
MEMORANDUM

To: Mayor and City Council

From: Michael Tuller

Date: 7/11/2011

Subject: **Perimeter Center Improvement Districts 10-Year Update Plan by Sizemore Group**

ITEM DESCRIPTION

The Perimeter Center Community Improvement Districts (PCIDs) recently completed a 10-Year Update to the original Livable Centers Initiative (LCI) application that was established in 2001. Over this 10-year period, a follow-up five-year LCI update was also created in an effort to shape the perimeter area into the premier live-work-play-shop location of metropolitan Atlanta. PCIDs contracted with the Sizemore Group to craft a vision for this vibrant regional activity center that contemplated a 25-year development horizon.

On behalf of the Perimeter Community Improvement Districts, the Sizemore Group's Town Planner, Bill de St. Aubin, AIA would like to present the draft Perimeter @ The Center – Future Focus LCI 10-Year Update to Mayor and City Council for their review and recommendations.

ANALYSIS

The PCIDs LCI Update Plan is a funded project incorporating CID funds with Atlanta Regional Commission matching monies to refine the vision for the regional activity center that was crafted in their 2005 LCI Update. The 10-Year Update Plan further expands upon the Transit Village development concept conceived in 2005, for the area surrounding Perimeter Mall and the transit station locations within Dunwoody and Sandy Springs. The key concepts of mode connectivity, appropriate growth, livability enhancements, and new open space opportunities were viewed as core goals in the promotion of the 2011 LCI Update.

The creation of Perimeter @ The Center – Future Focus included as part of the plan a detailed Market Analysis of future development trends and demand over a 25-year horizon, an Executive Summary, visioning, development potential recommendations, and an implementation strategy plan as part of the product deliverables.

RECOMMENDED ACTION

Staff recommends Mayor and City Council evaluate the proposed language in the PCIDs LCI Update referenced as Perimeter @ The Center – Future Focus and provide any necessary recommendations to the Plan for approval and submittal to the Atlanta Regional Commission as part of the LCI Program within the City of Dunwoody.

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41 Perimeter Center East, Suite 250
Dunwoody, Georgia 30346
P (678) 382-6700 F (678) 382-6701
dunwoodyga.gov

Mayor and City Council were supportive of the PCIDs LCI 10-Year Update Plan as submitted in the June meeting discussions with the request that any reference specific to Jobs-to-Housing Balance be removed from the document prior to resubmission to the Atlanta Regional Commission. The document before you reflects those recommended changes.