

GBJ Staff

CIDs are revitalizing and reinvigorating Gwinnett



Gwinnett County's diverging diamond interchange at Pleasant Hill Road and Interstate-85.

Gwinnett County's Community Improvement Districts (CIDs) are enhancing their respective geographical areas through additional tax revenues.

CIDs have limited taxing powers and are created under state law by a majority of that area's property owners.

Here is a look at recent activities...

Commerce makes a comeback in the Evermore CID

This association of property owners along U.S. Hwy. 78 reports the following business development and transportation progress:

- Stone Mountain Toyota, Scion dealership relocation and renovation are complete.
- Burlington Coat Factory is now open in a former Publix location.
- A new Hyundai Store will be located in the former Baranco dealership.
- The Walmart Neighborhood Market is now open in Snellville.
- LA Fitness will be the first anchor in a former Stone Mountain Kroger shopping center under renovation.
- Big Lots has opened in Stone Mountain Square Shopping Center.
- A new national auto franchise will soon open in the former Harley Davidson location.
- The ROW acquisition has begun on the Walton Ct. Realignment Project.
- Environmental Assessment is in final stages for the Hewatt to Britt parallel road project.
- The Britt to Highpoint to Old US-78 project will soon receive grant funding for the connection from Britt to Highpoint Roads.

For details, visit www.EvermoreCID.org.

Lilburn CID lays the groundwork for great things to come

The Lilburn CID serves 160 property owners, representing their interests in revitalization and redevelopment of the greater Lilburn community. The past two years, the CID has secured more than \$2 million in grants and funding commitments to undertake planning initiatives and capital improvements that include: a U.S. Route 29 corridor study, median enhancement, multi-use trail, landscape project and beautification study; construction of a realigned Main St. and multi-use trail; and an access management study between Reagan Pkwy. and Indian Trail Rd. For details, visit www.LilburnCID.com.

Gwinnett Place CID poised for transformation

With \$2.4 billion dollars generated annually in retail sales, the Greater Gwinnett Place area remains Gwinnett County's central business district and the strategic heart of our community. The Gwinnett County Board of Commissioners recently endorsed the Gwinnett Livable Centers Initiative (LCI) – a roadmap to dramatically transform the area, functionally and aesthetically, into a vibrant mixed-use activity center.

Recommendations include:

- Implementing new Opportunity Zones and Tax Allocation Districts.
- Revising local land use policies/regulations and new infrastructure investments aimed at c Creating a signature-gathering place that can provide an outdoor venue for public gatherings, art, entertainment and recreation.
- Building more multi-modal transportation facilities, as well as additional roadways and bridges to provide greater walkability, connectivity and mobility.

To review the LCI plan, visit www.GwinnettPlaceCID.com.

Collaboration benefits Gwinnett Village CID

Local investment is going to be more critical than ever with regard to transportation issues. By having an advocate in the community that harnesses the power of public/private partnerships and has the ability to utilize local revenue, CIDs can work with local and state partners to drive innovative, cost-effective solutions that can provide tangible congestion relief.

A perfect example will be Gwinnett's first two diverging diamond interchanges at Pleasant Hill Rd. and Interstate 85 and Jimmy Carter Blvd and Interstate 85. Each interchange is scheduled for eventual replacement. However, the Gwinnett Place and Gwinnett Village CIDs worked with Gwinnett County to develop a design that could utilize the existing bridges (thereby significantly reducing cost) and relieve the congestion on these heavily traveled thoroughfares. For details, visit www.GwinnettDDL.com.

Braselton CID creating lifestyle amenities community

This CID spans portions Gwinnett, Hall and Barrow Counties, and within the Town of Braselton along State Routes 347 and 211. The Braselton CID was created to administer and fund the LifePath, a series of multi-use paths along and crossing existing road networks for urban connectivity. This connectivity will provide a community of lifestyle amenities to foster sustainable economic growth and development within the Town of Braselton. For details, visit BraseltonLifePath.com.

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