

City of Temple

ADOPTION RESOLUTION

WHEREAS, the City of Temple has completed its 2023-2043 Comprehensive Plan update; and

WHEREAS, the updated Comprehensive Plan was prepared in accordance with the Minimum Standards and Procedures for Local Comprehensive Planning established by the Georgia Planning Act of 1989; and

WHEREAS, the two required public hearings were conducted at on April 13, 2023 and September 5, 2023; and

WHEREAS, the Comprehensive Plan was transmitted to the Three Rivers Regional Commission and the Department of Community Affairs for review; and

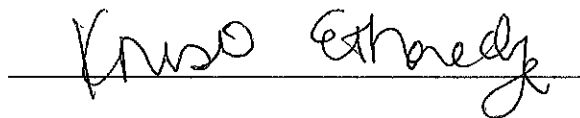
WHEREAS, the Department of Community Affairs has reviewed the Comprehensive Plan and finds that it adequately addresses Minimum Standards for Local Comprehensive Planning; and

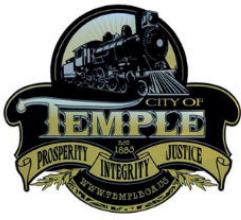
NOW, THEREFORE, LET IT BE RESOLVED, the City of Temple Council hereby adopts this 2023-2043 Comprehensive Plan, on this 19 day of October 2023.

BY:


Michael Johnson, Mayor

ATTEST:





CITY OF TEMPLE

2023 - 2043

Comprehensive Plan

Prepared by Three Rivers Regional Commission

Adopted October 2023



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Introduction

This plan was completed in accordance with the Georgia Planning Act of 1989 and the Georgia Department of Community Affairs Minimum Standards and Procedures for Local Comprehensive Planning.

The City of Temple was founded in 1883 along the Georgia Pacific Railroad. Soon after, in 1904, the Temple Model School was founded and the City made history as being the first community in the nation to have a school bus. The City is located strategically along Interstate 20, US Highway 78, GA Highway 113, and only 42 miles west of Atlanta.

Temple City Council
Michael Johnson, Mayor
Richard Bracknell
Howard Walden
Tom Wallace
Alexsis Boles
Casey Russom



Purpose of the plan

The City of Temple Comprehensive Plan should be used to provide guidance and policy standards for future growth and development. The plan identifies needs and opportunities which exist within the community. Top priorities, goals, polices, and specific implementation measures are also listed to set policy for particular segments and specific character areas of the city.

Public Participation

Two public hearings were held to allow for public review and comment. A community survey was also utilized to gather citizen input and garnered 185 responses. Survey results can be found in the appendix of the plan.

CITY OF TEMPLE
We want to hear from you!
Scan the QR Code to take the survey!

CITY OF TEMPLE
PROSPERITY INTEGRITY JUSTICE

The City of Temple invites community members, business owners, and other stakeholders to participate in a survey as part of the City's Comprehensive Plan Update. The purpose of the survey is to gather input from citizens about their needs, vision, and priorities for the future of the City of Temple.

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Comprehensive Plan Steering Committee

The City of Temple Council appointed a Comprehensive Plan Steering Committee to assist and guide the update of the comprehensive plan. The steering committee included members of the city council, city government, business owners, and other community stakeholders.

Stakeholder	Affiliation
Deidra Walker	Temple Community Development
Richard Bracknell	City of Temple Council
Creig Lee	Temple Police Chief
Gary L. Thomas	City of Temple Planning Commission
Kaylan Thomas	Temple Business Owner
Cory Nix	Temple High Teacher & Head Football Coach
Raj Joshi	Ace Hardware
M. V. Roden	Roden Family Holdings & KRG Roofing
Terron Bivins	Resident
Richard M. Scott	Resident
Joe Carden	Resident/GPC
Phyllis Bowman-Cash	Resident
Quwyndoline Farley	Resident
William D. Osborne	City Administrator
Ingrid McKinley	TRD
Howard Walden	City of Temple Council
Alexis Perry	Resident
Patsy Allgood	Resident
Josh Smith	Temple Public Works
Lisa Jacobson	Assistant City Administrator



Goals and Strategies

Goals and Strategies

The purpose of the Community Goals and Strategies section is to guide and direct the City of Temple’s decision making process for the future of the community. This begins with a vision statement. As part of the community goals, the City has set top priorities.

Vision Statement

The City of Temple will work to improve the quality of life for its citizens by providing exceptional leadership and professional service while seeking increased employment and business opportunities, offering enhanced recreational facilities and community programs, a diverse range of housing, and revitalizing the historic downtown for the pride of all who call Temple home.

Top Priorities



Quality Development
and Land Use



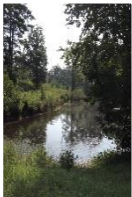
Community Culture
and Identity



Citizen Engagement



Infrastructure



Parks and Recreation



Connectivity and
Safety

List of Community Goals and Strategies

POPULATION

Goal: Provide for all residents access to services, programs, and safe neighborhoods, while increasing the overall community sense of pride and quality of life.

Strategies:

- The city will seek to increase activities and programs for its citizens, especially children, families, and seniors to create a lifelong community.
- Support local civic organizations including the Friends of the Library, Optimist Club of Temple, Major Temple Garden Club, and their efforts to improve life in the City of Temple.
- Seek additional space for needed community gathering spaces.
- Support the City of Temple Events Committee and their efforts including, the Founders Day Festival and the Thanksgiving Feed the Community.
- Encourage volunteerism and civic engagement.
- Encourage community clean-up events and beautification efforts.
- Encourage neighborhood watch organizations.

ECONOMIC DEVELOPMENT

Goal: Provide for the expansion and creation of business, industry, and economic development within the city while increasing job opportunities and the overall economic vitality of the community.

Strategies:

- Re-authorize and utilize the Downtown Development Authority.
- Pursue the national Main Street program for the promotion and revitalization of the historic commercial district.
- Continue to collaborate with Carroll Tomorrow in the recruitment of business and industry.
- Attract high-quality companies that are a good fit for the city's infrastructure and resources.
- Support existing industries that have thrived when other industries have not.
- Prioritize workforce housing to ensure that people working in city limits can afford homes.
- Promote business expansion within underdeveloped commercial areas especially along the GA Highway 113 corridor and Highway 78.
- Utilize grants and other funding sources for the expansion and recruitment of business.

- Utilize directional signage to guide travelers through the City of Temple.
- Expand business and industry south of Interstate 20 including annexation.
- Utilize incentives to encourage business expansion and new development.
- Expand and upgrade utilities and infrastructure.
- Expand city living opportunities through downtown residential development.
- Partner with internet providers to extend broadband access to all residents and businesses.

HOUSING

Goal: To provide a range of safe, affordable, diversified housing for all citizens.

Strategies:

- Utilize codes enforcement in residential areas to preserve and enhance neighborhood character and property values.
- Provide opportunities for diverse housing options for various income levels.
- Make high quality and attractive housing a priority through zoning, code enforcement, and homeowner associations.
- Utilize grant programs to increase the quality of housing and revitalize blighted areas.
- Protect residential character through the use of overlay districts.

NATURAL AND CULTURAL RESOURCES

Goal: To protect and use efficiently the natural and cultural resources within the City of Temple.

Strategies:

- Continue to comply with the state Part V environmental planning criteria which apply to the City of Temple such as wetlands, watersheds, and groundwater recharge areas.
- Ensure to plan according to the policies within the statewide water plan.
- Utilize Statewide Recreation Plan.
- Develop greenspace for use as community parks.
- Collaborate with citizen volunteers to create, improve, and manage park space.
- Establish clean-up days with citizen volunteers.
- Seek historically significant areas for inclusion on the National Register for Historic Places along with individual structures.
- Utilize existing tourism initiatives such as the quilt trail for cultural tourism.
- Promote the city's historic and cultural resources.
- Continue to seek space to house a local history museum and welcome center.
- Collaborate with neighboring communities as part of the Highway 78 tourism association.

COMMUNITY FACILITIES AND SERVICES

Goal: To provide adequate infrastructure, services, and facilities to meet the variety of needs of the population.

Strategies:

- Seek to acquire land and develop community gathering spaces for events and festivals.
- Continue dialogue with the Georgia Department of Transportation regarding safety and functionality concerns within the city.
- Continue to expand recreational facilities to possibly include trails, skate park, and a community pool/splash park.
- Support the community library.
- Involve citizen volunteers to help improve and maintain parks and recreation spaces.

TRANSPORTATION

Goal: To provide safe and efficient transportation facilities to all citizens within the City of Temple while striving to increase alternative modes such as bike, pedestrian, and transit options.

Strategies:

- Promote increased accessibility and connectivity within the City of Temple.
- Provide additional sidewalks throughout the city.
- Promote the development of multi-use trails and bike lanes.
- Seek grant funding for gateway corridor beautification.
- Increase street lighting throughout the city.
- Develop directional and wayfinding signage along major corridors.
- Coordinate with the Georgia Department of Transportation regarding key intersection improvements and other safety measures.
- Coordinate with Norfolk Southern Railway and the Georgia Department of Transportation regarding railroad crossings and hazard preparedness and emergency planning.
- Increase education and outreach to connect residents to the county transit program.

LAND USE

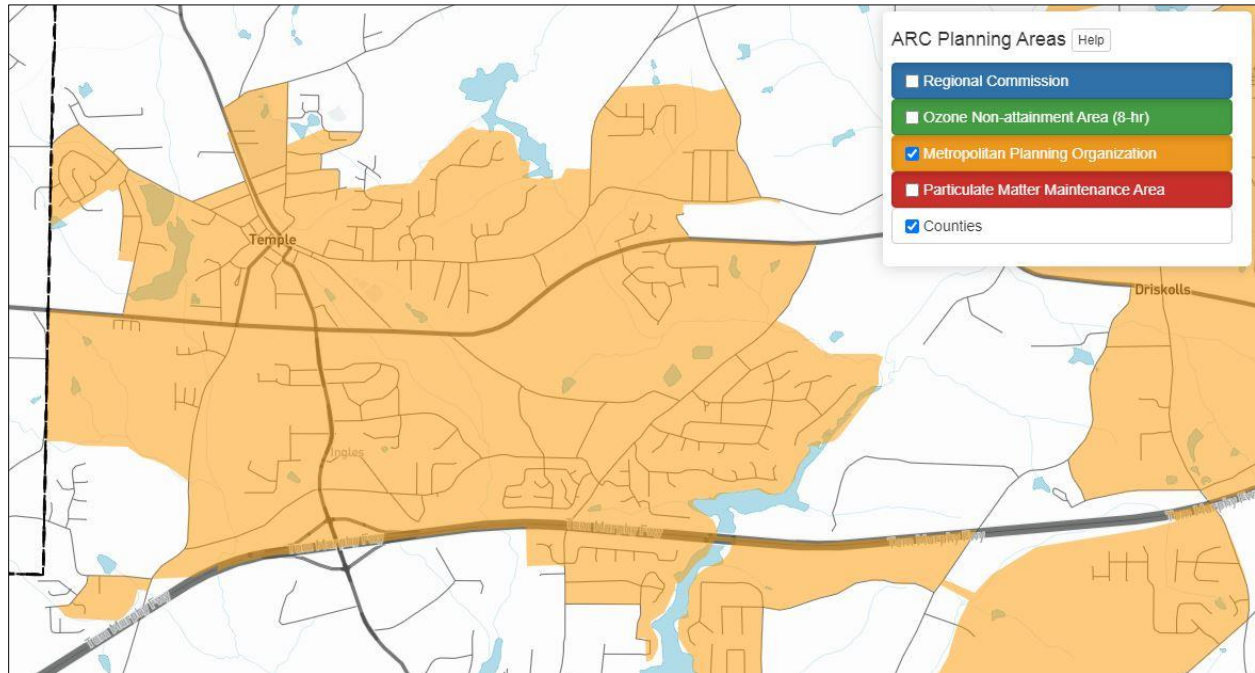
Goal: To ensure the most appropriate and best use of available land while maximizing existing infrastructure.

Strategies:

- Establish overlay districts to allow for appropriate development and infill.
- Continue to recruit new business and industries for the industrial park.
- Utilize existing infrastructure and land availability.
- Continue to update and improve land use plan and development codes.
- Develop codes that align with land use and infrastructure visions and plans.
- Promote industrial expansion south of Interstate 20 as the primary land use.

Transportation

The City of Temple is partially located within the Atlanta Metropolitan Planning Organization area (MPO). Proximity to Atlanta and to Interstate 20 require the City of Temple to look specifically at transportation as part of comprehensive planning. Communities within MPO districts are encouraged to develop multi-jurisdictional transportation plans.



The City of Temple is the western most community within the Atlanta Regional Commission (ARC) MPO area. The ARC updated the long range Regional Transportation Plan (RTP) every five years. At the time of the 2020 project list, one specific project was included within the City of Temple limits, a widening of Interstate 20 from Highway 61 to Highway 113. This project would expand Interstate 20 from two lanes each way to four.

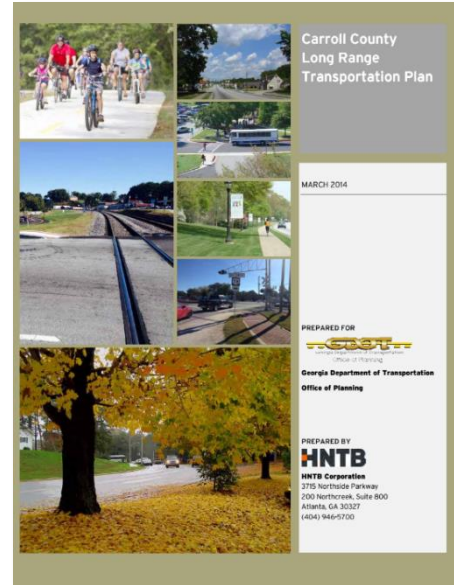
In 2014, The City of Temple participated in the development of the Carroll County Long Range Transportation Plan (LRTP). This Plan addresses long-term transportation needs, and includes transportation goals, improvement needs, priority recommendations, funding and implementation strategies.

The full plan can be found at this link:

https://www.dot.ga.gov/BuildSmart/Studies/Documents/CarrollCounty/LRTP_Carroll_Report_Final.pdf

In addition to the needs and goals addressed in previous sections of the comprehensive plan, the LRTP includes the following transportation goals, which represent local, state, and national priorities:

Carroll County LRTP Goals
Improve safety, accessibility and mobility options for the movement of people and goods.
Promote and protect quality of life by integrating local planned growth, land use patterns and economic development patterns with transportation analysis and planning.
Emphasize the efficient, operation, and preservation of the existing transportation system while promoting environmental sustainability.
Accommodate users without access to automobiles and promote health and quality of life by providing a range of mobility options.



Specific transportation priorities for the City of Temple include:

- Increased coordination with the railroad regarding safety, blockages, and additional at-grade crossings.
- Increased walkability and connectivity with the expansion of sidewalks and crosswalks.
- Improved Interstate 20 interchange including adequate truck parking, fencing along overpass and lighting.
- Promote the Carroll Connection Transit program.

Broadband

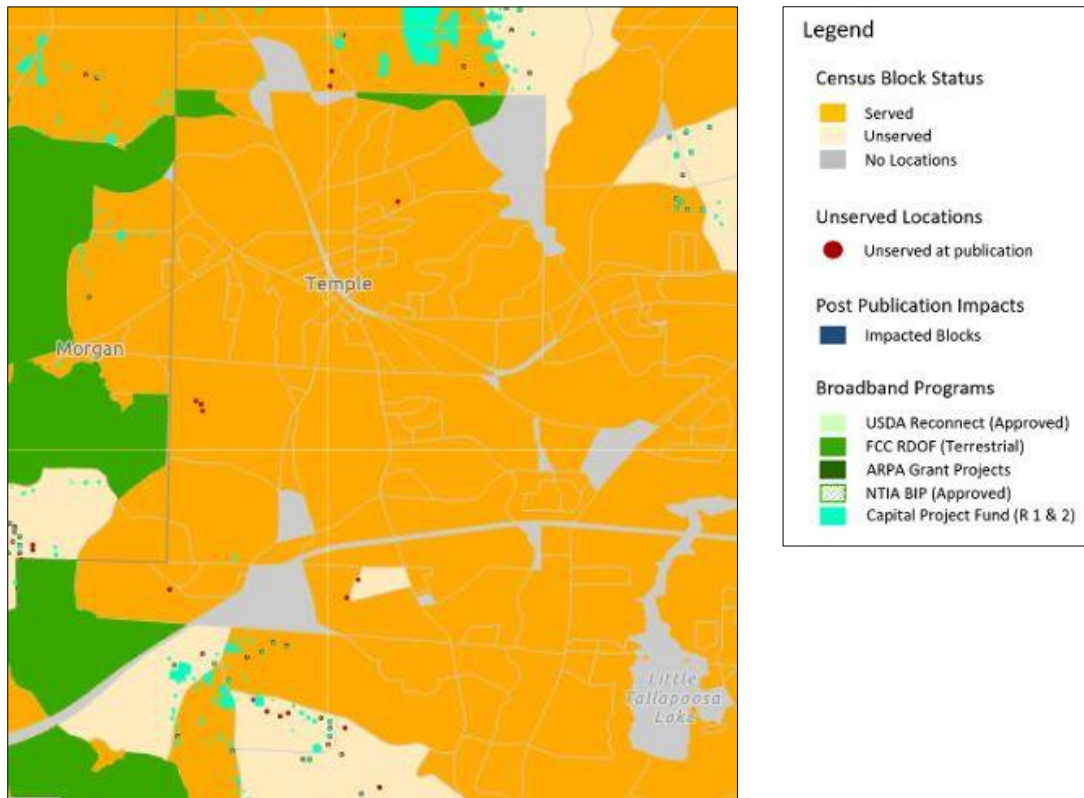
The City of Temple is located in an area well served with broadband internet access. Of those surveyed by the US Census, approximately 80% of internet subscribers have broadband service by a cable, fiber, or DSL connection.

Type of Internet Subscriptions – City of Temple

Type	Total	% of Total
Total households	1,697	100.0%
Total with an internet subscription	1,502	88.5%
Dial-up	0	0.0%
Broadband (cable, fiber, DSL)	1,353	79.7%
Satellite	51	3%
Internet Access without a subscription	195	11.5%

Source: US Census Bureau, 2021: ACS 5-Year Estimates Subject Tables- PRESENCE AND TYPES OF INTERNET SUBSCRIPTIONS IN HOUSEHOLD

Below is the Department of Community Affairs’ 2023 Broadband Availability Map showing the coverage area for the City of Temple and immediate surrounding area. The majority of the city is shown as served with a few locations without coverage information.



Needs and Opportunities



Needs and Opportunities

The Needs and Opportunities section addresses what the City of Temple currently lacks or sectors of the City where improvements are needed. This section also lists existing opportunities available within the City. This information was developed through the Comprehensive Plan Steering Committee and community survey. This list should help guide future planning efforts and prioritize projects undertaken by the City.

List of Needs and Opportunities

POPULATION

Needs

- Additional programs and activities for children, families, youth and seniors.
- Community wide activities for residents and to attract tourists.
- Volunteer opportunities and increased and more diverse civic engagement.
- Maintain and improve the quality of life for current and incoming residents.
- Create more reasons for high school and college graduates to return to stay in the city.
- Proactive planning and implementation to meet the demands of a growing population.

Opportunities

- Develop opportunities for volunteer projects such as beautification.
- Collaboration with Keep Carroll Beautiful
- Develop partnerships and initiatives to promote the local arts community.

ECONOMIC DEVELOPMENT

Needs

- Re-authorization of the Temple Downtown Development Authority.
- Upgrade water and sewer infrastructure to support current and future development.
- The ratio of residential and business development needs to be more even to increase business revenue and jobs, and decrease the burden on residents to pay for city services.
- Additional regulatory and design review needed in the downtown commercial district
- Promotion of downtown revitalization.
- Offer economic incentives to attract new businesses and support existing businesses in partnership with Carroll Tomorrow.

- Attract high-quality companies with well-paying jobs.
- An urgent care facility in the area.
- The issue of truck parking needs to be addressed.
- Housing that people working in city limits can afford.

Opportunities

- Promote and facilitate the revitalization of the downtown business district to take advantage of the historic character and unique commercial opportunities.
- Encourage and promote of small business development.
- Cooperate with Carroll Tomorrow in focusing economic recruitment initiatives.
- Promote available industrial acreage and support infrastructure upgrades.
- Encourage and collaborate with higher educational institutions on continued expansion of job training programs available to local residents.
- Study the feasibility of the City of Temple participating in the Georgia Main Street program.
- Create an overlay district for the downtown commercial area to encourage proper design and appropriate infill.
- Vacant parcels and retail space offer potential locations for new or expanding business.
- Downtown revitalization would bring new business and other types of investment.
- Infrastructure and utilities need to be expanded and upgraded.
- Participate in Carroll County Chamber and Carroll Tomorrow meetings and events.
- Collaborate on workforce development.
- Proximity to I-20 for industrial access, people passing through the city, and the opportunity to collaborate with other jurisdiction on a regional vision.
- Have plans in place to seize opportunities and determine how Temple wants to grow.
- Collaborate with Carroll County to bring the first Georgia GRAD Certified Site to the area.
- Carroll County's large laborshed provides an opportunity to recruit industry.
- The younger median age is an opportunity for retail industry and amenities.
- The strong school system, a technical college and university, and 2 college and career academies are a tremendous asset for attracting companies.
- Annexation to secure industrial land.
- Tourism can be boosted to encourage people to visit town, spend money, and then return home.
- Use the regional area along Interstate 20 and in Carroll County to market the high quality of life.
- Leverage the opportunities of having film industry projects nearby.

HOUSING

Needs

- People who work jobs inside the city limits need housing they can afford.
- There exist a need for increased property maintenance due to neglect which contributes to the look of blight and increases the crime rate.
- Increased enforcement of nuisance ordinance.
- Aesthetic improvements along neighborhood streets and subdivisions.
- Need to increase mixed-use development and higher density housing options.

Opportunities

- The availability of affordable housing within the city increases the chance for home ownership and the number of residences.
- Adoption of overlay districts in historic areas would support appropriate design and building techniques.
- In-fill residential development opportunities exist that could assist to maximize infrastructure usage inside the city limits.
- The city can set housing affordability targets by gauging what the average city employee's salary is (as the city is the biggest employer).

NATURAL AND CULTURAL RESOURCES

Needs

- Creatively develop and maintain greenspace without spending a lot of money, such as through citizen involvement and materials donations.
- Preservation of remaining open space and greenspace.
- Need to consider the adoption of tree ordinance which would allow for the maintenance of the tree canopy within the city and prevent the loss of mature trees.
- The City of Temple's cultural resources are not thoroughly documented.
- Historic properties in Temple have great need and potential for rehabilitation, especially in the downtown business district.
- Cultural heritage offers opportunities for tourism.
- Study the feasibility of the adoption of a historic preservation ordinance.

Opportunities

- Prioritize areas for additional greenspace designation and encourage protection of existing greenspace in new developments.

- Existing infrastructure is available for business and development which will decrease any negative environmental impact that comes with new construction.
- Existing walking trails, such as the one at the Senior Center could be expanded and more created.
- Encourage the listing of potential historic districts and significant structures on the National Register of Historic Places to promote preservation and economic development.
- Encourage the adoption of a historic overlay district in the downtown commercial area and surrounding neighborhoods to regulate the treatment of historic structures and sites.
- Promote cultural resources to increase cultural tourism, such as commemorating that Temple had the first school bus in the state.
- Historic structures in the downtown have potential for adaptive reuse.

COMMUNITY FACILITIES AND SERVICES

Needs

- Recreation facilities and programs are popular, new and upgraded facilities are needed.
- Walkability, biking, community gathering spaces, and downtown greenspace are in demand.
- The railroad corridor and rights-of-way continue to need beautification.
- The sewer treatment plant needs to be upgraded to plan for residential and business growth.
- Community art is needed in public space to create engagement and interest.
- Additional litter pickup is needed in the community.
- Work with the railroad to ensure infrastructure projects (e.g. lift stations) can be efficiently permitted.
- The Public Works Department needs a new building.
- The Police Department building needs to be expanded or moved.
- City Hall needs to be able to stream public meetings.
- A street light study and/or plan is needed to improve lighting on roads and at public facilities.
- The police department needs routine training to keep up with law enforcement technology.
- A fence is needed for the bridge over the highway.

Opportunities

- A cultural arts center to house community history museum and visitors center.
- Need for space to hold community gatherings and events such as an amphitheater.

- Involve citizens for litter pickup and host targeted solid waste days, such as tire collection.
- Underground power lines can improve community appearance and reduce disruptions.
- Incorporate the “Tiger Pride” brand throughout school and recreational programs.
- A fence over the highway bridge is a branding opportunity for the city.
- The city’s sidewalk plan, currently in the design phase, will improve connectivity through implementation.
- The city’s traffic study that is currently underway will inform roadway improvements.
- Utilize the Safe Routes to School Resource Center to increase safe walking and pedestrian options around school campuses.
- Citizens are interested in helping build and maintain parks and facilities through contributions of labor, equipment, and being citizen scientists to monitor streams.

INTERGOVERNMENTAL COORDINATION

Needs

- Intergovernmental coordination should be encouraged to provide adequate infrastructure capacities to accommodate the projected growth of the city.
- Temple, Villa Rica and Bremen could create an I-20 corridor coalition for Temple, Villa Rica and Bremen to collaborate on a regional perspective.
- The school system and other stakeholders need to communicate and collaborate on planning for incoming students.
- The City needs to work with the railroad and Georgia Department of Transportation to address railroad crossings due to the high expense and the railroad and state’s rights-of-ways.

Opportunities

- Encourage continued inter-jurisdictional discussions of the Interstate 20 corridor by promoting collaborative efforts for economic development.
- Continue to address inter-jurisdictional coordination through the update and enforcement of the Service Delivery Strategy.
- Communicate and coordinate with neighboring jurisdictions related to tourism initiatives.

TRANSPORTATION

Needs

- Sidewalks are needed throughout the City especially to connect residential neighborhoods to commercial areas, community facilities, and downtown.
- Some city streets contain high pedestrian traffic due to lack of sidewalks.
- Immediate need for railroad overpass for emergency vehicles when trains are present.
- A traffic study or transportation plan may be useful to address city-wide transportation needs.
- Increased bicycle and pedestrian infrastructure is needed.
- Road infrastructure needs to be maintained proactively.
- A truck bypass and/or at-grade rail crossings are needed for safe and efficient traffic flow and pedestrian activity.
- Work with the railroad on planning and implementing safety projects, including grade crossings, reducing long trains blocking all crossings, and hazard mitigation preparedness.
- Additional signs on roads to improve safety.
- Sidewalks and street crossings are needed to improve safety.

Opportunities

- U.S. Highway 78, GA 113, and Interstate 20 offer access for increased commercial and industrial development.
- Updates to development guidelines and ordinances will help facilitate alternative transportation within high growth residential areas.
- A public forum to provide an opportunity to educate citizens about the SPLOST and TSPLOST.
- Install signs that are activated when a road is blocked from a train (e.g. such as in Mirror Lake).
- Partnerships with the Georgia Safe Routes to School program and resource center.

LAND USE

Needs

- Historic overlay districts may be needed in downtown and adjacent residential areas.
- Community gathering spaces are needed.
- Zoning decisions need to align with community visions and plans.

Opportunities

- Reinvestment and redevelopment opportunities exist within the downtown commercial area, particularly for infill development.
- Commercial and industrial growth opportunities exist due to infrastructure and access.

- Opportunities for downtown revitalization through an overlay district and participation with the national Main Street program.
- Re-authorization and utilization of the Downtown Development Authority.
- Increased types of development supported by the updated land use and development codes.

SWOT Analysis

To help gain an accurate and balanced list of needs and opportunities, a SWOT (Strengths, Weaknesses, Opportunities, and Threats) analysis was conducted. The results are listed in the following pages.



Strengths

- Diverse citizenry
- Safe community
- Location and highway access
- Industrial land
- Room for growth
- Schools
- Civic organizations
- Library
- Recreation facilities
- Community facilities
- Senior Center
- Film industry
- Existing businesses
- City pride and identity



Weaknesses

- Downtown connectivity
- Lack of directional signage
- Lack of community gathering places
- Parking at community amenities
- Lack of GRAD ready industrial sites
- Traffic circulation
- Lack of sidewalks, crosswalks, and overall walkability
- Limited recreation personnel
- Lack of retail and entertainment
- Aging infrastructure



Opportunities

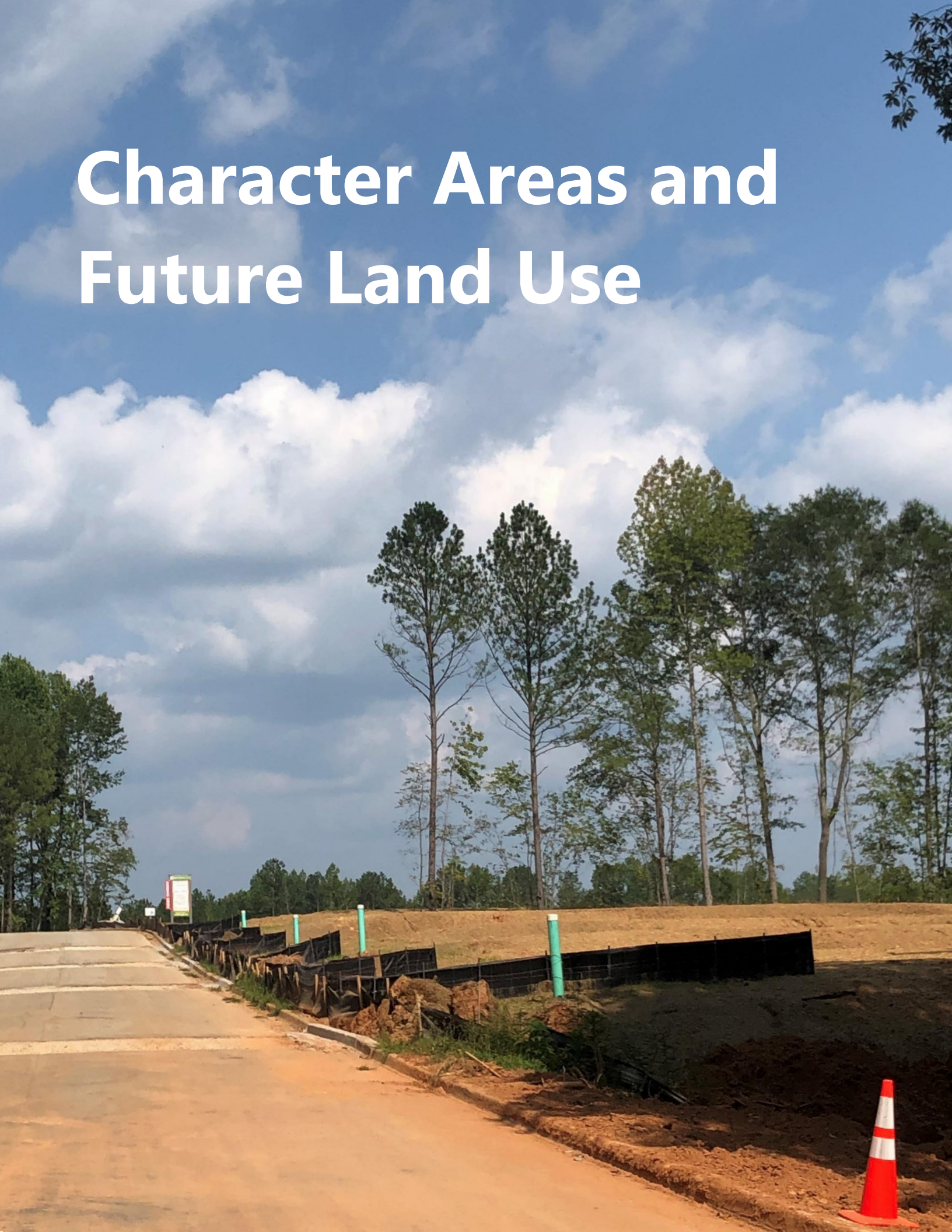
- Continue revitalization of downtown
- Re-establishment of the Downtown Development Authority
- Creation of community events
- Expanded social media and marketing
- Overlay district(s) establishment
- Citizen volunteerism and engagement
- Commercial and industrial expansion
- Growth/annexation south of I-20
- Strong housing market
- Cultural heritage museum and oral histories
- Recreation expansion and trail development
- Collaborate on regional vision



Threats

- Railroad crossings and train blockages
- Blight/lack of property maintenance in some residential areas
- Industrial pressures that might not align with local vision/resources
- Lack of railroad bypass and alternate at-grade crossings
- Lack of truck route/bypass
- Population growth can put pressure on schools
- Train emergencies and potential hazardous waste disasters
- Public health emergency

Character Areas and Future Land Use



Character Areas and Land Use

Character areas are geographic sub-areas of a community which contain unique characteristics and physical form. According to the Department of Community Affairs, character areas have unique or special characteristics, have potential to evolve into a unique area when provided specific and intentional guidance, or require special attention due to unique development issues.

The following list identifies character areas found within the City of Temple. Each character area listed contains a description and desired development patterns, recommended land uses, and a list of implementation measures. Current photos are also included which give an actual snap shot into each distinct character area.

Historic Downtown

Description and Development Patterns:

The historic downtown is the traditional heart of the City of Temple. Historic commercial buildings are largely vacant but there continues to be much opportunity for future retail and appropriate infill. In the recent past, commercial activity has relocated to the GA Hwy 78 and Hwy 113 corridor which has played a large part in the vacancy rate in downtown. Structural integrity of historic buildings has decreased at a high rate but offer great opportunity for redevelopment. Pedestrian safety remains a concern as GA Hwy 113 runs through and the condition of existing sidewalks varies. The revitalization of the historic downtown is very important to the citizens of the City of Temple. A desire exists to capture more business downtown and allow it to serve as a community focal point and an epicenter for community pride.





Land Uses:

Commercial and retail, Parks and Greenspace, Office Space, Public and Civic.

Implementation Measures:

- Encourage mixed use.
- Encourage architecturally compatible infill.
- Encourage walkability and pedestrian safety.
- Re-authorize the Downtown Development Authority.
- Consider utilizing the Georgia Conservancy “Blueprints for Successful Communities” program.
- Utilize historic overlay zoning and design guidelines.
- Utilize existing vacant and blighted parcels for redevelopment.
- Expand sidewalk network and safe crossings.

Traditional Residential

Description and Development Patterns:

Surrounding the historic downtown area of Temple are traditional residential neighborhoods. Immediately adjacent to downtown, historic homes date from the turn of the twentieth century and many of which are eligible for the National Register of Historic Places. Homes are located close to the street and on small to medium lots. Homes become increasingly mid-century ranch style farther out from the downtown, yet still situated close to the road and lot sizes remain small. The majority of the homes are owner-occupied but there has been an increase in renters recently. Structural maintenance varies and there exists a number of vacant homes in need of restoration. Also within the area are public use facilities such as recreation, churches, and the senior center.



Land Uses:

Single-family Residential, Public/Institutional, Neighborhood Parks and Community Gardens, Neighborhood Commercial Centers.

Implementation Measures:

- Historic overlay zoning.
- Encourage listing of structures and districts on the National Register of Historic Places.
- Encourage bike and pedestrian connectivity.
- Maintain strict code enforcement.
- Consider adoption of local historic districts.
- Compatible infill development.

Suburban Development

Description and Development Patterns:

Suburban residential neighborhood developments radiate out from the traditional neighborhoods and historic downtown. The City of Temple saw a great increase in suburban style residential development prior to the economic recession of 2008. Within this area there are little to no sidewalk connectivity and varied street patterns, loop roads, and cul-de-sacs. Homes are located on larger lot sizes and larger road setbacks. Some residential developments remain unfinished and reflect varying degrees of home maintenance. Pockets of commercial activity and public facilities such as schools exist within the character area.



Land Uses:

Single-family Residential, Multi-family Residential, Public/Institutional, Mixed Use Development, Neighborhood Commercial/Retail, Parks and Recreation.

Implementation Measures:

- Link new development to existing sidewalk network.
- Encourage neighborhood associations.
- Encourage conservation subdivisions.
- Connect new streets to existing road network for increased connectivity.
- Encourage connectivity through bike lanes and greenspace.
- Screen and buffer between uses such as residential and commercial uses.

In-Town Corridor

Description and Development Patterns:

The City of Temple has developed and open land paralleling GA Highway 78 and intersecting roads through the central business district. This corridor area has high potential to develop and redevelop in a linear or strip commercial pattern that may or may not positively benefit the aesthetics of the corridor, depending on how development is designed and maintained. The intersection of SR 113 and US 78 has the potential to develop into an additional town center type commercial and activity node



Land Uses:

Commercial and Mixed-Use.

Implementation Measures:

- Build structures near the street edge and encourage rear parking.
- Signage standards.
- Traffic-calming measures along major roadways to encourage walkability.
- Alternative parking solutions to create in-town pedestrian space and reduce congestion.
- Façade improvements.
- Sidewalks for pedestrian access.
- Future downtown development authority area.

School Campus

Description and Development Patterns:

The City of Temple has four public schools that are anchors in the community. Temple Elementary School fronts Old Bremen Road and is adjacent to Otis St, both of which do not have sidewalks. Temple Middle School and Providence Elementary School are adjacent to Rainey Road, which does not have sidewalks. Temple High School is adjacent to busy GA Highway 78 and the police station and fronts Sage Street. Sage Street has sidewalks on the school side of the street. These school campuses are predominantly surrounded by suburban and traditional residential development, with the high school being closest to downtown development. The elementary and middle schools are nearby some pockets of undeveloped tracts that could be developed over this plan period. Carroll County's population is growing, with Temple's schools currently experiencing some of the highest increases in students.



Land Uses:

Public, Institutional.

Implementation Measures:

- Work with the school district to plan for school renovations and expansions.
- Pursue road safety countermeasures to protect pedestrians, motorists, and bicyclists.
- Plan surrounding land use in conjunction with long-term school facility goals.
- Encourage connectivity between school sites and neighborhoods through sidewalks and bike lanes.
- Sidewalks for pedestrian access.

Commercial Corridor

Description and Development Patterns:

Commercial corridors and nodes exist along both the GA Highway 113 and US Highway 78. The GA Highway 78 corridor has the potential to continue to develop but is still concentrated around the intersection with GA Highway 113. GA Highway 113 corridor between US Highway 78 and Interstate 20 serves as the main center of commercial activity within the City of Temple.

Within these commercial corridors exists underdeveloped commercial parcels and buildings with space for additional business. The economic vibrancy of these corridors is important to the City of Temple because they are the location of the majority of the business activity as well as highly visible gateways into the City. The economic development of these commercial corridors and the adjacent industrial park will remain a priority of the City in the future.



Land Uses:

Commercial and Mixed-Use.

Implementation Measures:

- Build commercial structures near street front and encourage rear parking.
- Landscape requirements.
- Signage standards.
- Façade improvements.
- Provide sidewalks to link adjacent residential areas.
- Incorporate bike lanes on roadways where feasible.
- Gateway signage.

Industrial

Description and Development Patterns:

The City of Temple has a dedicated industrial park to serve light to heavy industrial uses. Working with Carroll Tomorrow, the City of Temple has successfully attracted businesses to the park with ample space for expansion and additional manufacturing, wholesale trade, and distribution activities. The industrial park is located along GA Highway 113 and offers direct access to Interstate 20. The expansion of manufacturing has the most potential within the designated industrial park. North of Interstate 20, industrial land exists adjacent to residential development. Industry expansion should take into consideration nuisance characteristics and incorporate landscaping. To maximize location, highway access, and infrastructure, the City will seek to expand industrial area south of I-20 through possible future annexation. Much of this area is currently outside the city limits and is shown on the Character Area map as a future growth area.



Land Uses:

Heavy and Light Industrial, Commercial, Distribution Centers, Manufacturing.

Implementation Measures:

- Maintain and expand sewer where possible.
- Incorporate landscaping at entry corridors.
- Maintain adequate roadway access.
- Buffer requirements between industry and residential.

Conservation

Description and Development Patterns:

Within the City of Temple exists greenspace, undeveloped land, and environmentally sensitive areas which should be protected and conserved. Conservation of these areas will not only protect the environment, water supply watersheds, and wildlife but will also increase passive recreational opportunities for citizens. Expansion of conservation areas should be considered.

Land Uses:

Conservation, Greenspace, Recreation, Conservation Subdivisions, Parks.

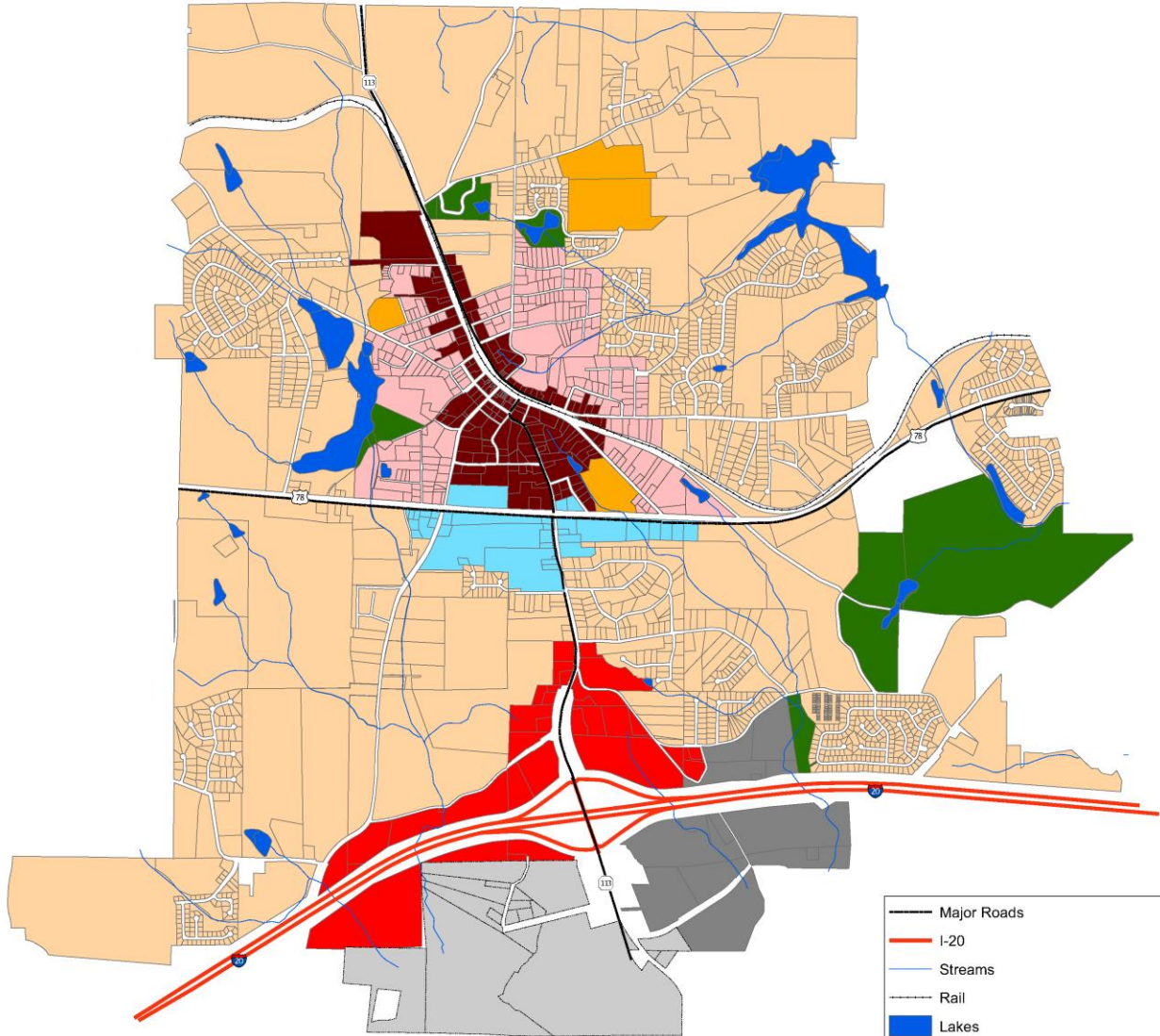
Implementation Measures:

- Trail development.
- Land preservation.
- Limit new development.
- Conservation easements.
- Open space preservation.
- Greenspace acquisition.
- Promote passive recreation opportunities.
- Utilize grants for park development.



Character Area Map

City of Temple Character Areas



- Major Roads
- I-20
- Streams
- Rail
- Lakes
- Character Area**
- Conservation Area
- Downtown
- Existing Traditional Neighborhood
- Future Development Area
- Gateway Corridor
- In-town Corridor
- Industrial Area
- School Campus
- Suburban Development



0 0.25 0.5 1 Miles

Three Rivers
REGIONAL COMMISSION
Produced by: Three Rivers Regional Commission
June 24, 2023

Community Work Program



Community Work Program

The City of Temple Community Work Program is a list of priority projects to be undertaken by the City within in the next five years. The Community Work Program includes the specific activity or project, an estimated timeframe in which to complete the activity, the responsible entity overseeing the activity, the estimated cost, and the likely source of funding.

Report of Accomplishments

A Report of Plan Accomplishments serves as a status report for the previous Community Work Program covering the years 2018-2023.

City of Temple - Community Work Program 2018-2023 Report of Plan Accomplishments		
Project or Activity	Status	Explanation
Community Facilities		
Walking trail expansion	Underway	Partially complete. Other areas to be identified. Move to new CWP.
Develop a local history museum	Underway	City has purchased a historic home to house a future museum Move to new CWP
Senior Center improvements/expansion	Underway	Partially complete. Move to new CWP.
City Hall expansion	Underway	City has made progress on the city hall expansion but delays have occurred. Move to new CWP
Construct an additional grade crossing north of downtown	Postponed	Continues to be a city priority. Move to new CWP
Upgrade and replace water meters	Complete	

Drainage improvements	Underway	City-wide priority. Move to new CWP.
Lift station replacement and upgrades	Underway	Two priority sites identified. Move to new CWP.
Wastewater treatment plant improvements	Underway	Priority upgrades identified. Move to new CWP.
Water line replacement	Underway	Specific locations have been identified for the future. Move to new CWP.
Develop a City Park master plan	Completed	
Resurfacing and other improvements to key streets in the City	Underway	Which key streets? Move to new CWP
Expand sidewalk & bike path network along key streets and highways within the City to increase connectivity	Underway	TAP grant will address this expansion along priority streets. Move to new CWP
Re-authorize Downtown Development Authority	Underway	Staff is currently receiving training. Move to CWP.
Annex property south of I-20 adjacent to the industrial park for economic development	Postponed	This is still a priority for the city but remains a goal and strategy for now.
Study the feasibility of Georgia Main Street designation	Cancelled	Reestablishment of the DDA is the first priority. Future Georgia Main Street designation may be pursued as a long term goal/strategy.

Community Work Program 2023-2028

Below is the new City of Temple Community Work Program, which lists projects the city will address in the next five years.

City of Temple - Community Work Program 2023-2028				
Activity	Years	Responsible Party	Cost	Funding Sources
Community Facilities				
Develop a local history museum and park with pavilion	2024-2027	City	\$600,000	City, Grants
Senior Center improvements and floor replacement	2024-2025	City	\$150,000	City, SPLOST
City Hall expansion	2024	City	\$250,000	City, SPLOST
Expand or relocate Police Station	2027-2028	City	\$200,000-\$300,000	City, SPLOST, loans, grants
Transportation, and Public Works				
Construct an additional grade crossing north of downtown	2024-2028	City, GDOT, Norfolk Southern	15 Million	City, TSPLOST, state funds, federal funds
Drainage improvements city-wide	2023-2028	City	\$150,000	City, Grants, Loans, SPLOST
Lift station replacement and upgrades at Villa Rosa Road and Bradley Street	2023-2028	City	6.5 Million	City, Grants, Loans
Wastewater treatment plant improvements including screen auger replacement, grit system removal, filter disk and control replacement	2023-2028	City	1 Million	City, Grants, Loans, SPLOST

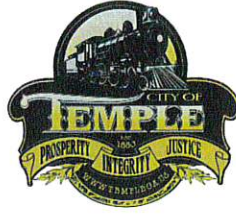
Water line replacements along Sage Street and East Johnson Street	2023-2028	City	1.4 Million	City, Grants, Loans, SPLOST
Resurfacing to key streets in the City	2023-2028	City	1.8 Million	City, Grants, TSPLOST
Expand sidewalk network along Carrollton Street, Sage Street, W. Johnson Street, Rainey Road, Rome Street, Holder Street, and Milner Street.	2023-2028	City	4 Million	City, Grants, TSPLOST
Construct walking and bike paths to increase connectivity within key areas of the City	2023-2028	City	\$130,000	City, Grants, TSPLOST
New street lights city-wide	2023-2028	City & Developers	\$425,000	City, grants, loans
Construct crosswalks and key intersections.	2024-2023	City, DDA, GDOT	\$60,000	City, grants, TSPLOST, loans
Complete traffic study	2023	City	\$130,000	City
Construct a Public Works building	2026-2028	City	\$300,000	City, SPLOST, grants, loans
Interstate interchange improvements. Lighting, signage, fencing along bridge, etc. Fence on bridge over highway (which also could be branding opportunity)	2024-2028	City, GDOT, FHWA	6 Million	City, GDOT, FHWA, TSPLOST, grants, loans

Community and Economic Development				
Re-authorize Downtown Development Authority	2023-2024	City	Staff time	City
Railroad corridor beautification downtown	2024-2026	City, DDA	\$700,000	City, DDA, TSPLOST, grants, donations
Update zoning ordinance to include a central business district zone	2024	City	Staff time	City
Apply for Livable Center Initiative (LCI) program	2024-2025	MPO Area may be withdrawn		
Recreation				
Create greenspace outside of the recreation department through inexpensive construction and maintenance	2024-2028	City and Volunteers	\$80,000	City, SPLOST, grants
Make incremental improvements to recreational facilities to strengthen "Tiger Pride" branding	2024-2025	City	Staff time & volunteer time	City, grants, donations
Splash pad near central business district (suggestion was near Recreational Field 8)	2024-2026	City	\$225,000	City, SPLOST, grants
Amphitheater	2025-2027	City	\$90,000	City, SPLOST, grants
Additional irrigation on recreational fields that tie into water line extension	2024-2027	City	\$130,000	City, SPLOST

Upgrade gym flooring	2024	City	\$110,000	City, SPLOST
Add more fields to existing baseball and softball fields	2025-2027	City	1.7 Million	City, SPLOST, grants
Pave and/or resurface parking lots for recreational sports fields	2024-2025	City	\$400,000	City, SPLOST, GEFA loan
Expand Wifi for security cameras and concessions stand at recreational fields	2023	City	\$50,000	City, SPLOST
Renovate playground by the recreational pavilion	2024-2025	City	\$25,000	City, grants
New lighting on Fields 10, 11, 12	2024-2025	City	3 Million	City, SPLOST

Appendix

- Committee Agendas
- Committee Sign-In Sheets
- Public Hearing Advertisements
- Survey Results
- Temple Key Facts and Demographics



**City of Temple Public Hearing
City's Proposed New Comprehensive Plan
Thursday, April 13, 2023
6:30 p.m.
Temple Senior Center- 280 Rome St.
AGENDA**

1. Call to Order
2. Welcome
3. Purpose of This Required First Public Hearing
4. Brief Report on State of Georgia Requirements for a Local Government to Have a Comprehensive Plan
5. Brief Report on the Process for Developing the City of Temple's New Updated Comprehensive Plan
 - a. Review of the Key Recommendations and Findings from the Adopted 2018 Comprehensive Plan
 - b. Assistance from the Three Rivers Regional Commission
 - c. Work of the Comprehensive Plan Steering Committee
 - d. A Review and Analysis of Information Received during This Required First Public Hearing
 - e. The Results of the Second Required Public Hearing, to be Held Later in 2023
6. Guidelines for the Receipt of Public Input during This Hearing
7. Public Questions and Comments; Responses by Representatives of City and the Regional Commission
8. Recap of Key Points from Tonight's Public Hearing
9. Brief Report on the Steps for State Approval and City Adoption of the New Comprehensive Plan
10. Closing Comments
11. Adjournment



**CITY OF TEMPLE PUBLIC HEARING
CITY'S PROPOSED NEW COMPREHENSIVE PLAN**

Monday, May 1, 2023

5:45 p.m.

Temple Senior Center - 280 Rome Street

AGENDA

Call to Order

Welcome

Purpose of This Required First Public Hearing

Brief Report on State of Georgia Requirements for a Local Government to Have a Comprehensive Plan

Brief Report on the Process for Developing the City of Temple's New Updated Comprehensive Plan

- a. Review of the Key Recommendations and Findings from the Adopted 2018 Comprehensive Plan
- b. Assistance from the Three Rivers Regional Commission
- c. Work of the Comprehensive Plan Steering Committee
- d. A Review and Analysis of Information Received during This Required First Public Hearing
- e. The Results of the Second Required Public Hearing, to be Held Later in 2023

Guidelines for the Receipt of Public Input during This Hearing

Public Questions and Comments; Responses by Representatives of City and the Regional Commission

Recap of Key Points from Tonight's Public Hearing

Brief Report on the Steps for State Approval and City Adoption of the New Comprehensive Plan

Closing Comments

Adjournment



**CITY OF TEMPLE
STEERING COMMITTEE MEETING ON UPDATE OF CITY'S COMPREHENSIVE PLAN**

Thursday, May 11, 2023

5:45 p.m.

City of Temple Senior Center - 280 Rome Street

1. Call to Order
2. Welcome and Self-Introductions
3. Election of a Steering Committee Chair and Vice Chair
4. Brief Report on the Purposes for Updating the City of Temple's Current Comprehensive Plan
5. Review and Approval of the Minutes of the Committee's First Meeting on April 13, 2023
6. Report on the Scheduled Public Hearings on April 13 and May 1
7. Introduction of This Meeting's Special Guest Speaker: Karen Handel
8. Temple's Strengths, Assets, and Opportunities: A Presentation by Karen Handel
9. Discussion involving Guest Speaker Karen Handel and Steering Committee Members
10. Report on Temple's 2018 – 2023 Identified Strengths, Weaknesses, Opportunities, Threats
11. Identification by Committee Members and Resource Personnel of City's 2023 SWOT
12. Discussion of Most Frequently Identified and Highest Rated SWOT Items and Situations
13. Report on Vision Statement Adopted in 2018; Discussion of Any Proposed Changes in 2023
14. Closing Comments and Adjournment

CITY OF TEMPLE
STEERING COMMITTEE MEETING ON UPDATE OF CITY'S COMPREHENSIVE PLAN

Thursday, June 1, 2023

5:30 p.m.

City of Temple Senior Center - 280 Rome Street

1. Call to Order Richard Bracknell, Chairman
2. Self Introductions by Committee Members and Welcome to New Members, Special Guests
3. Separate Reports and Actions on the Minutes of the April 13 and May 11 Committee Meetings
4. Introduction of Special Guest Speaker: Carroll County School Superintendent Scott Cowart
5. Presentation by Superintendent Cowart concerning School System Expectations in Temple Area
6. Discussion involving Guest Speaker Supt. Cowart and Steering Committee Members
7. Brief Review and Discussion of the May 11 Committee Decisions on Temple's Perceived 2023 SWOT (Strengths, Weaknesses, Opportunities, Threats)
8. Brief Review the City of Temple Vision Statement for 2023 – 2028 which Was Adopted on May 11, and Then Discuss its Application to Subjects being Considered by the Steering Committee
9. Report on the Format and Key Components of the Public Survey Conducted in 2018 as Part of the Preparation of the City of Temple's Comprehensive Plan for the Five-Year Period Which Will Conclude in December
10. Discussion of Which of These 2018 Components Need to be Retained in the 2023 Public Survey, Which Need to be Modified or Deleted, and What New Components Need to be Added to the 2023 Survey
11. Announce the 2023 Public Survey to be Finalized during the Committee's Next Meeting, along with Plans for Administering the Survey
12. Closing Comments and Adjournment



**CITY OF TEMPLE
STEERING COMMITTEE MEETING ON UPDATE OF CITY'S COMPREHENSIVE PLAN**

Thursday, June 15, 2023

5:30 p.m.

City of Temple Senior Center - 280 Rome Street

1. Call to Order.....Richard Bracknell, Chairman
2. Welcome by Chairman Bracknell, Self-Introductions
3. Report on June 1 Committee Meeting, Consider Approval of the Meeting Minutes
4. Brief Explanation of the Purpose and Organization of the First Part of Tonight's Agenda, Which Will Feature Some of the Community Leaders Who Are Members of This Steering Committee
5. Consecutive Reports by Various Steering Committee Members, with a Brief Discussion following Each Presentation
6. Identification of Topics on Which Steering Committee Members Want to Focus during the Next Three Committee Meetings, including Possible Speakers
7. Status Report on Preparation of the 2023 Public Survey as Part of the City of Temple's Updated Comp Plan for Growth and Development..... Paul Jarrell, Three Rivers Regional Commission
8. Finalize the Content of the 2023 Public Survey
9. Determine How the 2023 Public Survey Is to be Implemented
10. Closing Comments and Adjournment



**CITY OF TEMPLE
STEERING COMMITTEE MEETING UPDATE OF CITY'S COMPREHENSIVE PLAN**

**Thursday, July 27, 2023
5:30 p.m.
City of Temple Senior Center - 280 Rome Street**

AGENDA

1. Call to Order
2. Welcome by Chairman Bracknell
3. Report on June 29 Committee Meeting
4. Brief Explanation of the Purpose and Organization of Tonight's Agenda
5. Report and discussion on the 2023 Survey responses comparative to the 2018 Survey and any steps needed to move forward.
6. Report and discussion on the implementation of the Community Work Program Items from 2018-2023, which items have been completed, and which of those still-to-be-done items the committee wants to keep on our "to-do" list by including them in the 2023-2028 Community Work Program.
7. Overview of all input and previous steering committee discussions and what this information looks like going forward as it translates into the 2023-2028 Comprehensive Plan.
8. Final discussion on the remaining Committee Meeting Schedule: topics, speakers, survey, and any other items needed as we begin to wrap up the findings.
9. Announce the Next Meeting of This Steering Committee
10. Closing Comments
11. Adjournment



**CITY OF TEMPLE
STEERING COMMITTEE MEETING UPDATE OF CITY'S COMPREHENSIVE PLAN**

Thursday, August 10, 2023

5:30 p.m.

City of Temple Senior Center - 280 Rome Street

AGENDA

1. Call to Order
2. Welcome by Chairman Bracknell
3. Report on July 27 Committee Meeting
4. Brief Explanation of the Purpose and Organization of Tonight's Agenda.
5. Report and discussion on the Railroad.
6. Discussion of transportation priorities, needs, and projects.
7. Overview of all input and previous steering committee discussions and what this information looks like going forward as it translates into the 2023-2028 Comprehensive Plan.
8. Announce the Next Meeting of This Steering Committee.
9. Closing Comments
10. Adjournment



**CITY OF TEMPLE
STEERING COMMITTEE MEETING UPDATE OF CITY'S COMPREHENSIVE PLAN**

Thursday, August 23, 2023

5:30 p.m.

City of Temple Senior Center - 280 Rome Street

AGENDA

1. Call to Order
2. Welcome by Chairman Bracknell
3. Report on August 10 Committee Meeting
4. Brief Explanation of the Purpose and Organization of Tonight's Agenda
5. Report on the overall discussions, input, and compilation process to update the City's Comprehensive Plan for 2023-2028
6. Review the draft 2023-2028 Comprehensive Plan
7. Announce that the draft 2023-2028 Comprehensive Plan will be presented to the City Council for approval at the Tuesday, September 5, 2023, City Council Meeting
9. Closing Comments
10. Adjournment



**CITY OF TEMPLE PUBLIC HEARING
CITY’S PROPOSED NEW COMPREHENSIVE PLAN
Tuesday, September 5, 2023
6:00 PM, Temple Senior Center
AGENDA**

Call to Order.....Chair Richard Bracknell

Purpose of This Required Second Public Hearing

1. Brief Report on the State of Georgia Requirements for a Local Government to Have a Comprehensive Plan
2. Brief Report on the Process for Developing the City of Temple’s New Updated Comprehensive Plan
3. Guidelines for the Receipt of Public Input during this Hearing
4. Public Questions and Comments; Responses by Representatives of City and the Regional Commission
5. Recap of Key Points from tonight’s Public Hearing
6. Brief Report on the Steps for State Approval and City Adoption of the New Comprehensive Plan

Closing Comments

Adjournment

City of Temple 2023-2043 Comprehensive Plan Update
 Steering Committee Pre-Meeting
 Temple City Hall
 Thursday, April 13, 2023

Sign-In Sheet

NAME	ORGANIZATION/AFFILIATION	EMAIL ADDRESS	PHONE
Deidra Walker	C.O.T/Community Development	dwalker@templega.us	470-547-2726
Richard Brackne II	City of Temple Council	rbrackne@templega.us	770-314-2425
Craig Lee	Temple Police Chief	cllee@templega.us	770-562-3151
GARY L. THOMAS	City of Temple Planning Commission	gary.thomas@templega.us	770-634-7780
Kaylan Thomas	Temple Business owner	Kaylan(a)leighshirley.com	678-416-0848
Cory Nix	Temple High teacher/football coach	Cory.Nix@ccrollcompschools.com	770-527-7571
Raj Joshi	Ace Hardware	Yashraj - Joshi 870 Yahoo.com	678-571-1373
M.V. Roehn	Roehn Family Holdings & Roofing	mvrodeno.kris@5smm.com	678 438 1207
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Richard M Scott	Temple city home owner	Rsrick6@gmail.com	678-523-6355
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JOE CARMEN	Resident / GPC	JWCARMEN78@gmail.com	404-456-2531
Phyllis Bowman-Cash	Resident	tzcash@outlook.com	770-562-4621
Quynndine Farley	Resident	quynndine@yahoo.com	(770) 848-0396

William DeBorja - City government
 wasborja@templega.us 770/562-3369

City of Temple 2023-2043 Comprehensive Plan Update
 Steering Committee Meeting #2
 Temple Senior Center
 Thursday, May 11, 2023

Sign-In Sheet

NAME	ORGANIZATION/AFFILIATION	EMAIL ADDRESS	PHONE
Deidra Walker	Temple Community Development	dwalker@templega.us	470-547-2726
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Raj Joshi	Ace Hardware		678-571-1373
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William D. Osborne	City Administrator	wosborne@templega.us	770-562-3369

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City of Temple 2023-2043 Comprehensive Plan Update
 Steering Committee Meeting #3
 Temple Senior Center
 Thursday, June 1, 2023

Sign-In Sheet

NAME	ORGANIZATION/AFFILIATION	EMAIL ADDRESS	PHONE	SIGN
Deidra Walker	Temple Community Development	dwalker@templega.us	470-547-2726	
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Quwyndoline Farley	Resident	quwyndoline@yahoo.com	770-878-0396	
William D. Osborne	City Administrator	wosborne@templega.us	770-562-3369	





Handwritten: Lisa Jacobson Asst City Administrator 770-562-3369 Lisa Jacobson

NAME	ORGANIZATION/AFFILIATION	EMAIL ADDRESS	PHONE	SIGN
Ingrid McKinley	TRD	imckinley@templega.us	404-491-3033	
Howard Walden	City of Temple Council		678-523-6944	
Alexis Perry	City of Temple Council	Alexis.a.perry@gmail.com	678-448-2962	
Patsy Allgood	Resident	psmithallgood@yahoo.com	404-790-4629	

City of Temple 2023-2043 Comprehensive Plan Update
 Steering Committee Meeting #4
 Temple Senior Center
 Thursday, June 15, 2023



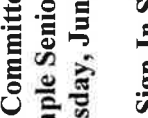
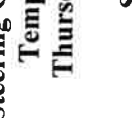





Sign-In Sheet

NAME	ORGANIZATION/AFFILIATION	EMAIL ADDRESS	PHONE	SIGN
Deidra Walker	Temple Community Development	dwalker@templega.us	470-547-2726	
Richard Bracknell	City of Temple Council	rbrackne@templega.us	770-314-2425	
Creig Lee	Temple Police Chief	cllee@templega.us	770-562-3151	
Gary L. Thomas	City of Temple Planning Commission	Garythomas899@gmail.com	770-634-7780	
Kaylan Thomas	Temple Business Owner	Kaylan@leighShirley.com	678-416-0848	
Cory Nix	Temple High Teacher & Head Football Coach	Cory.Nix@carrollcountyschools.com	770-527-7551	
Raj Joshi	Ace Hardware		678-571-1373	
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Richard M. Scott	Resident	psmithalgood@yahoo.com	404-790-4629	
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William D. Osborne	City Administrator	wosborne@templega.us	770-562-3369	

NAME	ORGANIZATION/AFFILIATION	EMAIL ADDRESS	PHONE	SIGN
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Alexis Perry	City of Temple Council	Alexis.a.perry@gmail.com	678-448-2962	
Patsy Allgood	Resident	psmithallgood@yahoo.com	404-790-4629	
Josh Smith	Temple Public Works	smith@templega.us	770 562 3369	
Lisa Jacobson	City of Temple, Asst City Mgr	jacobson@templega.us	770-562-3369	

City of Temple 2023-2043 Comprehensive Plan Update
 Steering Committee Meeting #5
 Temple Senior Center
 Thursday, June 28, 2023

Sign-In Sheet

NAME	ORGANIZATION/AFFILIATION	EMAIL ADDRESS	PHONE	SIGN
Deidra Walker	Temple Community Development	dwalker@templega.us	470-547-2726	
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Creig Lee	Temple Police Chief	cllee@templega.us	770-562-3151	
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Kaylan Thomas	Temple Business Owner	Kaylan@leighShirley.com	678-416-0848	
Cory Nix	Temple High Teacher & Head Football Coach	Cory.Nix@carrollcountyschools.com	770-527-7551	
Raj Joshi	Ace Hardware	<i>YASHRAJ - JOSHI 870 Y 9100</i>	678-571-1373	
M. V. Roden	Roden Family Holdings & KRG Roofing	Mvrodan.krg@gmail.com	678-438-1207	
Terron Bivins	Resident	Kter1976@gmail.com	678-758-4662	
Richard M. Scott	Resident	psmithallgood@yahoo.com	404-790-4629	
Joe Carden	Resident/GPC	JWCarden@gmail.com	404-456-2531	
Phillis Bowman-Cash	Resident	tscash@outletdu.com	770-562-4621	
Quwyndoline Farley	Resident	quwyndoline@yahoo.com	770-878-0396	
William D. Osborne	City Administrator	wosborne@templega.us	770-562-3369	

NAME	ORGANIZATION/AFFILIATION	EMAIL ADDRESS	PHONE	SIGN
Ingrid McKinley	TRD	imckinley@templega.us	404-491-3033	
Howard Walden	City of Temple Council		678-523-6944	
Alexis Perry	Resident	Alexis.a.perry@gmail.com	678-448-2962	
Patsy Allgood	Resident	psmithallgood@yahoo.com	404-790-4629	
Josh Smith	Temple Public Works	jsmith@templega.us	770-562-3369	
Lisa Jacobson	Assistant City Administrator	Ljacobson@templega.us	770-562-3369	

City of Temple 2023-2043 Comprehensive Plan Update
 Steering Committee Meeting #7
 Temple Senior Center
 Thursday, August 10, 2023

Sign-In Sheet

NAME	ORGANIZATION/AFFILIATION	EMAIL ADDRESS	PHONE	SIGN
Deidra Walker	Temple Community Development	dwalker@templega.us	470-547-2726	
Richard Bracknell	City of Temple Council	rbracknell@templega.us	770-314-2425	
Creig Lee	Temple Police Chief	clee@templega.us	770-562-3151	
Gary L. Thomas	City of Temple Planning Commission	Garythomas899@gmail.com	770-634-7780	
Kaylan Thomas	Temple Business Owner	Kaylan@leighShirley.com	678-416-0848	
Cory Nix	Temple High Teacher & Head Football Coach	Cory.Nix@earrollcountyschools.com	770-527-7551	
Raj Joshi	Ace Hardware		678-571-1373	
M. V. Roden	Roden Family Holdings & KRG Roofing	Mvroden.krg@gmail.com	678-438-1207	
Terron Bivins	Resident	Kter1976@gmail.com	678-758-4662	
Richard M. Scott	Resident	psmithallgood@yahoo.com	404-790-4629	
Joe Carden	Resident/GPC	JWCarden@gmail.com	404-456-2531	
Phillis Bowman-Cash	Resident	tscash@outledu.com	770-562-4621	
Quwyndoline Farley	Resident	quwyndoline@yahoo.com	770-878-0396	
William D. Osborne	City Administrator	wosborne@templega.us	770-562-3369	

NAME	ORGANIZATION/AFFILIATION	EMAIL ADDRESS	PHONE	SIGN
Ingrid McKinley	TRD	imekinley@templega.us	404-491-3033	
Howard Walden	City of Temple Council		678-523-6944	
Alexis Perry	Resident	Alexis.a.perry@gmail.com	678-448-2962	
Patsy Allgood	Resident	psmithallgood@yahoo.com	404-790-4629	
Josh Smith	Temple Public Works	jsmith@templega.us	770-562-3369	
Lisa Jacobson	Assistant City Administrator	Ljacobson@templega.us	770-562-3369	

City of Temple 2023-2043 Comprehensive Plan Update
 Steering Committee Meeting #8
 Temple Senior Center
 Thursday, August 24, 2023

Sign-In Sheet

NAME	ORGANIZATION/AFFILIATION	EMAIL ADDRESS	PHONE	SIGN
Deidra Walker	Temple Community Development	dwalker@templega.us	470-547-2726	
Richard Bracknell	City of Temple Council	rbracknell@templega.us	770-314-2425	
Creig Lee	Temple Police Chief	cleee@templega.us	770-562-3151	
Gary L. Thomas	City of Temple Planning Commission	Garythomas899@gmail.com	770-634-7780	
Kaylan Thomas	Temple Business Owner	Kaylan@leighShirley.com	678-416-0848	
Cory Nix	Temple High Teacher & Head Football Coach	Cory.Nix@carrollcountyschools.com	770-527-7551	
Raj Joshi	Ace Hardware		678-571-1373	
M. V. Roden	Roden Family Holdings & KRG Roofing	Mvrodan.krg@gmail.com	678-438-1207	
Terron Bivins	Resident	Kter1976@gmail.com	678-758-4662	
Richard M. Scott	Resident	psmithallgood@yahoo.com	404-790-4629	
Joe Carden	Resident/GPC	JWCarden@gmail.com	404-456-2531	
Phyllis Bowman-Cash	Resident	tscash@cuttpeck.com	770-562-4621	
Quwyndoline Farley	Resident	quwyndoline@yahoo.com	770-878-0396	
William D. Osborne	City Administrator	wosborne@templega.us	770-562-3369	

NAME	ORGANIZATION/AFFILIATION	EMAIL ADDRESS	PHONE	SIGN
Ingrid McKinley	TRD	imckinley@templega.us	404-491-3033	
Howard Walden	City of Temple Council		678-523-6944	
Alexis Perry	Resident	Alexis.a.perry@gmail.com	678-448-2962	
Patsy Allgood	Resident	psmithallgood@yahoo.com	404-790-4629	
Josh Smith	Temple Public Works	jsmith@templega.us	770-562-3369	
Lisa Jacobson	Assistant City Administrator	Ljacobson@templega.us	770-562-3369	

City of Temple 2023-2043 Comprehensive Plan Update

Public Hearing #2
 Temple Senior Center
 Tuesday, September 5, 2023

Sign-In Sheet

NAME	ORGANIZATION/AFFILIATION	EMAIL ADDRESS	PHONE
Ingrid McKinley	TRD	imckinley@templega.us	7562-3848
M.V. Roden	Roden Family Holdings	mvrorden.kog@gmail.com	6784381207
Michael C Johnson			
Pam Oberholzer	Resident	pam.oberholzer@yahoo.com	7708560558
Diana A. Walker	COT	dwalker@templega.us	
Thomas LeSaeve		tlw@leac100@gmail.com	
Alyssa Boken	Council Member COT	aboken@templega.us	
Casey M. Russon	COUNCILMAN COT	crusson@templega.us	7708411233
Howard Walden	Council Ward 2	hwalden@templega.us	678-523-6944
Carey Pilgrim	MSP Law	cp.pilgrim@lawfirm.com	706-201-4180
Thyllia Bowman Cash	Strategic Plan Committee	tsb@ash@outlook.com	41-562-4631
Gary K. Thomas	Planning Commission	garythomas33@gmail.com	770-634-7780
Richard Marshall	Planning Commission	vbractne@templega.us	770-562-3369
USA Jacobsen	COT	ljacobsen@templega.us	770-562-3369
Richard on Seals	Resident	rseal233@gmail.com	678-523-6355

NAME	ORGANIZATION/AFFILIATION	EMAIL ADDRESS	PHONE
Gwendolene Farley	Resident	gwendolene@yahoo.com	(740) 848-0396
Crystal Mousrodin	Resident	Cymmea@yahoo.com	404-931-2603

CITY OF TEMPLE

We want to hear from you!

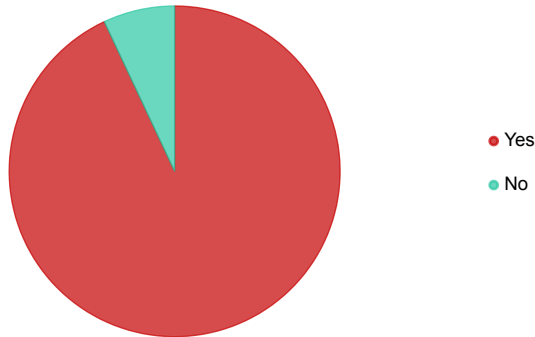
Scan the QR Code to take the survey!



The City of Temple invites community members, business owners, and other stakeholders to participate in a survey as part of the City's Comprehensive Plan Update. The purpose of the survey is to gather input from citizens about their needs, vision, and priorities for the future of the City of Temple.

City of Temple Comp Plan 2023

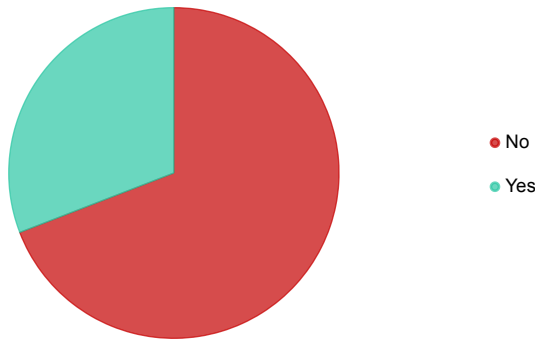
Are you a citizen of the City of Temple?



Answers	Count	Percentage
Yes	173	92.02%
No	13	6.91%

Answered: 186 Skipped: 2

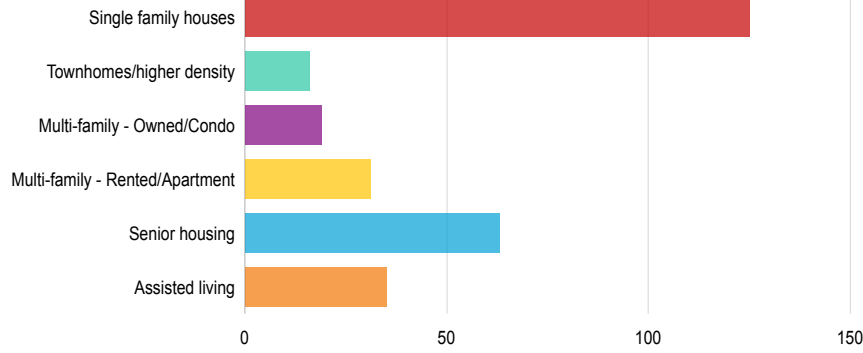
Do you own a business or work inside the City of Temple?



Answers	Count	Percentage
No	130	69.15%
Yes	58	30.85%

Answered: 188 Skipped: 0

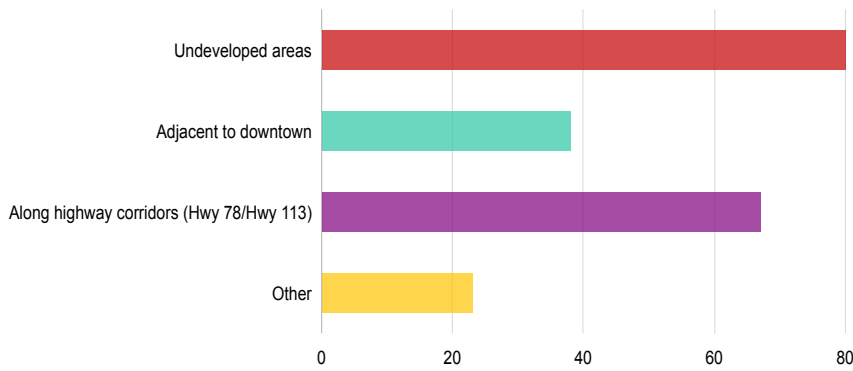
What type of housing does Temple need more of?



Answers	Count	Percentage
Single family houses	125	66.49%
Townhomes/higher density	16	8.51%
Multi-family - Owned/Condo	19	10.11%
Multi-family - Rented/Apartment	31	16.49%
Senior housing	63	33.51%
Assisted living	35	18.62%

Answered: 168 Skipped: 20

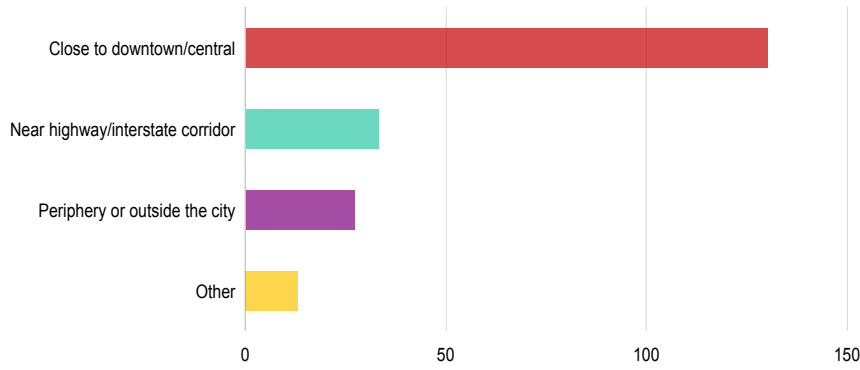
Where should additional housing go in the City of Temple?



Answers	Count	Percentage
Undeveloped areas	80	42.55%
Adjacent to downtown	38	20.21%
Along highway corridors (Hwy 78/Hwy 113)	67	35.64%
Other	23	12.23%

Answered: 170 Skipped: 18

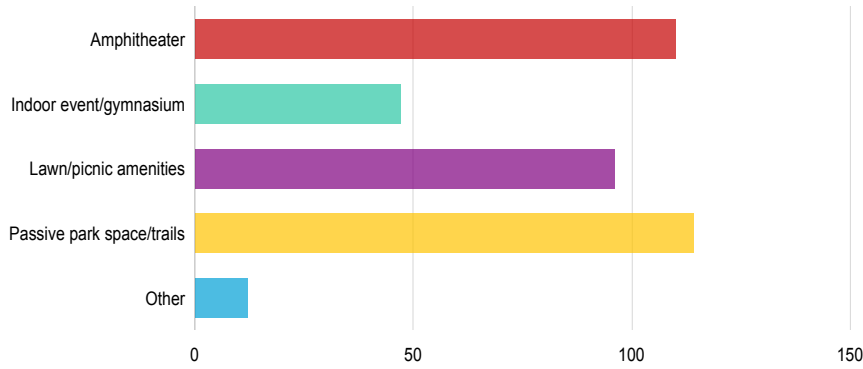
Temple lacks a place for larger scale community events and place to gather. Where should su...



Answers	Count	Percentage
Close to downtown/central	130	69.15%
Near highway/interstate corridor	33	17.55%
Periphery or outside the city	27	14.36%
Other	13	6.91%

Answered: 182 Skipped: 6

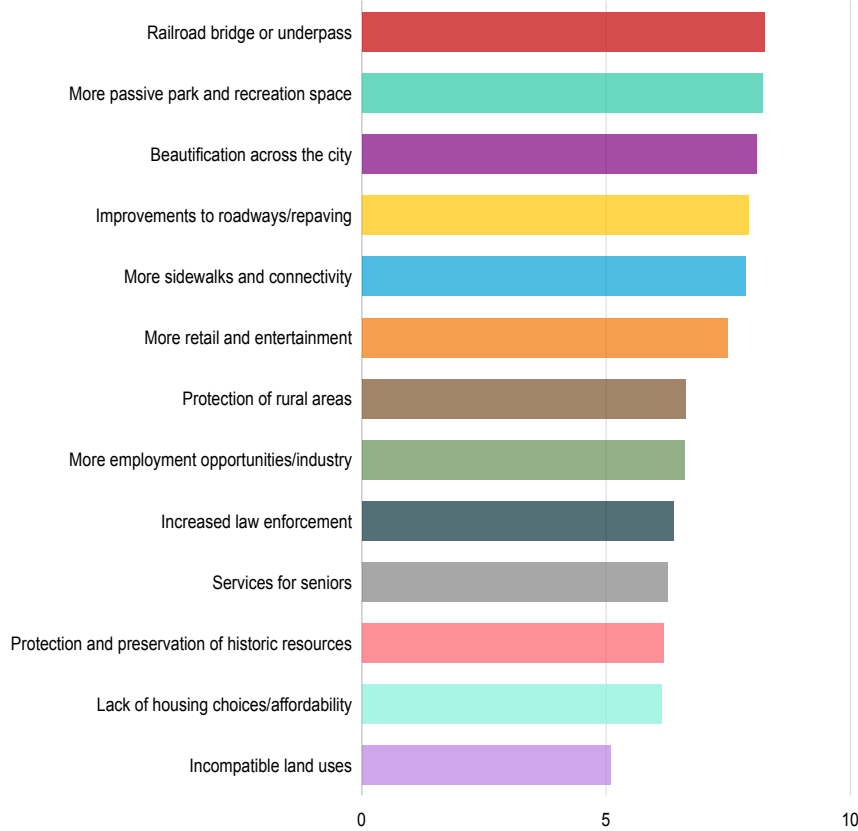
In an ideal community gathering/event space, what amenity should it include?



Answers	Count	Percentage
Amphitheater	110	58.51%
Indoor event/gymnasium	47	25%
Lawn/picnic amenities	96	51.06%
Passive park space/trails	114	60.64%
Other	12	6.38%

Answered: 179 Skipped: 9

Rank the following challenges/needs/opportunities from the most important to least...



Rank	Answers	1	2	3	4	5	6	Average score
1	Railroad bridge or underpass	30.39% 55	6.08% 11	5.52% 10	4.42% 8	4.42% 8	6.08% 11	3.31% 8.25 6
2	More passive park and recreation space	7.18% 13	13.26% 24	9.39% 17	10.5% 19	8.84% 16	10.5% 19	8.20
3	Beautification across the city	8.84% 16	10.5% 19	11.6% 21	10.5% 19	10.5% 19	8.29% 15	7.18% 8.07 13
4	Improvements to roadways/repaving	7.73% 14	9.94% 18	8.29% 15	9.94% 18	15.47% 28	7.18% 13	7.91
5	More sidewalks and connectivity	7.73% 14	12.71% 23	11.05% 20	10.5% 19	7.73% 14	7.73% 14	6.63% 7.85 12
6	More retail and entertainment	8.29% 15	9.94% 18	11.05% 20	6.08% 11	4.42% 8	12.71% 23	7.49

Answered: 181 Skipped: 7

Are there any other challenges facing the City of Temple that are not listed above?



Response	Count
No	3
Yes. Code enforcement for lawns is ridiculous. We're not an HoA. Also, stop trying to build more homes we don't have enough resources for the people that always live here	1
yes, water is to very high in cost and payments!	1
yes, I have a friend who works for the city and she informed me there is no retirement or pension plan available to employees. No matching funds and high insurance rates for family coverage.	1
Yes what is the city planning to do about the traffic situation with the increased subdivisions? What are they planning to do with the increase as far as the infrastructure and school overcrowding?	1
Yes we need no more housing we don't need more people in temple we lack law enforcement and there are no jobs in temple more people brings more traffic and more crime	1
Why are you trying to get more housing in temple	1
We need to slow down the building of neighborhoods. Our schools are overcrowded	1
We do not need more housing. Especially not crowding our elementary schools. The housing development behind providence is only going to cause more crowding of the school and roads.	1
Watet	1
Water/sewer infrastructure	1
water system. we regularly experience low pressure and continued fluctuations in pressure throughout the day/night.	1
Water system and sewer system need a renewal! Water bill is to damn high	1
Water mains constantly bursting, library needs more funding, potentially bigger building	1
Water is at a very undesirable pressure. Underdeveloped infrastructure for growth.	1
Walking and bike trails would be a great asset	1
Trains stopping blocking all intersections	1
Train	1
Tornado Shelter	1
Too many houses being built and nowhere near enough room to hold the influx of people. Our schools are over populated as is. No more houses! Better infrastructure and businesses to support who is here now.	1
Too many high density housing developments are being built with no added infrastructure	1
Too high property taxes	1

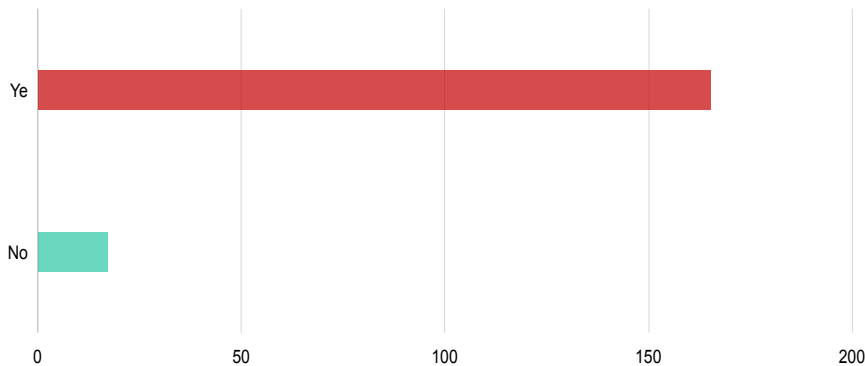
To many people, to much crime, police speeding down residential roads everyday, and roads need fixed	1
This question doesn't provide enough context to infer which are problems and which you want more of, making it somewhat invalid	1
The train that constantly stops on/near johnson st and blocks all 3 rr crossings....its getting ridiculous	1
The selling of drugs in neighborhoods and nothing being done about it. No regard for children or other working citizens	1
The Recreation Dept needs more funds to build the program for the youth in our area. A lot of youth go to other departments because of lack of good facilities, and equipment.	1
The recreation department is terrible. Parents are paying A LOT of money and they only thing provided is a jersey. Where is the rest of the money going? The fields look terrible, scoreboards don't work, fences are falling apart.	1
The Recreation Department is an absolute joke. The staff are disorganized and communication is terrible.	1
The railroads!	1
The railroad track in town are dangerous and need to be completely redone.	1
The pricing of Ingles is way to high	1
The people of the board do not put temple first	1
Temple Recreation Department	1
Stop "empire building "	1
Sit down restaurants	1
Sidewalks, bikeway, and golf carts roadways	1
Side walkway	1
Severely under capacity sewer system. Lead water pipes, repaving streets , replacing street signage with appropriate signage	1
Roads need to be paved/fixed in subdivision	1
Road space for all the new builds. We don't have the infrastructure to sustain fast growth	1
Removal of derelict/abandoned properties, stop building houses until the infrastructure & schools are able to accommodate such expansive growth. A reason to visit Temple as a destination/place to live instead of a truck stop	1
Railway crossing issues in town !!!!!	1
Railroad crossings. People fly over the crossing at Gypsy Rabbit and can't see cars at the 3 way stop below. A traffic signal would help ensure the safety of all motorists.	1
Property tax	1
Potential half way houses being built in the city	1
Place to shop	1
People need to stop parking on the side of the road in perennial Park subdivision, and also not have homes as eye sores	1
Parks and rec need more coaching capacity	1
Parking in the road in neighborhoods within city limits should be fined.	1
Parking	1

Nothing to do!	1
Not ready for population growth. Need things for our youth.	1
None that I can think of.	1
No 24 access grocers, we need.	1
Need to stop building!	1
Need new council! Better representation	1
Need more community events	1
Need an underpass to bypass trains immediately	1
Need a park for children	1
Need a noise ordinance and speed humps in most neighborhoods	1
Need a bank, a road built over the train track due to trains blocking the only road to the north side of the tracks emergency vehicles can't get thru, activities for kids, too many churches,	1
More quality restaurants	1
More improvements to the streets going towards the middle and primary school	1
More diversity.	1
Menu would not let me order in order of importance.	1
Making homeowners responsible for beautification of their property	1
Lower city utility bills for seniors	1
Is there an Urgent Care?	1
In reference to #13people don't want to wk. We want more restaurants.	1
Improve internet servic; get rid of the drugs and drug users; work to eliminate the high levels of poverty; remove trailers/trailer parks.	1
Improve historical downtown	1
Idiots on city cancel	1
I am forced to live outside of temple even though I own a business because of a tremendous lack of housing in the City. Atlanta is moving our way and there is no stopping it. We need better infrastructure and much more housing now.	1
Higher quality teachers and schools	1
Have comities	1
Growth is happening for this city like it or not. We should embrace it and welcome it not make it a hassle or put up walls and speed bumps to slow this process.	1
Garbage collection is too high for the service provided	1
For me and my family , we think temple is a great, Small city that should stay as such. Adding more houses and apartments will increase the flow of traffic, increase crime rates , and increase school funding and attendance when it is already packed.	1
Fix the railroad issues. Pave and smooth out. And the blockages also.	1
Easily accessible internet.	1
Drugs,too many drugs	1

Downtown temple's road need to be reworked. Too many roads going to same place causing traffic!	1
Downtown area needs to be revamped... people are turning all sorts of ways.	1
Create a destination which may draw families to Temple such as unparalleled kids park, splash pad, 12+ court Pickleball. Get Railroad to sponsor parks and rec.	1
Code Enforcement/Animal Control	1
City gatherings being "half done" - not in excellence. We need to invite others in to coordinate events. Let others invest and the city promote. I have been willing to assist with ideas during the holidays but never get a phone call back.	1
Chief of Police that cares about the community would be nice	1
Change the senior food for new items	1
Better Sewer system lowered sewer cost!	1
Better infrastructure.	1
Banking	1
Bancos	1
Attention to historic downtown, being ignored/deemed insignificant by city. Water infrastructure.	1
All street lights need turn signals, all neighborhoods should have fully functional and connected sidewalks,	1
Affordable housing is one of the biggest concerns. As a realtor, I know there are many factors but many families are still recovering from COVID and unemployment due to issues. Single income families are more than struggling to find homes.	1
Affordable homes	1
Activities for kids and teens- indoor and outdoor. Too many churches that are not utilized or same religion- it's wasted space and missed opportunities for growth and development within Temple.	1
Accommodating side by sides. Golf carts have free reign but something that is far safer and can keep up with traffic gets harassed.	1
Accessibility of drugs	1

Answered: 102 Skipped: 86

Do you have access to broadband/high speed internet (at least 25 mbps download speed)?



Answers	Count	Percentage
Yes	165	87.77%

No	17	9.04%
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Answered: 182 Skipped: 6

What needs to take place to improve the City of Temple's overall livability and quality of life?



Response	Count
Sidewalks	2
More community events	2
Younger representation on city planning boards and more flexibility to be involved. Meetings are incompatible with working adults and audio/video streaming is poor at best. Invest in forward tech	1
Ya'll need to check and see why all of our water bills payments are so high since we got the new meters put in	1
Would love to see old town Temple revised and beautified. Railroad crossings are a top priority!!	1
Water pressure	1
Walkable trails and sidewalks, parks/open space, popular retail stores, quality eateries that are not fast food	1
Update the infrastructure	1
Train bridge or tunnel. Not one but at least 2	1
Tougher law enforcement especially traffic	1
The train that constantly stops on/near johnson st and blocks all 3 rr crossings....its getting ridiculous	1
The price of our water and sewer bills are outrageous. Nowhere around us do people have water/sewer bills that are \$100+ a month. Something needs to be done to lower these costs.	1
The construction of a medical facility.	1
Take some of the literal hundreds of thousands you spend on the senior center and apply it elsewhere- other people live in Temple besides 55+	1
Stop the blocking of railroads before more homes and residents move to the area causing the small roads to be even more congested than they already are at times.	1
Stop telling me what I can build on my land and where it has to be placed	1
Stop supporting corrupt police, stop putting money into building things we don't use	1
Stop growth	1
Stop building residential! We are over crowded and our taxes are going up.	1

Stop building more housing!	1
Stop building and leave it alone! Was a great city at one time and is now going to crap! No more building	1
Stop being old white douches.	1
Stop allowing temple to be a overflow for Atlanta population. Stop spending money on city hall when the roads are in horrible shape	1
Smell for waste plant needs to be improved and subdivision roads need to be paved and not patched	1
Slow down development until after all TRAFFIC ANALYSIS have been completed. To determine what should be placed . This can help determine the safe and harmonious environment flow of traffic coming in.	1
Sidewalks , trails into city !	1
Sidewalk	1
Senior's low income apartments	1
Revitalize downtown area	1
Revitalization of the downtown area	1
Revamp the recreation department before everyone goes to VR. Invest in the community like KRG is doing single handedly.	1
Restaurants.	1
Reasonable water bills and more restaurants	1
Railroads!	1
Quit adding housing. We're over crowded, the schools do not have room for more students. It's becoming a n awful place to live. We've lived here for 23 yrs & feel its lost the small town	1
People that care. Get paid but do nothing.	1
Paved Roadways, More retail/food industry around Temple, Bridge for Railroad	1
Our residents need to be sent by mail about the city meetings etc. we should have a voice about adding more housing, retail, etc.	1
Our city lives in a "poverty mindset" and it is eye sores like Superfoods and lack of code enforcement that contribute to this. Houses not pressure washed, lawns not mowed, clutter all in yards, etc.	1
NO MORE SUBDIVISIONS!!!!!!!!!! Stop approving building that we don't have the schools or infustructure for!!!	1
No more housing development.	1
No more condo/townhomes/apartments. More community events	1
Ninguna, ser amigables	1
New police chief.	1
New leadership not the same ole song and dance we have now	1
New elected officials that want to see things change in Temple.	1
Need more things for people to do on the weekend.	1
My entire response to this will not fit because of the 200 character max. Bottom line, Temple lacks many provisions to expand or grow properly.	1
Music Festival	1
Much needed businesses, restaurants, a bank, Nice walking/running trails	1

More things to do	1
More stores!!! Another grocery store option	1
More stores more fun stuff to do	1
More speed control on SR274	1
More sit down restaurants	1
More shopping opportunities and restaurants within the city limits	1
More services and more locally owned business	1
More retailers like Walmart and Target, Petco/Petsmart, Michaels. The commute is awful. More parks like G old Dust.	1
More retail spaces, entertainment	1
More retail and parks	1
More recreation / better use of the downtown area	1
More places to shop	1
More places that encourage passive interaction, dog park, walking trails, more sidewalks connecting new bu sinesses to new homes	1
More nature	1
More jobs and community held events.	1
More family sit down dining..And I'm not impressed with the Chief of Police ..	1
More family restaurants	1
More eating establishments where a family can go out and have a sit down meal in a clean wholesome envi ronment.Look at ways to lower property taxes for retired people on fixed income.	1
More diversity	1
More dining/retail options	1
More community gatherings, railroad byways.	1
More community events and activities to bring the city closer	1
More community engagement & events.	1
More choices of grocery stores, eateries, medical facilities, (small) businesses in general. No more truck sto ps. Focus on building up historical downtown. More emphasis on temple an old train town.	1
More businesses downtown CLEAN up downtown lots that are overgrown and junky looking sidewalks and r ailroad overpass!	1
More businesses and 'things to do' in the downtown area.	1
More aggressive code enforcement	1
More affordable housing and utilities with job opportunities.	1
Moral for the city. Branding and Imaging.	1
Lower water/sewer/garbage bill	1
Lower property taxes	1
Less housing being done more stuff for kids to do more jobs	1

Less houses, lower water bills, more police who actually enforce laws	1
less cluster housing, bigger homes on larger lot sizes will help temples overall image and create better living for citizens.	1
Leaf and limb pickup	1
KRG is doing a great job downtown!	1
Keep us a small village, don't grow.	1
Keep Temple small and quaint. No apartments or townhomes. No big retail, grocery stores, restaurants, or entertainment because Carrollton is easily accessible. No cheap housing near railroad tracks.	1
Keep Temple Simple. Convenience yet cozy. A Temple is place of peace.	1
Keep Temple a small town.	1
Keep it small slow down on development	1
Just Beautification.	1
Invest in your city like folks at KRG have tried to do downtown. Better showcase how my money is being spent at the Rec. Department. How about replacing the fences that have been in place over 20 year	1
Improve "sense of place" and belonging by attention to small historic district. Trees are growing out of desolated facades. Call property owners. Create two blocks of vitality.	1
I would like to maintain our city's sense of community.	1
Howard Walden needs to come off the city council.	1
Growth	1
Green space, amphitheater, trails.	1
Get rid of current counsel and mayor	1
Get new council people	1
For to step back and look at our comp	1
Focus on decisions that benefit the broader public, look for next best incremental steps to achieve high quality of life for all	1
Everything needs to be took to place.All hands on deck.	1
Enforcement residents to take care of the property better have .ore visible police in neighborhoods	1
Enforce parking, yard maintenance, install speed bumps in neighborhoods with kids, give the police something to do other than harass people	1
Easily accessible home internet.	1
Creat a solid development plan and provide incentives to bring in additional real estate and business that will allow a wise treasury to do do the rest	1
Continue to grow while keeping the small town feel and large corporations out of this beautiful city.	1
Community outreach, planting fruit trees/bushes along common pathways for everyone's ability to eat (beauty/shade/food), develop a housing area for low income families with capped rental amount.	1
Code enforcement in neighborhoods, water bills need to be fairly assessed	1
Clean up the town !!!	1
City needs another grocery store and actual restaurants. Roads needs to be repaved and lanes properly visible near the pilot	1

Bridge underpass or overpass for the railroad. Stop building more houses. I moved here to enjoy small town life. If I want to do things I will drive to a nearby town.	1
Bridge or underpass for train, sidewalks so that kids don't walk in the road to go to school.	1
Better traffic control throughout, there are numerous intersections that are dangerous	1
Better roads and speed bumps on school access roads.	1
Better quality townhomes and homes.	1
Better public service people, people friendly	1
better outdoor park/venue space with a walking trail, ample parking & the ability to draw people to attend events. Better quality high end restaurants & retail not junk stores/fast food.Beautify!	1
Better leaders with vision	1
Better family events spaces	1
Better attention to structural improvements (proactively). Greater partnerships with entrepreneurs and business owners (allowing more instead of being restrictive)..	1
Beautify the city, bring in never businesses, remove the poverty issue and trailers. Make the city more respectable.	1
Beautification and maintenance of the city is important.	1
Bank, pharmacy, medical care	1
Balance of housing, commercial, light industrial and entertainment	1
Amphitheater and greenbelt	1
Activities for both Kids and teens, places to go, and trails or sidewalks. Temple is so small- there is no reason people will walk if proper pathways are accessible.	1
A reason to be here. Not just passing through.	1
A lot but you all not going to do it, need update city hall with all new staff. With more caring people that's really willing to help the people of the city more, most position needs to be voted on.	1
A clear plan.	1
A break on our bill to those that have sewer caps in their yard. The smell is unbearable in the summer, and gets worse every year. I pay a premium to smell everyone else's'	1

Answered: 134 Skipped: 54

Key Facts

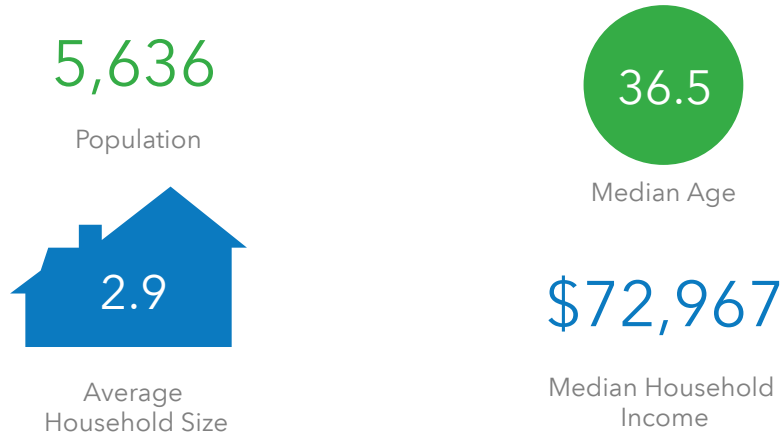
Temple City, GA
 Temple City, GA (1375832)
 Geography: Place

Prepared by Esri

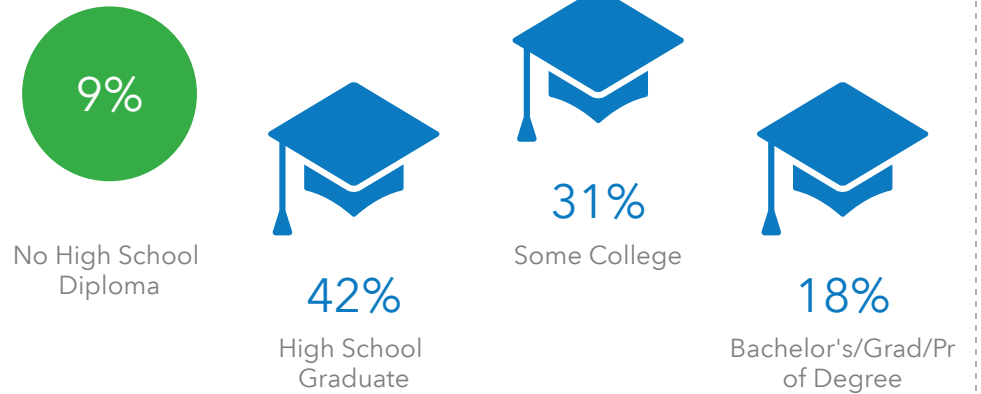
Key Facts

Temple City, GA
 Geography: Place

KEY FACTS



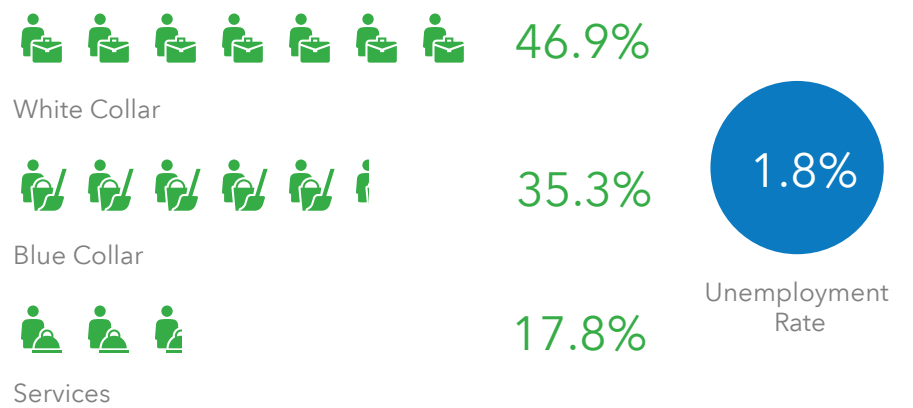
EDUCATION



BUSINESS



EMPLOYMENT



INCOME



2023 Households by income (Esri)

The largest group: \$100,000 - \$149,999 (25.0%)

The smallest group: \$150,000 - \$199,999 (1.6%)

Indicator ▲	Value	Diff
<\$15,000	4.4%	-5.1%
\$15,000 - \$24,999	3.2%	-7.0%
\$25,000 - \$34,999	7.6%	-1.6%
\$35,000 - \$49,999	16.7%	+3.5%
\$50,000 - \$74,999	19.2%	+2.6%
\$75,000 - \$99,999	17.6%	+4.1%
\$100,000 - \$149,999	25.0%	+7.0%
\$150,000 - \$199,999	1.6%	-3.6%
\$200,000+	4.7%	+0.1%

Bars show deviation from 13045 (Carroll County)