

**Woodbury
Community Work Program**

#	Project Activity	Responsible Party	Cost Estimate	Funding Source	2018	2019	2020	2021	2022	Need/Opportunity aligned with Comp Plan Goal & CWP	Status
1	Renovations and additions to new Woodbury City Hall	Mayor & City Staff		SPLOST	X					Comp Plan Goal 9: Strengthen to role and vitality of main streets and downtowns, and building regional commercial districts. CWP #1 completed June 2018.	Completed
2	City Municipal Complex Digital Community Sign	City Hall Staff	\$21,000	USDA Grant		X				Comp Plan, Page 76, 6th item, "Renovations and additions to Woodbury City Hall." Waited for eight months on Federal Budget approval and funding. Completed project 12/2019.	Completed
3	Marketing Downtown City Owned Property - Build Business Development Plan - Activity Market Sale of City owned Property	City Council & Staff WDA	\$2,000	General Fund Budget		X	X	X		Comp Plan, Page 14, Community Pride and Quality of Life, item 8: "Many of the commercial downtowns within Meriwether County are in need of increased revitalization and reinvestment." Comp Plan, Page 16, Economic Development and Tourism, item 3: "We will support all of the municipal development authorities to promote the revitalization of downtowns and the recruitment of new businesses to fill vacant retail spaces." Working with Don Dyche, John Coleman, Justin Collins, Doug & Vicky Matthews, Johnny & Toby Fuller, and others to market downtown properties.	Completed
4	Secure Main Street Design assistance to prepare conceptual drawing for historically appropriate façade improvements and pedestrian friendly streetscapes, etc.	Woodbury DA	\$5,000	Grant Assistance			X			Comp Plan, Goal 4 Strategy 1: "Maintain the diverse business representation on local main streets and downtowns." Comp Plan, Goal 9: "Strengthen the role and vitality of main streets and downtowns, and building regional commercial districts." Goal 9, Strategy 2, "Adopt Tax Allocation Districts (TAD) and Enterprise and Opportunity Zones, and other programs to target Strategy projects or district improvements." Comp Plan Goal 9, Strategy 3, "Develop the quality, vitality mix of businesses within all commercial districts, main streets, and downtown squares." CWP, Page 75, items 1 and 4: Woodbury Development Authority, Woodbury Planning & Zoning Commission, and Woodbury Historic Preservation Commission in collaboration with Alan Durham (Ga Tech) and Three Rivers Regional Commission developed our historic preservation ordinance.	Completed
5	Fire Station constructed by Meriwether County	Meriwether County		Meriwether County			X			Comp Plan, Page 77, item 8, "Fire Station constructed by Meriwether County". Completed Q2 2020, open house postponed due to COVID-19.	Completed
6	Adopt a Preservation Ordinance to include the creation of a historic preservation commission Assigned to WDA and P&Z — activated a Historical Society to help with this effort (June 2019)	Woodbury DA	\$1,000	General Fund			X			Comp Plan Goal 3, Strategy 1: "Encourage municipalities to implement and maintain design guidelines." Strategy 2: "Capitalize and build on existing natural and cultural assets through historic preservation and environmental design." CWP, Page 77, item 1: "Create a preservation-based redevelopment plan for Downtown Main Street." item 2: "Adopt a Preservation Ordinance to include the creation of a historic preservation commission." Created Historical Preservation Commission on June 17, 2019. Members include: Candace Head (Chairperson), Cathy Harbin, Eric Mahone. Added member Kay Williamson on January 13, 2020. Woodbury Development Authority and the Woodbury Planning & Zoning are working together to develop a collaborative effort in developing the historic preservation ordinance.	Completed
7	Create a preservation- based redevelopment plan for Downtown Main Street Assigned to WDA and P&Z — activated a Historical Society to help with this effort (June 2019)	Woodbury DA	\$3,000	General Fund		X	X			Comp Plan Goal 3, Strategy 1: "Encourage municipalities to implement and maintain design guidelines." Strategy 2: "Capitalize and build on existing natural and cultural assets through historic preservation and environmental design." CWP, Page 77, item 1: "Create a preservation-based redevelopment plan for Downtown Main Street." item 2: "Adopt a Preservation Ordinance to include the creation of a historic preservation commission." Created Historical Preservation Commission on June 17, 2019. Members include: Candace Head (Chairperson), Cathy Harbin, Eric Mahone. Added member Kay Williamson on January 13, 2020.	Completed
8	Inventory all properties and resources of historic significance within the designated downtown area and the surrounding impact zone.	Historic Preservation Commission	\$1,000	General Fund			X			Comp Plan, Goal 3, Strategy 2: "Capitalize and build on existing natural and cultural assets through historic preservation and environmental guidelines." Mayor, Council, Historic Preservation Commission, Planning & Zoning Commission with contracted consultation with Ga Tech (specifically, Alan Durham) completed the Woodbury Historic Properties Inventory Q32020 toward the completion of the Certified Local Government application through Ga DCA.	Completed
9	High-Speed Internet Initiative - Outfit Citywide service	Mayor & Council	\$45,000	City General Budget Amended 2019 Budget		X	X	X		Comp Plan, Goal 13, Strategies 1, 2, 3, and 4. Woodbury completed Phase IV, Implementation, Dec-2019. City of Concord, GA adopted the Woodbury model and March 2021 they made their Broadband service available. City of Molena, GA has adopted the Woodbury model and plan to offer their service late Spring 2021.	Completed
10	Playground Equipment - ADA Compliant Equipment - Replace some of the worn-out items	Public Works	\$20,000	Grant & Donations			X			Comp Plan, Page 13, Community Pride and Quality of Life, item 7, "The County along with the cities should increase the amount of both passive and active parks along with trails for increased recreation and quality of life for its citizens". Purchased 02/14/2020	Completed
11	Community Building Repairs - Bathroom Repair - Kitchen Repairs - Lighting (inside and outside) - Painting - Window Blinds	Public Works	\$10,000	General Fund Budget				X		CWP Updated 2019, item 22: "Community Building Repairs". Council approved January 25th 2021 with condition of following up with Carolyn McKinley on potential grant monies. Followed up with Carolyn McKinley on Thursday, February 4, 2021. She is not aware of any grant monies. She also reached out to Corinne Thornton, she is not aware of any monies either. Contracted with Southern Mechanical per the decision of Council on January 25th to renovate the community building. Completed work March 19, 2021. Returned Community Building for rental.	Completed
12	Upgrade Computer System	City Clerk	\$7,000	General Fund	X					Comp Plan, Page 78, 3rd item, "Upgrade Computer System: 11 year old computer system — upgrades completed October 2018.	Completed
13	Computer Software Updates / Upgrades	City Clerk	\$40,000	General Fund	X	X				Comp Plan, Page 78, 3rd item, "Upgrade Computer System": 11 year old computer system — upgrades completed October 2018. Security requirements and updates for system.	Completed

14	Tax Allocation Software - Track Tax Payments	Angel Fowler	\$5,000	General Fund Budget			X	X	Comp Plan, Page 78, 3rd item, "Upgrade Computer System": 02/24/2020 - looking for available software. 03/2020 - Created Access Database to track tax payments. 01/2021 - Clerkbooks upgraded tax tracking software	Completed
15	Police Vehicles - Computer equipped - Tag Reader equipped	Police Chief	\$280,000	General Fund Budget / Tech Fee			X		Comp Plan, Page 78, item 1, "Purchase of new or used city vehicle" Align with Capital Improvement Program per Ordinance. Purchased two (2) patrol units with Ford Motor Lease and Ga Chief's Association provided a grant for computers in all eight (8) cars at a lower cost than listed in the CWP. Project date: 02/24/2020.	Completed
16	Public Works Trucks - Purchase / Lease of new equipment	Public Works	\$150,000	General Fund Budget			X		Comp Plan, Page 78, item 1, "Purchase of new or used city vehicle" Align with Capital Improvement Program per Ordinance. Purchased two (2) patrol units with Ford Motor Lease. Purchased and delivered 02/24/2020	Completed
17	Water Meters / Radio Reader	Public Works	\$300,000	GEFA Loan		X	X		Comp Plan, Page 77, item 5: "Water Improvements". Our water meters were more than 20 years old, some were more than 70 years old. Our meters were manual read, and some did not operate at all while others did not accurately record water usage. Staff presented to Council at 02/17/2020 meeting for approval to replace. Initial project funds will replace 200 meters: Contingency funds, SPLOST, and funds received from recovered tax monies from our previous water project. For 2020, the City will not expend funds from the Water & Sewer fund to pay for water meters. Chose to use Leachate sales to upgrade meters. Project completed Q3 2020.	Completed
18	Weapons Updated for Police Force	Police Chief	\$4,000	General Fund		X			Comp Plan, Page 77, 5th item, "Weapons Updated for Police Force." Officers performed T&E of several weapon types, purchased new weapons on 07/30/2019.	Completed
19	Road & Streets - Understand Repaving - Develop & Agree List of Roads - Paved Dogwood, Tulip, and Gary Kendrick (Q2 2020)	Public Works	Determined by T-SPLOST LMIG	General Fund Budget		X	X		Comp Plan, Page 12, Transportation, item 3 "Need to prioritize important roadways to pave." Public Works completed the inventory, condition, and paving history for all roads inside of the City and documented estimates for repaving. PW created a repaving plan and with Mayor & Council support began implementing the plan in 2019.	Completed
20	City Park / Pavilion - Bathroom - Utilities - Grills	Public Works	\$5,000	General Fund					CWP Updated 2019, item 22: "Community Building Repairs". On-Hold due to COVID-19 concerns.	On-Hold
21	Gateway Beautification - Directional Signage - Business Advertisement / Display - City Plantings - Welcome to Woodbury Signs	Public Works	\$15,000	City General Budget			X	X	Comp Plan, Page 36 & 37, "Gateways": Discussion with Historic Preservation Commission, Planning & Zoning; Placed on Social Media for input and feedback; Copies in Woodbury Municipal Complex lobby.	In-Progress
22	Blight Management - Blight Tax Assessment Study - Feasibility Study	City Council	\$75,000	Grant & Donations			X	X	Comp Plan, Pages 17 & 18, "We will seek to remove or revitalize blighted commercial spaces and residential structures." Presented document to Council at January 2020 meeting. Assessment in work Q3 2020 — working with Ga Tech's EDRP to understand whether this is a viable option. Council voted June 2020 to align our Rural Zone Boundary with our Revitalization Area Strategies and designate our downtown area as a "slum area" as defined in Georgia's Urban Redevelopment Act, URA, OCGA §36-61-2.	In-Progress
23	Renovate Tennis Courts / Repurpose	City Public Works & Recreation Department (Randy Carter)	\$75,000	Grant & Donations				X	Comp Plan, Page 18, Community Facilities and Services, item 3, 5, and 6: Goal 3, Strategy 3: Identify opportunities to create passive and active recreation. Talked with three companies requesting bids. Talbot Tennis to review courts on 3/10/2021	In-Progress
24	Downtown Beautification - Streetscape Plan - Landscaping	City Staff & Development Authority		GEFA Loan			X	X	Comp Plan, Page 26, Goal 9: Strengthen the role and vitality of main streets and downtowns, and building regional commercial districts. CWP, Page 77, item 7: "Installation of streetscape improvements on Main Street". TSW completed the Downtown Master Plan Q3 2020. WDA working with P&Z on guidelines and funding availability for streetscape and landscaping in downtown. Paving contract let to PPI in February 2021. Paving to start in March 2021.	In-Progress
25	Water Improvements • Replacement and addition of water lines	Public Works		GEFA Loan		X	X		Comp Plan, Woodbury CWP, Page 77, item 5: "Water Improvements" Phase II of the Water Systems Improvement GEFA Loan	In-Progress
26	Sewer improvements: • Repair sewer lines - Dogwood Street • Repair sewer lines - Durand Street	Public Works	\$ - Staff Time	City Water & Sewer Budget			X	X	Comp Plan, Woodbury CWP, Page 77, item 4: "Sewer Improvements". Phase II of the Water Systems Improvement GEFA Loan	In-Progress
27	Water Sales - New Residential Customer Sales - Commercial Sales - Sales to Other Cities - Countywide Sales - Marketing	City Council & Staff		Private		X	X		Precluded from expanding into the County per Service Delivery Strategy until Master Agreement Met with Theron Gay at Woodbury Municipal Complex 01/29/2020 to discuss adding 6" pipe south of town on Highway 85 for County customers. Mr. Gay also indicated that he was interested in adding more access, but needed more time to consider cost and implications.	On-Going
28	Construction of attainable housing	City Council		Private	X	X	X	X	Comp Plan, Woodbury CWP, Page 77, Page 6: "Constructio of attainable housing". Planning & Zoning working with area developers. Woodbury Development Authority is working on loft apartments in the 1911 building. Donny Dyche came to City Hall to ask about placing 10 small homes on Tommy & Sandy Johnson's lot behind City Hall.	On-Going