

## RESOLUTION

WHEREAS, the 1989 Georgia General Assembly enacted House Bill 215, the Georgia Planning Act, requiring all local governments to prepare a comprehensive plan in accordance with the Minimum Planning Standards and Procedures promulgated by the Georgia Department of Community Affairs; and

WHEREAS, the Comprehensive Plan Update for the Town of Siloam, Georgia, was prepared in accordance with the Minimum Planning Standards and Procedures; and

NOW THEREFORE, BE IT RESOLVED by the Town of Siloam that the Comprehensive Plan Update for the Town of Siloam Georgia dated 2023, as approved by the Georgia Department Community Affairs is hereby adopted, and furthermore, that the Northeast Georgia Regional Commission shall be notified of said adoption within seven (7) days of the adoption of this resolution.

Adopted this 9<sup>th</sup> day of October, 2023.

Town of Siloam

Karen S. Hill  
Karen S. Hill, Mayor

Nancy Miller  
Clerk

**City of Siloam  
2023 Comprehensive  
Plan Update**



# Acknowledgments

## *Steering Committee*

Karen Hill, *Mayor*

Linda Jarrard, *Council Member*

Edith Jefferson, *Council Member*

Thurmond Jarrard, *Public Works Director*

Lee Rhodes, *Local Landowner & Business Owner*

David Dubois, *Greene County Economic Development Director*

## *Siloam City Council*

Karen Hill, *Mayor*

Linda Jarrard, *City Council & Mayor Pro Tem*

Larry Benton, *City Council*

Joe Foster, *City Council*

Bobby Hill, *City Council*

Edith Jefferson, *City Council*

## *Northeast Georgia Regional Commission*

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Adopted October 9th, 2023

Prepared by the Northeast Georgia Regional Commission



# Contents

<b><i>Chapter 1: Introduction</i></b> .....	<b>4</b>
<b><i>Chapter 2: Vision, Goals, and Policies</i></b> .....	<b>8</b>
Vision.....	8
Goals & Policies .....	9
<b><i>Chapter 3: Needs &amp; Opportunities</i></b> .....	<b>10</b>
Population & Community.....	11
Economic Development.....	13
Planning, Land Use, & Housing .....	16
Natural & Cultural Resources .....	19
Community Facilities & Services .....	22
Transportation.....	24
Interjurisdictional Coordination .....	25
<b><i>Chapter 4: Broadband Services</i></b> .....	<b>26</b>
<b><i>Chapter 5: Land Use</i></b> .....	<b>28</b>
<b><i>Chapter 6: Community Work Program</i></b> .....	<b>32</b>
Report of Accomplishments (2018–2022).....	33
Short-Term Work Program (2023–2027) .....	34
<b><i>Appendix</i></b> .....	<b>36</b>
Public Hearing Documentation.....	37
Public Involvement.....	39
Community Data .....	41
Public Survey Results .....	51
References .....	60

# Chapter 1: Introduction



A Comprehensive Plan is a community's guide for growth and improvement to public services, community resources, local policies, and the built environment. The plan represents the preferred vision for the community's future and provides a tangible list of actions that the community is committed to undertaking to achieve that vision. It is intended to provide guidance to local elected officials on land use patterns, the existing needs of facilities and services, and the protection and enhancement of quality of life within the community.

The plan seeks to establish the ground rules for how the community will develop and invest by asking four questions:

Where are we  
now?

Where are we  
going?

Where do we  
want to be?

How do we get  
there?

By considering current needs and existing opportunities, the plan provides a foundation for decision-making in support of achieving short- and long-term goals.

## Background

Siloam is quiet and peaceful small city located in Greene County, within the Northeast Georgia Region. The city is located along Interstate I-20, located directly south of Exit 138. It is located approximately 6 miles south of Union Point, and approximately 7 miles southeast of Greensboro.

The city was originally settled in the first half of the 19th century and began to grow because of its involvement in cotton production and shipping in the second half of the 19th century. The city is centered around a historic downtown area at the intersection of Georgia Highways 15 and 77. Residential areas surround the downtown, including the Siloam Historic District, which lies south of the downtown area. While the city has seen a steady decline in population and economic activity throughout the 20th century, it boasts many longtime residents who are proud of their small and peaceful city.

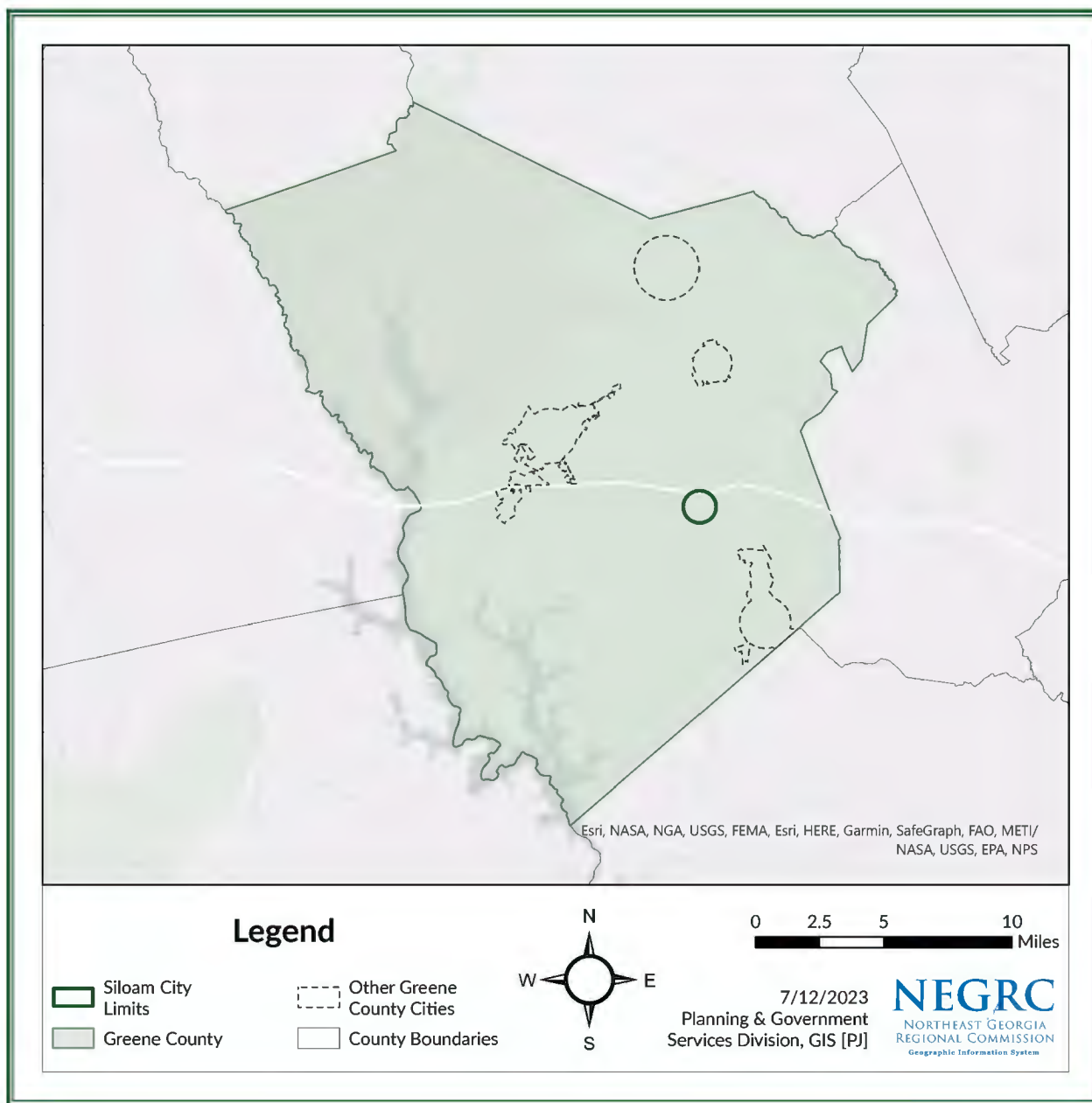


Figure 1. Location of Siloam within Green County

## Process Overview

The Comprehensive Plan process follows the Rules of the Georgia Department of Community Affairs (“DCA”), O.C.G.A. Chapter 110-12-1, Minimum Standards and Procedures for Local Comprehensive Planning, effective October 1, 2018.

The DCA rules require that the Comprehensive Plan of the City of Siloam consist of the following elements:

### *Needs and Opportunities*

An analysis of the community’s needs and opportunities helps to determine local conditions. Public engagement was used to identify existing issues, and opportunities on which the City can capitalize to address those issues.

### *Community Vision and Goals*

Through public and steering committee engagement, the City’s vision, goals, and policies are developed to determine the community’s future direction. As a part of this component, policies are identified to assist in making decisions that are consistent with community goals.

### *Future Land Use*

This section is required for any community that has a local zoning ordinance and assigns future land use categories by parcel. The map and narrative in this section will guide local elected officials on zoning and land use policy decisions. The intention is to influence growth and development throughout the community in consideration of existing development patterns, access to utilities and services, and community needs and goals.

### *Broadband Services*

All communities require a broadband element to analyze available services and identify potential improvements. This element is an action plan with steps for promoting reasonable and cost-effective access to broadband.

### *Community Work Program*

The final element of the comprehensive plan, the Community Work Program, outlines steps and strategies for achieving the community’s goals and implementing its plans. The Work Program will include a Report of Accomplishments from a previous list of projects and a Short-Term Work Program that identifies priority projects, timelines for implementation, responsible parties, and funding strategies for the next five years.

## Public Involvement

### *Public Input & Steering Committee*

The Comprehensive Plan update incorporated public involvement throughout. The planning process began with a combined public hearing and community input session on January 26th, 2023 with the cities of Union Point, Siloam, and White Plains. A first steering committee meeting was held directly following the first public hearing. In this meeting, the steering committees for each city completed a SWOT analysis, shared the issues their community’s were facing, and discussed their hopes for the future. Following the initial public meeting, another meeting was held with the comprehensive plan steering committee, a group of citizens representing various communities and

interests throughout the city, on April 3rd, 2023. This Committee provided valuable feedback, guidance, and recommendations and served an integral role in developing a plan representative of the community's vision.

In addition, an online public survey allowed the local government to receive a wider range of input than otherwise would have been possible. The survey asked broad questions to help identify needs and opportunities for the plan and was available online from February 23rd through March 28th, and 35 people responded to it. The results of this survey are included in the Appendix beginning on "Public Survey Results" on page 51.

A final public hearing was held on August 22<sup>nd</sup>, 2023 before submittal of the plan to the DCA for review.



*Figure 2. Participants in the first steering committee meeting held on January 26th, 2023*

## ***NEGRC's Role***

The Planning and Government Services Division of the Northeast Georgia Regional Commission oversaw the development of this plan, including facilitating public involvement and input meetings.

## **Review Process**

According to the DCA's rules for comprehensive planning, effective October 1, 2018, the City must transmit the plan to the Northeast Georgia Regional Commission (NEGRC) when all required components are complete. The transmittal must also include the community's certification that it has considered both the Regional Water Plan and the Rules for Environmental Planning Criteria. Once it completes its review, the NEGRC will forward the plan to the DCA for review.

Once the plan has been found by the DCA to comply with Minimum Standards and Procedures, the approved Plan must be adopted to maintain Qualified Local Government status.

## **Data & Statistics**

The facts, figures, and statistics used to develop the Plan were generated from data compiled throughout the planning process. The data and analyses were used to identify general trends and provide a reliable quantitative context to describe existing conditions and assist in informing the recommendations and policies. Unless otherwise noted, all data are sourced from Esri's Business Analyst Software, which is based on the U.S. Census's 2016–2020 American Community Survey.



# Chapter 2: Vision, Goals, and Policies

The plan's vision, goals, and policies look to the future. The vision paints a picture of what the community wants to be in 20 years. Goals and policies articulate ideals toward which the community is working and provide guidance and direction for achieving those ideals.



## Vision

Siloam will be an attractive and welcoming community, leveraging participation from residents and local institutions to restore and create small, human-scaled businesses connected to safe, walkable neighborhoods.

## Goals & Policies

The goals and policies below are designed to help Siloam elected officials and staff in decision-making processes. They target needs and opportunities identified during the planning process.

1. Reinvigorate the downtown core by improving walkability, rehabilitating historic structures, and fostering business development
2. Continue improving existing recreational facilities, playgrounds, and walking trails
3. Provide access to high-speed broadband for all residents
4. Collaborate with surrounding jurisdictions and nonprofits to provide services that allow residents to age in place
5. Coordinate service delivery and capital improvements with state and local partners
6. Attract businesses into the city such as healthcare facilities, grocery stores, and banks that provide essential services
7. Leverage private, public, and nonprofit resources to rehabilitate and restore homes
8. Improve the quality of life and expand economic opportunities for residents in the city by exploring options for providing sewer and natural gas in the downtown area

# Chapter 3: Needs & Opportunities



The following list of needs and opportunities were identified by the Steering Committee and the public during a series of input meetings and an online survey, as well as through professional analysis of relevant data. The list is intended to capture the most prescient needs that the community will have over the next five to ten years, to establish a set of goals the community can work toward achieving. Items are categorized into the following topics:

Population & Community	Community Facilities & Services
Economic Development	Transportation
Planning, Land Use, & Housing	Interjurisdictional Coordination
Natural and Cultural Resources	

## *Navigating the Needs & Opportunity Section*

- Bolded items indicate high priority items for each community that were specifically brought up by the City and the comprehensive plan steering committee.
- Corresponding short-term work program items are referenced throughout the section with a "STWP X" square symbol
- The community's goal pertaining to each item are listed at the end of each section
- Additional community statistics used in the local analysis to determine needs and opportunities and guide discussions during public input meetings can be found in the Appendix.

# Population & Community

## Demographics

Siloam, population, 207, is a city in Greene County, Georgia. From 2010 to 2020, the population decreased by approximately 31%, with an annual decrease of 3.67% (Figure 3). This decrease is in stark contrast to Greene County and the region, which had annual growth rates of 1.69% and 1.36%, respectively between 2010 and 2020. However, the population in Siloam is expected to increase slightly in the future with an annual growth rate of 0.93% between 2022 and 2027 (Figure 4). *Please note that City of Siloam staff believe that the city's population may have been undercounted in 2020, as the City has 280 adults (not including minors) on their voter registration list of residents.*

Siloam's median age (48.2) is younger than Greene County's (54.1) yet older than both the region and the state (36.7 and 37.2, respectively). The median age in Siloam has increased since 2010 (43.1) and is expected to continue to increase slightly (Figure 5). In the past ten years, the number of Siloam residents below the age of 44 decreased by -22%, and during the same period the number of people above the age of 65 has increased by 26%.

Siloam's decrease in population and increase in average age of its population is indicative of demographic and economic challenges it has faced in the past few decades. **While the City is interested in facilitating a growing population, the steering committee notes that they would like to retain its character as a quiet, safe, and small town in which people families can stay for generations. Future growth should be conducive to the city's current identity.**

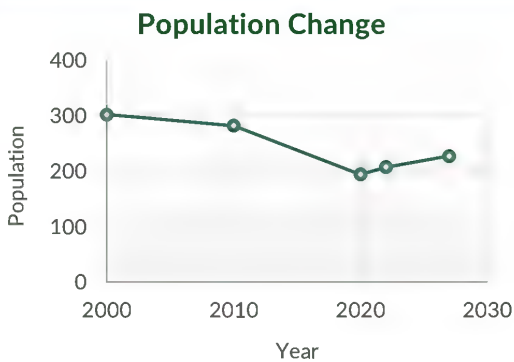


Figure 3. Siloam population over time, Census (2010 and 2020) and projected (2027)

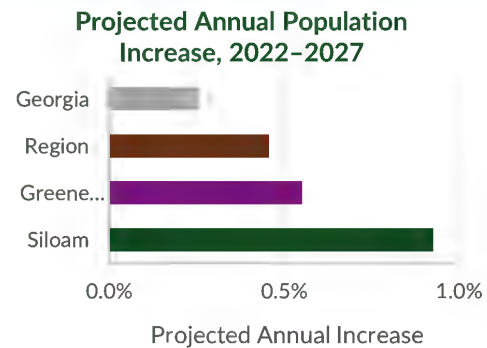


Figure 4. Projected annual population increase from 2022-2027 for Siloam, Greene County, the Northeast Georgia Region, and the state

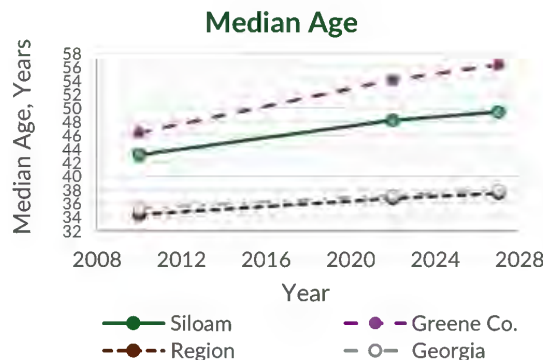
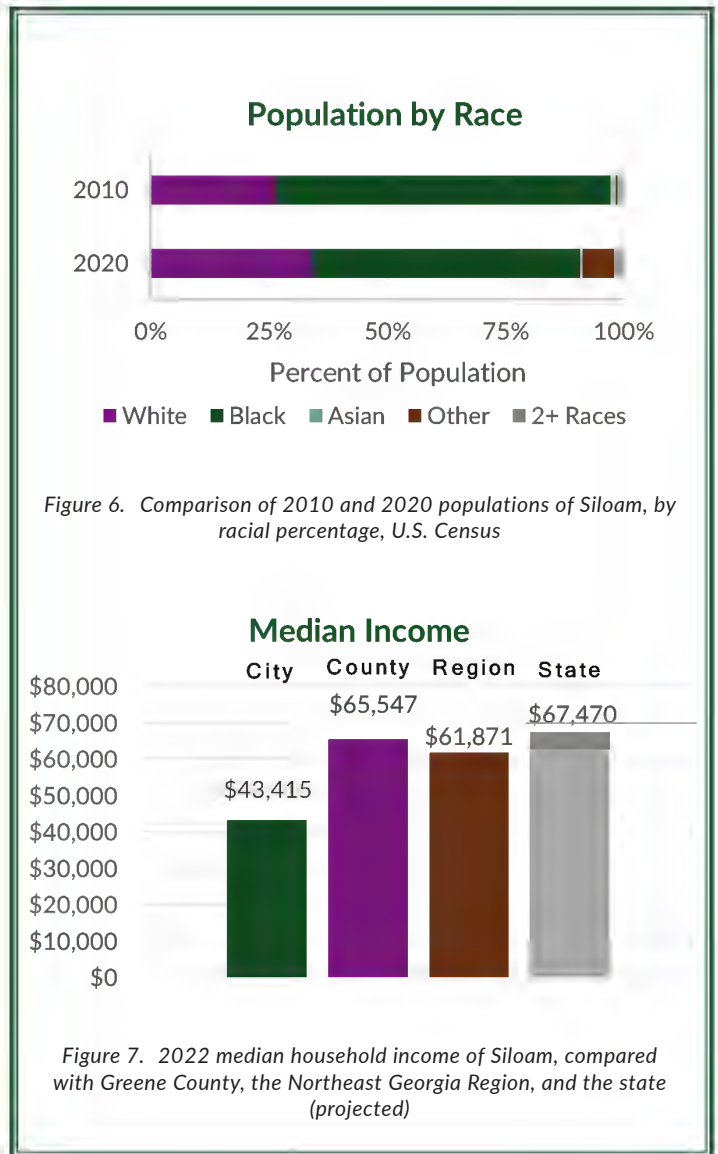


Figure 5. Median age of Siloam residents over time, compared with the Northeast Georgia Region and the state, U.S. Census (2010) and projected (2022 and 2027)

Siloam’s 2020 population is approximately 57% Black and 34% White, with the remaining 9% of the population identifying as multiracial, Asian, or another race. In 2020, approximately 9% of people in Siloam are of Hispanic origin. Since 2010, the percentage of White residents has decreased, while the percent of Black, Asian, other races, and residents that are 2 or more races have increased (Figure 6). **The City should continue to encourage participation among residents from all demographic backgrounds regardless of age, race, or income levels so that all voices can be heard.**

### Household Income

Siloam’s 2022 median household income stands at \$43,415, which is lower than the median income in the county, region, and state (Figure 7). In addition, an estimated 50% of the population lived below the poverty level in 2016–2020, which is higher than the poverty rate in Greene County, the region, and the state. Nearly three-fourths of households in poverty are identified as female householders. **The steering committee noted that many people in Siloam live on a fixed income, and that Siloam is an affordable place to live due to low utility prices. To help improve quality of life for low-income people, the City should strive to provide quality utility and internet services and attract economic opportunities to the city.**



### Goals & Policies

Two of this Comprehensive Plan’s Goals and Policies (page 9) pertain directly to population and community:

**Goal 2: Continue improving existing recreational facilities, playgrounds, and walking trails**

**Goal 4: Collaborate with surrounding jurisdictions and nonprofits to provide services that allow residents can age in place**

## Economic Development

### Economic History

Siloam was first settled in the first half of the 19th century as a primarily agricultural community. The town's economy was invigorated by the establishment of a rail line in the late 19th century, which allowed Siloam to ship cotton exports more efficiently. By the late 19th century, the downtown area had a carriage maker, grist mill, cotton gin, and several grocery stores. The town's economy continued to grow in the early 20th century due to cotton production, and additional businesses located downtown, including the Bank of Siloam, groceries, liveries, blacksmith shops, a doctor's office and pharmacy, and a movie theater. A few of the buildings that housed these businesses still stand today.

Siloam's economy waned in the 1920s due to the boll weevil epidemic and the Great Depression. Rail service was discontinued through Siloam in 1927. Since the 1940s, there has been a gradual fading of economic activity.



Figure 8. Downtown Siloam in 1941, looking South down what is now State Highway 77



Figure 9. Customers outside Peters Shoes in 1941. The pictured building is one the remaining historic buildings in Downtown Siloam

### Economic Challenges and Opportunities

Commercial activity in the city is focused around the downtown area at the intersection of Highway 15 and Highway 77. However, there is significantly less activity in this area compared to the early part of the 20th century. Currently, there are a few small convenience stores and a Dollar General operating in the downtown area. A large quarry as well as a concrete and asphalt plant are in the northeast portion of the city. Nathanael Greene Academy, which is a private PK-12 school, is in the southeastern portion of the city along Highway 15.

The steering committee and survey participants indicated an interest in reviving the downtown area by rehabilitating the historical commercial structures, constructing new buildings, and attracting businesses to the area. **To help incentivize this development, the steering committee has indicated an interest in applying for state and federal incentive programs including the Rural Zone designation, an Enterprise Zone, or other tax incentive programs. These programs would incentivize downtown property owners to rehabilitate their properties and attract businesses to the area. Before applying for these programs, the city should first catalog vacant and blighted sites and buildings to be revitalized and identify the best incentive program for their purposes.**

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Expanding broadband access into the city is also essential to the city's economic development, as access to reliable internet is essential to many businesses' operations (see Chapter 4 for more information). Expanding sewer and natural gas services along Highway 77 would also incentivize development in the area (see the Utilities under the Community Facilities & Services section of this chapter for more information).

## Workforce

Siloam’s estimated unemployment rate stands at 2.3% in 2022, which is lower than county, regional, and state rates for the same timeframe (Figure 10). Services, agriculture/mining, retail trade, manufacturing, and construction are the top industries employing Siloam residents, with services comprising 41.2% of all industry employment (Figure 11). Siloam’s workforce is primarily concentrated in four occupational categories, including Services, Administrative Support, Professional, and Production (Figure 12). Overall, 44% of Siloam workers are white collar workers, 26% are blue collar workers, and 30% are service workers (Figure 13).

**Unemployment Rate**

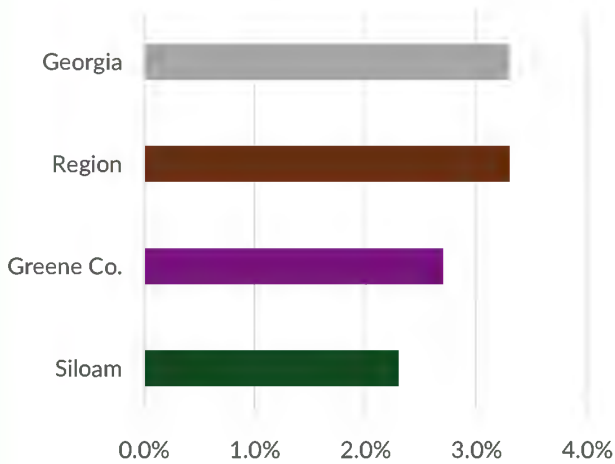


Figure 10. Unemployment rates for 2022 civilian population ages 16+ in Siloam, the Northeast Georgia Region, and the state (projected)

**Employed Population, By Industry**

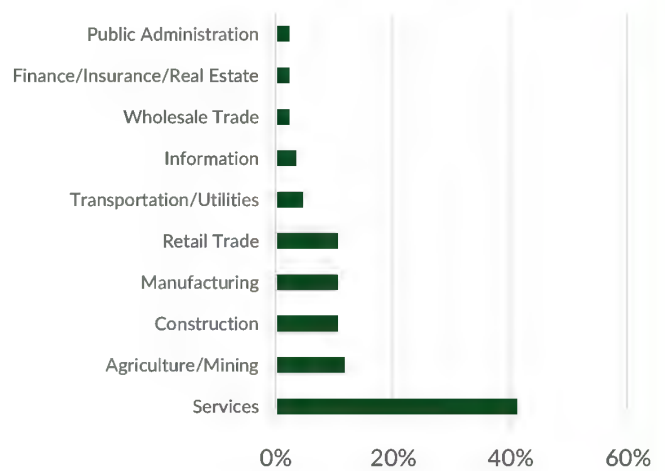


Figure 11. Siloam's 2022 employed population, ages 16+, by industry (projected)

**Employed Population, by Occupation**

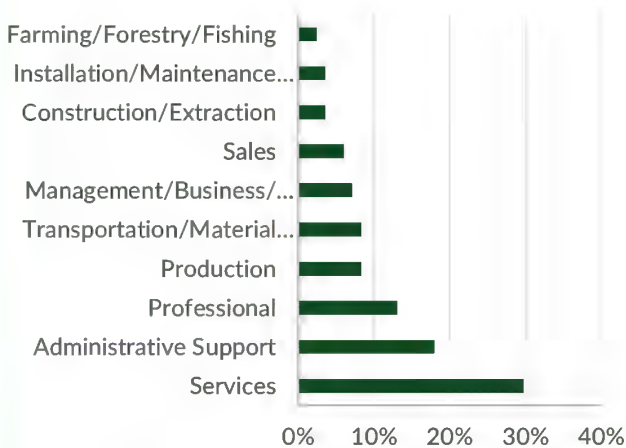


Figure 12. Siloam's 2022 employed population, ages 16+, by occupation (projected)

**Employed Population, by Occupation Category**

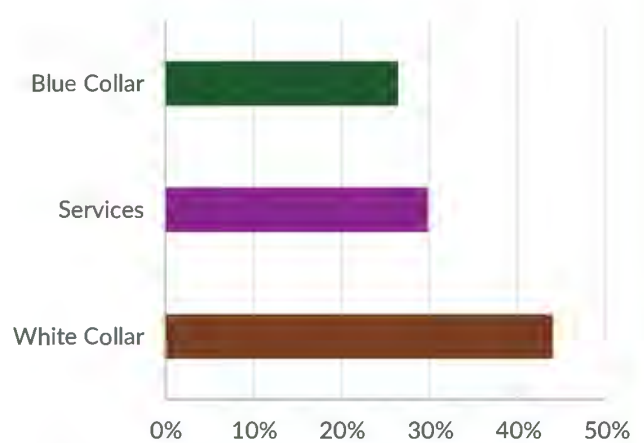


Figure 13. Siloam's 2022 employed population, ages 16+, occupation category (projected)

About 72% of the workforce over the age of 25 have a high school diploma, diploma equivalent, or some college credit as their highest level of educational attainment, while 28% do not have a diploma. College graduates comprise 14.3% of the workforce population. Compared with the county, region, and state, Siloam has a lower percentage of residents with a high school degree as well as a post-secondary degree (Figure 14). Generally, building a diverse local employment base helps people with a variety of credentials find work. **As the city continues to attract new businesses to the area, it should prioritize businesses that will provide job opportunities for existing residents and will provide educational and training opportunities for their employees.**

Around 28% of Siloam residents work within Greene County. Approximately half of residents have a commute of less than 30 minutes, yet only 9.7% of residents have a commute of less than 15 minutes (Figure 15). Nearly 75% of residents have a commute between 15-35 minutes. For residents commuting out of Siloam, the most common destinations are Gwinnett, Fulton, and Putnam Counties. For workers commuting into Siloam, 45% are commuting from other areas in Greene County, and other common origins include Columbia, DeKalb, and Gwinnett counties (U.S. Census, *On the Map*). **As additional economic opportunities are located within Siloam, more residents will have the opportunity to live and work within city limits, which will reduce the number of residents who must commute long distances for work.**

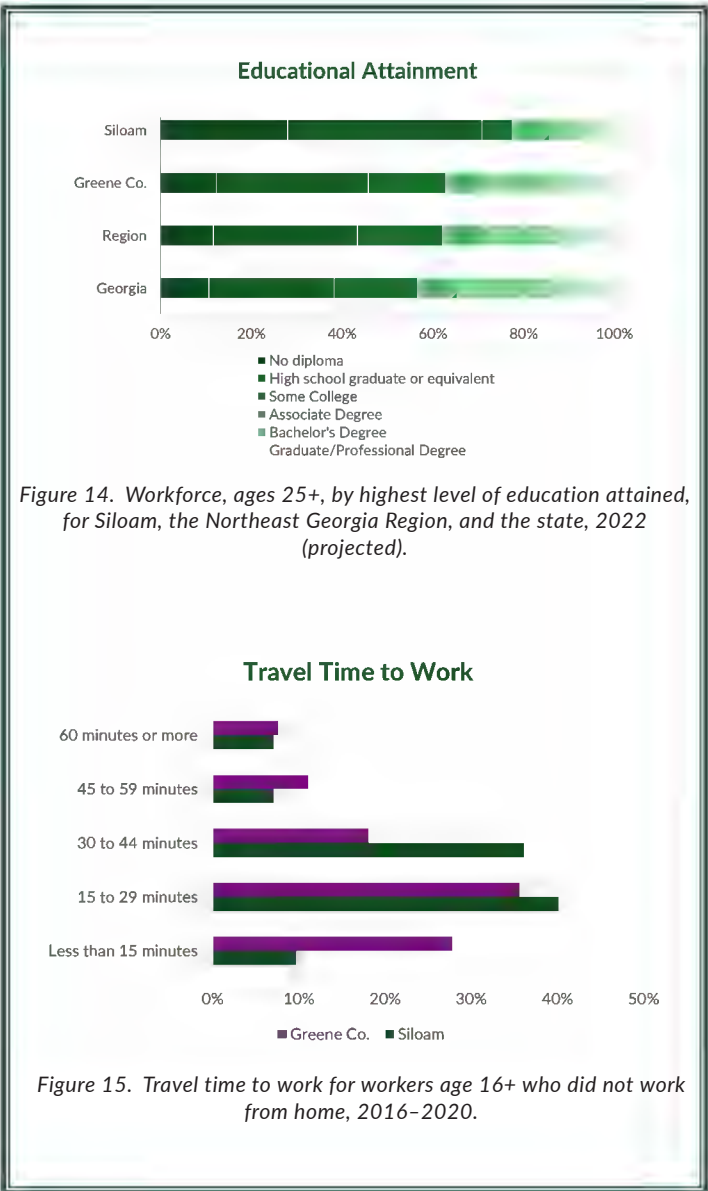


Figure 14. Workforce, ages 25+, by highest level of education attained, for Siloam, the Northeast Georgia Region, and the state, 2022 (projected).

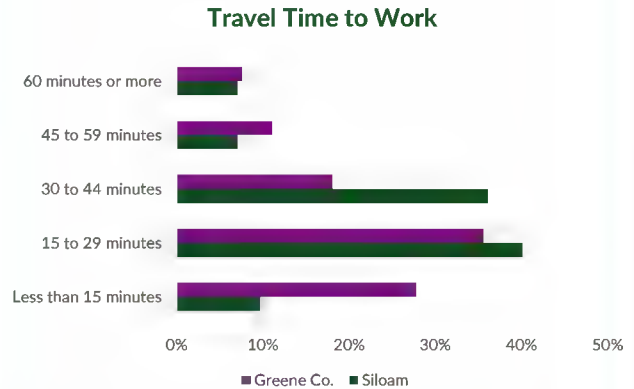


Figure 15. Travel time to work for workers age 16+ who did not work from home, 2016-2020.

### Goals & Policies

Three of this Comprehensive Plan's Goals and Policies (page 9) pertain directly to economic development needs and opportunities:

**Goal 1: Reinvigorate the downtown core by improving walkability, rehabilitating historic structures, and fostering business development**

**Goal 3: Provide access to high-speed broadband for all residents**

**Goal 8: Improve quality of life and expand economic opportunities by exploring options for providing sewer and natural gas in the downtown area.**



## Planning, Land Use, & Housing

### Land Use

Figure 16 shows land cover data from 2019 from the National Land Cover Database (NLCD), which approximates land coverage type using satellite imagery. This data shows that Siloam has a large amount of remaining forests, which are concentrated in areas west of Highway 77 and Church Street. The city also has agricultural land and pastures dispersed throughout the city, with a large agricultural tract in the southeastern portion of the city. Developed areas within the city are concentrated close to major roads (Highway 15 and Highway 77), as well as in the areas directly south and northeast of the downtown area.

Of the developed areas, commercial areas are concentrated at the intersection of Georgia Highways 77 and 15 and extend north along Highway 77 and east along Highway 15. Residential areas in the city include the residential portion of the Siloam's Historic District located south of the downtown area. There are also many homes northeast of downtown Siloam along Hickory and Ash Streets. **The steering committee and the public survey indicate that residents enjoy the small-town atmosphere of Siloam and are not interested in extensive future development. Future commercial developments should be concentrated along Georgia Highways 77 and 15 and should not conflict with the city's small-town vision.**

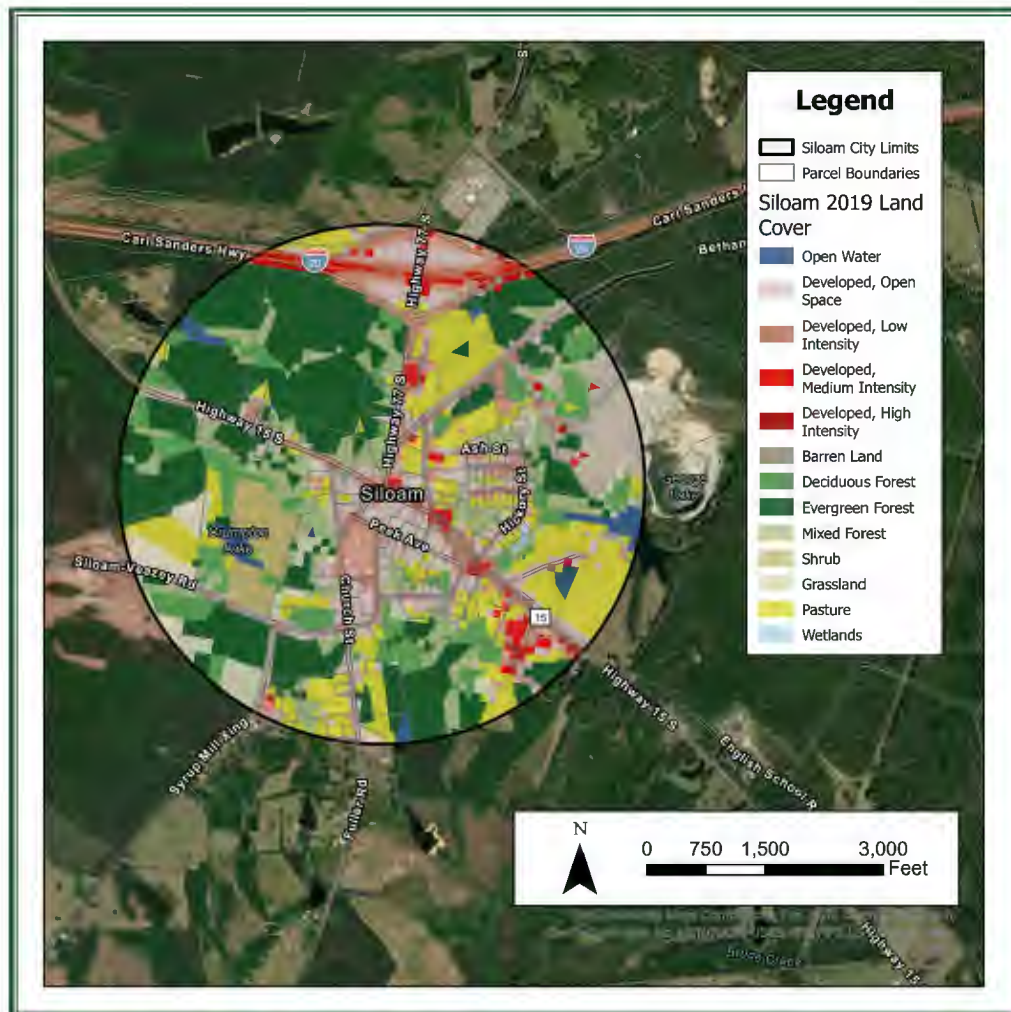
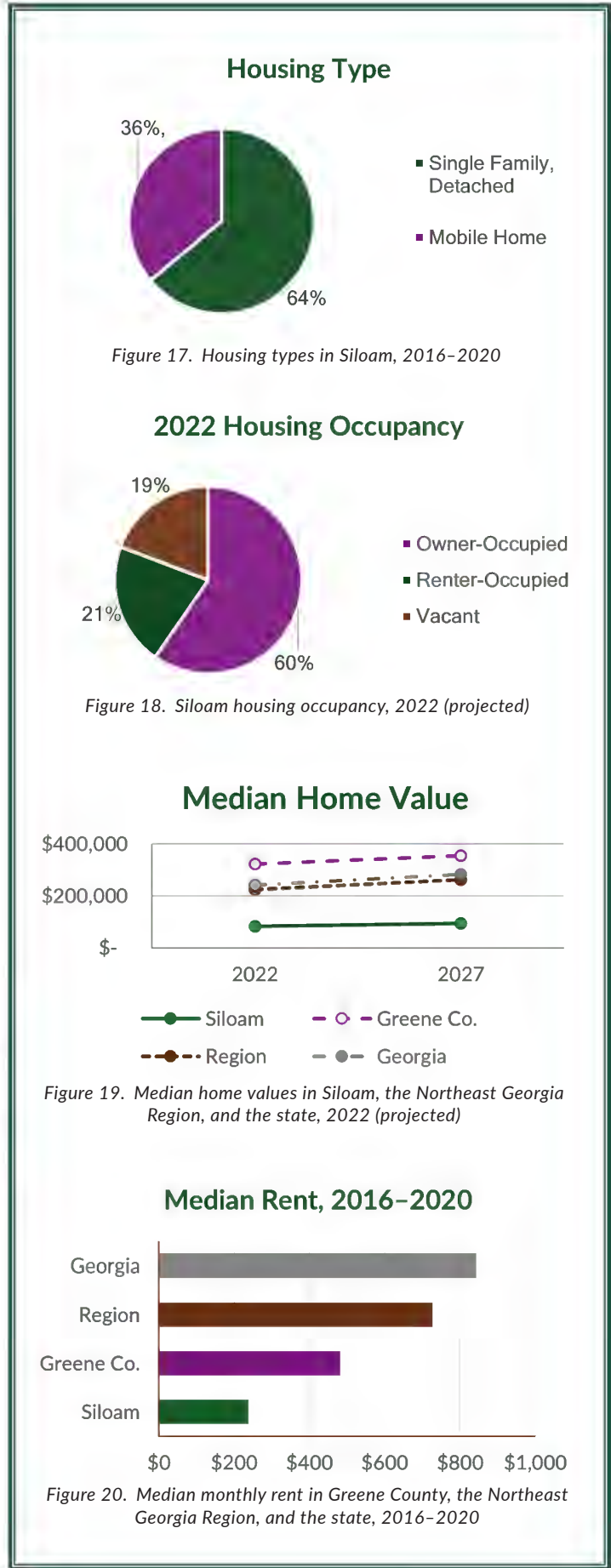


Figure 16. Land use categories in Siloam, 2019

## Housing

In 2016–2020, 64% of homes in Siloam were single-family houses and 36% were mobile homes (Figure 17). Almost all (88%) of homes in Siloam were built prior to 2000, with 1974 being the median construction year of existing homes. In 2022, an estimated 60% of housing units are owner-occupied (Figure 18). The estimated vacancy rate is 19%. While this rate is slightly less than the vacancy rate in Greene County (22.4%), it is much higher than the rate in the Northeast Georgia Region (7.3%), and the overall vacancy rate in the state of Georgia (8.9%). The average household size is 2.59 people, and the median home value is \$83,333. Siloam’s median home values are much lower than the county, region, and state median home values (Figure 19). From 2016–2020, the median rent averaged \$238, significantly lower than the median rent in the county and state and only slightly higher than the median rent for the region (Figure 20). Please note that these housing and rent prices are from the American Community Survey’s 2016-2020 5-Year estimates. Because of recent changes to the housing market, these values likely underestimate current housing prices.

**Many homes in Siloam have fallen into disrepair because of the home’s age and the inability of residents to conduct housing repairs, and the City would like to seek ways to assist residents to make necessary repairs. Options for housing rehabilitation include partnering with nonprofit organizations such as the Greene County Habitat for Humanity and applying for housing rehabilitation grants such as the Community Development Block Grant (CDBG) and the Community HOME Investment Program (CHIP) grant. Before pursuing partnerships or project funding, the City should conduct an audit to determine homes that are in most need of rehabilitation.**



According to the Center for Neighborhood Technology's Housing + Transportation Index, an average Siloam household in 2019 spent 21% of its income on housing, 30% of its income on transportation, and 51% of its income on housing and transportation together. A household that spends more than 30% of its income on housing, 15% of its income on transportation, or 45% of its income on housing and transportation together, is considered cost burdened. **Almost all workers living in the city leave the city for work. Efforts to bring more jobs into Siloam could reduce some residents' transportation cost burden somewhat. Expanding broadband access in Siloam could also allow residents to telecommute to work and still live in Siloam.**

## ***Goals & Policies***

Three of this Comprehensive Plan's Goals and Policies (page 9) pertain directly to planning, land use, and housing:

**Goal 1: Reinvigorate the downtown core by improving walkability, rehabilitating historic structures, and fostering business development**

**Goal 6: Attract businesses into town such as healthcare facilities, grocery stores, and banks that improve quality of life**

**Goal 7: Leverage private, public, and nonprofit resources to rehabilitate and restore homes**



Figure 21. A historic home in Siloam

## Natural & Cultural Resources

### *Natural Resources*

Siloam offers a quiet atmosphere with a healthy tree canopy. There are many remaining forests within the city as well as abundant agricultural land, and residents have access to a large park near the downtown with a walking trail, basketball court, playground, and baseball diamond.

Two streams that flow near the city is included in the Georgia Environmental Protection Divisions 2022 Water Quality Report:

- **Bowden Creek** runs close to the city limits near O’Neal Road and flows west to eventually reach Lake Oconee. Currently, this Creek is classified as a Fishing Stream, but has been classified impaired due to impacted fish communities, with nonpoint pollution and industrial site runoff as likely sources
- **Stewarts Creek** originates in the southwestern portion of the city and flows west until it eventually reaches Lake Oconee. The stream is classified as a Fishing Stream, but has been classified impaired due to impacted fish communities, with nonpoint pollution as a likely source

**While only portions of Bowden and Stewarts Creek flow within city limits, they should be considered assets to the community. The city should be mindful of how any future development impacts these streams and their surrounding riparian areas.**



Figure 22. Lush tree canopy surrounds many of the streets in Siloam



Figure 23. Siloam's Park has ample green space, trees, and park amenities

## Cultural Resources

Siloam has numerous remaining structures and institutions that have been registered on the National Park Services National Register of Historic Places. The Siloam Junior High School, which is currently occupied by the private Nathanael Green Academy, was originally built in 1929 and is the only historic school building in Greene County that has been continuously used as a school. The School was designated as a historic building in 2002.

Siloam also has a Historic District that consists of many of the town's remaining historic residential, commercial, and community landmark buildings, which are primarily located along Main Street (Georgia Highway 15), Georgia Highway 77, Fuller School Road, Peek Avenue, and Church Street. This area was designated as a historic district in 2001.

Siloam's Historic District includes many historic churches, including the following buildings:

- **St. Paul A.M.E Church**, which originates from the late 19th century and is located west of the downtown area along Highway 15. **The church is currently not in use but is in the process of being restored (Figure 26). The City is interested in pursuing grant funding to assist with this rehabilitation.**
- **The Siloam Baptist Church** was originally established in 1828. The current church building was completed in 1896 and is located north of the intersection of Church and Rhodes Street (Figure 27).
- **The Siloam Presbyterian Church** was built in 1902 and is located south of Siloam Baptist Church (Figure 28).
- **Siloam Methodist Church**, originally built in 1892, was destroyed in 1952 due to a fire and rebuilt in 1954. The Methodist church is located south of the Siloam Presbyterian Church.

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The town's historic commercial area grew to support the city's involvement in cotton production. The first store was built in 1870 and the Union Point to White Plains rail line was completed in 1889. While many of the original commercial buildings have been demolished and the rail line has been removed, some buildings from the historic commercial district surrounding the intersection of Church Street and Main Street remain. This includes the building currently housing Siloam's post office, which used to be a general store, as well as the building that used to house the Bank of Siloam. Many of the historic residential buildings along Church Street and Peek Avenue were built between 1880 and 1940 and included Gabled-ell cottages and Folk Victorian-type homes. **While many of the homes and commercial buildings in the Siloam Historic District remain, many are dilapidated and need repair. The steering committee also noted a desire to revitalize the historic downtown area. The City should consider pursuing historic preservation funds and downtown vitalization grants and tax incentives to accelerate these efforts.**

### Goals & Policies

Two of this Comprehensive Plan's Goals and Policies (page 9) pertain directly to natural & cultural resources:

**Goal 1: Reinvigorate the downtown core by improving walkability, rehabilitating historic structures, and fostering business development 2**

**Goal 7: Leverage private, public, and nonprofit resources to rehabilitate and restore homes**

## Historic Buildings in Siloam



Figure 24. Buildings in Historic Downtown Siloam. The right building was originally the Bank of Siloam



Figure 25. Another building in Downtown Siloam, which used to be a general store



Figure 26. St. Paul A.M.E Church



Figure 27. Siloam Baptist Church



Figure 28. Siloam Presbyterian Church

## Community Facilities & Services

### Governance

A mayor and five-member City Council lead Siloam's government. Each council member is responsible for separate city services, and these are split up into the following committees:

1. Fire Department
2. Water Department
3. Streets Department
4. Community Center Department
5. Recreation Department



Figure 29. Inside Siloam's City Hall

Government operations are funded by a combination of sales tax, Georgia Power tax, and other miscellaneous taxes. **The City noted that it does not have an effective way to notify residents of upcoming events, notices, and council meetings. The City would like to develop a basic website that will host this information and improve the ability of the City to communicate with its residents.**

STWP  
11

### Utilities and Services

Utilities and services in Siloam are provided either by the City, Greene County, or private partners. The City provides water service to all Siloam residents. Water is supplied by municipal wells and is stored in two water towers. The City also has a volunteer fire department, which operates in a building north of City Hall. Greene County provides both law enforcement and emergency services for Siloam, and Georgia Power provides electricity to city residents. The only internet provider in Siloam is Windstream, which provides DSL service to Siloam residents.



Figure 30. A water tower in Siloam

92% of survey respondents rated Siloam's water service as either good or excellent, and 83% of survey respondents rated Siloam's emergency services as good or excellent. However, only 11% of respondents rated the internet service as good or excellent, and 54% of respondents rated it as either poor or very poor. **Siloam's poor internet service hampers the quality of life in the city and is a barrier to attracting new businesses. The city should look for opportunities to expand quality internet into Siloam and coordinate with surrounding jurisdictions as appropriate.**

**Currently, the city does not have sewer or natural gas infrastructure. Typically, the availability of sewer and natural gas services act as a development catalyst. The steering committee has expressed interest in providing these services along the Highway 77 commercial corridor to incentivize commercial development. If these services are desired, the City should collaborate with surrounding local governments to discuss expanding sewer and natural gas infrastructure into Siloam.**

STWP  
12

Additionally, the steering committee noted that there are many properties around the city do not adequately maintain their buildings and property. The city should adopt a code enforcement ordinance to address blight and upkeep issues on private property.

STWP  
13

## Community Facilities

The City currently operates administrative activities out of its City Hall. In addition, the volunteer fire department operates out of a building along Bethany Road, and the City operates a Community Center that residents can rent out. **The steering committee would like their community center to act as a shelter during extreme weather events such as tornados, hurricanes, and heat waves. The City would like to acquire a backup generator for the community center to provide electricity for residents for such events. The steering committee has expressed interest in building a large porch for the back of their community center.**

STWP  
8

STWP  
9

The City also operates a municipal park located along Railroad Street. This park has playground equipment, a basketball court, a baseball diamond, pavilions, restrooms, and a concession stand. The City recently completed an approximately 0.3-mile walking trail loop that goes alongside the inside perimeter of the park. City residents are proud of the quality of their park, and the steering committee would like the City to continue upgrading the park. Specifically, the steering committee noted that the park’s playground equipment needs to be updated.

STWP  
10

### Goals & Policies

Three of this Comprehensive Plan’s Goals and Policies (page 9) pertain directly to community facilities and services, including governance:

**Goal 2: Continue improving existing recreational facilities, playgrounds, and walking trails**

**Goal 3: Provide access to high-speed broadband for all residents**

**Goal 8: Improve quality of life and expand economic opportunities by exploring options for providing sewer and natural gas in the downtown area.**



Figure 31. Siloam’s Community Center



Figure 32. Playground equipment at Siloam Park



## Transportation

### Roads

Siloam consists primarily of local roads that connect the city's residential areas with the main arterials. Siloam is centered around Georgia Highway 15, which runs west to the east through the city, and Georgia Highway 77, which connects Siloam with Union Point and terminates at Siloam's downtown. Respondents to the public input survey noted that the primary transportation safety concern is the intersection of Highway 15 and 77. Between 2017-2021, there were 16 crashes at this intersection, which is 33% of the total crashes in Siloam during that period. Residents note that the turn lanes are not adequate and that there is not enough space for semi-trucks to turn. **To potentially address this safety issue, the Northeast Georgia Regional Commission can perform a crash screening and safety analysis for this intersection and submit it to the Georgia Department of Transportation.** Additionally, the steering committee stated that the sound coming from Interstate 20 can be loud and disruptive during the day and at night for nearby residents. **The City should contact the Georgia Department of Transportation to explore building a sound barrier along I-20 to help reduce noise pollution.**

### Sidewalks

Currently, there are no sidewalks through Siloam, which limits the ability of residents to travel throughout the city without a car. In particular, the lack of sidewalks in the downtown area around Highways 77 and 15 contributes to making walking in the downtown area dangerous. **The steering committee has expressed interest in building a sidewalk that would run from the intersection of Main Street and Peek Avenue to the Intersection of Georgia Highway 15 and 77 and extending the sidewalk north along Highway 77.**

STWP  
14



Figure 33. The intersection of Highways 15 and 77 in Downtown Siloam, which the Steering Committee has stated is dangerous



Figure 34. An informal walking path following Highway 15 which the City would like to build a sidewalk along.

## Goals & Policies

One of this Comprehensive Plan's Goals and Policies (page 9) pertain directly to transportation:

**Goal 1: Reinvigorate the downtown core by improving walkability, rehabilitating historic structures, and fostering business development**

## Interjurisdictional Coordination

Siloam's main interjurisdictional partner is Greene County, which provides emergency and police services for Siloam residents. Many residents in Siloam also utilize the Greene County's Public Transit system for general transportation and to reach Greene County's public facilities. However, the steering committee has noted a decline in communication between Greene County and its municipalities. **It is important for Siloam and the other Greene County local governments to collaborate on service delivery and economic development projects. The steering committee identified the Greene County Development Authority regular meetings as an opportunity for Siloam to voice any ideas or concerns.**

The steering committee expressed a desire to incentivize commercial development around their downtown area, especially along Highway 77. This is consistent with Greene County's plan for the segment of Highway 77 between Union Point and Siloam to be a future employment hub with commercial, office, and light industrial development. **The City should coordinate with the Greene County Development Authority to attract businesses within Siloam along the Highway 77 Corridor. To further incentivize development in the area, the City should explore expanding natural gas and sewer service along this corridor. This can be achieved by tying into Union Point sewer line and the Tri-County Gas Authority's natural gas line, which both serve the nearby Flying J Truck Station north of I-20's Exit 138.**

In Greene County, most census blocks are unserved by broadband, with the only areas primarily served by broadband being Woodville, Union Point, Greensboro, and the Reynolds Lake Oconee Community. Siloam, White Plains, and most unincorporated areas are currently unserved with broadband access. Greene County has identified expanding broadband access as a short-term priority. **As Greene County and its municipalities work to expand broadband access to remaining residents, they should coordinate with Siloam to maximize benefits and to ensure that all reachable residents are served with reliable internet access.**

The County and its municipalities recently passed a TSPLOST in 2022, and Siloam has begun receiving and using these funds. **The City should catalog and plan for projects to pursue in the next round of TSPLOST funding, which will be in 2027.**

STWP  
15

### *Goals & Policies*

**Three** of this Comprehensive Plan's Goals and Policies (page 9) pertain directly to interjurisdictional coordination:

**Goal 3: Provide access to high-speed broadband for all residents**

**Goal 4: Collaborate with surrounding jurisdictions and nonprofits to provide services that allow residents can age in place**

**Goal 5: Coordinate service delivery and capital improvements with state and local partners**

# Chapter 4: Broadband Services



Expansion of broadband is a top priority region wide. The *Northeast Georgia Comprehensive Economic Development Strategy (CEDS) 2022-2026* prioritizes broadband expansion through specific tasks in its Action Plan (Action Items 3.1-3.4). This CEDS update was crafted through key stakeholder input from the entire Northeast Georgia Region, including economic development professionals, educators, business leaders, and elected officials.

Additionally, in 2018 the Georgia Department of Community Affairs launched the Georgia Broadband Deployment Initiative (GDBI) to coordinate and establish broadband programs to increase economic, educational, and social opportunities for Georgia citizens and businesses. The initiative provides for the expansion of broadband infrastructure and services through new state and local broadband planning policies.

## Existing Services

The Georgia Department of Community Affairs (DCA) considers Siloam to be “unserved” by broadband (Figure 35). The DCA defines “served” as a download speed of 25 Mbps and an upload speed of 3 Mbps. While this speed may be sufficient for certain kinds of digital needs, it may not meet the speeds necessary for higher demand needs like streaming content or virtual learning.

Currently, Siloam almost entirely lacks access to reliable internet. Respondents of the public survey as well as the steering committee overwhelmingly noted that expanding reliable broadband into the city is a top priority. The lack of reliable internet makes it difficult to attract new businesses and residents into the city and it diminishes existing residents’ quality of life.

There are currently no free public Wi-Fi locations within Siloam. The nearest location identified on DCA’s map of free public Wi-Fi locations (<https://broadband.georgia.gov/free-public-wifi>) is at the Greene County Library, which is located 7 miles away in Greensboro.

## Broadband Expansion

The State of Georgia is currently developing a five-year action plan for the Broadband, Equity, Access, and Deployment (BEAD) program to establish statewide goals and conduct a comprehensive needs assessment for state-wide broadband expansion. After the planning phase, state funding will likely be available to expand broadband capacity.

**Siloam is committed to applying for state and federal programs for broadband expansion as they become available. To prepare for this funding, the City of Siloam should adopt a Broadband Ready Ordinance which institutionalizes how local government review applications and issue permits related to broadband network projects. DCA provides a model Broadband Ready Ordinance. Siloam should also apply for DCA’s Broadband Ready Communities, which advertises a local government’s readiness for Broadband expansion. Once these actions are complete, the City should apply for state or federal funding for broadband technical assistance.**

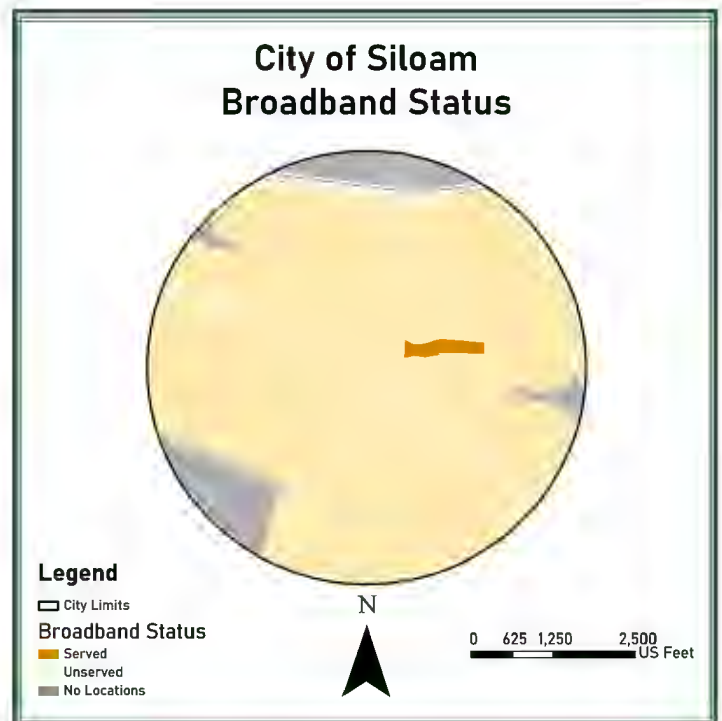
STWP  
16STWP  
17STWP  
18

Figure 35. Broadband availability in Siloam, by Census block, according to the Georgia Department of Community Affairs. Most areas are unserved. Blocks labeled as “no locations” are places with no buildings, like open spaces and cemeteries.

# Chapter 5: Land Use



The Land Use Chapter includes a description of future development categories with a Future Land Use Map. The “future land use” methodology was chosen for the format of land use planning in this document in lieu of the “character area” methodology. The future land use method involves assigning land use categories to each parcel with example uses associated with each category.

It is crucial to have a holistic understanding of land use patterns and existing regulations as they will have the most significant influence over future growth and development. A review of existing land use was performed to accurately inform any potential future changes. In addition, the future land use map is conceptually consistent with the local zoning ordinance so that the local government’s ability to manage land use appropriately is not diminished.

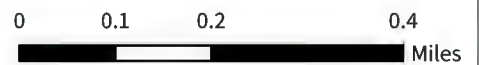
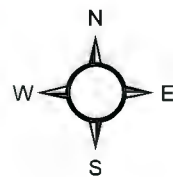
The future land use (FLU) categories on the next page correspond to the map that follows. **While zoning and development regulations vary, FLU represents a standardized approach to envisioning and planning for desired scenarios. As such, it is natural that certain areas may appear to be inconsistent between the FLU and zoning maps because FLU presents a blueprint for what is to come.**

# Siloam 2023 Future Land Use Map



## Future Land Uses

- |  |  |
|--|--|
|  Agricultural           |  Parks / Recreation / Conservation        |
|  Commercial             |  Single-Family Residential                |
|  Industrial             |  Transportation / Communication / Utility |
|  Public / Institutional |  |



7/12/2023  
 Planning & Government  
 Services Division, GIS [PJ]



## **Agriculture**

Predominantly farms. Residential development should maintain a rural character with single-family homes on large lots.

## **Commercial**

Property where business and trade are conducted. Includes retail stores, shopping centers, and office buildings.

## **Industrial**

Property used for warehousing, distribution, trucking, and manufacturing.

## **Public/Institutional**

Used for local community facilities, general government, and institutional purposes. Examples include schools, government buildings, health facilities, places of worship, and libraries.

## **Single-Family Residential**

Conventional residential subdivisions, as well as conservation subdivisions, with supportive recreational amenities and small-scale public/institutional uses.

## **Park/Recreation/Conservation**

Recreation areas, lands held for conservation, and floodplains.

## **Transportation/Communication/Utilities**

Areas used for transportation-, communication-, or utility-related activities, such as power generation plants, sewage and water treatment facilities, landfills, railroad facilities, telecom towers, public transit, telephone switching stations, airports, or similar uses.



Figure 36. Commercial



Figure 37. Single-Family Residential



Figure 38. Public/Institutional



Figure 39. Transportation/Communication/Utilities



Figure 40. Agriculture



Figure 41. Park/Recreation/Conservation



# Chapter 6: Community Work Program



A Community Work Program consists of two parts: a Report of Accomplishments and a Short-Term Work Program. The Report of Accomplishments (page 33) provides a status report of the 2018–2022 Short-Term Work Program. Subsequently, the Short-Term Work Program (page 34) is updated to reflect a new, tangible list of projects to complete over the following five years (2023–2027). The list identifies priority projects, timelines for implementation, responsible parties, and funding strategies.

## Report of Accomplishments (2018–2022)

(\*entries with an asterisk represent items carried over to the next Short-Term Work Program (STWP))

#	Activity	Status (Complete, Ongoing, Postponed, Cancelled)	Notes
*1	Create basic strategy to identify locations and funding opportunities for restoring historic commercial buildings for small-scale businesses	Postponed	This item will be combined with ROA item #3 and carried over into STWP item #2
2	Audit existing development patterns and city practices to promote compact walkable development	Cancelled	Audit is not necessary due to the lack of development within the city
*3	Adopt downtown revitalization plan including historic preservation, pedestrian circulation, streetscapes, and parking	Postponed	Completing this item requires the city to first identify vacant, blighted and target buildings for redevelopment as well as potential funding and tax incentive programs. This item will be combined with ROA item #1 carried over into STWP item #2
*4	Create catalog of blighted structures and prioritize specific buildings for rehabilitation and code enforcement	Ongoing	This item will be combined with ROA item #11 and carried over into STWP item #1
5	Adopt complete streets and trails plan	Cancelled	This item is no longer a priority for the city
6	Conduct basic recreation audit and planning exercise	Complete	City has identified specific recreational needs, which are detailed in STWP item #10
7	Conduct feasibility study on sewer lines	Cancelled	The city has determined the tying into an existing sewer line is likely the best option for bring sewer service into the city. This is included in STWP item #12
8	Conduct feasibility study on natural gas lines	Cancelled	The city has determined the tying into an existing natural gas line is likely the best option for bring natural gas service into the city. This is included in STWP item #12
9	Create strategy for senior service delivery	Cancelled	The Greene County Senior Center delivers services for all county residents, so this strategy is not necessary
*10	Develop projects list for potential SPLOST and TSLOST funding	Ongoing	Most recent funding was TSPLOST 2022 and the next round will be TSPLOST 2027. This item will be carried over to STWP item #15
*11	Compile digital inventory of vacant sites and buildings for redevelopment	Ongoing	This item will be combined with ROA item #4 and carried over into STWP item #1

## Short-Term Work Program (2023–2027)

(\*entries with an asterisk represent carryover items from the previous STWP)

#	Activity	Timeframe	Responsible Party	Cost Estimate	Funding Source
<b>Economic Development</b>					
*1	Create catalog of vacant or blighted sites and buildings to be revitalized	2023	Mayor & Council, Clerk/Staff, NEGRC	None	NA
*2	Identify funding opportunities to restore Downtown Siloam and adopt a plan to revitalize the historic area	2024	Mayor & Council, Consultant, UGA	\$3,000	General Fund
3	Apply for tax credit or incentive programs for revitalizing Downtown Siloam	2025	Mayor & Council, Clerk/Staff, NEGRC	\$1,000	General Fund
<b>Planning, Land Use, &amp; Housing</b>					
4	Conduct an audit of homes that are in need of rehabilitation	2024	Mayor & Council	\$2,000	General Fund, Grants
5	Form partnership with the Greene County Habitat for Humanity to repair homes within city limits	2025	Mayor & Council, Greene County Habitat for Humanity	None	NA
6	Utilize state & federal funds to rehabilitate homes within city limits	2027	Mayor & Council, NEGRC	\$400,000	General Fund, Private Funds, Grants
<b>Natural and Cultural Resources</b>					
7	Restore the St. Paul A.M.E Church	2028	Mayor & Council	\$300,000	General Fund, Private Funds, Grants
<b>Community Facilities &amp; Services</b>					
8	Purchase a backup generator for the Siloam Community Center to provide electricity during natural disasters	2024	Mayor & Council	\$5,000	General Fund, Grants
9	Construct a larger porch for Siloam's Community Center	2025	Mayor & Council	\$7,500	General Fund
10	Replace existing playground equipment at Siloam's park	2026	Mayor & Council, NEGRC	\$20,000	General Fund, Grants, Loans
11	Create a city website	2026	Mayor & Council	\$1,000	General Fund

#	Activity	Timeframe	Responsible Party	Cost Estimate	Funding Source
12	Expand sewer and natural gas service along Highway 77 and to Downtown Siloam	2028	Mayor & Council, Surrounding Jurisdictions	\$3,000,000	General Fund, Loans, Grants
13	Adopt a code enforcement ordinance	2027	Mayor & Council	None	NA
<b>Transportation</b>					
14	Construct a sidewalk along Highway 15 and 77 within city limits	2025	Mayor & Council	250,000	General Fund, Grants, Loans
<b>Interjurisdictional Coordination</b>					
*15	Develop projects list for potential SPLOST and TSLOST funding	2026	Mayor & Council	None	NA
<b>Broadband Services</b>					
16	Adopt a Broadband Ready Ordinance	2023	Mayor & Council	None	NA
17	Apply for DCA's Broadband Ready Community Certification	2024	Mayor & Council	None	NA
18	Apply for state or federal funding for broadband technical assistance	2025	Mayor & Council, NEGRC	\$2,000	General Fund

# Appendix



This section provides documentation of public meetings, public involvement, and data collection associated with the development of the Comprehensive Plan.

## Public Hearing 1/Input Meeting 1 Documentation

Cities of Union Point, Siloam, and White Plains 2023 Comprehensive Plan Update Public Hearing #1 & Steering Committee Meeting #1: January 26, 2023 – 6:00 p.m. Union Point Public Safety Building, 4700 Lamb Ave, Union Point, GA 30669		
NAME	TITLE	EMAIL
Phillip Jones	Community Planner	
Carol Flaute	Community Planner	
David DuBois	Economic Development Dir	
Karen S. Hill	Mayor Siloam	
Edith Jefferson	COUNCIL PERSON	
<del>James Moore</del>	<del>Mayor White Plains</del>	
<del>James Moore</del>		
Jim Medel	DOA	
Jan Braggi	DPA	
Russ Moore	Mayor White Plains	
Amy Coleman	City White Plains	
James Colman		
Marty Dowdy		
Cynthia Walku	Homeless Navigator <sup>Greene</sup> Co. Sch	
Nina Lawrence		

**NOTICE OF PUBLIC HEARING**

The Cities of Union Point, Siloam, and White Plains will conduct a Public Hearing on January 26, 2023, at 6:00 p.m. at the Union Point Fire Department, 4700 Lamb Avenue, Union Point, GA30669.

Comprehensive Plan Updates for the Cities of Union Point, Siloam, and White Plains

The purpose of the public hearing is to brief the communities on the process for developing the three city's comprehensive plans and to obtain input on the proposed planning process. The three cities have elected to go through the public engagement and steering committee input process together yet develop separate comprehensive plans. Citizens, business owners, and all stakeholders are invited to attend the Public Hearing to provide comments, ideas, and suggestions. If you are unable to attend and wish to receive information regarding the hearing, please contact Phillip Jones, NEGRC Community Planner, at (706) 369-5650.

## Public Hearing 2 Documentation

Cities of Union Point, Siloam, and White Plains 2023 Comprehensive Plan Update Public Hearing #2: August 22, 2023 – 6:00 p.m. Siloam Community Center, 1130 Railroad Street Siloam, Greensboro, GA 30642		
NAME	TITLE	EMAIL
EDITH D. JEFFERSON	Council	
Linda W. Jarrard	Council	
THURMOND JARRARD	WATER SUPT	
Adia Smith	Community Planner, NE62C	
Phillip Jarrard	Community Planner, NE62C	
Karen Hill	Mayor Siloam	
Bobby Hill	Council	
Becky Cronin	City Clerk - Union Point	
Mark Schuh	resident	
Teneisha Pinkney	Council - Union Point	

### NOTICE OF PUBLIC HEARING

The Cities of Union Point, Siloam, and White Plains will conduct a Public Hearing on August 22, 2023, at 6:00 p.m. at the Siloam Community Center, 1130 Railroad Street Siloam, Greensboro, GA 30642.

Comprehensive Plan Update  
for the Cities of Union Point, Siloam, and White Plains

The purpose of the public hearing is to brief the community on the contents of each city's plan, provide an opportunity for final suggestions, and notify the public of the submittal and adoption schedule. All interested parties are encouraged to attend.

# Public Involvement

## Public Input Meeting #2

		City of Siloam 2023 Comprehensive Plan Update Steering Committee Meeting #2: April 3, 2023 – 6:00 p.m. Siloam City Hall, 4000 GA-77, Siloam GA 30665
NAME	TITLE	EMAIL/PHONE
Phillip Jones	Community Planner	[Redacted]
THURMOND JARRARD	Water Supt	
David DuBois	Economic Development Dir	
Mark Beatty	Director, NEGRC	
Karen Hill	Mayor Siloam	
Linda W. Jarrard	Councilmember, Siloam	



## Public Involvement (Cont.)

### *Online Public Survey: Available from 2/23/23 - 3/28/23*

The City of Siloam advertised the Public Input Survey by mailing a flyer to all households in city limits. In total, 35 responses were received.

## City of Siloam's 2023 Comprehensive Plan Update Request for Public Input

### **Dear City of Siloam resident,**

The City of Siloam is currently in the process of updating its comprehensive plan, which serves as a 20-year guide for growth and development for our city. In this 5-year update, we will analyze where we are as a city, envision where we want to be, and create strategies for achieving our goals. We depend on the input of our residents to create a comprehensive plan that reflects our resident's values. We cordially invite you to provide your input in the Comprehensive Plan process.

**If you would like to provide your input, you can do so in one of the following ways:**

#### **Online Survey**

The online survey can be accessed using the following link or QR Code:

**<https://arcg.is/01Cfub>**



#### **Print Survey**

Please complete the provided print survey and drop it off at City Hall:

**4000 GA-77,  
Siloam, GA 30665**

Thank you for your contribution to the comprehensive plan. If you have any questions about the survey or the comprehensive plan process, please contact Phillip Jones of the Northeast Georgia Regional Commission, who is assisting the City of Siloam with their comprehensive plan update. He can be reached at **706-369-5650**. You can also contact the City of Siloam City Hall at **706-467-2787**.

# Community Data

2/28/23, 12:55 PM

H+T Fact Sheets



**H+T<sup>®</sup> Fact Sheet**  
TRUE AFFORDABILITY AND LOCATION EFFICIENCY



## Municipality: Siloam, GA

Traditional measures of housing affordability ignore transportation costs. Typically a household's second-largest expenditure, transportation costs are largely a function of the characteristics of the neighborhood in which a household chooses to live. [Location Matters](#). Compact and dynamic neighborhoods with walkable streets and high access to jobs, transit, and a wide variety of businesses are more efficient, affordable, and sustainable.

*The statistics below are modeled for the Regional Typical Household. Income: \$52,129 Commuters: 0.81 Household Size: 2.40 ()*

### Map of Transportation Costs % Income



### Location Efficiency Metrics

Places that are compact, close to jobs and services, with a variety of transportation choices, allow people to spend less time, energy, and money on transportation.

0%

Percent of location efficient neighborhoods

### Neighborhood Characteristic Scores (1-10)

As compared to neighborhoods in all 955 U.S. regions in the Index

Job Access  
0.3

Very low access to jobs

AllTransit Performance Score  
0

Car-dependent with very limited or no access to public transportation

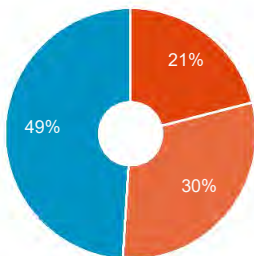
Compact Neighborhood  
2.0

Low density and limited walkability

### Average Housing + Transportation Costs % Income

Factoring in both housing *and* transportation costs provides a more comprehensive way of thinking about the cost of housing and true affordability.

- Housing
- Transportation
- Remaining Income



### Transportation Costs

In dispersed areas, people need to own more vehicles and rely upon driving them farther distances which also drives up the cost of living.



\$15,553

Annual Transportation Costs



2.03

Autos Per Household



23,536

Average Household VMT

0%

Transit Ridership % of Workers

7

Annual Transit Trips

9.34 Tonnes

Annual Greenhouse Gas per Household

# Community Data (Cont.)

2/28/23, 12:55 PM

H+T Fact Sheets



## H+T Metrics

### Affordability

Housing + Transportation Costs % Income:	51%
Housing Costs % Income:	21%
Transportation Costs % Income:	30%

### Demographics

Block Groups:	0
Households:	15
Population:	38

### Household Transportation Model Outputs

Autos per Household:	2.03
Annual Vehicle Miles Traveled per Household :	23,536
Transit Ridership % of Workers:	0%
Annual Transportation Cost:	\$15,553
Annual Auto Ownership Cost:	\$12,115
Annual VMT Cost:	\$3,432
Annual Transit Cost:	\$6
Annual Transit Trips:	7

### Environmental Characteristics

Residential Density 2010:	0.15 HHs/Res. Acre
Gross Household Density:	0.02 HH/Acre
Regional Household Intensity:	1,822 HH/mile <sup>2</sup>
Percent Single Family Detached Households:	57%
Employment Access Index:	1,629 Jobs/mi <sup>2</sup>
Employment Mix Index (0-100):	88
Transit Connectivity Index (0-100):	35
Transit Access Shed:	0 km <sup>2</sup>
Jobs Accessible in 30 Minute Transit Ride:	0
Available Transit Trips per Week:	0
Average Block Perimeter:	3,006 Meters
Average Block Size :	184 Acres
Intersection Density:	6 /mi <sup>2</sup>

### Housing Costs

Average Monthly Housing Cost:	\$927
Median Selected Monthly Owner Costs:	\$1,029
Median Gross Monthly Rent:	\$639
Percent Owner Occupied Housing Units:	79%
Percent Renter Occupied Housing Unit:	21%

### Greenhouse Gas from Household Auto Use

Annual GHG per Household:	9.34 Tonnes
Annual GHG per Acre:	0.18 Tonnes

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# Community Data (Cont.)



## Community Profile

Siloam Town, GA  
Siloam Town, GA (1370932)  
Geography: Place

Prepared by Esri

	Siloam town, ...
<b>Population Summary</b>	
2010 Total Population	231
2020 Total Population	194
2020 Group Quarters	0
2022 Total Population	207
2022 Group Quarters	0
2027 Total Population	227
2022-2027 Annual Rate	1.86%
2022 Total Daytime Population	190
Workers	66
Residents	124
<b>Household Summary</b>	
2010 Households	91
2010 Average Household Size	2.54
2020 Total Households	75
2020 Average Household Size	2.59
2022 Households	80
2022 Average Household Size	2.59
2027 Households	88
2027 Average Household Size	2.58
2022-2027 Annual Rate	1.92%
2010 Families	62
2010 Average Family Size	3.08
2022 Families	51
2022 Average Family Size	3.29
2027 Families	56
2027 Average Family Size	3.27
2022-2027 Annual Rate	1.89%
<b>Housing Unit Summary</b>	
2000 Housing Units	104
Owner Occupied Housing Units	69.2%
Renter Occupied Housing Units	16.3%
Vacant Housing Units	14.4%
2010 Housing Units	108
Owner Occupied Housing Units	63.0%
Renter Occupied Housing Units	21.3%
Vacant Housing Units	15.7%
2020 Housing Units	92
Vacant Housing Units	18.5%
2022 Housing Units	99
Owner Occupied Housing Units	59.6%
Renter Occupied Housing Units	21.2%
Vacant Housing Units	19.2%
2027 Housing Units	109
Owner Occupied Housing Units	59.6%
Renter Occupied Housing Units	21.1%
Vacant Housing Units	19.3%
<b>Median Household Income</b>	
2022	\$43,415
2027	\$49,171
<b>Median Home Value</b>	
2022	\$83,333
2027	\$93,750
<b>Per Capita Income</b>	
2022	\$26,238
2027	\$29,752
<b>Median Age</b>	
2010	43.1
2022	48.2
2027	49.4

**Data Note:** Household population includes persons not residing in group quarters. Average Household Size is the household population divided by total households. Persons in families include the householder and persons related to the householder by birth, marriage, or adoption. Per Capita Income represents the income received by all persons aged 15 years and over divided by the total population.

**Source:** Esri forecasts for 2022 and 2027. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

January 24, 2023

# Community Data (Cont.)



## Community Profile

Siloam Town, GA  
 Siloam Town, GA (1370932)  
 Geography: Place

Prepared by Esri

	Siloam town, ...
<b>2022 Households by Income</b>	
Household Income Base	78
<\$15,000	15.4%
\$15,000 - \$24,999	12.8%
\$25,000 - \$34,999	12.8%
\$35,000 - \$49,999	14.1%
\$50,000 - \$74,999	17.9%
\$75,000 - \$99,999	5.1%
\$100,000 - \$149,999	15.4%
\$150,000 - \$199,999	5.1%
\$200,000+	1.3%
Average Household Income	\$67,112
<b>2027 Households by Income</b>	
Household Income Base	89
<\$15,000	12.4%
\$15,000 - \$24,999	12.4%
\$25,000 - \$34,999	12.4%
\$35,000 - \$49,999	13.5%
\$50,000 - \$74,999	16.9%
\$75,000 - \$99,999	5.6%
\$100,000 - \$149,999	18.0%
\$150,000 - \$199,999	6.7%
\$200,000+	2.2%
Average Household Income	\$73,138
<b>2022 Owner Occupied Housing Units by Value</b>	
Total	58
<\$50,000	36.2%
\$50,000 - \$99,999	20.7%
\$100,000 - \$149,999	10.3%
\$150,000 - \$199,999	5.2%
\$200,000 - \$249,999	0.0%
\$250,000 - \$299,999	3.4%
\$300,000 - \$399,999	1.7%
\$400,000 - \$499,999	1.7%
\$500,000 - \$749,999	12.1%
\$750,000 - \$999,999	8.6%
\$1,000,000 - \$1,499,999	0.0%
\$1,500,000 - \$1,999,999	0.0%
\$2,000,000 +	0.0%
Average Home Value	\$220,690
<b>2027 Owner Occupied Housing Units by Value</b>	
Total	63
<\$50,000	33.3%
\$50,000 - \$99,999	19.0%
\$100,000 - \$149,999	6.3%
\$150,000 - \$199,999	4.8%
\$200,000 - \$249,999	0.0%
\$250,000 - \$299,999	4.8%
\$300,000 - \$399,999	1.6%
\$400,000 - \$499,999	3.2%
\$500,000 - \$749,999	15.9%
\$750,000 - \$999,999	11.1%
\$1,000,000 - \$1,499,999	0.0%
\$1,500,000 - \$1,999,999	0.0%
\$2,000,000 +	0.0%
Average Home Value	\$268,254

**Data Note:** Income represents the preceding year, expressed in current dollars. Household income includes wage and salary earnings, interest dividends, net rents, pensions, SSI and welfare payments, child support, and alimony.

**Source:** Esri forecasts for 2022 and 2027. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

January 24, 2023

# Community Data (Cont.)



## Community Profile

Siloam Town, GA  
Siloam Town, GA (1370932)  
Geography: Place

Prepared by Esri

	Siloam town, ...
<b>2010 Population by Age</b>	
Total	230
0 - 4	3.9%
5 - 9	6.5%
10 - 14	6.5%
15 - 24	12.2%
25 - 34	10.0%
35 - 44	13.9%
45 - 54	15.2%
55 - 64	14.8%
65 - 74	9.1%
75 - 84	6.1%
85 +	1.7%
18 +	78.7%
<b>2022 Population by Age</b>	
Total	208
0 - 4	3.4%
5 - 9	4.3%
10 - 14	4.3%
15 - 24	10.6%
25 - 34	11.5%
35 - 44	11.5%
45 - 54	14.9%
55 - 64	15.9%
65 - 74	14.9%
75 - 84	6.2%
85 +	2.4%
18 +	84.1%
<b>2027 Population by Age</b>	
Total	227
0 - 4	4.0%
5 - 9	4.0%
10 - 14	4.8%
15 - 24	9.3%
25 - 34	11.0%
35 - 44	11.9%
45 - 54	12.3%
55 - 64	16.3%
65 - 74	15.0%
75 - 84	9.3%
85 +	2.2%
18 +	85.0%
<b>2010 Population by Sex</b>	
Males	117
Females	114
<b>2022 Population by Sex</b>	
Males	106
Females	102
<b>2027 Population by Sex</b>	
Males	117
Females	110

Source: Esri forecasts for 2022 and 2027. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

January 24, 2023

# Community Data (Cont.)



## Community Profile

Siloam Town, GA  
Siloam Town, GA (1370932)  
Geography: Place

Prepared by Esri

	Siloam town, ...
<b>2010 Population by Race/Ethnicity</b>	
Total	230
White Alone	41.7%
Black Alone	55.2%
American Indian Alone	0.0%
Asian Alone	0.4%
Pacific Islander Alone	0.0%
Some Other Race Alone	1.3%
Two or More Races	1.3%
Hispanic Origin	3.5%
Diversity Index	55.6
<b>2020 Population by Race/Ethnicity</b>	
Total	194
White Alone	34.0%
Black Alone	56.7%
American Indian Alone	1.0%
Asian Alone	0.5%
Pacific Islander Alone	0.0%
Some Other Race Alone	5.7%
Two or More Races	2.1%
Hispanic Origin	8.8%
Diversity Index	63.0
<b>2022 Population by Race/Ethnicity</b>	
Total	207
White Alone	41.5%
Black Alone	52.2%
American Indian Alone	0.5%
Asian Alone	0.0%
Pacific Islander Alone	0.0%
Some Other Race Alone	3.4%
Two or More Races	2.4%
Hispanic Origin	5.8%
Diversity Index	60.2
<b>2027 Population by Race/Ethnicity</b>	
Total	227
White Alone	41.0%
Black Alone	52.4%
American Indian Alone	0.4%
Asian Alone	0.0%
Pacific Islander Alone	0.0%
Some Other Race Alone	3.5%
Two or More Races	2.6%
Hispanic Origin	6.2%
Diversity Index	60.7
<b>2010 Population by Relationship and Household Type</b>	
Total	231
In Households	100.0%
In Family Households	84.8%
Householder	27.7%
Spouse	16.9%
Child	32.0%
Other relative	6.1%
Nonrelative	2.2%
In Nonfamily Households	15.2%
In Group Quarters	0.0%
Institutionalized Population	0.0%
Noninstitutionalized Population	0.0%

**Data Note:** Persons of Hispanic Origin may be of any race. The Diversity Index measures the probability that two people from the same area will be from different race/ethnic groups.

**Source:** Esri forecasts for 2022 and 2027. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

January 24, 2023

# Community Data (Cont.)



## Community Profile

Siloam Town, GA  
Siloam Town, GA (1370932)  
Geography: Place

Prepared by Esri

	Siloam town, ...
<b>2022 Population 25+ by Educational Attainment</b>	
Total	161
Less than 9th Grade	13.0%
9th - 12th Grade, No Diploma	14.9%
High School Graduate	36.6%
GED/Alternative Credential	6.2%
Some College, No Degree	6.8%
Associate Degree	8.1%
Bachelor's Degree	6.8%
Graduate/Professional Degree	7.5%
<b>2022 Population 15+ by Marital Status</b>	
Total	183
Never Married	31.7%
Married	38.8%
Widowed	7.1%
Divorced	22.4%
<b>2022 Civilian Population 16+ in Labor Force</b>	
Civilian Population 16+	86
Population 16+ Employed	97.7%
Population 16+ Unemployment rate	2.3%
Population 16-24 Employed	9.5%
Population 16-24 Unemployment rate	0.0%
Population 25-54 Employed	63.1%
Population 25-54 Unemployment rate	3.6%
Population 55-64 Employed	16.7%
Population 55-64 Unemployment rate	0.0%
Population 65+ Employed	10.7%
Population 65+ Unemployment rate	0.0%
<b>2022 Employed Population 16+ by Industry</b>	
Total	84
Agriculture/Mining	11.8%
Construction	10.6%
Manufacturing	10.6%
Wholesale Trade	2.4%
Retail Trade	10.6%
Transportation/Utilities	4.7%
Information	3.5%
Finance/Insurance/Real Estate	2.4%
Services	41.2%
Public Administration	2.4%
<b>2022 Employed Population 16+ by Occupation</b>	
Total	84
White Collar	44.0%
Management/Business/Financial	7.1%
Professional	13.1%
Sales	6.0%
Administrative Support	17.9%
Services	29.8%
Blue Collar	26.2%
Farming/Forestry/Fishing	2.4%
Construction/Extraction	3.6%
Installation/Maintenance/Repair	3.6%
Production	8.3%
Transportation/Material Moving	8.3%

Source: Esri forecasts for 2022 and 2027. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

January 24, 2023



# Community Data (Cont.)



## Community Profile

Siloam Town, GA  
Siloam Town, GA (1370932)  
Geography: Place

Prepared by Esri

	Siloam town, ...
<b>2010 Households by Type</b>	
Total	91
Households with 1 Person	27.5%
Households with 2+ People	72.5%
Family Households	68.1%
Husband-wife Families	41.8%
With Related Children	17.6%
Other Family (No Spouse Present)	26.4%
Other Family with Male Householder	6.6%
With Related Children	2.2%
Other Family with Female Householder	19.8%
With Related Children	9.9%
Nonfamily Households	4.4%
All Households with Children	30.8%
Multigenerational Households	6.6%
Unmarried Partner Households	5.5%
Male-female	5.5%
Same-sex	0.0%
<b>2010 Households by Size</b>	
Total	90
1 Person Household	27.8%
2 Person Household	34.4%
3 Person Household	16.7%
4 Person Household	12.2%
5 Person Household	7.8%
6 Person Household	1.1%
7 + Person Household	0.0%
<b>2010 Households by Tenure and Mortgage Status</b>	
Total	91
Owner Occupied	74.7%
Owned with a Mortgage/Loan	30.8%
Owned Free and Clear	42.9%
Renter Occupied	25.3%
<b>2022 Affordability, Mortgage and Wealth</b>	
Housing Affordability Index	270
Percent of Income for Mortgage	10.1%
Wealth Index	47
<b>2010 Housing Units By Urban/ Rural Status</b>	
Total Housing Units	108
Housing Units Inside Urbanized Area	0.0%
Housing Units Inside Urbanized Cluster	0.0%
Rural Housing Units	100.0%
<b>2010 Population By Urban/ Rural Status</b>	
Total Population	231
Population Inside Urbanized Area	0.0%
Population Inside Urbanized Cluster	0.0%
Rural Population	100.0%

**Data Note:** Households with children include any households with people under age 18, related or not. Multigenerational households are families with 3 or more parent-child relationships. Unmarried partner households are usually classified as nonfamily households unless there is another member of the household related to the householder. Multigenerational and unmarried partner households are reported only to the tract level. Esri estimated block group data, which is used to estimate polygons or non-standard geography.

**Source:** Esri forecasts for 2022 and 2027. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

January 24, 2023

# Community Data (Cont.)



## Community Profile

Siloam Town, GA  
Siloam Town, GA (1370932)  
Geography: Place

Prepared by Esri

### Top 3 Tapestry Segments

- 1.
- 2.
- 3.

Siloam town, ...

Rural Bypasses (10E)

### 2022 Consumer Spending

Apparel & Services: Total \$	\$119,690
Average Spent	\$1,496.13
Spending Potential Index	62
Education: Total \$	\$73,668
Average Spent	\$920.84
Spending Potential Index	47
Entertainment/Recreation: Total \$	\$215,156
Average Spent	\$2,689.45
Spending Potential Index	73
Food at Home: Total \$	\$383,043
Average Spent	\$4,788.04
Spending Potential Index	77
Food Away from Home: Total \$	\$230,688
Average Spent	\$2,883.60
Spending Potential Index	67
Health Care: Total \$	\$455,041
Average Spent	\$5,688.01
Spending Potential Index	80
HH Furnishings & Equipment: Total \$	\$139,035
Average Spent	\$1,737.93
Spending Potential Index	68
Personal Care Products & Services: Total \$	\$49,470
Average Spent	\$618.37
Spending Potential Index	61
Shelter: Total \$	\$969,489
Average Spent	\$12,118.62
Spending Potential Index	53
Support Payments/Cash Contributions/Gifts in Kind: Total \$	\$160,253
Average Spent	\$2,003.16
Spending Potential Index	74
Travel: Total \$	\$123,352
Average Spent	\$1,541.90
Spending Potential Index	54
Vehicle Maintenance & Repairs: Total \$	\$82,430
Average Spent	\$1,030.37
Spending Potential Index	82

**Data Note:** Consumer spending shows the amount spent on a variety of goods and services by households that reside in the area. Expenditures are shown by broad budget categories that are not mutually exclusive. Consumer spending does not equal business revenue. Total and Average Amount Spent Per Household represent annual figures. The Spending Potential Index represents the amount spent in the area relative to a national average of 100.

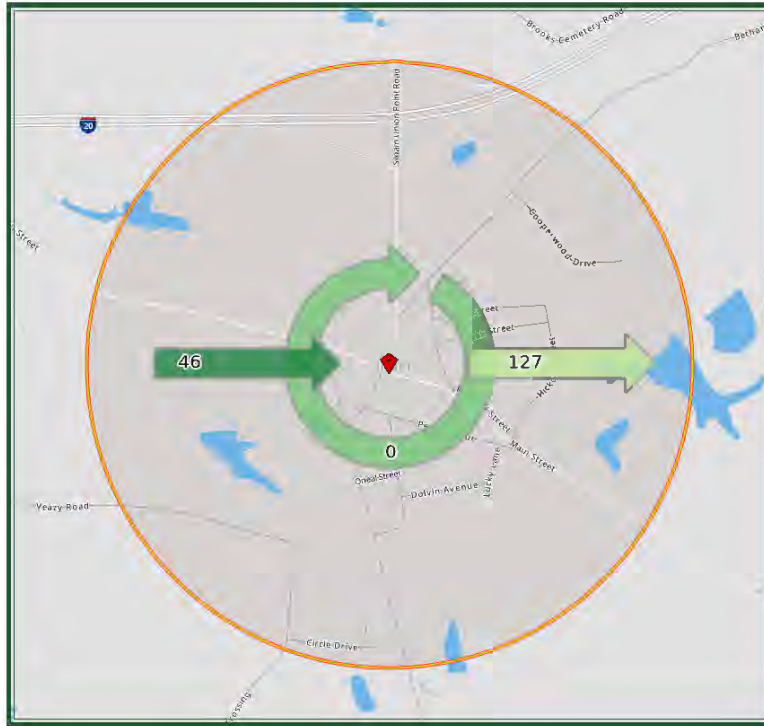
**Source:** Consumer Spending data are derived from the 2018 and 2019 Consumer Expenditure Surveys, Bureau of Labor Statistics. Esri.

**Source:** Esri forecasts for 2022 and 2027. U.S. Census Bureau 2000 and 2010 decennial Census data converted by Esri into 2020 geography.

January 24, 2023

## Community Data (Cont.)

### Census OnTheMap Inflow/Outflow Analysis



*Destination County of Residents Leaving Siloam for Work*

*County of Origin of People Entering Siloam for Work*

County	Count	Percent of Total
Greene County, GA	26	20.5%
Fulton County, GA	9	7.1%
Gwinnett County, GA	9	7.1%
Putnam County, GA	9	7.1%
Clarke County, GA	6	4.7%
Stephens County, GA	6	4.7%
Richmond County, GA	5	3.9%
Anderson County, SC	5	3.9%
Hall County, GA	4	3.1%
Columbia County, GA	3	2.4%
All Other Locations	45	35.4%
<b>Total</b>	<b>127</b>	

County	Count	Percent of Total
Greene County, GA	21	45.7%
Columbia County, GA	5	10.9%
Fulton County, GA	3	6.5%
Gwinnett County, GA	2	4.3%
Barrow County, GA	1	2.2%
Bibb County, GA	1	2.2%
Cherokee County, GA	1	2.2%
DeKalb County, GA	1	2.2%
Forsyth County, GA	1	2.2%
Hancock County, GA	1	2.2%
All Other Locations	9	19.6%
<b>Total</b>	<b>46</b>	

# Public Survey Results

## City of Siloam 2023 Comprehensive Plan Update

### Public Input Survey Results

#### 1. Do you live inside or outside of the city limits of Siloam?

Answer	Count
Inside city limits	22
Outside city limits	12
(blank)	1
<b>Grand Total</b>	<b>35</b>

#### 2. What is your age?

Answer	Count
Between 20-34 years old	2
Between 35-49 years old	6
Between 50-64 years old	6
65 years or older	21
<b>Grand Total</b>	<b>35</b>

#### 3. How long have you lived in Siloam?

Answer	Count
Less than one (1) year	1
1 to 5 years	5
6 to 10 years	1
11 to 20 years	4
More than 20 years	24
<b>Grand Total</b>	<b>35</b>

#### 4. During the City of Siloam's 2018 comprehensive plan update, the city created the below vision statement. How satisfied are you with this vision statement?

Answer	Count
Completely satisfied	26
Somewhat satisfied	6
Neither satisfied nor dissatisfied	2
Somewhat dissatisfied	1
Completely dissatisfied	0
<b>Grand Total</b>	<b>35</b>

## Public Survey Results (Cont.)

### 5. Do you feel that the local government manages land use and zoning appropriately in your community?

Answer	Count
Yes	30
No	1
(blank)	4
<b>Grand Total</b>	<b>35</b>

#### a. If not, explain what changes you would like to see:

Answer	Count
could do better	2
I would like to see more equipment for 3-10 year old kids at the recreation area	1
<b>Grand Total</b>	<b>3</b>

### 6. Are the streets and sidewalks adequately maintained?

Answer	Count
Yes	25
No	6
(blank)	4
<b>Grand Total</b>	<b>35</b>

#### a. If not, where are the streets or sidewalks in most need of repair?

Row Labels	Count
main street, church street, Highway 77	2
need sidewalks	1
Needs sidewalks but do not have any	1
no sidewalks	1
some area need ditches	1
Veazey Rd and Syrupmill Cross Road needs paving & doing the lines over. Need more street lights, especially down Veazey Road. Sidewalks on Syrupmill and Veazey Road	1
<b>Grand Total</b>	<b>7</b>

## Public Survey Results (Cont.)

### 7. Is the community safe, comfortable, and inviting for people to walk or bike to activities, jobs, shopping, dining, services, etc.?

Answer	Count
Yes	27
No	5
(blank)	3
<b>Grand Total</b>	<b>35</b>

#### a. If not, what are some improvements you would recommend?

Answer	Count
Church street need to have sidewalks	1
I would not want my wife or kids to walk by themselves in town. Too many people just hanging around at the house by Jarrad's old store	1
local businesses and commercial landowners should be encourage to enhance their property. Would like to see restaurants. New buildings should be required to reflect the old brick buildings we currently have	1
No sidewalks, need more dining services	2
<b>Grand Total</b>	<b>5</b>

### 8. Does your community have any traffic issues?

Answer	Count
Yes	15
No	17
(blank)	3
<b>Grand Total</b>	<b>35</b>

### 9. If yes, what are the specific traffic issues (check all that apply) (1)

Answer	Count
People sometimes get stuck in severe congestion	1
Predictable peaks like rush hour	3
Speed Limits are too high	4
Unpredictable gridlock	3
Unsafe/inconvenient to travel without a car	3
<b>Grand Total</b>	<b>14</b>

## Public Survey Results (Cont.)

10. In your opinion, is park space within or near your community easily accessible to all residents?

Answer	Count
Yes	24
I don't know	1
No	2
(blank)	8
<b>Grand Total</b>	<b>35</b>

a. If you answered no, please explain how park space inaccessible and any improvements you recommend.

Answer	Count
Limited parking due to highways that run through the town	1
Post office needs parking	1
<b>Grand Total</b>	<b>2</b>

11. Are there any persistent public safety issues in your community (dangerous intersections, sanitation, crime, run-down properties, etc.)?

Answer	Count
Yes	15
No	14
(blank)	6
<b>Grand Total</b>	<b>35</b>

a. If yes, please explain:

Answer	Count
Church St. & Main Street due to increased truck & other traffic; which should be on I-20. Need another speed breaker on Church St. Maybe 100-200. South of the past one!	1
Dangerous intersections; lack of city workers; litter is laying around the town	1
Encourage owners to dress up their buildings	1
Hwy 15 & GA 77	1
Hwy 77 and 15 Intersection	2
Intersection of 77 & 15	3
Intersection of 77-15. Lower speed limit. Need turning lane from 15 to 77 at intersection	1
Loitering around empty stores; speeding through town on Highway 15	1
Maybe some cleanup needs to be done at certain houses in town	1
People hanging out and drinking, hollaring and carrying on. Music being played loud	1
Run-down properties	1

## Public Survey Results (Cont.)

The intersection of Highway 77N and Highway 15 S is dangerous. The exits off I-20 can be dangerous when people don't obey the signs	1
(blank)	20
<b>Grand Total</b>	<b>35</b>

### 12. How would you rate the following services in your community:

#### Water

Row Labels	Count of Date
Excellent	21
Good	11
Average	2
Poor	0
Very Poor	0
No Opinion	1
(blank)	0
<b>Grand Total</b>	<b>35</b>

#### Emergency Services

Row Labels	Count of Date
Excellent	11
Good	18
Average	5
Poor	0
Very Poor	0
No Opinion	1
(blank)	0
<b>Grand Total</b>	<b>35</b>

#### Internet

Row Labels	Count of Date
Excellent	0
Good	4
Average	10
Poor	10
Very Poor	9
No Opinion	2
(blank)	0
<b>Grand Total</b>	<b>35</b>

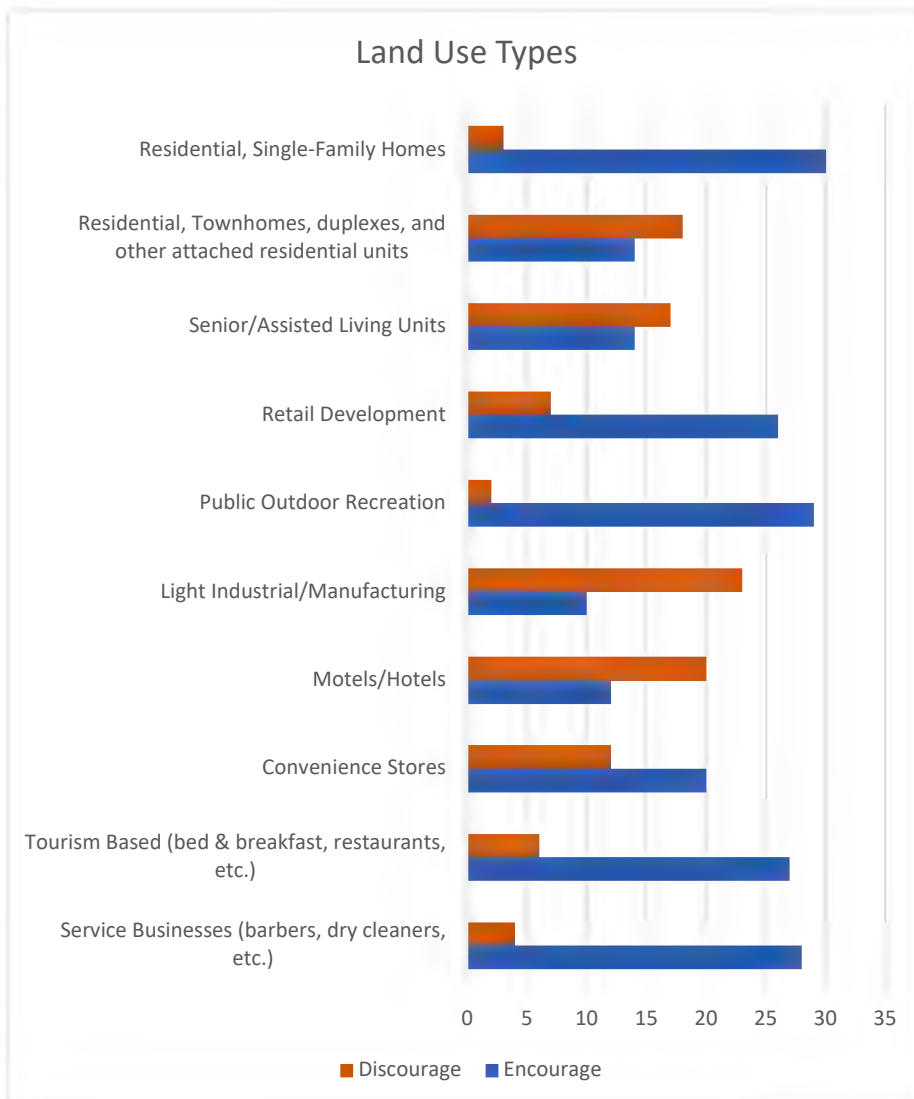


## Public Survey Results (Cont.)

### Leisure/Recreation Services

Row Labels	Count of Date
Excellent	3
Good	14
Average	9
Poor	3
Very Poor	0
No Opinion	6
(blank)	0
<b>Grand Total</b>	<b>35</b>

### 13. Would you encourage or discourage the following land uses in your community?



## Public Survey Results (Cont.)

### 14. Are there any activities you would like to do in your community but cannot? Explain:

Answer	Count
Go out to eat. Dinner/drinks	1
N/A	2
No	16
Play golf	1
Poor internet and no sidewalks	1
Stream video over the internet	1
(blank)	13
<b>Grand Total</b>	<b>35</b>

### 15. What cultural and natural resources does your community value?

Answer	Count
Clean water	1
County living	1
Farms & land	1
Good water	2
History	2
N/A	3
Park and Center	1
Park and Community Center	1
Park Center	1
Rock quarry	2
The City of Siloam's history	1
The value of old traditional values	1
(blank)	18
<b>Grand Total</b>	<b>35</b>

### 16. What is a defining characteristic of your community that you would like to see preserved?

Answer	Count
History	2
N/A	2
No ordinances	1
Old brick buildings. Have new buildings reflect that history	1
Old stores restored	2
Small and Safe	1
Small close-knit	1
Small hometown environment	1
Small town	1

## Public Survey Results (Cont.)

Small town feel	3
Small town living	1
Small town living experience	1
Small town rural setting	1
The old churches	1
(blank)	16
<b>Grand Total</b>	<b>35</b>

**17. List three small actions your local government could take to improve the quality of life in your neighborhood/community:**

Answer	Count
1) Codes for yard	1
1) Litter control; 2) Encourage yard/lawn cleanliness; 3) Encourage removal of dilapidated building/structures	1
Better internet; sidewalks; spending in town	1
Build sidewalks; get funds to build new post office; get funds for sewer system	1
Build sidewalks; get funds to build new post office; repair roads	1
City Sewer	1
Encourage small business growth, put a golf course on some of the land	1
Have home owners clean up trash/debris in their yard	1
Internet to the whole community, clean up in front of Dollar General, city landscaping	1
Internet x 3	2
Internet, internet, internet	1
Lower speed limit; Ask Georgia DOT to upgrade 77-15 intersection	1
N/A	3
No loitering; get more quality businesses in town; no empty buildings	1
None	1
Sidewalks; streetlights	1
They've been doing a good job	1
(blank)	15
<b>Grand Total</b>	<b>35</b>

## Public Survey Results (Cont.)

### 18. What are the most important projects that the city should complete over the next five years?

Answer	Count
All of the above	1
Beautify	1
Better internet ASAP	1
Better roads	1
Clean up and remove abandoned buildings/houses and trailers	1
Clean up trash and garbage on roads and highways coming into town and surrounding streets. Maybe have downtown events to support this.	1
Continue to Improve	1
Continuous Improvement	1
Doing more work on the downtown empty buildings	1
Get funds for sewer system; improve roads	1
Get quality vendors in some/all of these empty buildings	1
Get sewer system, improve roads	1
Internet	1
Internet to the whole community	1
Keep improving	1
Keep Siloam Beautiful	1
Lights in the park rec	1
Maybe sidewalks	1
N/A	1
None	1
Put out plants	1
Sidewalks & streetlights	1
Solicit, encourage and allow small-scale developments that would enhance current small town settings	1
Some places to eat, fix the leaking water valves, playground equipment for 3-10 yr olds	1
Streets	1
(blank)	10
<b>Grand Total</b>	<b>35</b>

## References

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