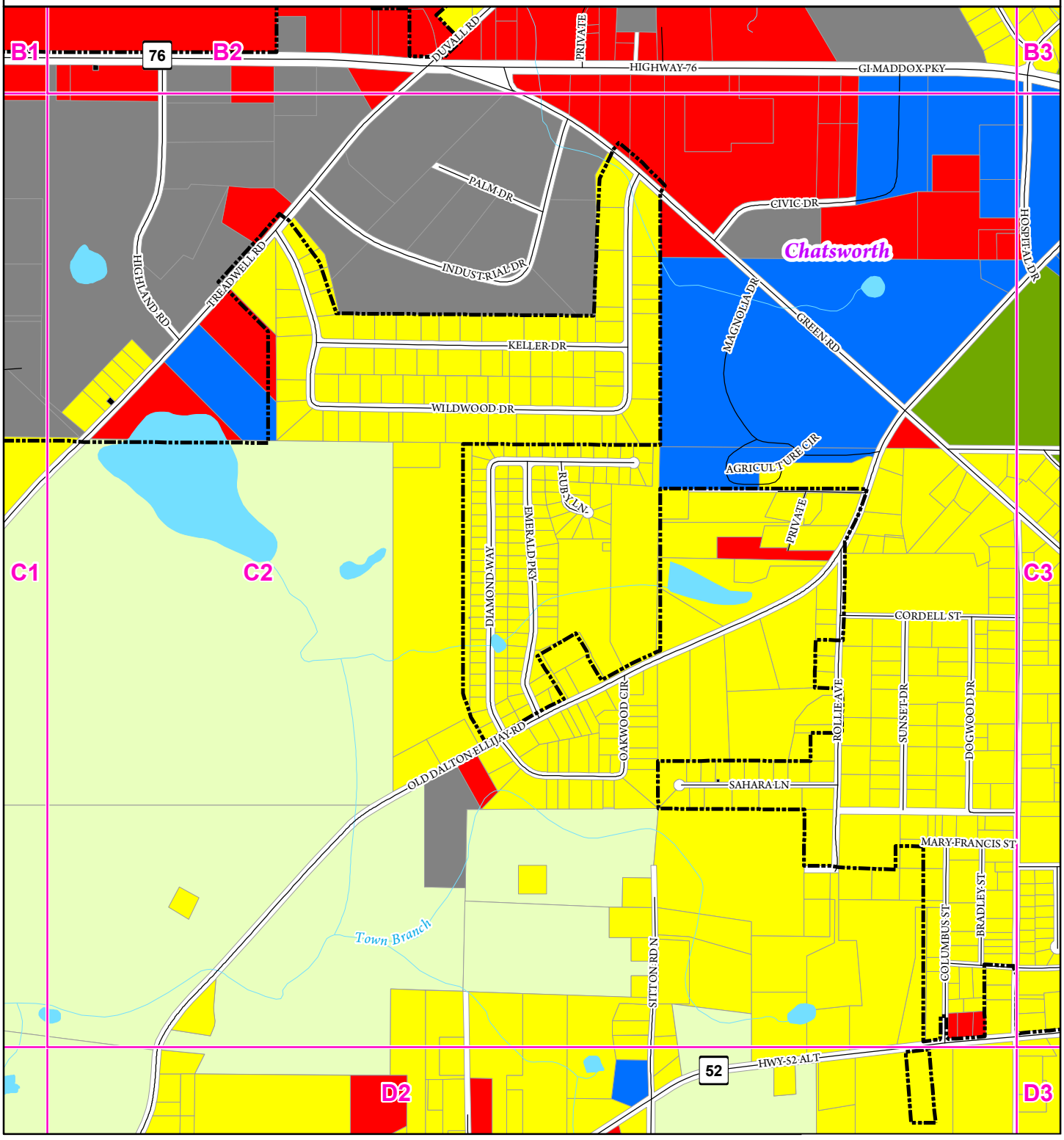
Chatsworth, Georgia - Future Land Use



Future Land Use Category

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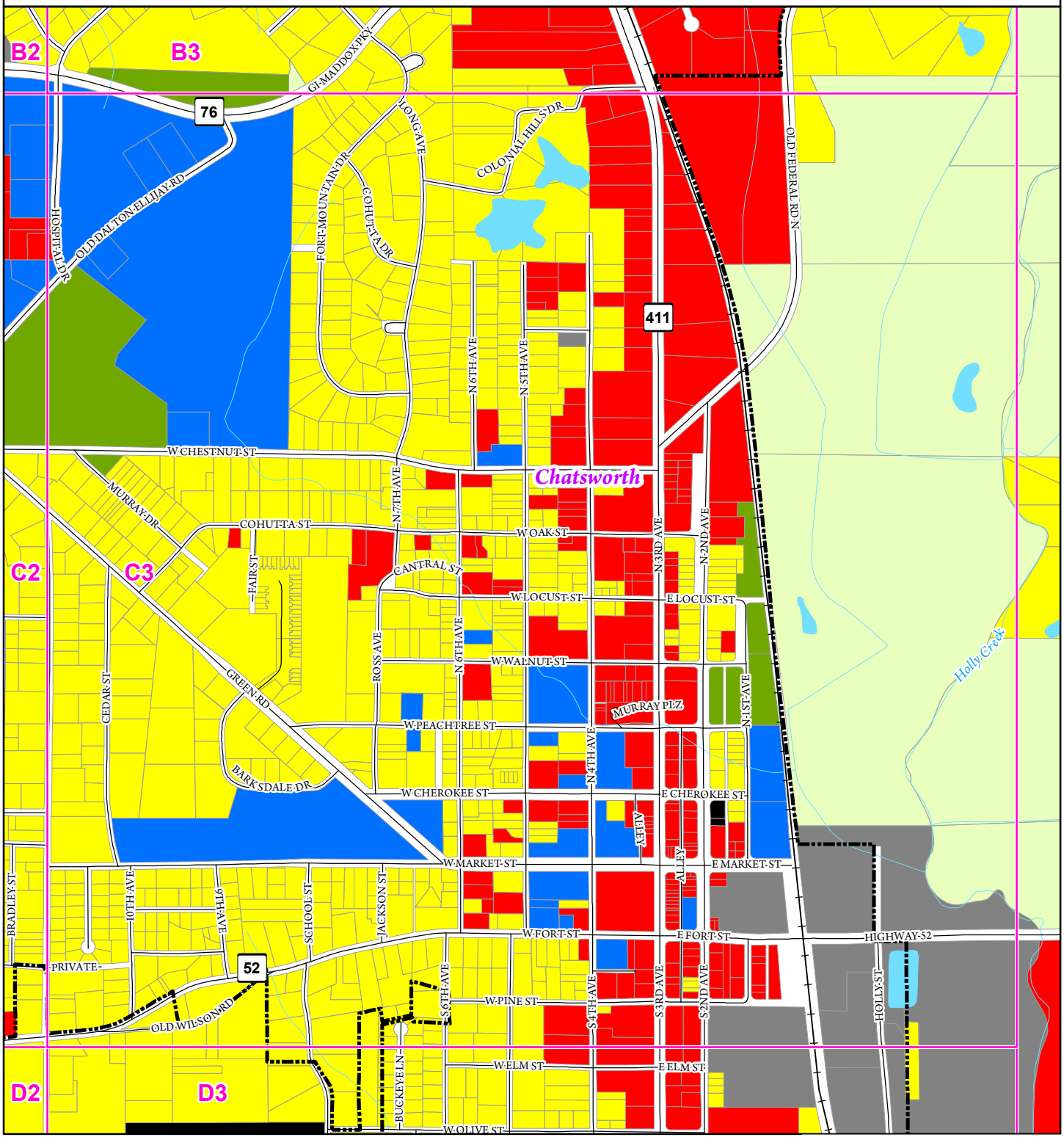
Chatsworth, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
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- Public/Institutional
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- Transportation/ Communication/Utilities

1 inch = 990 feet

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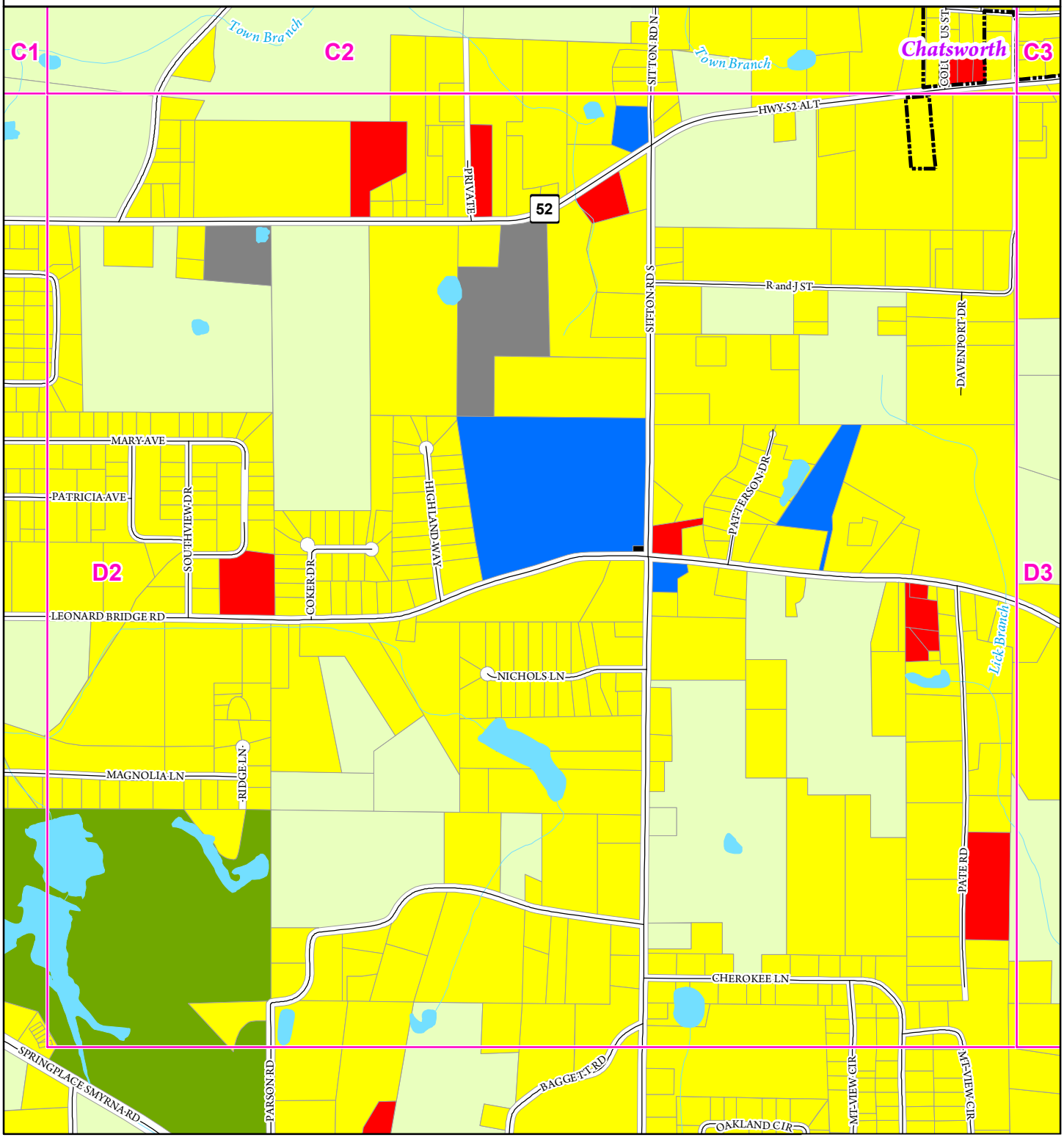
Chatsworth, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
- Industrial
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/ Communication/Utilities

1 inch = 990 feet

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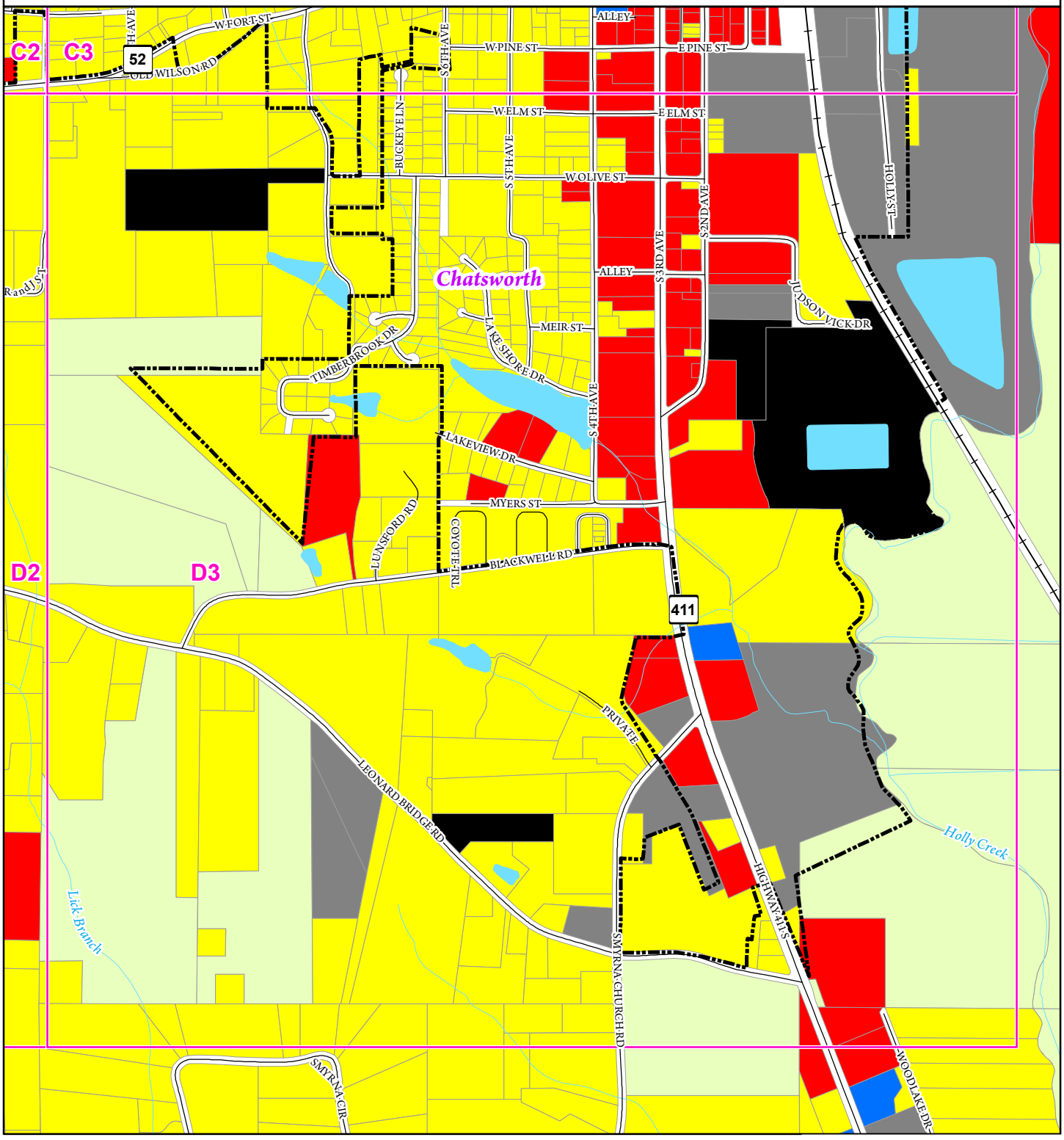
Chatsworth, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
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- Park/Recreation/Conservation
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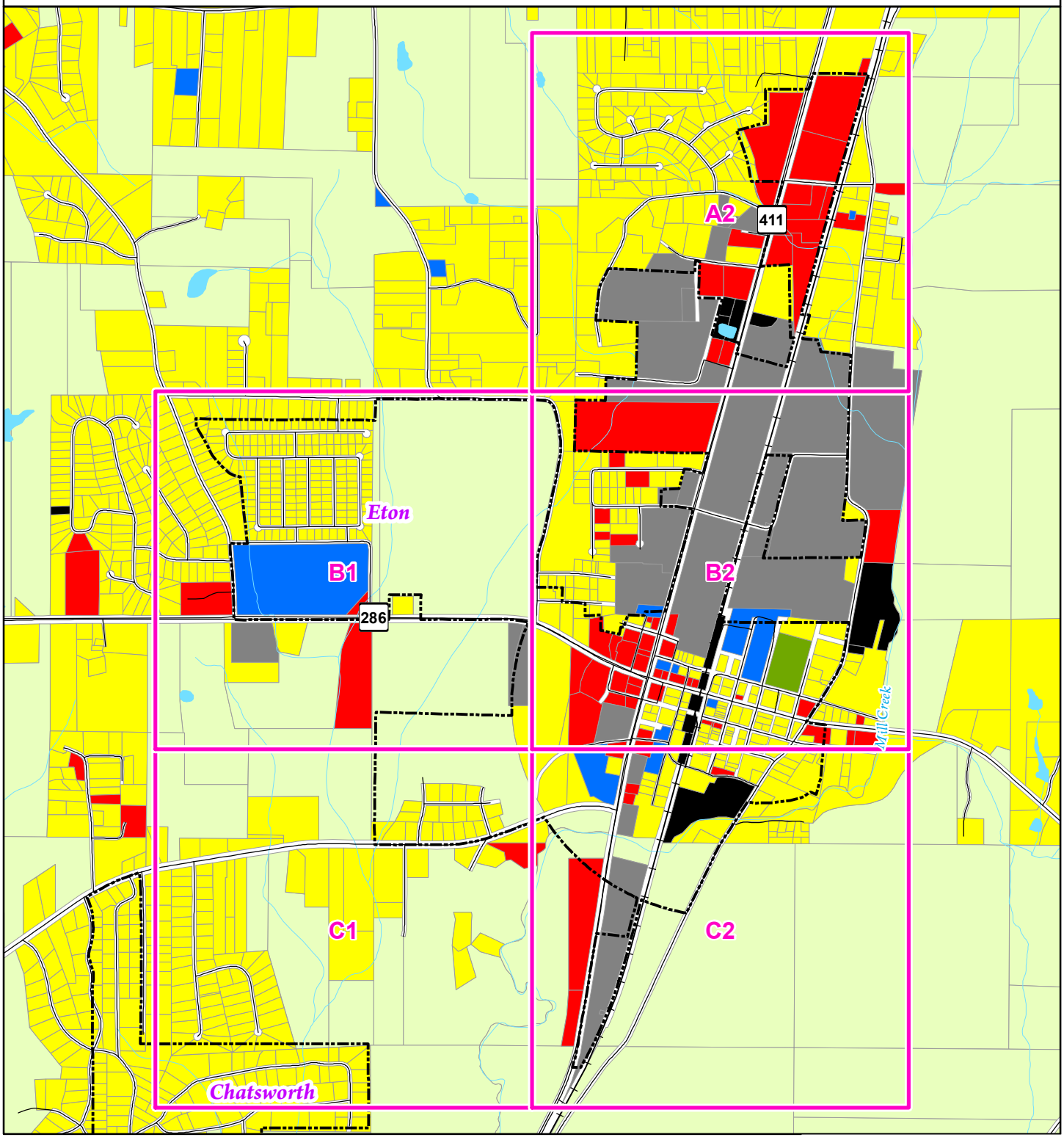
Eton Future Land Use Maps.

Map Grid index followed by the 5 sections of the grid= A2, B1, B2, C1, C2.

Eton, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
- Industrial
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/ Communication/Utilities

1 inch = 1,750 feet

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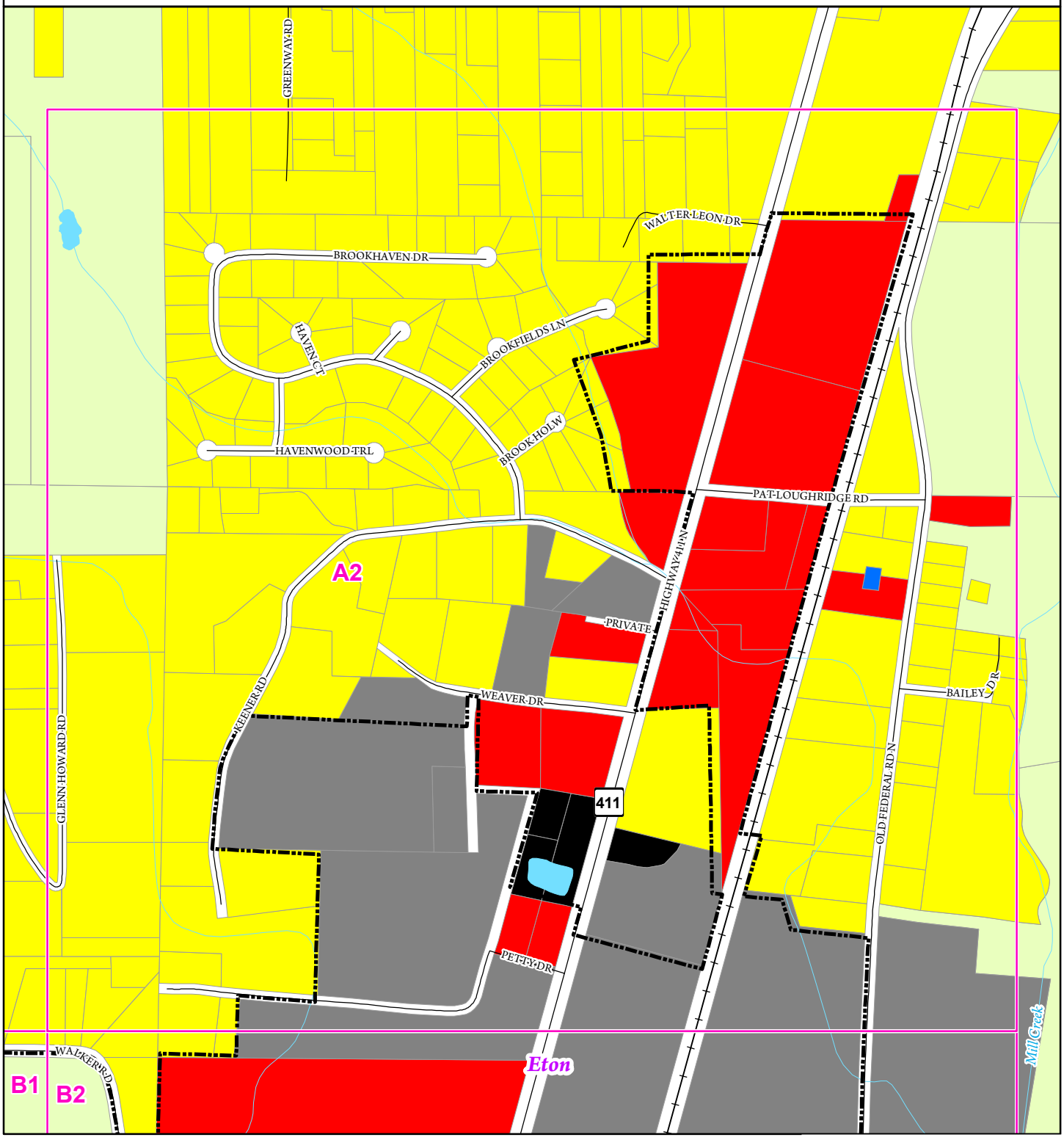
Eton, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
- Industrial
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/ Communication/Utilities

1 inch = 680 feet

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Grid A2

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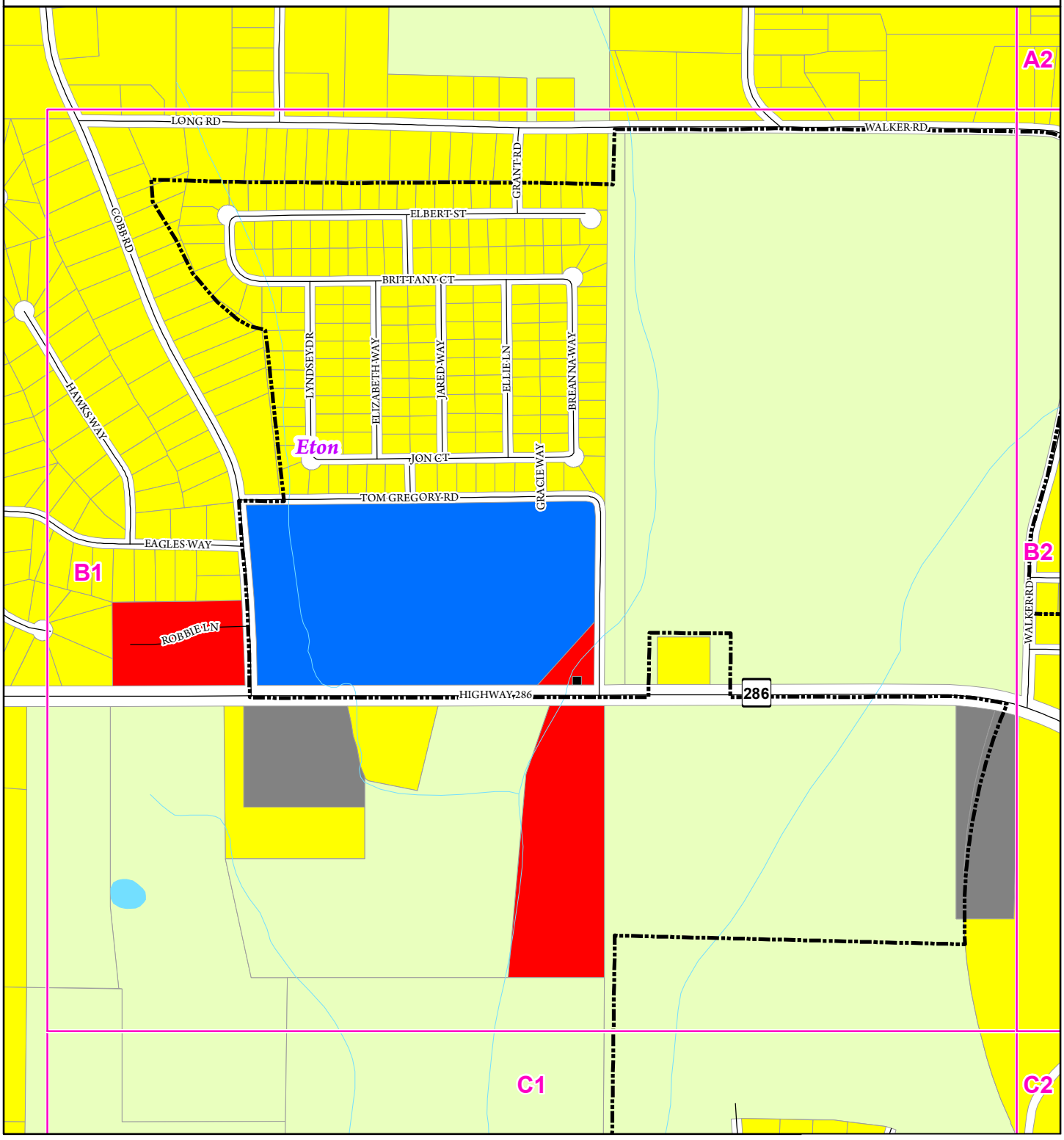
Eton, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
- Industrial
- Park/Recreation/Conservation
- Public/Institutional
- Residential
- Transportation/ Communication/Utilities

1 inch = 680 feet

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Grid B1

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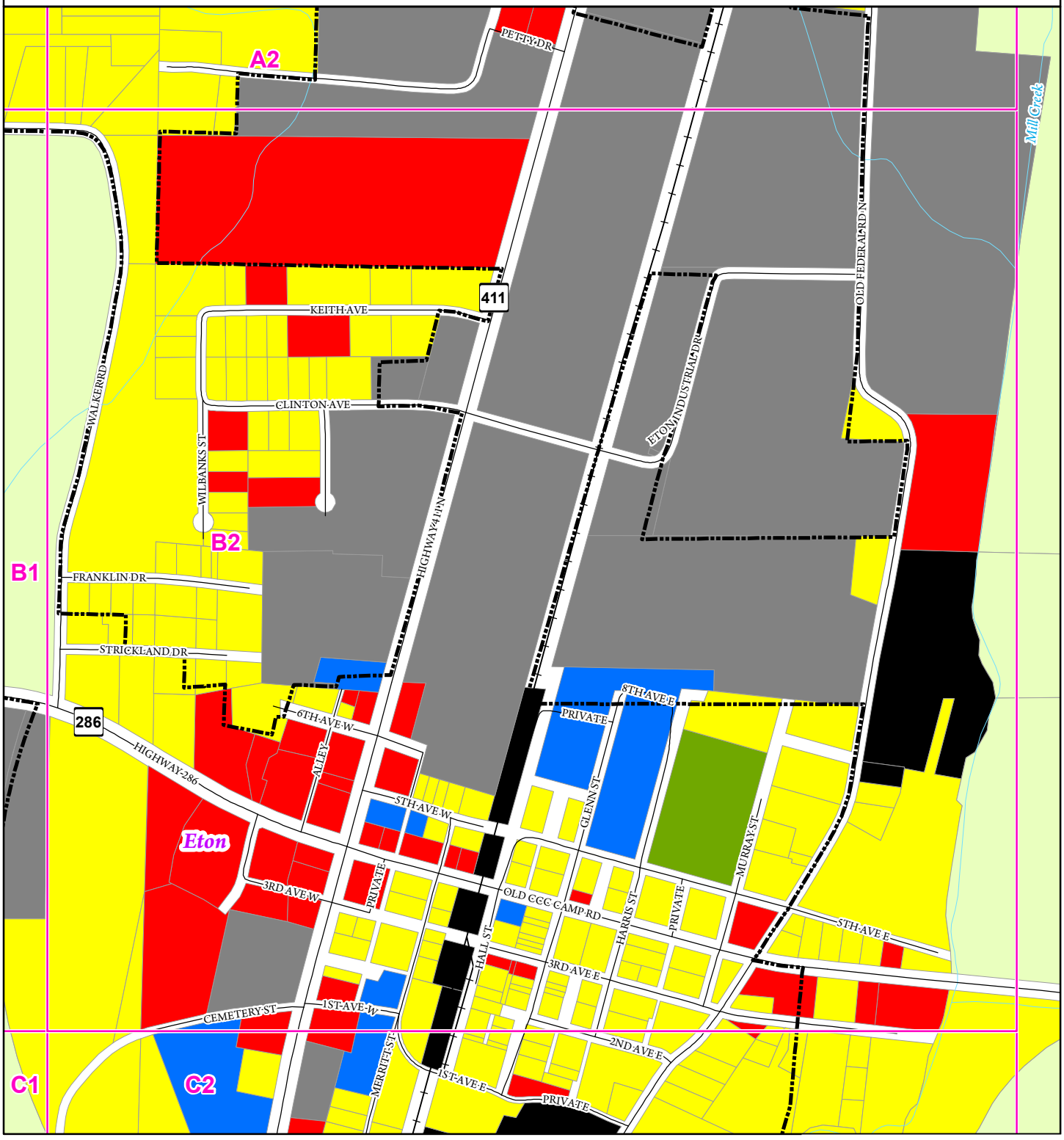
Eton, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
- Industrial
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- Public/Institutional
- Residential
- Transportation/ Communication/Utilities

1 inch = 680 feet

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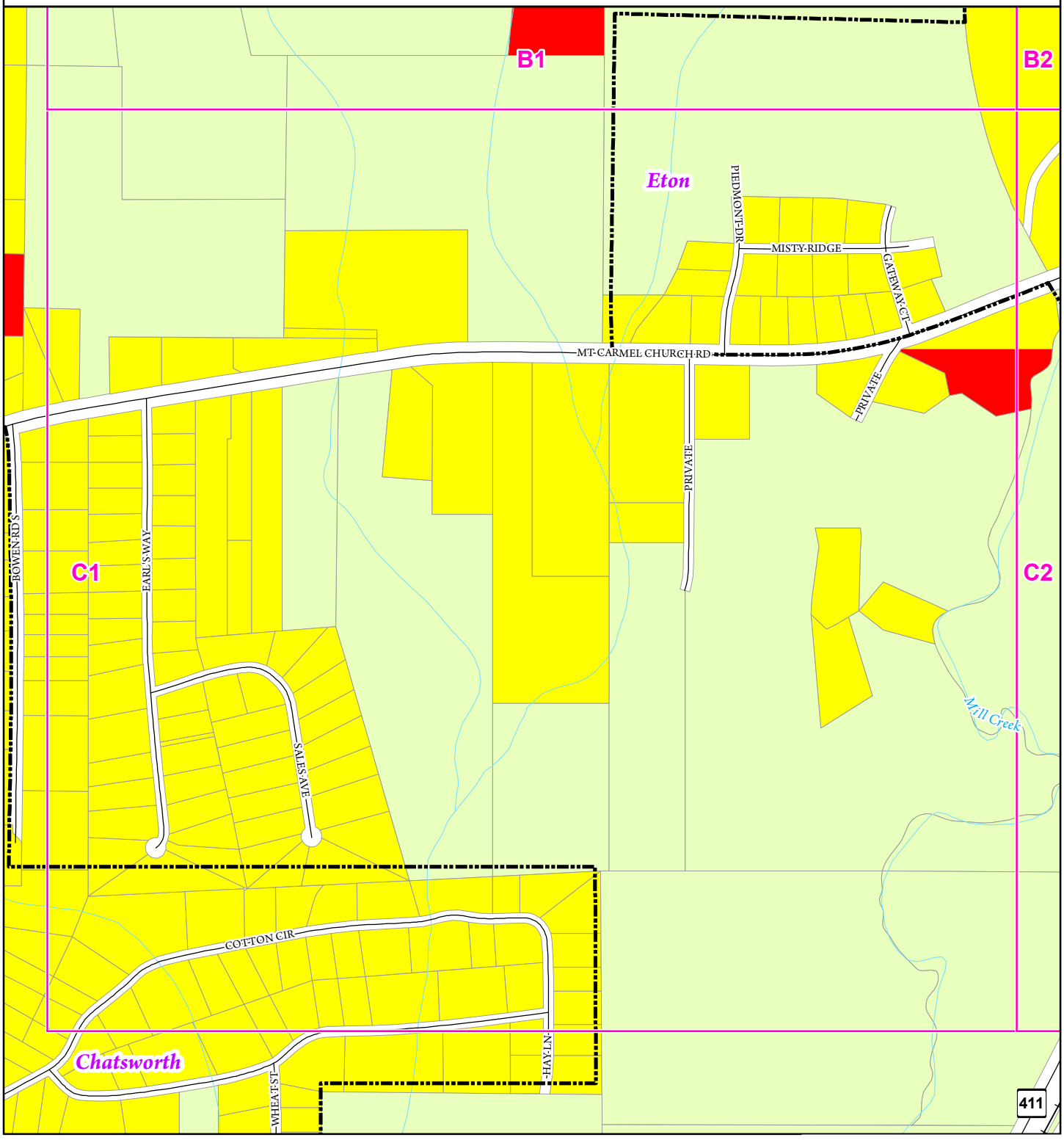
Eton, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
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- Industrial
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- Public/Institutional
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- Transportation/ Communication/Utilities

1 inch = 680 feet

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Grid C1

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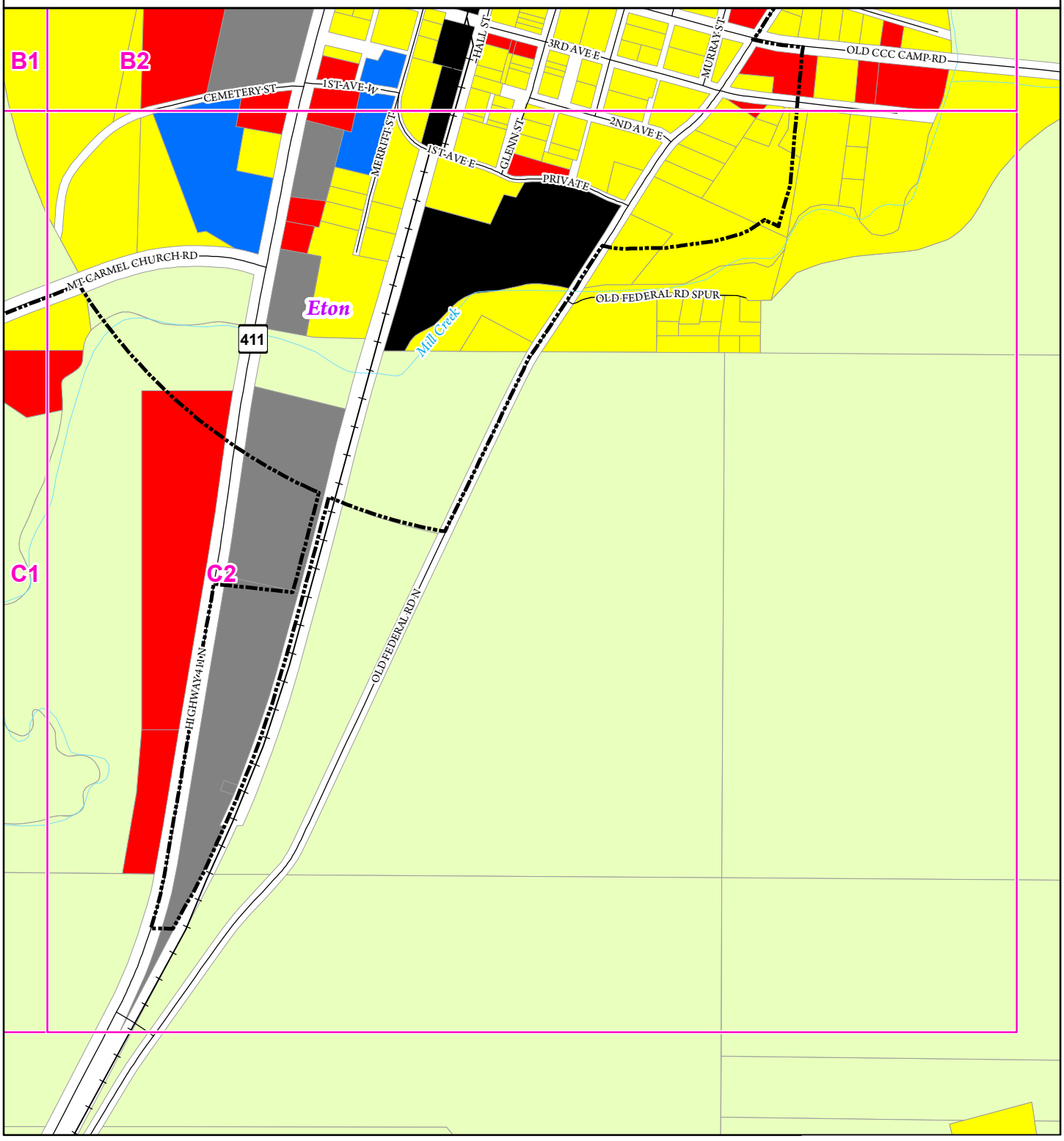
Eton, Georgia - Future Land Use



Future Land Use Category

- Agriculture/Forestry
- Commercial
- Industrial
- Park/Recreation/Conservation
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1 inch = 680 feet

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6. Community Work Programs: The Pathway Ahead

Figure 22. Shopping center in Chatsworth

Each of the three governments has its own Community Work Program. The work program is a list of action items that the government is willing to commit to, track, and carry through to completion. The work program does not become a binding contract or legal agreement when the Comprehensive Plan is approved, since some items on the list do not yet have funding secured to accomplish them.

The Needs and Opportunities section contains general ideas about problems or issues, with the "possible solution/strategy" being a potential work program item. Some work program items were carried forward from the last Report of Accomplishments because the steering committee members wanted to continue working on an uncompleted project. These items were also put in the Needs and Opportunities section, with the strategy being the old work program item. The steering committee members reviewed the work program items. Steering committee members included elected officials, such as the county commissioner, mayors, and a city council member, as well as appointed officials such as the city clerk of Eton, the zoning official of Chatsworth, and the director of the Industrial Development Authority. The steering committee might have deleted an item based on funding, staff availability, overall public interest level (a project supported by an individual or small group might not have achieved enough momentum to go forward yet) or legal issues. In general, sometimes an item is deleted because it has become a routine activity of government, but sometimes routine activities are included to demonstrate a good-faith effort on the part of the government to do well in that sphere. Any work program items deleted were removed by the planner from the needs and opportunities section as well.

The work program tables for each government are found below, with items in green carried forward from past work programs. The code in the first column can be used to trace that item back to the needs and opportunities lists, which have been numbered for each government. A short description of the project follows, then a time table, funding source, and responsible party, which would be the group carrying out the work. It should be noted again that is not a binding contract, but a list to guide the efforts of the government.

Eton was the only government with long range work program items. Their long range work program table can be found after their short term work program.

Murray County Community Work Program

Items in green are carried forward from report of accomplishment

COMMUNITY WORK PROGRAM, 2019-2023 MURRAY COUNTY									
CODE:	**ACTIVITY DESCRIPTION**	**2019**	**2020**	**2021**	**2022**	**2023**	**Cost Estimate**	**Funding Source**	**Responsible Party**
ED	**ECONOMIC DEVELOPMENT**								
ED1	1. Conduct an industrial site suitability analysis and inventory available vacant buildings.	X					$15,000 match	State and federal grants, General fund	Murray County Economic Development Director
ED1	2. Create and implement a county-wide economic development website	X					$3,500	General fund	Murray County Economic Development Director and IT staff
ED1	3. Continue Implementation of Murray County 2010 Strategic Vision Plan by Market Street linked to NW GA CEDS.	X	X	X	X	X	$10,000	General fund, grants	Murray County Commission; Chatsworth; Eton; Industrial Development Authority; Chamber of Commerce, NWGRC
ED1	4. Pursue programs and grant opportunities emphasizing entrepreneurial enterprises and small/medium business suppliers to larger industrial concerns	X	X	X	X	X	$500/year	ARC, General fund	Chamber of Commerce; county commission; Industrial Development Authority

COMMUNITY WORK PROGRAM, 2019-2023 MURRAY COUNTY									
CODE:	**ACTIVITY DESCRIPTION**	**2019**	**2020**	**2021**	**2022**	**2023**	**Cost Estimate**	**Funding Source**	**Responsible Party**
ED2	5. Develop strong educational attainment and achievement rates for workforce with the Commit to Graduate Program and emphasis on career and college readiness.	X	X	X	X	X	$500/year	Murray Board of Education	All local Governments, Chamber of Commerce, Murray Board of Education
ED3	6. Continue efforts to market local businesses to local citizens, and to encourage continuous improvement and variety in downtown retail opportunities	X	X	X	X	X	$2,000/year	General Fund	Chamber of Commerce; all local governments
ED3	7. Assist with a retail incubator in Chatsworth	X	X	X	X	X	$1 million	ARC; General Fund; Industrial Development Bonds	Murray/Chats. governments; Industrial Development Authority; Georgia Economic Development
ED4	8. Develop marketing to position Murray County as the eastern gateway to Georgia's Blue Ridge Mountains, to emphasize the recreational opportunities, and to attract lodging and dining establishments that cater to young recreation enthusiasts.	X	X	X	X	X	$2,000/year	General Fund	Chamber of Commerce; County Commission
H	HOUSING								
H1	1. Assist in the implementation of the Neighborhood Stabilization Program	X	X	X	X	X	$10,000	NSP Grant Funds	County Commission, NWGRC

COMMUNITY WORK PROGRAM, 2019-2023 MURRAY COUNTY									
CODE:	**ACTIVITY DESCRIPTION**	**2019**	**2020**	**2021**	**2022**	**2023**	**Cost Estimate**	**Funding Source**	**Responsible Party**
H2	2. Encourage healthcare providers to consider building assisted living facilities in county	X	X	X	X	X	$500/year	General fund, Private funds	Healthcare providers, County Commission
H3	3. Support the extension of sewer to developable areas of county	X	X	X	X	X	$200,000	Grants, SPLOST	Chatsworth Water Works; Industrial Development Authority, County Commission
H3	4. Extend fire hydrant service to more areas of county	X	X	X	X	X	$100,000	Grants, SPLOST	Chatsworth Water Works, County Commission
T	TRANSPORTATION								
T1	1. Continue the Murray County Rural Transit System	X	X	X	X	X	$250,000/ year	FHWA; General Fund; GDOT	Murray County Commission
T2	2. Participate in Greater Dalton MPO planning meetings (Metropolitan Planning Organization, which includes Eton, Chatsworth and part of Murray County).	X	X	X	X	X	$500/year	General Fund	Murray County Commission
T3	3. Initiate discussions and planning at the regional level and with the State of Tennessee regarding the widening of U. S. 411 Highway.	X	X	X	X	X	$500/year	GDOT; General Fund	Murray County Commission; GDOT; TDOT

COMMUNITY WORK PROGRAM, 2019-2023 MURRAY COUNTY									
CODE:	**ACTIVITY DESCRIPTION**	**2019**	**2020**	**2021**	**2022**	**2023**	**Cost Estimate**	**Funding Source**	**Responsible Party**
T3	4. Review and prioritize transportation improvements around inland port area and industrial development areas using the GDOT Multi-Modal Transportation Planning Tool (MTPT) to improve Levels of Service (LOS).	X	X	X	X	X	$1000/year	GDOT; General Fund	Murray County Commission
T3	5. Identify and pursue improvements to US Route 411 to accommodate port traffic	X					$75,000	GDOT	GDOT, Greater Dalton NPO, County Commission
T3	6. Replace bridge over railroad on US 411 Highway in Tennga	X	X	X			$3.6 million	GDOT	GDOT, Greater Dalton NPO, County Commission
T4	7. Refurbish Mill Creek bridge on Old Federal Road south of Eton to provide emergency access to area east of railroad in Eton	X					$300,000	GDOT	GDOT, Greater Dalton NPO, County Commission
T5	8. Coordinate with GDOT and NPO officials to plan improvements to Smyrna Church Road	X					$1000	GDOT	GDOT, Greater Dalton NPO, County Commission
T5	9. Construct two roundabouts on SR 225 in Spring Place	X	X				$13,245,372	General fund, Federal Highway funds	GDOT, Greater Dalton NPO, County Commission

COMMUNITY WORK PROGRAM, 2019-2023 MURRAY COUNTY									
CODE:	**ACTIVITY DESCRIPTION**	**2019**	**2020**	**2021**	**2022**	**2023**	**Cost Estimate**	**Funding Source**	**Responsible Party**
T5	10. Replace SR 52 Alt Town Branch bridge in Spring Place	X	X				$245,842	GDOT	GDOT, Greater Dalton NPO, County Commission
NC	**NATURAL AND CULTURAL RESOURCES**								
NC1	1. Pursue nominations to the National Register of Historic Places as needed with technical assistance from NWGRC	X	X	X	X	X	$500/year	Hotel/Motel Tax	Whitfield/Murray Historical Society; NWGRC
NC1	2. Make business owners and homeowners aware of tax incentives to rehabilitate existing structures if the building is eligible or listed on the National/Georgia Register of Historic Places	X	X	X	X	X	$500/year	General Fund, grants	Murray County Commission
NC2	3. Coordinate with NWGRC to arrange for the resurvey of historic properties and feasibility of establishing historic districts as needed with technical assistance from NWGRC.			X			$500/year	Georgia Transmission Corporation	Whitfield/Murray Historical Society; NWGRC
NC3	4. Create a Joint Historic Preservation Commission and send members to State training	X					$3000	General Fund	Murray County and cities, NWGRC
NC4	5. Pursue Certified local government status for county and cities to facilitate additional grants for rehabilitating existing structures	X	X	X	X	X	$500/year	General Fund	Murray County Commission
NC5	6. Provide an educational workshop for land developers to emphasize the positive characteristics of implementing conservation design subdivisions.					X	$1000	General Fund	Murray County Commission

COMMUNITY WORK PROGRAM, 2019-2023 MURRAY COUNTY									
CODE:	**ACTIVITY DESCRIPTION**	**2019**	**2020**	**2021**	**2022**	**2023**	**Cost Estimate**	**Funding Source**	**Responsible Party**
NC6	7. County will continue to maintain the scenic byway trailhead on Fort Mountain and use code enforcement to improve scenic views especially along the scenic byway.	X	X	X	X	X	$1000/year	General Fund	Murray County Commission
NC7	8. Market Historic sites throughout county through Chamber of Commerce	X	X	X	X	X	$1000/year	General Fund	Murray County Commission, Chamber of Commerce
NC8	9. Implement NWGRC plan to beautify public spaces	X	X	X	X	X	$1000	SPLOST, Grants, General Fund	Murray County Commission
CFS	**COMMUNITY FACILITIES AND SERVICES**								
CFS1	1. Develop a back-up 911 center.	X	X	X	X	X	$300,000	Future SPLOST; Federal & State Grants	Murray County Commission
CFS2	2. Prepare architectural plan for courthouse renovations and accessibility			X			$50,000	SPLOST	Murray County Commission
CFS3	3. Improve ADA accessibility at County Courthouse by retrofitting and adding new construction				X	X	$100,00	SPLOST	Murray County Commission
CFS4	4. Implement bicycle and sidewalk project					X	$100,000	Future T-SPLOST	Murray County Commission

COMMUNITY WORK PROGRAM, 2019-2023 MURRAY COUNTY									
CODE:	**ACTIVITY DESCRIPTION**	**2019**	**2020**	**2021**	**2022**	**2023**	**Cost Estimate**	**Funding Source**	**Responsible Party**
CFS5	5. Implement opportunities for connective trails, greenways, and parks identified by the Regional Green Space Plan.	X	X	X	X	X	$100,000	General Fund; GA DNR Rec Trails Program Grant, GDOT Transportation Enhancement	Murray County Commission
CFS6	6. Create Site Development Master Plan for area around Appalachian Regional Inland Port	X	X				$150,000	General Fund; ARC grant;	Murray County Commission; ARC
CFS7	7. Build North Murray Water Pollution control plant		X				$6.4 million	ARC Grant, Clean Water SRF loan, principle forgiveness funds, local funds	Chatsworth Water Works, ARC, Appalachian Regional Commission
CFS8	8. Industrial Development Authority works with Chatsworth Water Works to extend sewer to Murray South Industrial Park	X	X				$1.7 million	General Fund; Chatsworth Water Works, ARC grant	Chatsworth Water Works; Industrial Development Authority, ARC
CFS9	9. Develop utilities, such as gas line, for Murray South Industrial Park (this was in Economic Development in Report of Accomplishment, moved to here)	X	X				$1 million	SPLOST; General Fund	Industrial Development Authority

COMMUNITY WORK PROGRAM, 2019-2023 MURRAY COUNTY									
CODE:	**ACTIVITY DESCRIPTION**	**2019**	**2020**	**2021**	**2022**	**2023**	**Cost Estimate**	**Funding Source**	**Responsible Party**
CFS10	10. Partner with Georgia Ports Authority to provide playground equipment and picnic shelter at the Petty-Fairy Valley Recreational Park		X				$50,000	Georgia Ports Authority	Georgia Ports Authority; Murray County Commission
CFS11	11. Adopt a Broadband Ordinance to comply with state rules and supply broadband to residents and businesses.	X					$500	General Fund	Murray County Commission
CFS11	12. Participate in the Broadband Ready Community program, with adopted ordinance and designation of unserved areas.	X	X	X	X	X	$500	General Fund	Murray County Commission
CFS11	13. Apply for funding under the Broadband Ready Program.		X				$500	General Fund	Murray County Commission
LU	LAND USE								
LU1	1. Develop a corridor overlay zone for the U.S. 76/U.S. 411 corridor regarding better access, parking, connectivity, and site amenities.				X	X	$5,000	General Fund, GDOT Grants	Murray County Commission, NWGRC
LU2	2. If Chatsworth Waterworks expands sewer and water, make revisions to the County Zoning Ordinance and Future Land Use Map, to consider the areas for water and sewer expansion to target new and mixed development opportunities.					X	$500	General Fund	Murray County Commission; Chatsworth Water Works Commission; Murray County Planning Commission

COMMUNITY WORK PROGRAM, 2019-2023 MURRAY COUNTY									
CODE:	**ACTIVITY DESCRIPTION**	**2019**	**2020**	**2021**	**2022**	**2023**	**Cost Estimate**	**Funding Source**	**Responsible Party**
IC	**INTERGOVERNMENTAL COORDINATION**								
IC1	1. Maintain a relationship with the Association of County Commissioners of Georgia by attending annual meeting and training	X	X	X	X	X	$1000/year	General Fund	Murray County Commission
IC2	2. Continue to support the Northwest Georgia Water Resources Partnership.	X	X	X	X	X	$250/year	General Fund	Murray County Commission
IC3	3. Continue to involve the Murray County Planning Commission in local government processes	X	X	X	X	X	$250/year	General Fund	Murray County Commission
IC4	4. Maintain a relationship with the Northwest Georgia Regional Commission for grants, economic development, general planning, aging services, workforce development, historic preservation, and technical assistance.	X	X	X	X	X	$250/year	Annual Dues, Service Contracts; Grants	Murray County Commission, NWGRC
IC5	5. Initiate regular meetings between county, the board of education, and municipalities twice a year.	X	X	X	X	X	$500/year	General fund	Murray County, Chatsworth, and Eton

Chatsworth Community Work Program

Items in green are carried forward from report of accomplishment

CITY OF CHATSWORTH COMMUNITY WORK PROGRAM, 2019-2023									
CODE:	**ACTIVITY DESCRIPTION**	**2019**	**2020**	**2021**	**2022**	**2023**	**Cost Estimate**	**Funding Source**	**Responsible Party**
ED	**ECONOMIC DEVELOPMENT**								
ED1	1. Conduct an industrial site suitability analysis and inventory vacant buildings.	X	X	X	X	X	$1,000/year	State and Federal Grants; General Fund	Industrial Development Authority
ED1	2. Continue Implementation of Murray County 2010 Strategic Vision Plan by Market Street linked to NW GA CEDS.	X	X	X	X	X	$10,000	General fund, grants	Murray County Commission; Chatsworth; Eton; Industrial Development Authority; Chamber of Commerce, NWGRC
ED2	3. Broaden efforts to market local businesses to local citizens, and to encourage continuous improvement and variety in downtown retail opportunities.	X	X	X	X	X	$1,000/year	General Fund	Industrial Development Authority, Murray County Chamber of Commerce, City of Chatsworth

CITY OF CHATSWORTH COMMUNITY WORK PROGRAM, 2019-2023									
CODE:	**ACTIVITY DESCRIPTION**	**2019**	**2020**	**2021**	**2022**	**2023**	**Cost Estimate**	**Funding Source**	**Responsible Party**
ED2	4. Implement regulations that encourage the expansion of retail and food service sectors.	X	X	X	X	X	$500/year	General Fund	Mayor and Council; Industrial Development Authority
ED2	5. Establish a retail incubator in Chatsworth, including opportunities for rehabilitation of segments within declining commercial corridors.	X	X	X	X	X	$1 million (shared partnership)	ARC; General Fund; Industrial Development Bonds	Murray/Chats. governments.; Industrial Development Authority; Georgia Economic Development, Chamber of Commerce
ED3	6. Use Downtown Development Authority and Chamber of Commerce to develop branding of city as an outdoor recreation destination attractive to young people.	X	X	X	X	X	$30,000/yr	General Fund	DDA, Chamber of Commerce, Mayor and Council
H	HOUSING								
H1	1. Assist in the implementation of the Neighborhood Stabilization Program	X	X	X	X	X	$10,000	NSP Grant Funds	Mayor and Council; NWGRC
H2	2. Initiate rehabilitation and revitalize neighborhoods through programs like GICH and CHIP	X	X	X	X	X	$500/year	General Fund; CDBG grants; Federal Grants	Mayor and Council; DCA

CITY OF CHATSWORTH COMMUNITY WORK PROGRAM, 2019-2023									
CODE:	**ACTIVITY DESCRIPTION**	**2019**	**2020**	**2021**	**2022**	**2023**	**Cost Estimate**	**Funding Source**	**Responsible Party**
H3	3. Inventory old buildings and modify regulations as needed to create housing opportunities.	X	X	X	X	X	$500/year	General Fund	Mayor and Council
T	**TRANSPORTATION**								
T1	1. Participate in Greater Dalton MPO planning meetings (Metropolitan Planning Organization, which includes Eton, Chatsworth and part of Murray County).	X	X	X	X	X	$500/year	General Fund; SPLOST; GDOT	Mayor and Council; GDOT; NWGRC
T2	2. Initiate discussions and planning at the regional level and with the State of Tennessee regarding the widening of U. S. 411 Highway.	X	X	X	X	X	$500/year	GDOT; General Fund	Murray County Commission; GDOT; TDOT
T2	3. Review and prioritize transportation improvements around inland port area and industrial development areas using the GDOT Multi-Modal Transportation Planning Tool (MTPT) to improve Levels of Service (LOS).	X	X	X	X	X	$1000/year	GDOT; General Fund	Murray County Commission
T2	4. Identify and pursue improvements to US Route 411 to accommodate port traffic.	X					$75,000	GDOT	GDOT, Greater Dalton NPO, County Commission
T3	5. Implement the Chatsworth Bicycle and Pedestrian Facilities Plan.	X	X	X	X	X	$500/year	GDOT; General Fund	Mayor and Council; GDOT

CITY OF CHATSWORTH COMMUNITY WORK PROGRAM, 2019-2023									
CODE:	**ACTIVITY DESCRIPTION**	**2019**	**2020**	**2021**	**2022**	**2023**	**Cost Estimate**	**Funding Source**	**Responsible Party**
NC	**NATURAL AND CULTURAL RESOUCES**								
NC1	1. Coordinate with NWGRC to arrange for the resurvey of historic properties and feasibility of establishing historic districts.	X	X	X	X	X	$1,000	Georgia Transmission Corporation	Mayor and Council; NWGRC
NC2	2. Pursue nominations to the National Register of Historic Places in central business district			X	X	X	$500/year	General Fund	Mayor & Council; NWGRC
NC3	3. Create a Joint Historic Preservation Commission and send members to state training.					X	$3,000	General Fund	Murray County and Cities, NWGRC
NC4	4. Complete the renovation of the L&N Depot.	X	X	X	X	X	$30,000/yr	General Fund; State Grants	Mayor & Council; Whitfield-Murray Historical Society
NC5	5. Maintain compliance with storm water management regulations.	X	X	X	X	X	$30,000/yr	General Fund	Mayor & Council
CFS	**COMMUNITY FACILITIES AND SERVICES**								
CFS1	1. Develop and continue updates to a water and sewer facilities master plan.	X	X	X	X	X	$1,000/yr	GEFA; ARC; Water Commission Revenue; SPLOST	Mayor and Council; Chatsworth Water Works Commission

CITY OF CHATSWORTH COMMUNITY WORK PROGRAM, 2019-2023									
CODE:	**ACTIVITY DESCRIPTION**	**2019**	**2020**	**2021**	**2022**	**2023**	**Cost Estimate**	**Funding Source**	**Responsible Party**
CFS1	2. Investigate multi-jurisdictional use of water supply resources and wastewater treatment facilities.	X	X	X	X	X	$1,000	State & Federal grants/loans; general fund	Mayor & Council; Chatsworth Water Works Commission; NW GA Regional Water Resource Partnership
CFS2	3. Build a second fire station to serve the western part of the city (subject to annexation growth)					X	$500,000	General Fund	Mayor & Council;
CFS3	4. Add community orchard at Keep Chatsworth-Murray Beautiful Recycling Center	X	X	X			$1,500	General fund; Grants, private contributions	Murray County, Chatsworth; Keep Chatsworth Murray Beautiful
CFS4	5. Continue to implement Georgia Downtown Renaissance Fellowship Plan to improve streetscapes, public gathering areas, parking, and the pedestrian experience	X	X	X	X	X	$500,000	General fund; Grants	Mayor & Council
CFS5	6. Develop recreational plan that includes more playground equipment and other facilities for family-oriented outdoor recreation in Chatsworth.		X				$25,000	General fund	Mayor & Council

CITY OF CHATSWORTH COMMUNITY WORK PROGRAM, 2019-2023									
CODE:	**ACTIVITY DESCRIPTION**	**2019**	**2020**	**2021**	**2022**	**2023**	**Cost Estimate**	**Funding Source**	**Responsible Party**
CFS6	7. Adopt a Broadband Ordinance to comply with state rules and supply broadband to residents and businesses.	X					$500	General Fund	Mayor and Council
CFS6	8. Participate in the Broadband Ready Community program, with adopted ordinance and designation of unserved areas.	X	X	X	X	X	$500	General Fund	Mayor and Council
CFS6	9. Apply for funding under the Broadband Ready Program.		X				$500	General Fund	Mayor and Council
LU	LAND USE								
LU1	1. Develop a corridor overlay zone for the U.S. 76/U.S. 411 corridor for better access, parking, connectivity, and site amenities.	X	X	X	X	X	$3,000	General Fund; GDOT Grants	Murray County Commission; NWGRC
IC	INTERGOVERNMENTAL COORDINATION								
IC1	1. Maintain relationship with the Georgia Municipal Association by attending 2 events per year.	X	X	X	X	X	$1,200/yr	General Fund	Mayor and Council
IC2	2. Continue to support the Northwest Georgia Water Resources Partnership.	X	X	X	X	X	$200/year	General Fund	Chatsworth Water Works Commission
IC3	3. Continue to involve the Chatsworth Planning Commission in local government processes.	X	X	X	X	X	$250/year	General Fund	Mayor and Council

CITY OF CHATSWORTH COMMUNITY WORK PROGRAM, 2019-2023									
CODE:	**ACTIVITY DESCRIPTION**	**2019**	**2020**	**2021**	**2022**	**2023**	**Cost Estimate**	**Funding Source**	**Responsible Party**
IC4	4. Maintain a relationship with the Northwest Georgia Regional Commission for grants, economic development, general planning, aging services, workforce development, historic preservation, and technical assistance.	X	X	X	X	X	$250/year	Annual Dues, Service Contracts; Grants	Mayor and council, NWGRC
IC5	5. Initiate regular meetings between county, the board of education, and cities twice a year.	X	X	X	X	X	$500/year	General fund	Murray County, Chatsworth, and Eton

Eton Community Work Program

Items in green are carried forward from report of accomplishment

COMMUNITY WORK PROGRAM, 2019-2023 CITY OF ETON									
CODE:	**ACTIVITY DESCRIPTION**	**2019**	**2020**	**2021**	**2022**	**2023**	**Cost Estimate**	**Funding Source**	**Responsible Party**
ED	**ECONOMIC DEVELOPMENT**								
ED1	1. Conduct an industrial site suitability analysis and inventory available vacant buildings.	X	X	X	X	X	$1,000	State and Federal Grants; General Fund	Industrial Development Authority
ED1	2. Continue Implementation of Murray County 2010 Strategic Vision Plan by Market Street linked to NW GA CEDS.	X	X	X	X	X	$10,000	General Fund, grants	Murray County Commission; Chatsworth; Eton; Industrial Development Authority; Chamber of Commerce, NWGRC
ED2	3. Broaden efforts to market local businesses to local citizens, and to encourage continuous improvement and variety in downtown retail opportunities.	X	X	X	X	X	$1,000	General Fund	Industrial Development Authority, Murray County Chamber of Commerce, Mayor and Council
ED3	4. Develop city as a recreational gateway to the Chattahoochee National Forest and Blue Ridge Mountains by considering these programs: i. Apply for a review by the Georgia Tourism	X	X	X	X	X	$2,000	General Fund, Grants	Chamber of Commerce, Mayor and Council,

COMMUNITY WORK PROGRAM, 2019-2023 CITY OF ETON									
CODE:	**ACTIVITY DESCRIPTION**	**2019**	**2020**	**2021**	**2022**	**2023**	**Cost Estimate**	**Funding Source**	**Responsible Party**
	Product Development Resource Team ii. Renew participation in ARC/NEA Gateway Communities program iii. Apply for GDOT Transportation Enhancement (TE) grant for gateway landscaping, wayfaring signage, directional signage.								NWGRC
H	HOUSING								
H1	1. Assist in the implementation of the Neighborhood Stabilization Program	X	X	X	X	X	$500/yr	NSP Grant Funds	Mayor and Council; NWGRC
H2	2. Offer sewage connection financing to rehabilitate neighborhoods	X	X	X	X	X	$500/yr	General Fund; CDBG Grants; Federal Grants	Mayor and Council; Georgia DCA
H3	3. Work with local builders to plan and construct affordable housing developments	X	X	X	X	X	$500/yr	General Fund; CDBG Grants; Federal Grants	Mayor and Council; Georgia DCA
H4	4. Encourage healthcare providers to consider building assisted living facilities in city	X	X	X	X	X	$500/year	General fund, Private funds	Healthcare providers, Mayor and Council
H5	5. Consider annexation of land for housing	X	X	X	X	X	$500/year	General fund	Mayor and Council
T	TRANSPORTATION								
T1	1. Participate in Greater Dalton MPO planning meetings (Metropolitan Planning Organization,	X	X	X	X	X	$500/year	GDOT; General Fund	Mayor and Council; GDOT

COMMUNITY WORK PROGRAM, 2019-2023 CITY OF ETON									
CODE:	**ACTIVITY DESCRIPTION**	**2019**	**2020**	**2021**	**2022**	**2023**	**Cost Estimate**	**Funding Source**	**Responsible Party**
	which includes Eton, Chatsworth and part of Murray County).								
T2	2. Initiate discussions and planning at the regional level and with the State of Tennessee regarding the widening of U. S. 411 Highway.	X	X	X	X	X	$500/year	GDOT; General Fund	Murray County Commission; GDOT; TDOT
T2	3. Review and prioritize transportation improvements around inland port area and industrial development areas using the GDOT Multi-Modal Transportation Planning Tool (MTPT) to improve Levels of Service (LOS).	X	X	X	X	X	$1000/year	GDOT; General Fund	Murray County Commission
T2	4. Identify and pursue improvements to US Route 411 to accommodate port traffic	X					$75,000	GDOT	GDOT, Greater Dalton NPO, County Commission
T3	5. Implement the Eton Bicycle and Pedestrian Facilities Plan	X	X	X	X	X	$1000/year	GDOT; General Fund	Mayor and Council; GDOT
T4	6. Review Subdivision Regulations and street standards for adequacy relative to commercial or industrial application and establish better guidelines for ingress/egress.	X	X	X	X	X	$1,000	General Fund	Mayor and Council
T5	7. Refurbish Mill Creek bridge on Old Federal Road south of Eton to provide emergency access to area east of railroad in Eton	X					$300,000	GDOT	GDOT, Greater Dalton NPO, County Commission
NC	**NATURAL AND CULTURAL RESOURCES**								

COMMUNITY WORK PROGRAM, 2019-2023 CITY OF ETON									
CODE:	**ACTIVITY DESCRIPTION**	**2019**	**2020**	**2021**	**2022**	**2023**	**Cost Estimate**	**Funding Source**	**Responsible Party**
NC1	1. Coordinate with NWGRC to arrange for the resurvey of historic properties					X	$500	Georgia Transmission Corporation	Mayor and Council; NWGRC;
NC2	2. Work with NWGRC staff and local historian to facilitate state re-evaluation of Eton's National Historic District status					X	$1,000	General Fund	Mayor and Council; NWGRC;
NC3	3. Create a Joint Historic Preservation Commission and send members to state training.					X	$2,000	General Funds; Local Service Contract	Murray County and cities, NWGRC
CFS	**COMMUNITY FACILITIES AND SERVICES**								
CFS1	1. Purchase land for park and arrange easement to Mill Creek across Georgia Power land.					X	$200,000	State and Federal Grants; General Fund	Mayor and Council
CFS1	2.Develop new park and link it to Eton City Park a. Restrooms b. Electrical connections c. Stage d. Fitness trail e. Trail linking this park to Eton City Park					X	$300,000	State and Federal Grants, General Fund	Mayor and Council
CFS2	3. Continue to improve facilities at the Eton City Park. a. Two picnic pavilions b. Electrical outlets for vendors c. Renovate restroom d. Build stage	X					$200,000	State Grants; SPLOST, General Fund	Mayor and Council

COMMUNITY WORK PROGRAM, 2019-2023 CITY OF ETON									
CODE:	**ACTIVITY DESCRIPTION**	**2019**	**2020**	**2021**	**2022**	**2023**	**Cost Estimate**	**Funding Source**	**Responsible Party**
CFS3	4. Develop and expand a water and sewer facilities master plan.			X			$50,000	State & Federal grants/loans; Future SPLOST; General Fund	Mayor and Council; Chatsworth Water Works Commission
CFS3	5. Investigate multi-jurisdictional use of water supply resources and wastewater treatment facilities.	X	X	X	X	X	$1,000	State & Federal grants/loans; General Fund	Mayor and Council; Chatsworth Water Works Commission, NW GA Regional Water Resource Partnership
CFS4	6. Upgrade city website			X			$3,000	General Fund	Mayor and Council
CFS5	7. Adopt a Broadband Ordinance to comply with state rules and supply broadband to residents and businesses.	X					$500	General Fund	Mayor and Council
CFS5	8. Participate in the Broadband Ready Community program, with adopted ordinance and designation of unserved areas.	X	X	X	X	X	$500	General Fund	Mayor and Council
CFS5	9. Apply for funding under the Broadband Ready Program.		X				$500	General Fund	Mayor and Council
LU	LAND USE								

COMMUNITY WORK PROGRAM, 2019-2023 CITY OF ETON									
CODE:	**ACTIVITY DESCRIPTION**	**2019**	**2020**	**2021**	**2022**	**2023**	**Cost Estimate**	**Funding Source**	**Responsible Party**
LU1	1. Develop corridor overlay zones for the U.S. 411/Georgia 286 corridors dealing with better access, parking, connectivity, and site amenities.	X	X	X	X	X	$3,000	General Fund; GDOT	Murray County Commission; Mayor and Council; NWGRC
LU2	2. Implement Neighborhood Committee for recommendations on park facilities and walking paths	X					$500	General Fund; GDOT; SPLOST	Mayor and Council; GDOT
LU3	3. Emphasize tax incentives to land owners for protecting environmentally sensitive lands.	X	X	X	X	X	$100/year	General Fund	Mayor and Council
LU4	4. Amend zoning ordinance to accommodate permitting of solar energy systems in city limits	X					$1000	General Fund	Mayor and Council, NWGRC
IC	**INTERGOVERNMENTAL COORDINATION**								
IC1	1. maintain relationship with Georgia Municipal Association by attending 1 event per year	X	X	X	X	X	$500/year	General Fund	Mayor and Council
IC2	2. Support the Northwest Georgia Water Resources Partnership	X	X	X	X	X	$200/year	General Fund	Mayor and Council, Chatsworth Water Works, Dalton Utilities
IC3	3. Continue to involve the Eton Planning Commission in local government processes.	X	X	X	X	X	$250/year	General Fund	Mayor and Council

COMMUNITY WORK PROGRAM, 2019-2023 CITY OF ETON									
CODE:	**ACTIVITY DESCRIPTION**	**2019**	**2020**	**2021**	**2022**	**2023**	**Cost Estimate**	**Funding Source**	**Responsible Party**
IC4	4. Maintain a relationship with the Northwest Georgia Regional Commission for grants, economic development, general planning, aging services, workforce development, historic preservation, and technical assistance.	X	X	X	X	X	$250/year	Annual Dues, Service Contracts; Grants	Mayor and Council, NWGRC
IC5	5. Initiate regular meetings between county, the board of education, and cities twice a year.	X	X	X	X	X	$500/year	General fund	Murray County, Chatsworth, and Eton

CITY OF ETON	
LONG RANGE WORK PROGRAM ITEMS	
CODE:	ACTIVITY DESCRIPTION
ED6	Participate in Georgia Main Street Program (DCA/Nat Trust for Historic Preservation).
ED6	Participate in Renaissance Strategic Visioning and Planning Program

Appendix A: Public Participation Documentation

August 8, 2017. Gretchen Lugthart and Tonya Brown traveled to Murray County to take photos for the plan.

Figure 23. Hiking to the Fort Mountain Fire Tower.

August 18, 2017. Julianne Meadows and Gretchen Lugthart traveled to Murray County for steering committee meetings. They met first with Mayor Billy Cantrell and City Clerk Kim Hall of Eton. The next meeting was with Mayor Tyson Haynes and City Zoning, Floodplain, Stormwater Administrator and Code Enforcement Official Dolley Marshal Flood. The final meeting of the day was with Murray County Commissioner Greg Hogan and County Manager/Finance Officer Tommy Parker. They also took photos for plan.

August 2017 through January 2018. Community Vision Survey developed and posted on County Website, sent to North Murray County High School, public library, senior center, and handed out at first stakeholder meeting.

October 11, 2017: Notice of the First Public Hearing for the Murray County Joint Comprehensive Plan Update appeared in the weekly newspaper, the Chatsworth Times as a display advertisement.

October 18, 2017. First Public Hearing for the Murray County Joint Comprehensive Plan Update held in Chatsworth, Georgia.

November 2, 2017. Gretchen Lugthart sent email to Chatsworth and Eton stakeholders welcoming them and explaining the process.

November 4, 2017. Gretchen Lugthart traveled to Murray County and took photos for plan.

December 1, 2017. Gretchen Lugthart sent emails to the Murray County Stakeholders welcoming them and explaining the process and telling them about the first meeting on December 14, 2017.

December 6, 2017 and December 13, 2017. Announcement of the first Stakeholder Meeting for the Murray County plan was published in the Community Calendar of the weekly newspaper Chatsworth Times, announcement sent to newspaper by Gretchen Lugthart

December 14, 2017. First Stakeholder Meeting for Murray County Joint Comprehensive Plan Update held at the Veteran's Memorial Park, Chatsworth, Georgia.

January 3, and January 10, 2018. Announcement of the second Stakeholder Meeting for the Murray County plan was published in the Community Calendar of the weekly newspaper Chatsworth Times, announcement sent to newspaper by Gretchen Lugthart.

January 4, 2018: Gretchen Lugthart sent emails to the Murray County Stakeholders to remind them of the second stakeholder meeting on January 11, 2018.

January 11, 2018. Second Stakeholder Meeting for Murray County Joint Comprehensive Plan Update held at the Veteran's Memorial Park, Chatsworth, Georgia.

January 31, and February 7, 2018. Announcement of the third Stakeholder Meeting for the Murray County plan was published in the Community Calendar of the weekly newspaper Chatsworth Times, announcement sent to newspaper by Gretchen Lugthart.

February 6, 2018. Gretchen Lugthart sent emails to stakeholders reminding them of the third stakeholder meeting on February 8, 2018.

February 9, 2018. Eton Mayor and Clerk met with NWGRC Community and Economic Development staff Brittney Hickom and Delmos Stone, Regional Tourism Project Manager Janet Cochran, Industrial Development Authority Director and acting Director of Murray County Chamber of Commerce Illya Copeland, Lori McDaniel of the Murray Arts Council, and ARC Program Manager Annaka Woodruff with DCA. Gretchen Lugthart attended to take notes for plan. Discussion centered on boosting tourism for Eton and making it a gateway to the mountains, with several programs discussed.

February 8, 2018. Third Stakeholder Meeting for Murray County Joint Comprehensive Plan Update held at the Veteran's Memorial Park, Chatsworth, Georgia.

February 20, 2018. Murray County administrators meet with Gretchen Lugthart and Julianne Meadows to finalize the Murray County Report of Accomplishments.

May 16, 2018. Gretchen Lugthart, Julianne Meadows and Joseph Davis, transportation planner meet with Commissioner Greg Hogan and County Manager Tommy Parker to discuss transportation issues and finalize the Murray County Work program.

August 14, 2018. Gretchen Lugthart and Julianne Meadows meet with Eton Mayor and County Clerk to finalize the Eton Work Program, followed by a separate meeting with Chatsworth Mayor and Zoning officer to finalize their work program and land use maps.

August 15, 2018. Gretchen Lugthart meets with Tommy Parker and Commissioner Hogan to discuss the Broadband program. Gretchen delivers land use map to Dick Barnes.

September 5, 2018. Gretchen Lugthart traveled to Murray County to take more photos for the plan.

September 5, 2018. Announcement of the Second Public Hearing for the Murray County Joint Comprehensive Plan Update appeared in the newspaper The Chatsworth Times.

September 11, 2018. Second Public Hearing for the Murray County Joint Comprehensive Plan Update held in Chatsworth, Georgia. Copies of draft plans with comment sheets delivered to Murray County, Chatsworth, and Eton.

September 17, 2018. Gretchen Lugthart delivered a draft copy of the plan to Murray County Public Library for public comment and took more photos.

October 1, 2018. City of Chatsworth adopts the Murray County Joint Comprehensive Plan 2019-2029.

October 2, 2018. City of Eton adopts the Murray County Joint Comprehensive Plan 2019-2029.

October 2, 2018. Murray County adopts the Murray County Joint Comprehensive Plan 2019-2029.

APPENDIX B. RESULTS OF THE COMMUNITY SURVEY

Report for Murray County 2018 Community Vision Survey

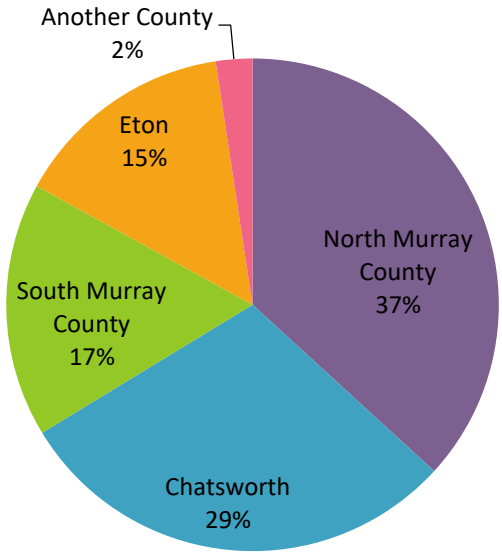
Survey written by NWGRC, survey program by surveygizmo

Days that survey was available: September 2017-January 2018

Date report was created: 1-31-2018

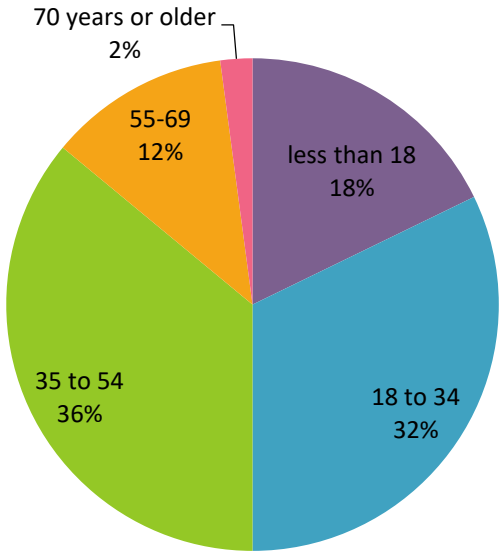
288 respondents overall

1. Where do you live?



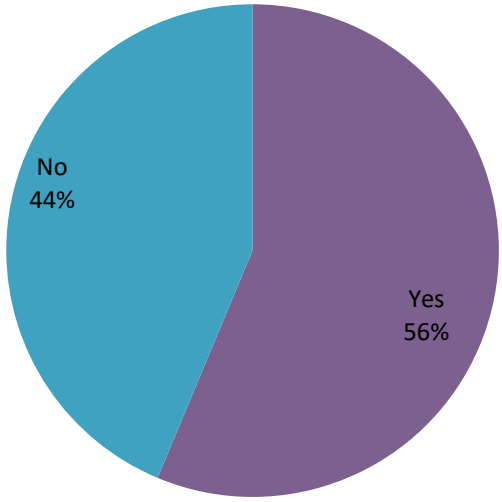
	Percent	Count
North Murray County	36.8%	106
Chatsworth	29.5%	85
South Murray County	16.7%	48
Eton	14.6%	42
Another County	2.4%	7
	Totals	288

2. What is your age?



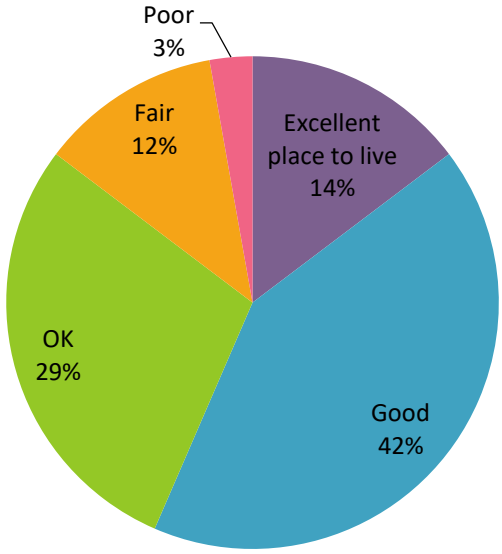
	Percent	Count
less than 18	17.8%	51
18 to 34	32.2%	92
35 to 54	36.0%	103
55-69	11.9%	34
70 years or older	2.1%	6
	Totals	286

3. Are there children (age 17 or younger) in your household?



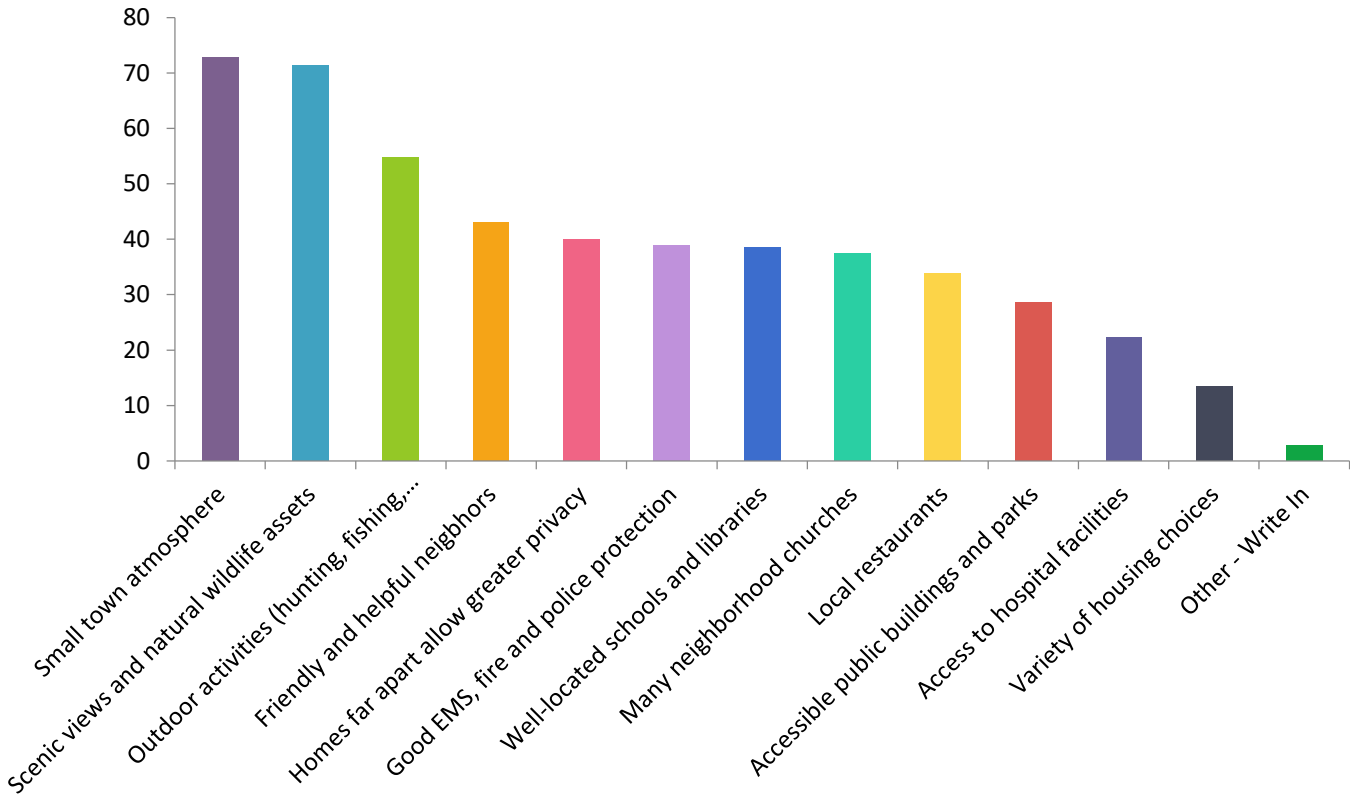
	Percent	Count
Yes	56.3%	161
No	43.7%	125
	Totals	286

4. How does your community rate overall? (Check one)



	Percent	Count
Excellent place to live	14.7%	42
Good	41.8%	119
OK	28.8%	82
Fair	11.9%	34
Poor	2.8%	8
	Totals	285

5. What do you like about Murray County (including the cities)? (Check all that apply)



	Percent	Count
Small town atmosphere	72.8%	206
Scenic views and natural wildlife assets	71.4%	202
Outdoor activities (hunting, fishing, hiking, etc.)	54.8%	155
Friendly and helpful neighbors	43.1%	122
Homes far apart allow greater privacy	39.9%	113
Good EMS, fire and police protection	38.9%	110
Well-located schools and libraries	38.5%	109
Many neighborhood churches	37.5%	106
Local restaurants	33.9%	96
Accessible public buildings and parks	28.6%	81
Access to hospital facilities	22.3%	63
Variety of housing choices	13.4%	38
Other - Write In	2.8%	8

Write in responses to Question 5

1. Feel safe (2)

2. Change of seasons

3. Cold Creek

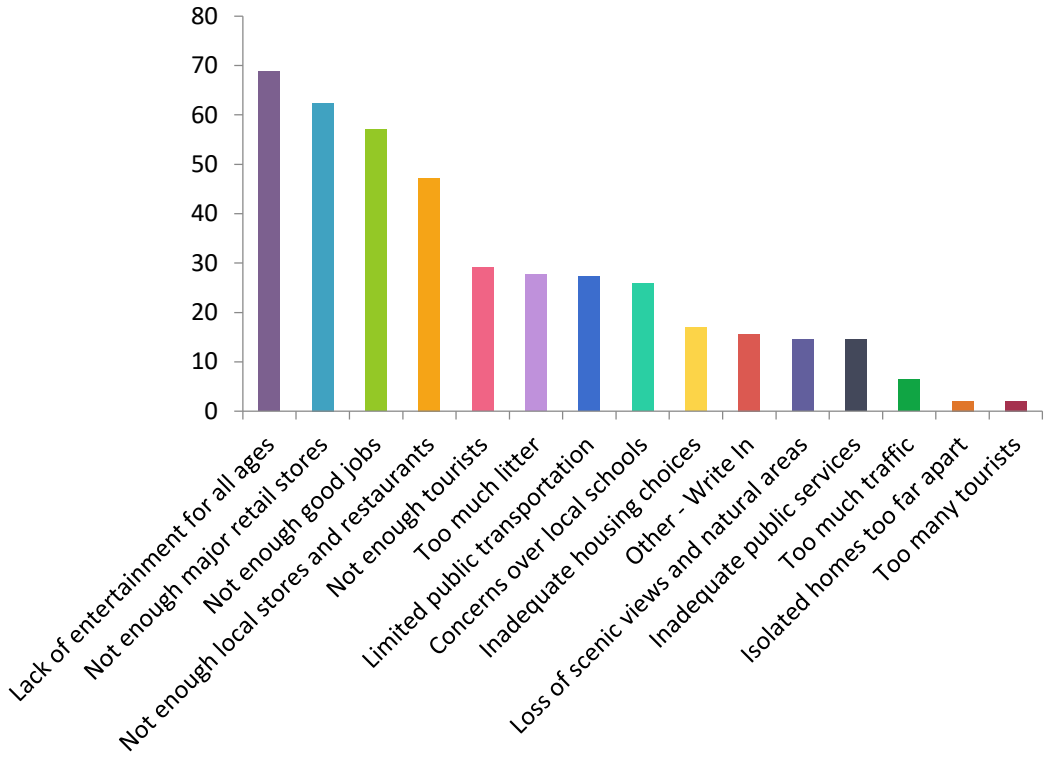
4. Forced to live here

5. Murray Arts Council

6. Nothing, the police are corrupt the citizens are either meth addicts or rich baby boomers that couldn't care less about anybody but themselves.

7. The library

6. What don't you like about Murray County (including the cities)? Check all that apply.



	Percent	Count
Lack of entertainment for all ages	68.8%	194
Not enough major retail stores	62.4%	176
Not enough good jobs	57.1%	161
Not enough local stores and restaurants	47.2%	133
Not enough tourists	29.1%	82
Too much litter	27.7%	78
Limited public transportation	27.3%	77
Concerns over local schools	25.9%	73
Inadequate housing choices	17.0%	48
Other - Write In	15.6%	44
Loss of scenic views and natural areas	14.5%	41
Inadequate public services	14.5%	41
Too much traffic	6.4%	18
Isolated homes too far apart	2.1%	6
Too many tourists	2.1%	6

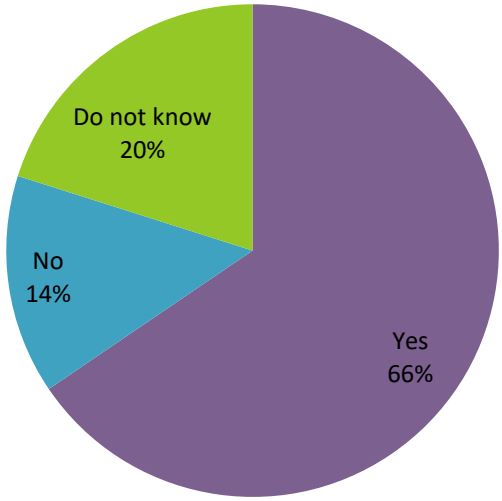
Write-in Responses to Question 6

1. Bad EMS
2. CORRUPTION IN GOVT OFFICES
3. Can't get water in all the county
4. Closed minded people that want to keep the County and surrounding areas in the dark ages
5. DFACS needs a major adjustment (caseworkers are corrupt and takes them too long)
6. Drugs, meth heads, burn outs
7. Eton Elementary needs a new playground
8. Housing is limited.
9. I feel that we are headed for the wrong growth and it is only going to lead to increase In crime we need to support our local neighbors and provide them with business opportunities the outsiders are given. Support local.
10. Inland Port that is being developed in North Murray County
11. Inland port
12. It's run by the same family
13. Kids don’t have anything to do to entertain them. No major stores. No Walmart. No movies. Nothing
14. Lack of Transparency
15. Lack of vision, we are in the 21st century and need progressive leadership. Lots keep the small town feel but needs upgraded utilities (technology infrastructure)
16. Library isn't open when students are out of school
17. Meth addicts, good ole boy politics, under the table insider business deals i.e. Property shuffling in advance of port
18. Meth heads and many other drugs
19. Mindset against growth...we can maintain a small town feel with bigger amenities if someone will take lead and make it happen
20. No chick fil a
21. Old trailers, trashy look
22. Police slow to respond.
23. Port
24. Roads not well maintained
25. Roadways in Chatsworth need to be addressed.
26. Run Down Neighborhoods
27. The Regional port in north Murray County is a huge eye sore!!! Ruined the beautiful scenery !!!
28. The attitude of the leaders is very prideful & arrogant. From the politicians, cops, firemen, teachers. We need more humility!
29. The chicken houses in south Murray is horrible. We have at least 15 surrounding us and more are being built.
30. The fact that the cops fail to arrest meth heads
31. The port being built
32. The racism
33. There are too many flea market type shops. I would love a shoe/clothing store, besides Carols Fashion
34. There isn’t ANYTHING HERE FOR TEENS TO DO. All of our possible tax revenue goes to Whitfield county and Chattanooga because there isn’t anything here to spend our money on!!!!!! AM I THE ONLY PERSON WHO SEES THIS!!!!!???? YOU WOULD THINK OUR OFFICIALS WOULD REALIZE THIS BY NOW!!!! Everyone I talk to in my age group as well as younger and older sees this. I guess it just

doesn’t fit the agenda of all the good ole boys that run everything in this area. ya know, like the ones who make "special donations"

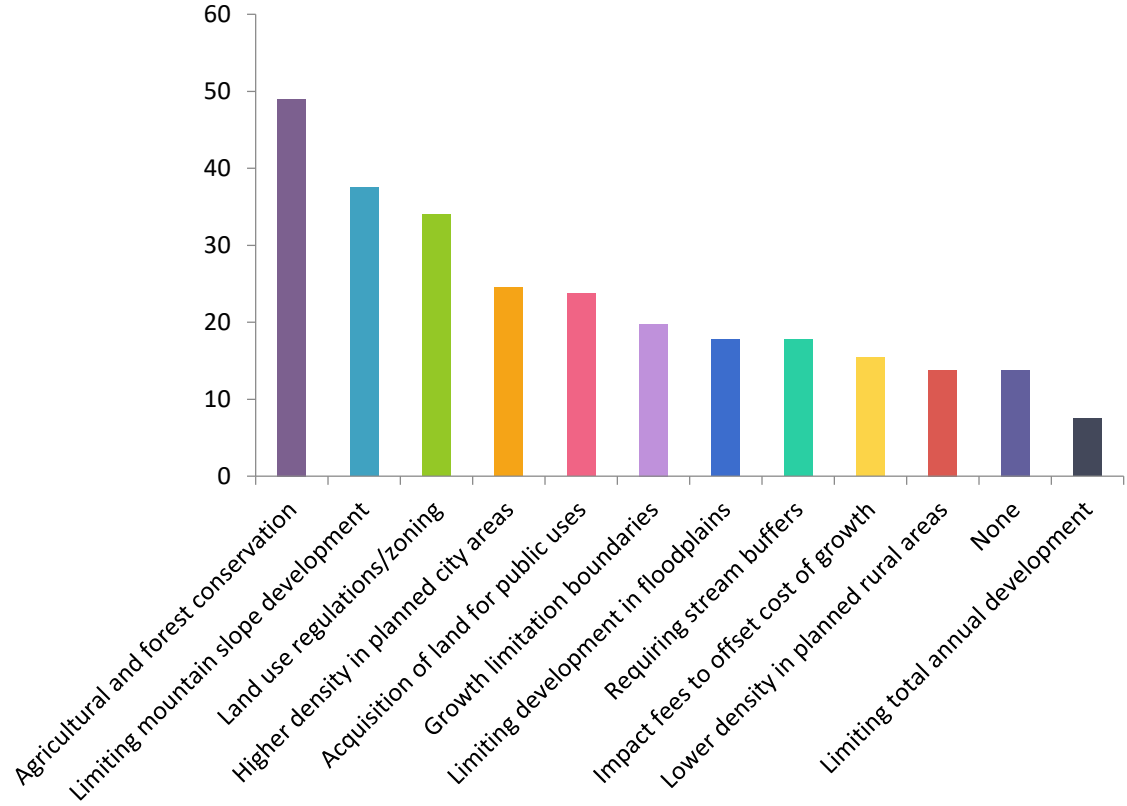
35. Too many druggies.
36. We need a Walmart something besides A Dollar store a steak house maybe a golden corral
37. better retail and restaurant choices....more mountain town tourism
38. drugs destroying homes and families
39. library doesn't stay open during hours for students
40. no bike lanes on roads, limited access by sidewalks, not enough community building events, not enough promotion of community involvement
41. parking access
42. why is 411 a complete train wreck thru our community? better yet WHY do I keep seeing deputies and other public officials driving expensive SUVS and ford f 250s? there is no reason a deputy NEEDS an expensive SUV AT ALL! YOU CANNOT JUSTIFY THAT NOR AN F 250

7. Is Murray County ready for growth?



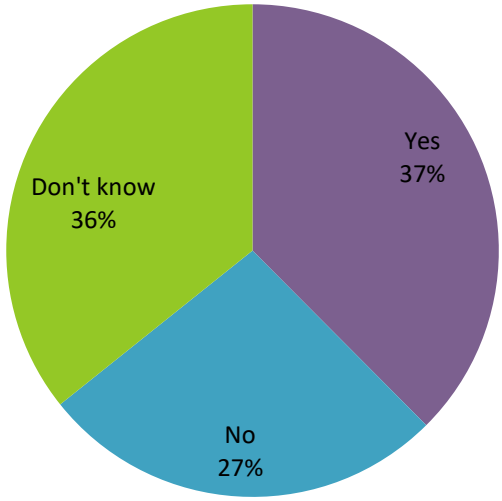
	Percent	Count
Yes	65.5%	182
No	14.4%	40
Do not know	20.1%	56
	Totals	278

8. What types of growth management action would you support? (Check all that apply)



	Percent	Count
Agricultural and forest conservation	49.0%	124
Limiting mountain slope development	37.5%	95
Land use regulations/zoning	34.0%	86
Higher density in planned city areas	24.5%	62
Acquisition of land for public uses	23.7%	60
Growth limitation boundaries	19.8%	50
Limiting development in floodplains	17.8%	45
Requiring stream buffers	17.8%	45
Impact fees to offset cost of growth	15.4%	39
Lower density in planned rural areas	13.8%	35
None	13.8%	35
Limiting total annual development	7.5%	19

9. Is housing for all income groups available in the county and the cities?



	Percent	Count
Yes	37.5%	104
No	26.7%	74
Don't know	35.7%	99
	Totals	277

10. In three words or less, what kind of place would you like Murray County to be in 20 years?

Responses

1. A good home.
2. Better (2)
3. Better than now (2)
4. Mayberry (2)
5. Small town feel (2)
6. Thriving small town (2)
7. A Caring Community
8. A better place.
9. A big city
10. A bigger city
11. A county equally productive as Dalton.
12. A destination
13. A developed economy.
14. A good county.
15. A hangout for people.
16. A peaceful beautiful place!! No increased truck traffic!!!
17. A place where I know my children can come home to with a good quality job.
18. A senior community
19. A small county/Stay the Same
20. A wonderful town
21. Add more places.
22. Advanced, safe, Drug free
23. A lot less corrupt
24. As is
25. Attractive for our young people to return. Have employment for all income levels, entertainment, housing and culture
26. Best in Georgia
27. Better public image.
28. Better space usage
29. Better than before
30. Better, various, bigger
31. Big and more alive
32. Big small town
33. Big tourist attraction
34. Big! Fun! Wealthy!
35. Bigger and better.
36. Bigger, better, exciting
37. Booming
38. Charming
39. Chattanooga Clean
40. Clean and entertaining.
41. Clean, Open, Buildings
42. Clean, bigger, better.

43. Clean, growing, touristy
44. Clean, safe, homely
45. Cleaner, more local things to do.
46. Complete Democratic Revision
47. Controlled development
48. Decent
49. Developed, affordable, well, rounder
50. Don't care because I graduate this year.
51. Economically diversified
52. Educated, Altruistic, Diverse
53. Enhancing natural resources
54. Enjoyable
55. Eventful
56. Everything it’s not
57. Expanded thriving drug free
58. Family friendly
59. Flourishing country town
60. Fun
61. Fun place to live and safe place to live
62. Ghost town
63. Good environment
64. Great town
65. Grow Like Ellijay
66. Growing, vibrant
67. Growth
68. Have more entertainment
69. Healthier
70. Home safe efficient
71. I am not sure.
72. I don't know.
73. I would love to see a thriving local business scene. Restaurants, shops, creative arts scene. We must learn how to keep young creatives in our community!
74. Improved infrastructure
75. Indoor waterpark
76. Jobs
77. Jobs, parks, retail
78. Leader in education and Autism Acceptance
79. Less carpet mills
80. Less meth & unemployment
81. Less probation
82. Less trash
83. Like Chattanooga
84. Like Chattanooga Tennessee
85. Like Dahlonega
86. Like Ellijay: a place with an A clear identity that offers descent restaurants (Longhorn, Chic Fila) a legitimate place for local artist
87. Locally financed
88. Mayberry meets Asheville
89. Moderately sized town
90. More buildings
91. More city like
92. More entertaining
93. More entertaining locally.
94. More entertainment
95. More environmental and less industrial. More tourism choice and advertising
96. More family activities and good restaurants.
97. More help for needy
98. More job availability
99. More jobs & Walmart
100. More like Gatlinburg.
101. More progressive
102. More things to do in Chatsworth
103. More tourist oriented.
104. My child's home town
105. Needs to grow.
106. Not so illiterate
107. Peaceful breathtaking calm
108. Peaceful, clean, popular
109. Place to live.
110. Pretty much the same.
111. Progressive, Hip, Beautiful
112. Progressive, Open Minded
113. Prosperous small town
114. Prosperous, Fun, Beautiful
115. Prosperous, progressive, uncorrupt
116. Quiet but entertaining
117. Quiet home
118. Recognized, Population
119. Remain private, safe and secluded.
120. Responsibly home grown
121. Retail, Tourist, litter control
122. Rural
123. Rural!
124. Rural, sparsely populated
125. Safe Clean Educated
126. Safe clean friendly
127. Safe friendly place

128. Safe small town
129. Safe, beautiful, friendly
130. Safe, prosperous, friendly
131. Safe, respected, fair
132. Safe, well developed.
133. Same as always
134. Same as today.
135. Same as usual.
136. Same old place
137. Scenic business driven
138. Scenic thriving community
139. Self-sustaining
140. Serene and Rural
141. Simple, small, drug free
142. Small
143. Small town community like it was when I was growing up
144. Small Town
145. Small Town Destination
146. Small hometown area.
147. Small personal community
148. Small touristy town
149. Small town atmosphere.
150. Small town feel with at least a Walmart...
151. Small town rural with focus on its natural resources, history and arts. No truck stops or huge industry. I live in a small town because I want a small town atmosphere.
152. Small town urban
153. Something like Ellijay
154. Still a hometown!
155. Still recognizable.
156. Still small town atmosphere but some retail stores to bring in jobs
157. Strong generous transparent
158. Strong rich city
159. Successful
160. Successful bigger growing
161. Technology hub
162. The exact same
163. The same place
164. Thriving
165. Thriving community for all families.
166. Thriving community.
167. Thriving downtown are
168. Thriving town
169. Thriving, popular, fun
170. To be cooperative
171. Tourist destination
172. Tourist town with retail options.
173. Up to date
174. Very nice looking.
175. Vibrant
176. Vibrant, growing, community
177. Walmart
178. Walmart, movies, Home Depot, restaurants that go beyond meat and three and fast food and Mexican Food. For example Long Horn, Thai Food. Stores showcasing local artisans. Tourist Attractions that are quality not just cobbled together
179. Wealthy
180. Wealthy small town
181. Well known town
182. Where To Be
183. attracts more business
184. beautiful, progressive, tourism
185. bigger small town
186. boomtown
187. busy
188. cool mountain town
189. flourishing with better and more affordable housing
190. good county
191. home
192. hometown serenity
193. less population
194. more diverse
195. more growth
196. nothing like Dalton
197. peaceful/quiet
198. safe, well-planned, beautiful
199. same with more options for shopping.
200. small cute town
201. small town GA
202. small, caring, home
203. the same now

11. Describe the most important issue facing Murray County and /or its cities today in 10-15 words or less. Specify city if desired.

Responses

1. We need cooperation between every entity in our community to make decisions that better the community as a whole. We also need to become less reliant on the carpet industry.
2. Citizen rut, what was good for my parents are good for me. Citizens need to progress with the County.
3. Lack of tax base, good old boy politics.
4. Becoming a ghost town.
5. Inexperience in local government concerning development. A lack of understanding concerning critical infrastructure needs.
6. Infrastructure throughout the county is not going to allow it to grow.
7. High quality jobs to keep more residents in the county.
8. Low Income Demographic. Need more jobs...Need a small technical college that feeds new industry...if the income improves this town could support more retail
9. Murray needs to make and retain more businesses, keep money in our county.
10. Not enough law enforcement. Underpaid workers. Not enough retail.
11. empty store fronts
12. No culture. For entertainment, everyone has to either go to Dalton, Chattanooga, or Atlanta. We are losing tons of money. The stage at the park is a decent start.
13. The most important issue is how to control the urge to develop and grow without good reason and without the proper infrastructure.
14. THERE ISNT ANYTHING HERE TO FLIPPING DO!!!!!!!

15. Public safety, EMS, hospital care, Need better paying jobs Off set taxes, if you have a job, you need to pay county taxes, don't put all the burden on the home owners and businesses
16. Lack of willing long term workers
17. There are no major stores here. Losing tax dollars.
18. We need a board of commissioners.
19. Schools and bullying. ..
20. Poverty, education levels, job skills, lack of retail stores
21. Beautification, artisan shops, mountain town tourism yet better dining and shopping. Arts and entertainment.
22. Poverty, drugs, environmental concerns, not a desirable area for young people or young families.
23. The drug dealers need locked up. The empty old buildings either need to be used or torn down. All the trashy places right off the highway need to be made to clean up their yards. We have such a nice place would like to keep it that way.
24. Not enough fire/EMS
25. Retaining businesses and business diversity. Get away from carpet.
26. Not enough business and entertainment for our community.
27. Not enough income. Money needs to come for growth, especially for schools
28. Bad Roads and no tax revenue from businesses
29. The desire to grow. This area could be a great weekend destination for those looking to escape the city life.
30. Lack of activities for youth.
31. Need to clean up neighborhoods. Need to fix roads.
32. No retail shops, no advertising of Murray for tourists. Litter is out of control
33. Lack of things to attract tourism, we do not utilize the resources we have for this.
34. Needs to attract more business
35. War against Drugs and Crime
36. Dictatorship-government by dictator. Isn't that what happened with the new port? If not- then what?
37. Unemployment & meth & opioid abuse
38. Lack of diversity of industry.
39. Lack of transparency in the local government
40. Similar to Blue Ridge
41. Too much negativity
42. Increased truck traffic and damage to our roads and beautiful mountains!! This is all the result of allowing the regional port to come into our county!!!!
43. Water lines and money management is not good
44. Commercial growth
45. We need better access to public nature areas/ a river walk
46. Inadequate work for all education. Lack of places to live for a decent price. I am sorry a place decent place for rent in Eton should not be 900-1000!
47. Development from outside influences.
48. There is nothing to do here. We should model after Blue Ridge.
49. Paving over the natural resources
50. Revitalization of downtown, job growth
51. Murray County needs more job opportunities for those at entry level
52. We have a stagnant and declining economy without a vision for opportunity for growth.
53. Loss of jobs and spending dollars to Dalton

54. Shade needed on playground at Murray rec Veterans Park
55. The port being built is taking away part of the beauty of the county
56. Not a lot to do for our youth.
57. Lack of vision, we are in the 21st century and need progressive leadership. Lots keep the small town feel but needs upgraded utilities (technology infrastructure)
58. Lack of diversity of jobs. People forget Murray County is an Agricultural community, before the mills and even after the mills are gone.
59. Undesirable traffic, limit of emergency access east of Eton when trains come through after Port.
60. The port is going to make Murray like Dalton, if you want Dalton move there.
61. No chick Fil a. We need better food places for the younger crowds and more activities
62. The same as Dalton. It feels as if modern things are being held back. Everything closes at 5PM, and nothing is open on Sundays. It's considerably better than when I moved here in 2000, but it still exists as an issue. The recent alcohol sale and park modifications are good steps forward.
63. Negative impact of inland port
64. A lot of mountains
65. Lack of business interest
66. The police are corrupt and Meth is everywhere. Leave the potheads alone dude.
67. The port
68. Meth is the biggest problem. And littering.
69. Big drug problem get it off the streets clean the county up
70. Not enough places to shop for clothing & shoes. Not enough sit down restaurants
71. Lack of good leadership. The powers that be don't want to grow or add anything complimentary to our county
72. Murray County needs major improvements in education. Schools such as Gladden and MCHS need major overhaul to ensure our children receive the best education opportunities they can to continue to create productive members in our community.
73. The drugs are what run Murray along with sketchy cops
74. Our county government not willing to grow our community.
75. Loss of money because spending is in other counties
76. The school system
77. We have nothing to give to our local economy we must drive elsewhere to go eat or go to the store
78. Foster care. Kids going hungry
79. Destroying the one thing we have to bring in $, our natural resources
80. Lack of industry, lack of city/county planning. No vision yields no confidence.
81. Limited retail/restaurant, entertainment, need more diverse jobs/industries, public transportation, updated government offices
82. Not enough stores
83. Drugs, plain and simple.
84. Old School, Old Money, not wanting things to change. Time to move forward.
85. School systems and DFAC needs to be looked at closer. They all need to be investigated. Corruption in this town is ridiculous. If you don't have money, you cannot get anywhere with them!
86. Providing activities for all ages
87. Leadership
88. Education, Drug interdiction, Education, Job growth, Education
89. Drugs

90. Social promotions, lack of accountability of students/parents promoting low education levels. Companies do not want to hire here.
91. The community will not support local businesses to bring tourism to our town. We have so much history that we need tourism to flourish!
92. The stigma we don't have quality.
93. Government and school transparency. We have too little press coverage. Too much fear of the press by leaders.
94. Economic growth which has often been met with much opposition from the local citizens.
95. Development of the port destroying natural beauty and habitats.
96. Some government officials are corrupt & it reflects badly on our county. I would like to see less "good ol' boy" politics and cash money contributions for favors once they are elected in office.
97. We take all of our business to other counties/cities.
98. Litter and unsightly homes with trash pile junk yards around them
99. Closed minded people, not the right people in office, you need a person dedicated to economic development
100. More jobs
101. Young adults don't have a place to hang out other than football games.
102. Growth without opposition
103. Crime, drug trafficking, misuse of county monies, need CLEAN, low environmental impact industries.
104. Illegal aliens, lack of diversity in job market
105. Inland port we don't need
106. Port and environmental impact, crime, security, traffic, 50,000 container trucks a year. Becoming like Clayton County.
107. No growth. And not Adequate fire protection from Murray county fire. Stations have been shut down for 24 hours at a time and that is completely uncalled for.
108. No good jobs!
109. How to find a way to bring in money without destroying the beautiful area we live in.
110. For Chatsworth, Eton, Crandall and Cisco. The traffic "trucks & trains" that will be traveling North and South on Hwy 411 and the parallel railroad track. A Hwy that WE ALL use DAILY. Our school buses use. This concerns me very much so. For Chatsworth City, "The main Hwy 411 "3rd Ave" going through town is in terrible condition" For the Schools: The nearby streets are not lit up at all, we need street lights leading into Eton Elem.
111. The port and regulating minimizing the damage everyone is afraid of and it looks like no more burger and fast food chains
112. More investment in the county for children. Need more for children to do to stay active and put of trouble. Invest in the old rec department as well as the new.
113. People living in Murray county work & spend money elsewhere because Murray county doesn't offer enough quality retail & entertainment venues.
114. None
115. If it grows to turn places over like Atlanta it'll loose what makes it so great.
116. The cops will pull over everybody for doing nothing.
117. The cops pull over everybody and charge them with nothing.
118. Chatsworth just overall needs to be a better town.
119. More local stores, less racism, variety of housing choices.
120. It is starting to get overrun with trash on the roads or in the mountains.
121. Racism
122. We are too scared to make Murray a big place again.

123. Cutting down forest areas that do need to be cut down for many reasons.
124. There is nothing here.
125. Not enough restaurants. No malls or clothing stores.
126. We have too many dumb laws being enforced.
127. Murray County needs more of a higher atmosphere. Murray would be a better county with more rural buildings.
128. Too much cocaine and meth on the streets.
129. It's a small county and people are trying to make it grow and move businesses in.
130. Traffic, rudeness and people that bully others.
131. Not enough activities or things for older children to do.
132. I don't know.
133. Schools and tourism need improvement.
134. Leave it be.
135. They won't let stores like Walmart in our area.
136. Politics - wrongful administration.
137. A lot of traffic around schools, litter in small subdivisions and highways.
138. Not enough urbanization. The roads need to be worked on.
139. Not enough activities for families and/or kids to do.
140. Lack of clothing stores, a Walmart, malls, shopping centers.
141. Not having many jobs for the local people.
142. Roads and litter, all of Murray.
143. Drug abuse and poverty in both cities.
144. Paying for things that do not need to be bought @ North Murray
145. The lack of business in Chatsworth.
146. There is nothing to do here on a regular basis.
147. Not enough things to do.
148. Not enough commercial stores.
149. Lack of anything to do. Even less food places.
150. People not paying their taxes.
151. Dalton
152. Lack of jobs, Walmart, Buffalo Wild Wings
153. Homelessness, poverty
154. I don't like the roads. They are not smooth at all.
155. Not enough hangout places for people. There's food but nothing fun.
156. I feel like there is not enough sidewalks for pedestrians.
157. In Chatsworth and Eton there is a lot less entertainment. Therefore less money going back into the community.
158. Bad cops. Litter. Bad roads.
159. Bad cops. Litter.
160. People (companies) need to stop cutting down so many jobs
161. Murray County needs to develop more money to repave roads and build what is necessary.
162. Most of the issues are crimes mainly caused by minors.
163. I am not sure.
164. We don't have enough schools for high school students.
165. Developing a vision for our future. Developing younger leaders (mentorship).
166. Too many restaurants that is probably why obesity is rampant here. Need more FREE & SAFE educational services, trips, entertainment, and advice. This community is very ignorant compared to other areas in our nation. Murray County needs to catch up.

167. Transparency in Government. Lack of citizen participation in voting. Too much partisan politics.
168. The lack of retail and tax base puts all of the tax burden on property owners.
169. Possibly environmental issues.
170. More jobs for people who want to work. Too many drug users.
171. Chatsworth city needs to take care of property owners and public access.
172. Empty spaces needs to be utilized.
173. City and County need to attract more businesses and citizens.
174. Lack of infrastructure and retail growth
175. Economic development
176. Lacks Retail
177. Sewage, quality jobs, more fire stations in the county, CCC Camp Road, Holly Creek Springs and Spring Place Access, utilizing our mountain and US Forest & State Park lands more.
178. Not enough jobs.
179. Development of retail and commercial businesses. Manage location of growth and residential.
180. City infrastructure, limited apartment, housing, public transportation, road improvements.
181. Major road construction on Hwy. 411.
182. Lack of growth. Decrease tax base.
183. Non tax paying residents.
184. Jobs and Housing.
185. Horrible people, horrible roads, horrible schools, not enough band programs
186. Needs countywide sewer.
187. Government subsidized families creating a continuing chain of non-contributing resource wasters.
188. Eton needs more retail especially with the Port.

APPENDIX C: NEWSPAPER COVERAGE/WEB COVERAGE

The following announcement was on the Murray County website to advertise the Community Survey:

The Murray County Comprehensive Plan update is on its way. Murray County and the cities of Chatsworth and Eton will be updating their joint comprehensive plan in 2017-2018. Follow this link to give us your input today: nwgrc.org/murray.

MARK YOUR CALENDARS

Send submissions to news@chatsworthtimes.com; fax 706-695-7181 or mail to: P.O. Box 130, Chatsworth, Ga. 30705. Submissions must be received by Friday at noon and cannot be taken over the telephone.

GOVERNMENT

The first stakeholder meeting for gathering public input for **Murray County's Comprehensive Plan** will be at 6 pm, Thursday, December 14, 2017 in the Media Room at the Murray County Veteran's Memorial Park, 651 Hyden Tyler Road, Chatsworth, GA. The group will begin developing issues and opportunities important for the county and cities of Chatsworth and Eton. The meeting is open to the public and all are welcome.

MEETING NOTICE: The second stakeholder meeting for gathering public input for **MURRAY COUNTY'S COMPREHENSIVE PLAN** will be at 6 pm, Thursday, January 11, 2017 in the Media Room at the Murray County Veteran's Memorial Park, 651 Hyden Tyler Road, Chatsworth, GA. The group will continue developing issues and opportunities important for the county and cities of Chatsworth and Eton. This is a public meeting everyone is welcome to attend

THE CHATSWORTH TIMES, Chatsworth, Ga.

A-2/Wednesday, January 31, 2018

A-2/Wednesday, February 7, 2018

THE THIRD STAKEHOLDER MEETING for gathering public input for **Murray County's Comprehensive Plan** will be at 6 pm, Thursday, February 8, 2017 in the Media Room at the Murray County Veteran's Memorial Park, 651 Hyden Tyler Road, Chatsworth, GA. The group will discuss land use, natural resources of Murray County, and impaired waters. All are welcome at this public meeting.

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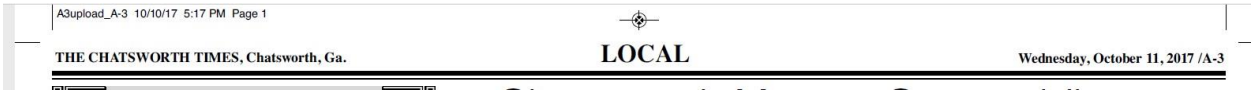
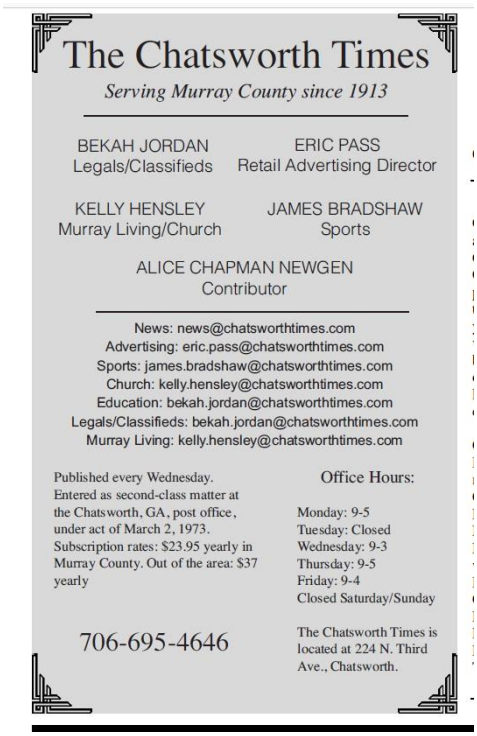
APPENDIX D: LEGAL NOTICES

This legal advertisement of the First Public Hearing for the update of the Murray County Joint Comprehensive Plan appeared in the Chatsworth Times Wednesday, October 11, 2017.

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Friday: 9-4
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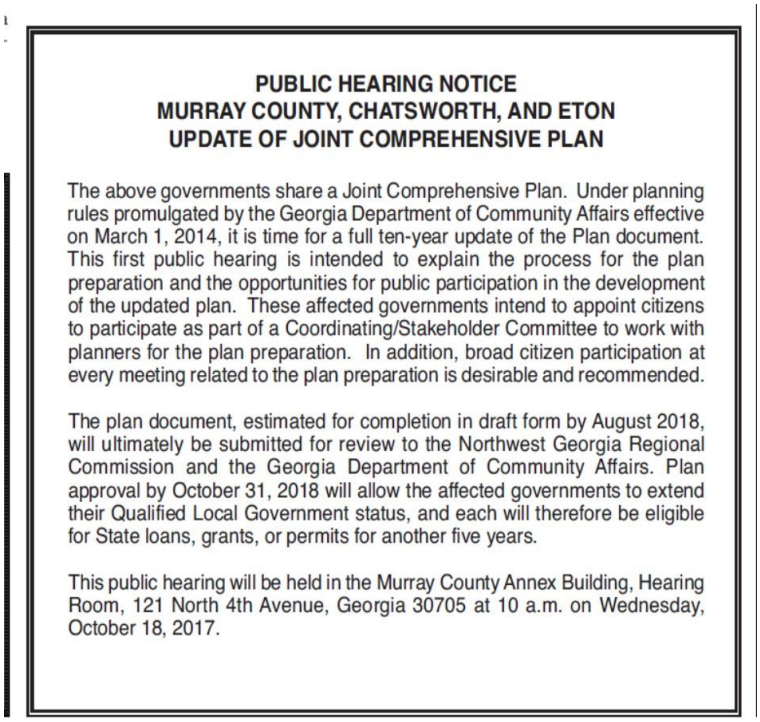

PUBLIC HEARING NOTICE
MURRAY COUNTY, CHATSWORTH, AND ETON
UPDATE OF JOINT COMPREHENSIVE PLAN

The above governments share a Joint Comprehensive Plan. Under planning rules promulgated by the Georgia Department of Community Affairs effective on March 1, 2014, it is time for a full ten-year update of the Plan document. This first public hearing is intended to explain the process for the plan preparation and the opportunities for public participation in the development of the updated plan. These affected governments intend to appoint citizens to participate as part of a Coordinating/Stakeholder Committee to work with planners for the plan preparation. In addition, broad citizen participation at every meeting related to the plan preparation is desirable and recommended.

The plan document, estimated for completion in draft form by August 2018, will ultimately be submitted for review to the Northwest Georgia Regional Commission and the Georgia Department of Community Affairs. Plan approval by October 31, 2018 will allow the affected governments to extend their Qualified Local Government status, and each will therefore be eligible for State loans, grants, or permits for another five years.

This public hearing will be held in the Murray County Annex Building, Hearing Room, 121 North 4th Avenue, Georgia 30705 at 10 a.m. on Wednesday, October 18, 2017.

Legal advertisement of the Second Public Hearing for the update of the Murray County Joint Comprehensive Plan appeared in the Chatsworth Times, Wednesday, September 5, 2018.

PUBLIC HEARING NOTICE
MURRAY COUNTY AND THE CITIES OF CHATSWORTH AND ETON

Murray County and the Cities of Chatsworth and Eton have prepared a draft Joint Comprehensive Plan Update for 2019-2029 according to the 2014 Minimum Planning Standards set by the Georgia Department of Community Affairs and the Georgia Planning Act of 1989. This draft plan was prepared by Murray County and the Cities of Chatsworth and Eton with broad public participation and with guidance from a Steering Committee of public and private sector individuals.

Accordingly, a joint public hearing is scheduled for the County and Cities to accept comments on the Draft Joint Comprehensive Plan. After the public hearing and receipt of public comment, the draft plan will be submitted for review by the Northwest Georgia Regional Commission and the Georgia Department of Community Affairs. Plan approval by October 31, 2018 is required to maintain Qualified Local Government (QLG) status for each local government per the Georgia Planning Act of 1989 allowing continued eligibility for State loans, grants, or permits for another five years.

The public hearing on the draft plan will be held on Tuesday, September 11, 2018 at 11:00 am at the Murray County Annex Building, Hearing Room, 121 North 4th Avenue, Chatsworth, Georgia 30705.

Copies of the draft plan will be available for review at City and County offices, and on the Northwest Georgia Regional Commission website, nwgrc.org.