

<b>Land Use &amp; Development</b>	<b>Economic Development</b>	<b>Housing</b>	<b>Historic/Natural Resources</b>	<b>Traffic &amp; Transportation</b>	<b>Community Facilities</b>	<b>Miscellaneous</b>
<ul style="list-style-type: none"> <li>- Gateway to four counties: Jackson, Barrow, Hall, &amp; Gwinnett.</li> <li>- Small-town atmosphere</li> <li>- Historic downtown</li> <li>- Emerging Chateau Elan activity center</li> <li>- Linear east to west growth pattern</li> <li>- Significant recent residential development</li> <li>- Seeking greater cohesiveness and sense of place</li> <li>- Multiple corridor overlays lack consistency/ uniformity</li> <li>- Perceived lack of higher end shopping</li> <li>- Desire more aggressive growth management strategies</li> <li>- Numerous commercial strip centers</li> <li>- Lack of control over growth in adjacent unincorporated areas</li> <li>- Need coordination with plans for adjacent jurisdictions</li> </ul>	<ul style="list-style-type: none"> <li>- Chateau Elan Resort &amp; Winery = 500,000 visitors to Braselton each year</li> <li>- Road Atlanta = 350,000 visitors to the Braselton Area each year</li> <li>- Strong industrial base (warehousing and distribution)</li> <li>- Limited office facilities</li> <li>- Desire for more diversified retail goods and services</li> <li>- Focal point on SE side of I-85 at Hwy 211</li> </ul>	<ul style="list-style-type: none"> <li>- Much of the town's housing has been constructed over the last decade</li> <li>- Homes are generally concentrated within 2 to 3 price points</li> <li>- Recent subdivisions have included a large number of units</li> <li>- Desire to further diversify housing price points (add units and underserved price ranges- \$300k to \$1 M)</li> <li>- Desire to maintain the quality and upkeep of the Town's housing stock</li> </ul>	<ul style="list-style-type: none"> <li>- Downtown area contains a significant collection of historic structures</li> <li>- Mulberry River is the focal point of a new "Riverwalk" under development</li> <li>- The town is working to provide additional park spaces and trails</li> <li>- Multiple recent developments have resulted in the loss of wooded areas</li> <li>- Strategies may be needed to ensure the upkeep of deteriorating historical structures</li> </ul>	<ul style="list-style-type: none"> <li>- Town features a number of major highways (53, 211, 347 and 124) and has excellent access to I-85.</li> <li>- Realignment of Thompson is planned from Highway 211 to Spout Springs</li> <li>- Some concern over traffic speeds and the mixing of residential and industrial traffic</li> <li>- Truck bypass around downtown has been considered</li> <li>- Few bicycle facilities within the town</li> <li>- Traditional suburban development patterns provide for few alternative transportation routes</li> </ul>	<ul style="list-style-type: none"> <li>- Town recently opened a new library facility</li> <li>- Town provides Police Protection- fire safety and EMS are provided by each county</li> <li>- Town is responsible for the local water and sewer district and has extended services to other adjacent communities</li> <li>- Town is working with Barrow County to consider a new recreation/soccer complex (SPLOST)</li> <li>- Perceived lack of parks and recreation facilities within the town</li> <li>- Town has begun distribution of graywater for irrigation in limited areas</li> <li>- Should additional community services and facilities be considered?</li> </ul>	<ul style="list-style-type: none"> <li>- Several major property owners own significant portions of land in and around Downtown Braselton</li> </ul>

