



RiverValleyCCD.com



RVCCD PARTNERS



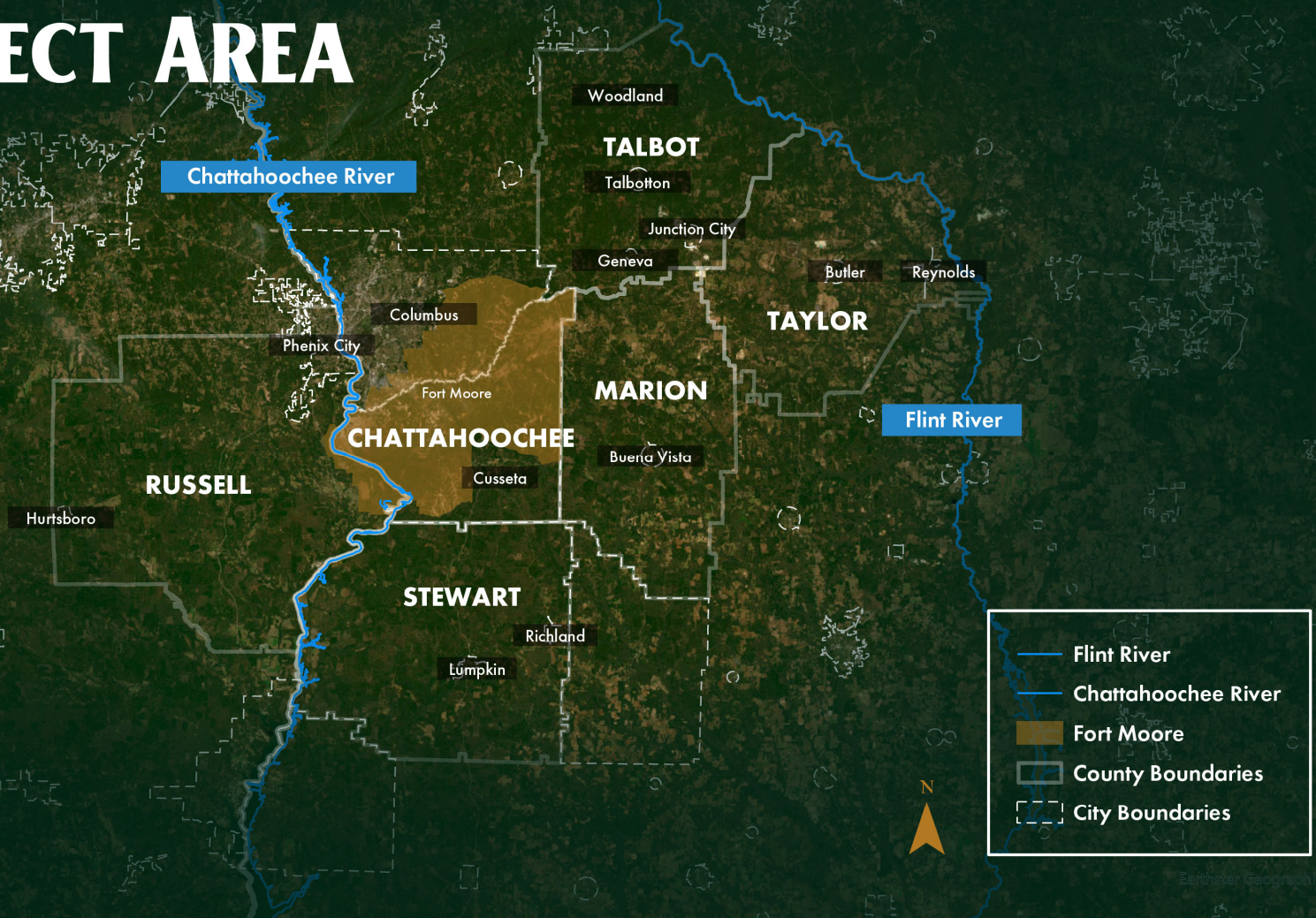
PROJECT SPONSORS





What does the region look like?

PROJECT AREA



RIVER VALLEY COMMUNITY COMPATIBLE DEVELOPMENT PROJECT

CONSERVATION EFFORTS AND PRIORITIES

The following map was created by the **Nature Conservancy** for the **Chattahoochee Fall Line Conservation Partnership (CFLCP)** and represents the Local Implementation Team Project Area (LIT). This map has been adapted by the **Carl Vinson Institute of Government (CVIOG)** to highlight overlapping conservation priority areas and existing conservation lands over The River Valley Community Compatible Development Project area.



RED-COCKADED WOODPECKER

Leuconotopis borealis



LONGLEAF PINE

Pinus palustris

WHAT EXACTLY IS THE "FALL LINE?"

It's all about geology and soils. The Fall Line is literally a fall...a drop in elevation from the rocky, more clay-based soils found to the north of the Fall Line, to a drier, sandier soil system to the south side of the Fall Line.

The lands to the north of the Fall Line typically support more hardwood-dominated forests and rocky streams, while south of the Fall Line, dry sandhills reminiscent of ancient dunes support a pine-dominated landscape with an incredibly diverse assemblage of plant and animal life. The Fall Line is where these natural worlds collide and merge together.

MICHAEL HENSLEY,
THE NATURE CONSERVANCY,
Chattahoochee Fall Line
Program Director

0 5 10 20 Miles



* SP - State Park, NWR - National Wildlife Refuge, and WMA - Wildlife Management Area

County Boundaries
City Boundaries
Rivers

CONSERVATION LANDS

Federal
Private
State

ACUB Priority Area 1
ACUB Priority Area 2
LIT Boundary

Sentinel Landscape
Fall Line Region

The Nature Conservancy



Earthstar Geographics



TEAM AND PROJECT PURPOSE

Strategies to promote compatible land uses, natural resource protection, and sustainable economic development



RVCCD COMPONENTS



IMPACTS ANALYSIS



COMMUNITY INPUT



**LOCAL AND REGIONAL
PLAN DEVELOPMENT**





PUBLIC INPUT

SURVEY RESULTS

74% felt **FORT MOORE** is one of the greatest strengths in the region

68% chose **OUTDOOR RECREATION** as one of the biggest strengths; and

64% said that **NATURAL RESOURCES** are one of the greatest assets.

INTERVIEWS AND PLAN REVIEW

Rural character and a *small-town sense* of community greatly matter.

Every Comprehensive Plan in the study area emphasizes *preserving rural landscapes and small-town character.*

CONNECTING COMMUNITY GOALS WITH COMPATIBLE USE

1 VIBRANT DOWNTOWNS



Vibrant downtowns promote compatible use and preserve rural character.

2 INFRASTRUCTURE INVESTMENTS



Infrastructure investments are needed to promote compatible growth.

3 COMPATIBLE DEVELOPMENT



Compatible development can align with rural economic development.

4 REGIONAL APPROACH



A regional approach leverages opportunities for drawing visitors to the landscape.



VIBRANT DOWNTOWNS

Creating places where people want to be.

Investing in downtown infrastructure and amenities

Minimize the long-term costs of maintaining and servicing new development;

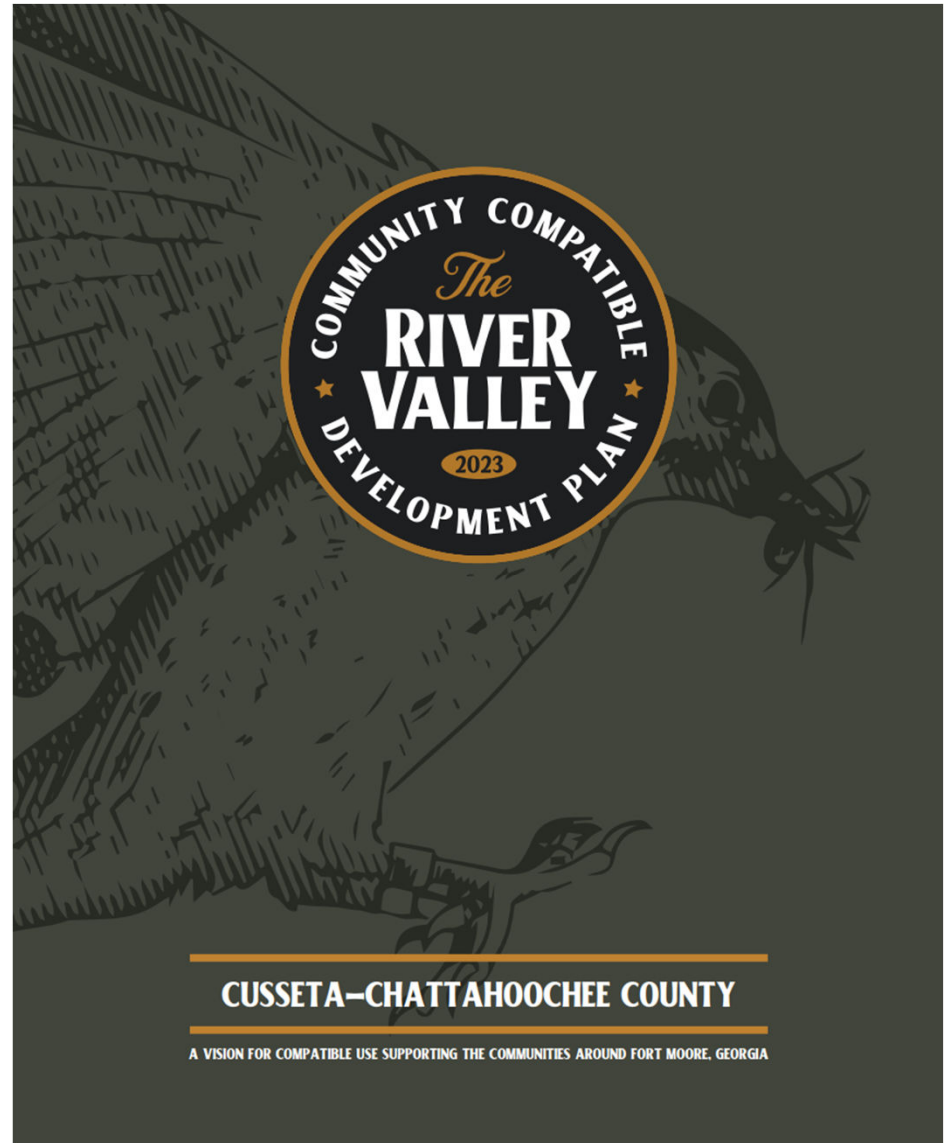
Direct development to the traditional downtown

Maximize development in areas that already have infrastructure and to minimize extensions

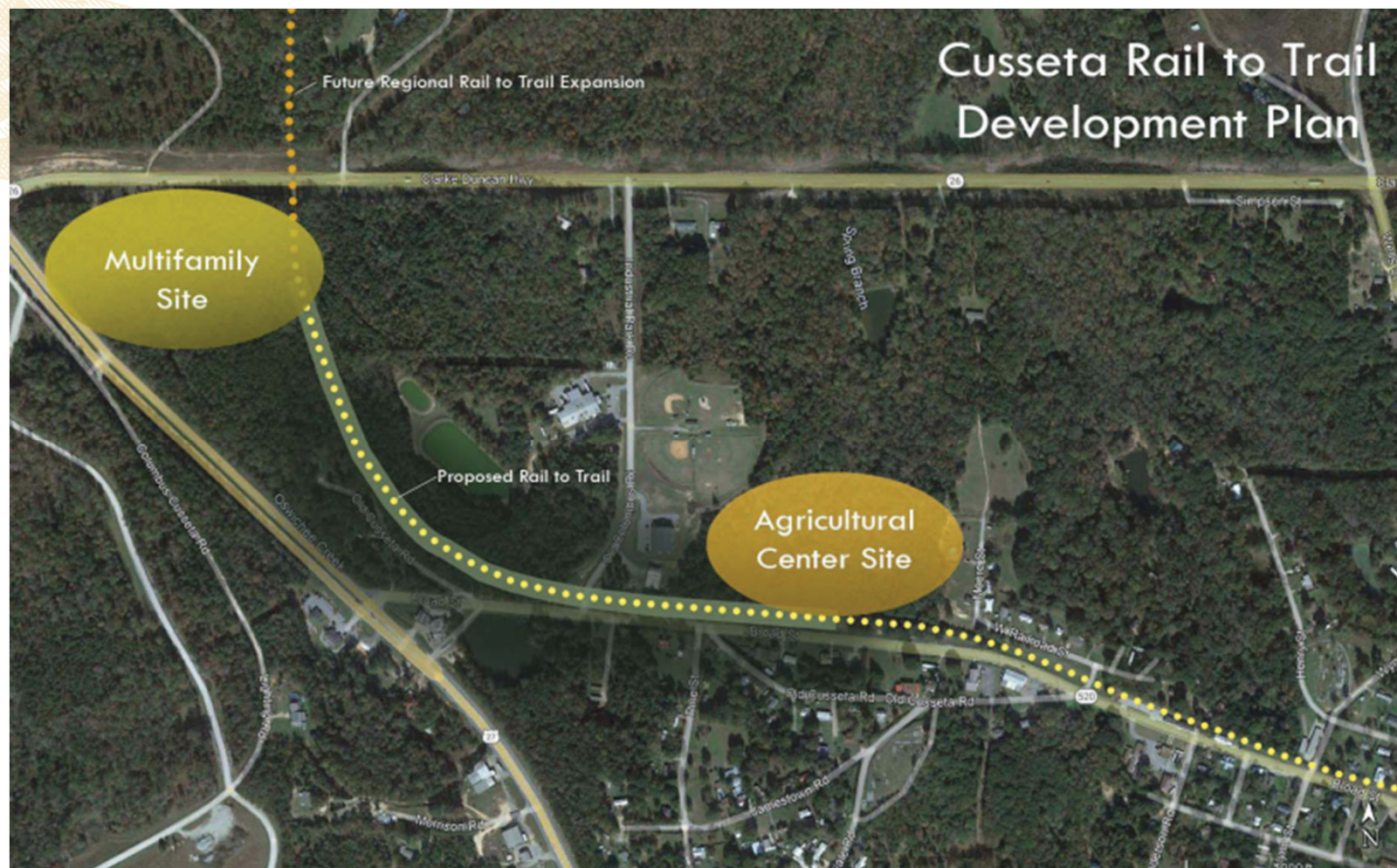
Support local capacity to manage development.



Community Plans



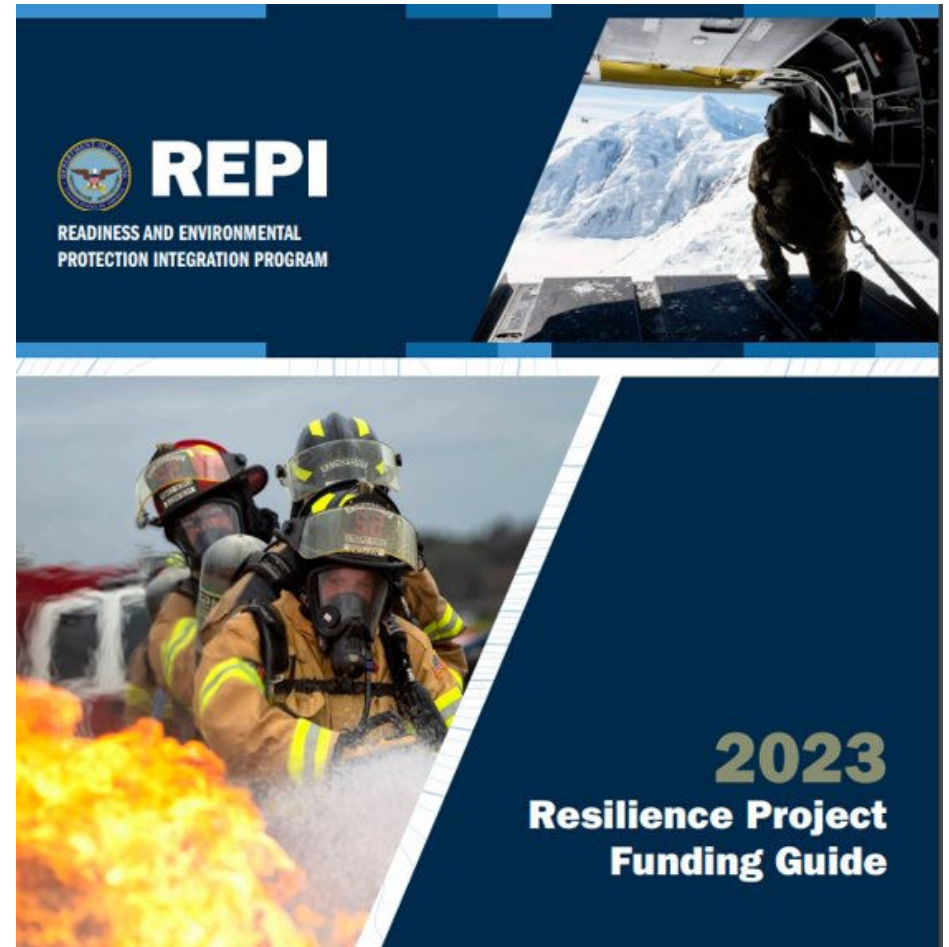
Cusseta Rail to Trail Development Plan







Infrastructure Investment



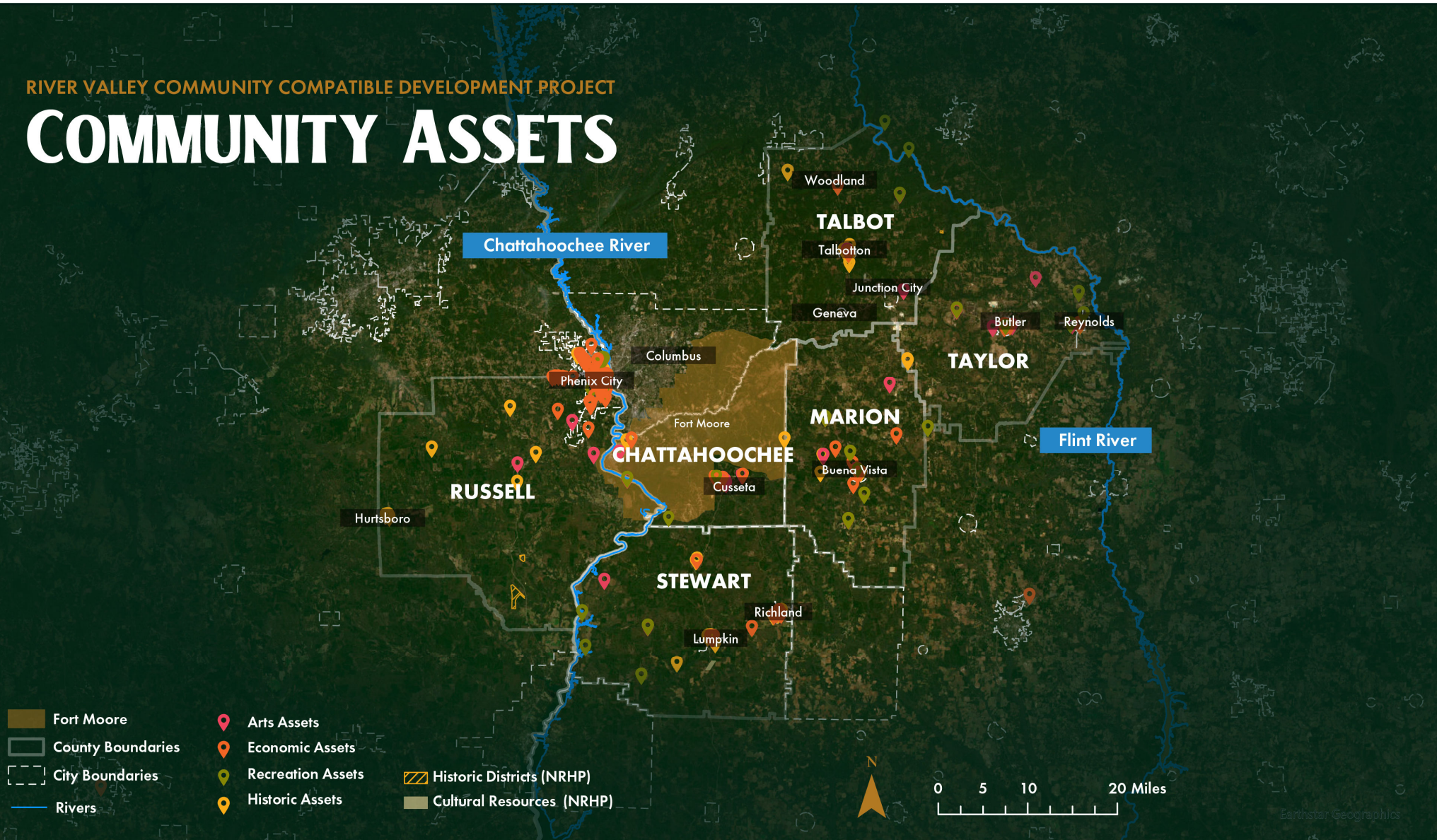
Access Full Guide [Here](#)



Compatible Development

RIVER VALLEY COMMUNITY COMPATIBLE DEVELOPMENT PROJECT

COMMUNITY ASSETS



Outdoor Recreation

Outdoor recreation is one of the strongest economic forces on Georgia's economy with:

- 238,000 directly related jobs;
- \$27.3 billion in consumer spending;
- \$12.4 billion in value added greenspaces.

RIVER VALLEY COMMUNITY COMPATIBLE DEVELOPMENT PROJECT

REGIONAL TRAIL

Fort Moore

County Boundary

Cities Georgia

Arts Assets

Recreation Assets

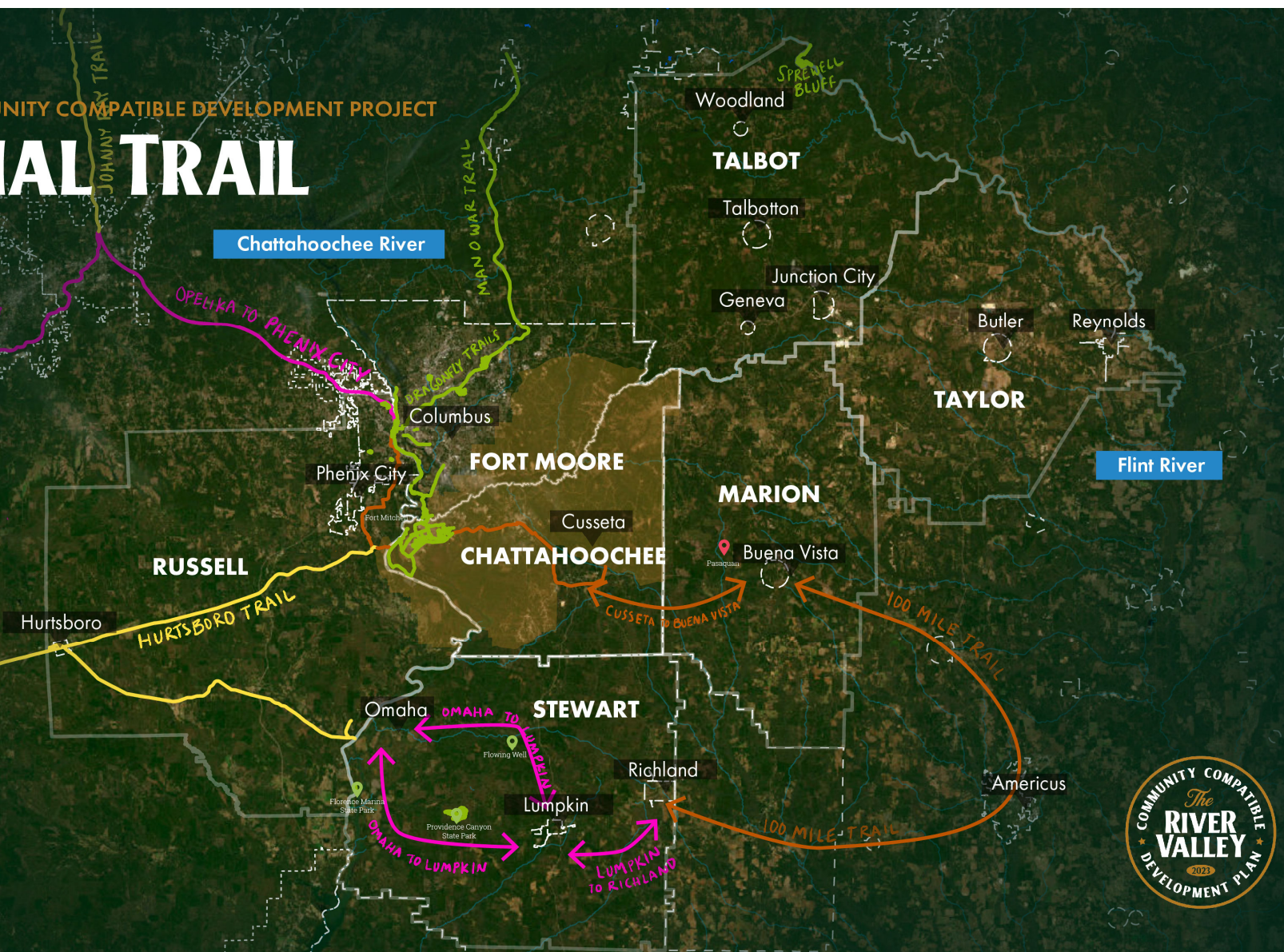
TRAIL TYPES

Conceptual

Planning

Design & Construction

Existing



Arts Economy

Across Georgia, the arts economy supports:

- 200,000 jobs.
- \$8 billion in wages.
- \$29 billion in revenue.

RIVER VALLEY COMMUNITY COMPATIBLE DEVELOPMENT PROJECT

ARTS ASSETS



BUTCH ANTHONY
Contemporary Artist,
Seale, AL



JONTAVIOUS WILLIS
Blues Artist, recorded
in Talbotton's Zion
Episcopal Church

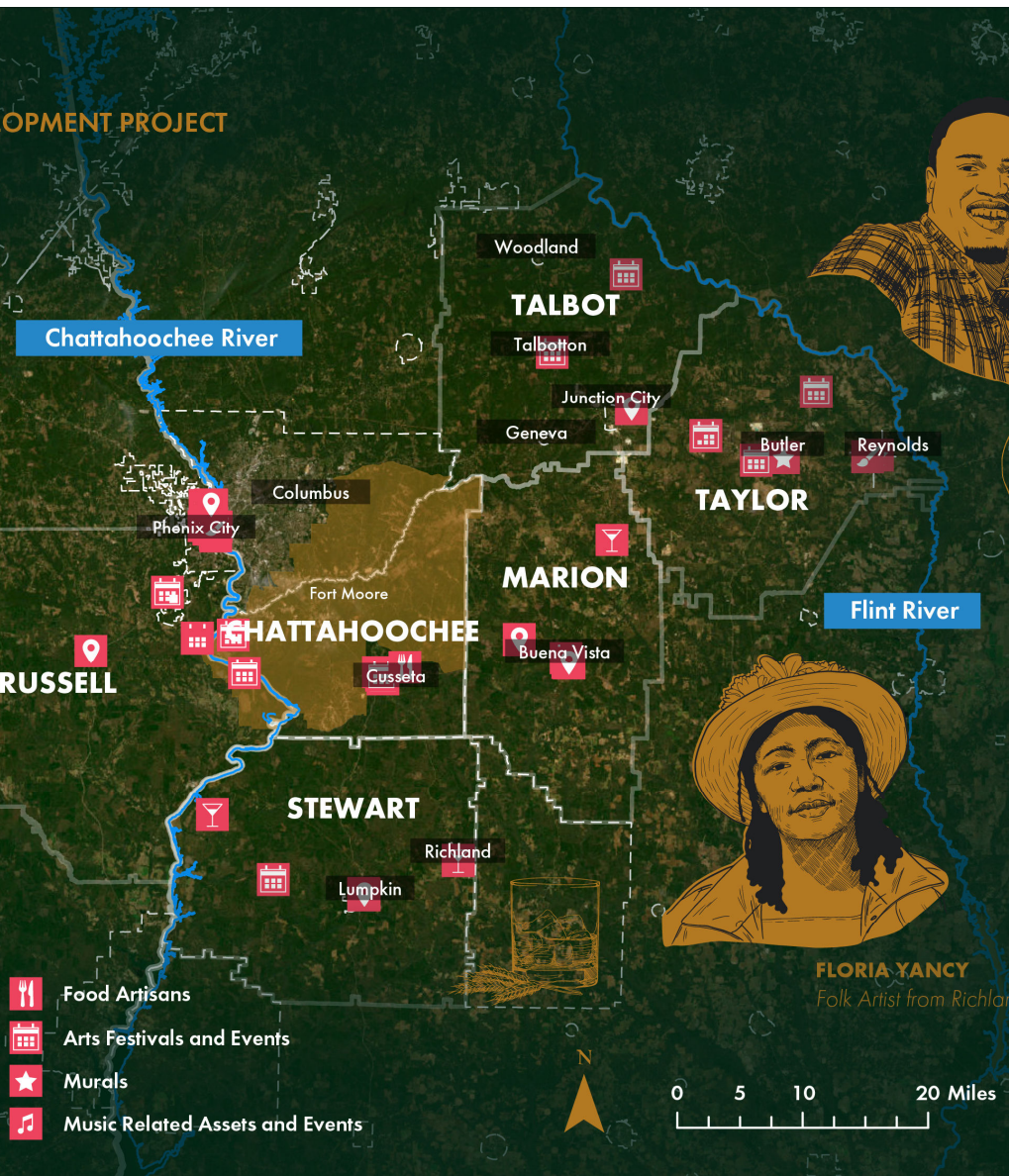


FLORIA YANCY
Folk Artist from Richland, GA

- Fort Moore
- County Boundaries
- City Boundaries
- Rivers

- Arts Centers, Galleries,
Performance Centers, Museums
and Other
- Crafts and Other Artisan
- Breweries, Wineries and
Distilleries

- Food Artisans
- Arts Festivals and Events
- Murals
- Music Related Assets and Events



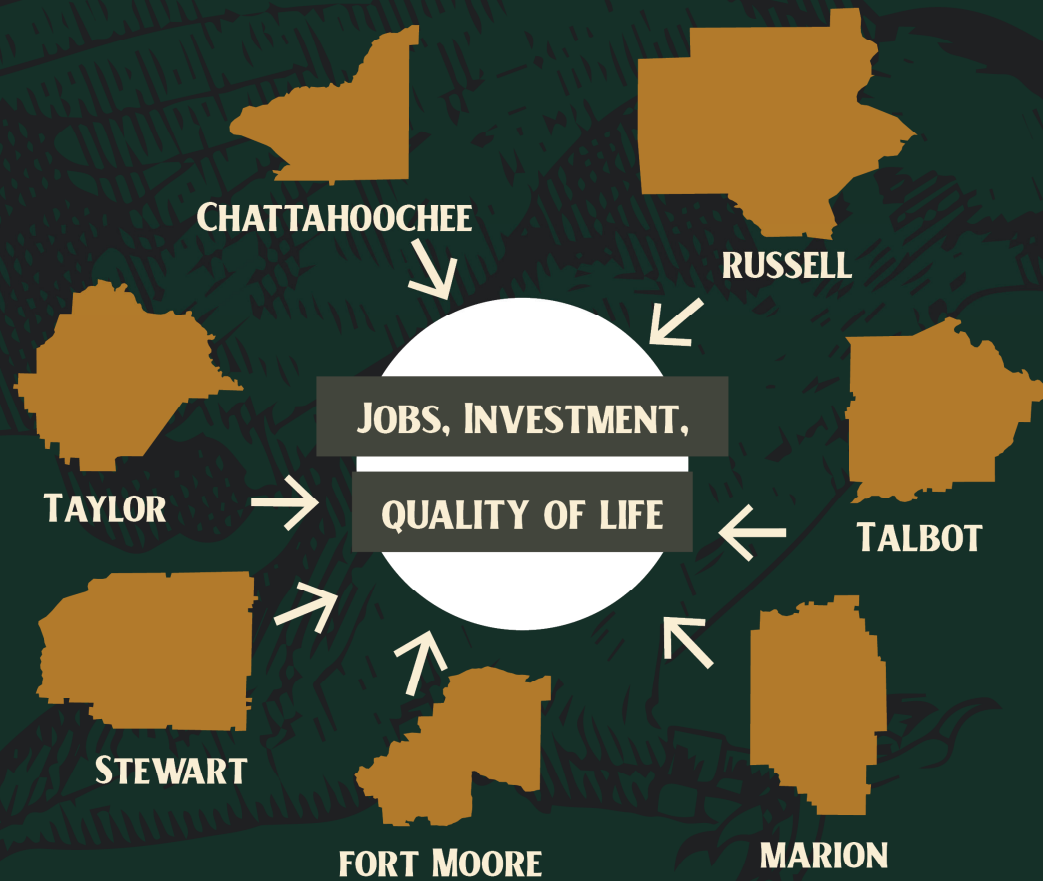
Earthstar Geographics

Tourism Economy

Columbus MSA tourist economy produces more than **\$1.1 billion** in total economic output.

- Muscogee County captures 90% of that.
- Presently on about 1% is nature-based tourism.

THE PLAN: TOWARDS A REGIONAL APPROACH



REGIONAL VISION FOR RURAL ECONOMIC DEVELOPMENT

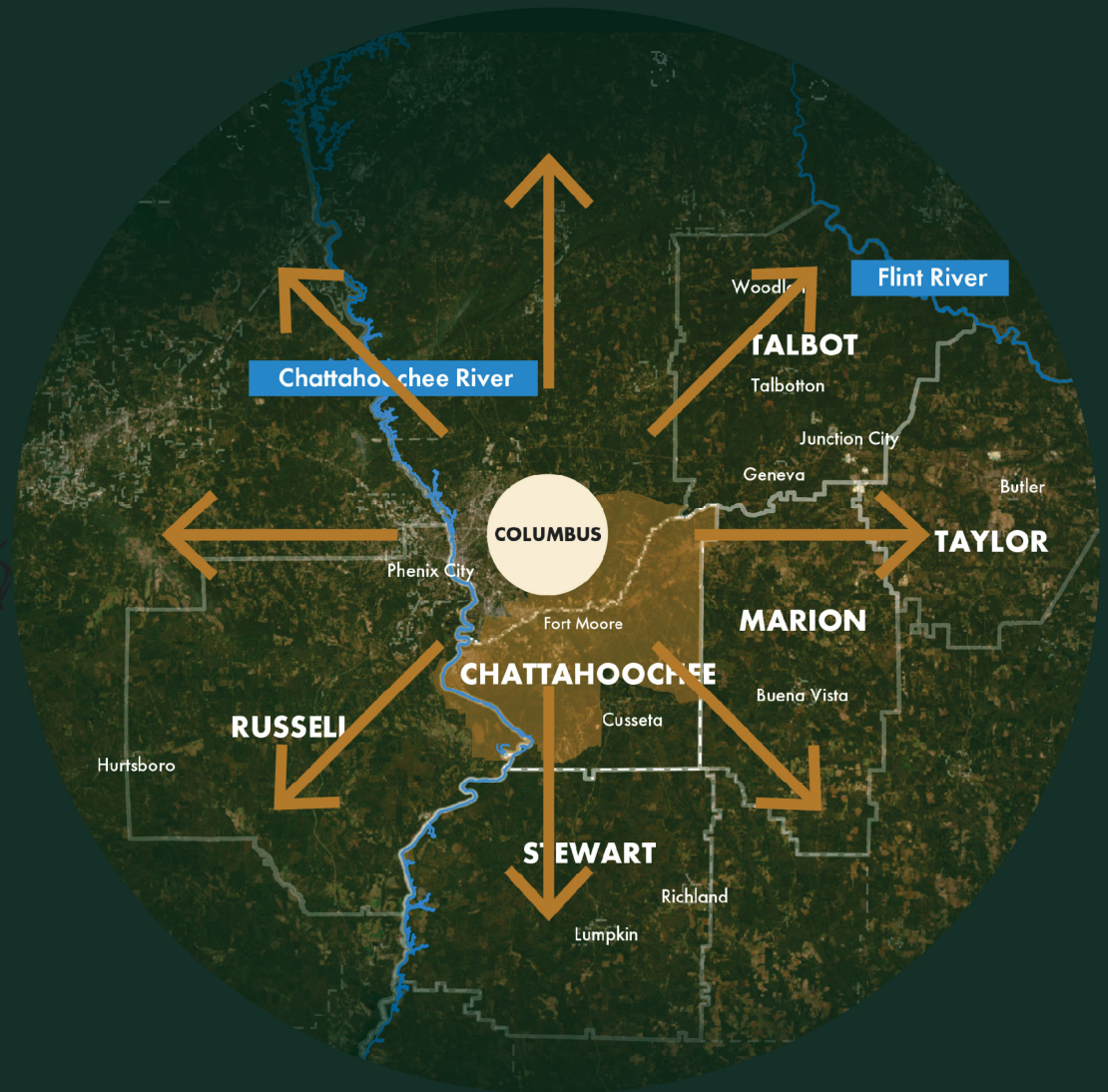
Creating connections with a
REGIONAL TRAIL NETWORK

Identifying **ECONOMIC
DEVELOPMENT** opportunities

PRESERVING LOCAL HISTORIES

Embracing the arts with a
REGIONAL ARTS PROGRAM

And more...



Regional Brand: Wander North Georgia



Photo Credit: Wander North Georgia

Phase One: Uncovering a Regional Identity

Next Steps

- Ongoing Engagement
- Capacity Building
- Resource Identification
- Technical Assistance

We are just getting started.



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[Full Report](#)

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