

## Application Disclaimer

**PRIOR TO STARTING YOUR APPLICATION, DID YOU REVIEW THE LCI GUIDEBOOK, AND DO YOU HAVE A CLEAR UNDERSTANDING OF THE LIVABLE CENTERS INITIATIVE?**

We strongly recommend you review the [application guidebook](#) while filling out this application.

✓ Yes, I acknowledge that I reviewed the guidebook and fully understand the program as explained.

## Section 1: Applicant Information

### NAME OF ORGANIZATION

City of Lawrenceville

### NAME OF PRIMARY CONTACT PERSON

Helen Appenzeller Balch

### JOB TITLE

Deputy Director

### DEPARTMENT

Planning and Development

### ADDRESS

70 S Clayton Street  
Lawrenceville, Georgia 30046  
United States

### PHONE

(678) 407-6400

### EMAIL

[helen.appenzeller@lawrencevillega.org](mailto:helen.appenzeller@lawrencevillega.org)

## Section 2: Type of Assistance

### TYPE OF ASSISTANCE

- Tactical: Advances the implementation of a priority action identified in a study within the LCI area.

## Section 3: Project Information

### NAME OF PROJECT

Honest Alley Activation

### NAME OF LCI AREA AND LAST PLAN ADOPTION DATE

Downtown Master Plan, Adopted October 2021

### TOTAL COST OF PROJECT

\$150,000.00

### PROPOSED LOCAL MATCH (MINIMUM 20% OF PROJECT COST)

\$30,000.00

**PROJECT LOCATION/EXTENTS**

Honest Alley- south of Crogan Street between Clayton Street and Chestnut Avenue

**UPLOAD STUDY AREA MAP**

- [20073a-honest-alley-topo-r1-w-city-owned-properties.pdf](#)

**HAS THIS PROJECT BEEN IDENTIFIED IN A PREVIOUS LCI STUDY, COMPREHENSIVE PLAN OR ANOTHER RECENTLY COMPLETED STUDY?**

Yes

**PLEASE NAME THE STUDY, AND REFERENCE THE SECTION OR PAGE THAT RELATES TO THIS PROJECT**

Lawrenceville Downtown Master Plan (2021), Bicycle & Pedestrian Projects; BR.4, Alley Network Extension-pg 114

**IS THE PROJECT WITHIN AN EXISTING LCI AREA?**

Yes

**REPORT OF ACCOMPLISHMENT**

- [report-of-accomplishments-lci.pdf](#)

**PROVIDE A BRIEF STUDY GOAL AND DESCRIPTION. IN YOUR PROJECT DESCRIPTION, PLEASE BRIEFLY DESCRIBE THE SPECIFIC PRODUCTS AND DELIVERABLES THAT THIS STUDY WILL CREATE.**

The goal of this study is to create additional connections to existing and proposed destinations within the Downtown. Create a space with placemaking features to invite the community to spend time at the location. Products and Deliverables:

1. Determine the feasibility of improving the Alley to meet Pedestrian needs
  - \* Pedestrian count study
2. Determine the feasibility of closing off the Alley to vehicles to create an exclusive pedestrian facility.
  - \* Vehicle County Study
  - \* Business owner engagement to summarize the pros/cons according to their viewpoint
3. Determine an estimate for design and construction of improvements.
4. Determine specific placemaking/pedestrian features for alleyway.

**HOW DOES THIS PROPOSED LCI STUDY ADDRESS A NEED IN YOUR COMMUNITY?**

The LCI study will determine the feasibility and benefits of improving the alley to be pedestrian friendly and include placemaking features. The improvement of the alley will increase the pedestrian mobility of the area. The alleyway connects a recently completed parking garage, in addition a Hotel will be added to this site in the near future. The current alley is not welcoming or apparent that the public can use it to access the core downtown area, by making this area more welcoming, it will improve the overall appearance and functionality of the area. The hope would be that a project like this would spur further economic development for properties around the area.

**HOW DOES YOUR LCI STUDY ADVANCE OR ADDRESS ONE OR MORE OF THE FOLLOWING LCI PRIORITIES. IF THE APPLICATION IS SELECTED, THE ANSWERS PROVIDED WILL BE INCORPORATED INTO THE LCI STUDY SCOPE. PROJECTS DO NOT NEED TO ADVANCE ALL OF THE LCI PRIORITIES.**

- b. Creative Placemaking
  - i. The city is looking to see feasibility for utility improvements, re-do the surface with either brick or cobble stone, add landscaping, lights, and murals.
  - ii. The arts community will be involved through the Arts Commission. The city wants to incorporate artistic cultural lenses to address issues that the community may see. The involvement of the arts community will help transform the alley a more lively, and beautiful space where people will want to visit, encouraging economic growth.

**ARC STRONGLY RECOMMENDS THAT LCI APPLICANTS ACTIVELY ENGAGE COMMUNITY-BASED ORGANIZATIONS IN THE DEVELOPMENT OF THEIR LCI APPLICATION. LIST STAKEHOLDERS (E.G., COMMUNITY BASED ORGANIZATIONS (CBOS), BUSINESSES AND/OR INSTITUTIONS, AND LOCAL OFFICIALS) INVOLVED IN THE DEVELOPMENT OF THIS APPLICATION, AS WELL AS HOW THEY WILL BE INVOLVED IN THE PLANNING PROCESS, IF THE APPLICATION IS SELECTED.**

Stakeholders: Art Commission, businesses adjacent to Honest Alley, students, ReCast and the Downtown Development Authority.

The stakeholders would be involved by being part of the steering committee and by acting as ambassadors of the study about the potential changes to the alley. Their involvement in the process would be through community outreach at city events; they would support the study by sharing flyers with constituents.

**WHO IN YOUR COMMUNITY HAS BEEN HISTORICALLY UNDER-REPRESENTED IN LOCAL PLANNING PROCESSES? HOW WILL THESE INDIVIDUALS OR GROUPS BE INCLUDED IN THIS PLANNING PROCESS?**

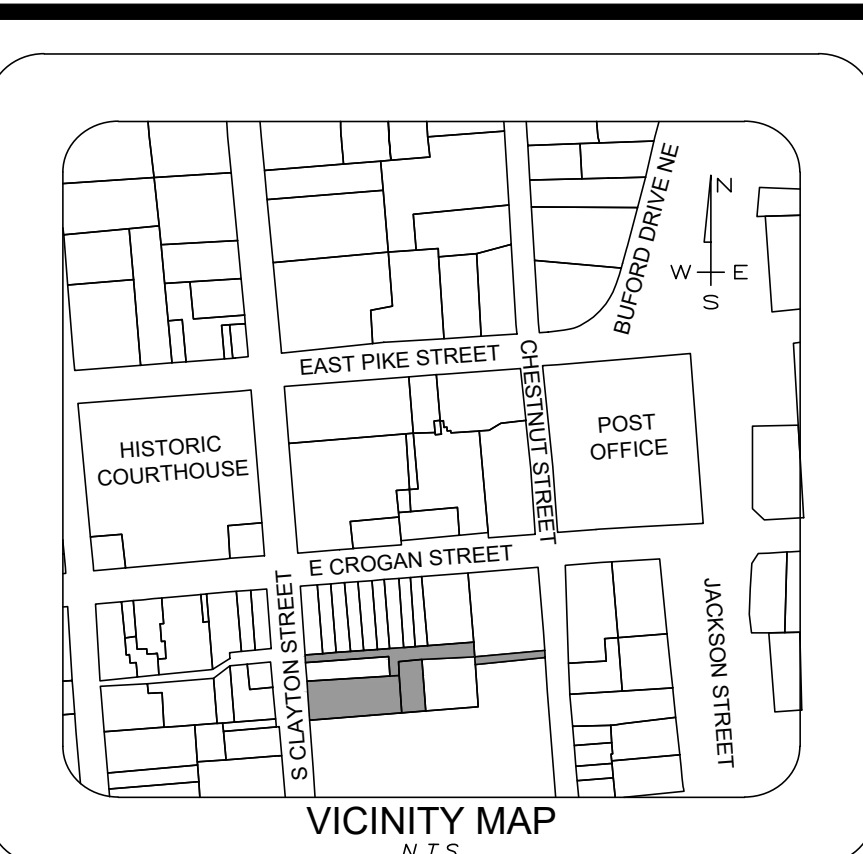
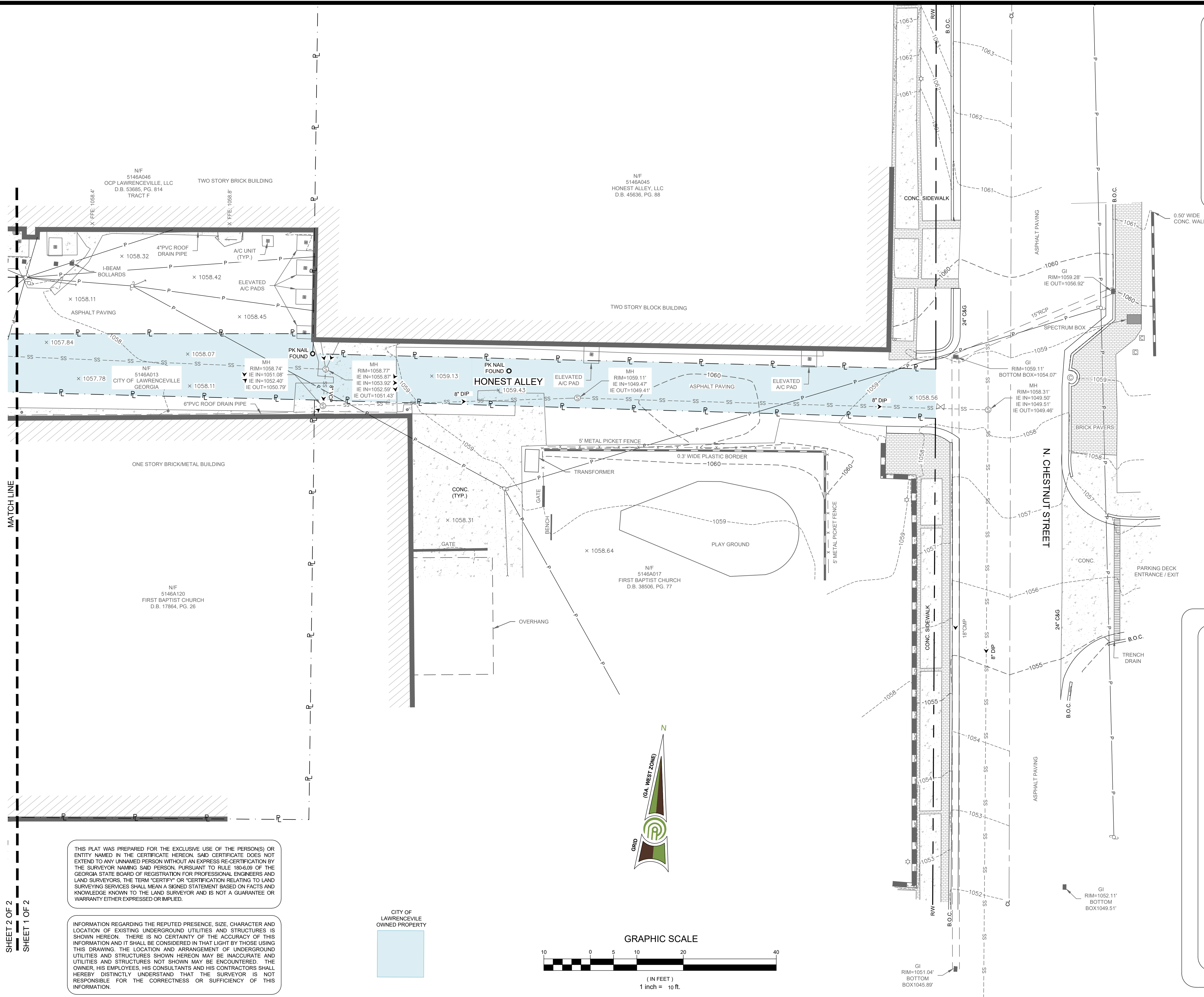
Many cultures within the community have been underrepresented in the past; however, these individuals would be involved in the planning process by being able to provide their feedback in multiple languages at ambassador sponsored events and public outreach. The community outreach material would be provided in multiple languages.

## **Section 5: Commitment**

### **ADDITIONAL DOCUMENTS**

- [resolution-and-support-letters.pdf](#)





**SURVEY NOTES:**  
1.) ALL AREA INCLUDES EASEMENTS WITHIN.  
2.) CONTOUR INTERVAL SHOWN HEREON IS ONE (1) FOOT.

**EQUIPMENT USED:**  
A TRIMBLE SC ROBOTIC TOTAL STATION & A CHAMPION TKO GNSS ROVER, CONNECTED TO THE eGPS GNSS REAL TIME NETWORK WAS USED TO OBTAIN THE LINEAR & ANGULAR MEASUREMENTS USED IN THE PREPARATION OF THIS PLAT.

**FIELD CLOSURE STATEMENT:**  
THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 18.698 & AN ANGULAR ERROR OF .01 SECONDS PER ANGLE POINT & WAS ADJUSTED USING LEAST SQUARES.

THE FIELD SURVEY WAS COMPLETED ON 7/8/20 & UPDATED ON 02/15/2023.


**HORIZONTAL & VERTICAL DATUM:**  
HORIZONTAL: NORTH AMERICAN DATUM OF 1983(2011) GEORGIA STATE PLANE WEST ZONE  
VERTICAL: NORTH AMERICAN VERTICAL DATUM OF 1988 ORTHOMETRIC HEIGHTS WERE COMPUTED USING GEOID 128  
UNIT OF MEASUREMENTS IS U.S. SURVEY FOOT  
DISTANCES HORIZONTAL & VERTICAL GROUND LEVEL  
THE DATUMS FOR THIS SURVEY WAS ESTABLISHED UTILIZING GLOBAL NAVIGATION SATELLITE SYSTEM (GNSS) BASED ON POSITIONAL VALUES FOR THE VIRTUAL REFERENCE STATION NETWORK (VRS) PROVIDED BY eGPS SOLUTIONS.

**FLOOD NOTE:**  
BY GRAPHICAL PLOTTING ONLY, NO PORTION OF THE SURVEYED AREA LIES WITHIN A 100 YEAR FLOOD HAZARD AREA PER FIRM PANEL 131350098F, DATED SEPTEMBER 28, 2006.

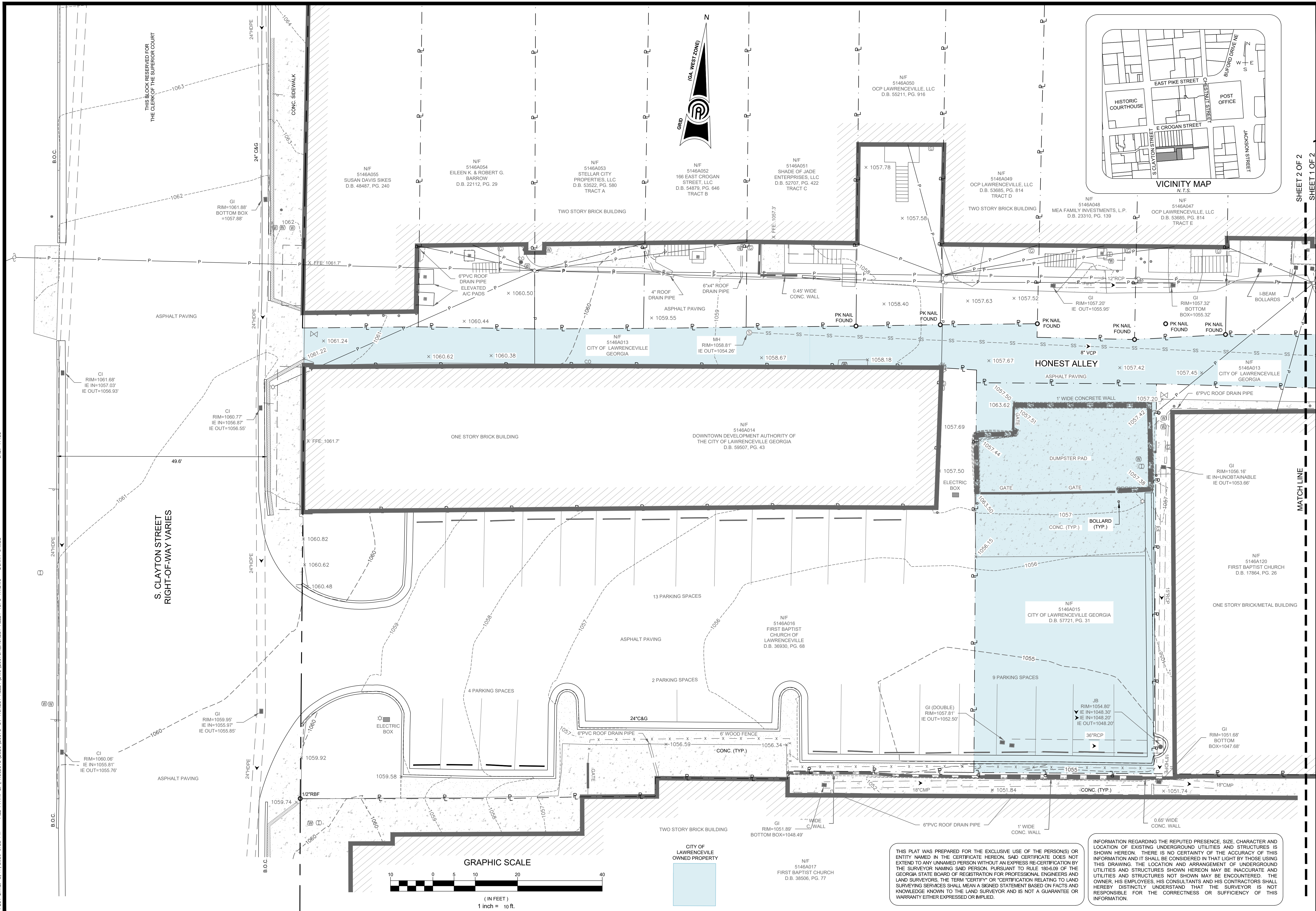
THIS OPINION IS NOT A CERTIFICATION OF FLOOD HAZARD STATUS, BUT IS A INTERPRETATION OF THE REFERENCED MAP AND PUBLIC DATA. IF THE EXACT LOCATION OF ELEVATION(S) OF FLOOD HAZARD BOUNDARIES ARE NECESSARY, A MORE DETAILED STUDY MAY BE NEEDED. THIS FIRM ASSUMES NO RESPONSIBILITY OR LIABILITY FOR THE ACCURACY OF THE ABOVE REFERENCED MAP OR PUBLIC DATA.

**TOPOGRAPHIC SURVEY NOTE:**  
BOUNDARY INFORMATION SHOWN WAS TAKEN FROM RECORDED DOCUMENTS & RECOVERED EVIDENCE SHOWN. THE SURVEYOR'S CERTIFICATION EXTENDS ONLY TO THE TOPOGRAPHIC AND/OR GEOSPATIAL ASPECTS SHOWN HEREON, AND THAT THIS TOPOGRAPHIC SURVEY DOES NOT CONSTITUTE A BOUNDARY SURVEY AND IS NOT TO BE RECORDED OR USED TO CONVEY TITLE OR INTEREST IN THE PROPERTY.

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				1/11/2023	
		CITY OF LAWRENCEVILLE		LAND LOT 146, 5th DISTRICT, CITY OF LAWRENCEVILLE, GWINNETT COUNTY, GEORGIA	
TOPOGRAPHIC SURVEY		SHEET TITLE		CHECKED DRAWN	
DATE 02/16/2023		FIELD BRP		NAP DEJ	
NO 1		UPDATE TO CURRENT CONDITIONS		RELEASE	
7/23/20 DATE		S20073 PPI PROJECT NO.		1 OF 2	





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 2/17/2023		STAMP	
<div style="display: flex; justify-content: space-between; align-items: center;"> <div style="text-align: center;">  <p><b>PRECISION</b> Planning Inc.</p> </div> <div style="text-align: center;"> <p><b>planners • engineers • architects • surveyors</b></p> </div> <div style="text-align: right;"> <p>Georgia Land Surveying Firm COA # LS00030313            770.338.8000 • www.ppi.us • info@ppi.us</p> </div> </div>			
<p><b>CITY OF LAWRENCEVILLE</b></p> <p>LAND LOT 146, 5th DISTRICT          CITY OF LAWRENCEVILLE, GWINNETT          COUNTY, GEORGIA</p>			
<p><b>TOPOGRAPHIC SURVEY</b></p>		<p><b>SHEET TITLE</b></p>	
DATE	NO.	FIELD	DRAWN
02/16/2023	1	BRP	NAP
			DEJ
<p>7/23/20</p> <p>DATE</p>		<p>RELEASE</p>	
<p>S20073</p> <p>PPI PROJECT NO.</p>		<p>2 OF 2</p>	





APPENDIX A

# RECORD OF ACCOMPLISHMENTS





# RECORD OF ACCOMPLISHMENTS

				STATUS				
Project	Description	PE Year	Construction Year	Complete	Underway	Not Started	Not Relevant	Notes
Transportation Projects								
GGC Corridor Phase II					■			80% Complete Construction
Culver at McCrays Parking lot						■		Project being evaluated
FBC Honest Alley Parking lot and dumpster					■			Design Complete. Project out to bid. Construction complete 2022
Scenic Highway and New Hope Road Improvements					■			Design Complete. ROW Acquisition underway. Construction complete 2022
New alley off Perry Street					■			Construction complete 2021
North Clayton Pedestrian Facilities	Improved lighting, shade trees, crossings, and new sidewalks	2011	2017	■				
Courthouse Square	Pedestrian Facilities upgrades	2016	2017	■				
Buford Drive at Pike St	Pedestrian Intersection upgrades	2016	2017	■				
S. Perry St from W. Crogan St to Nash St	Pedestrian Facilities upgrades	2016	2017	■				
S. Clayton St from W. Crogan St to Nash St	Pedestrian Facilities upgrades	2016	2017	■				

Project	Description	PE Year	Construction Year	STATUS				Notes
				Complete	Underway	Not Started	Not Relevant	
<b>Two-way street conversion</b>	Roadway operations	2016	2017	■				COMPLETE
<b>Crogan St and Pike St traffic calming</b>	Roadway operations, Pedestrian	2016	2017	■				
<b>Born St Realignment</b>	New Street, Intersection (realign to remove offset to Maltbie St)	-	-				■	Project Evaluated and deemed not feasible
<b>Gordon St extension (South to Constitution Blvd)</b>	New Street	-	-				■	Project Evaluated and deemed not feasible
<b>Macedonia St extension (South to Constitution Blvd)</b>	New Street	-	-				■	Project Evaluated and deemed not feasible
<b>Macedonia St widening (between Oak St and W. Pike St)</b>	New Street	-	-				■	Project Evaluated and deemed not feasible
<b>Macedonia St extension (North to Maltbie St)</b>	New Street	-	-				■	Project Evaluated and deemed not feasible
<b>Oak St extension (West to Buchanan St)</b>	New Street	-	-				■	Project Evaluated and deemed not feasible
<b>New Street A (from W. Crogan St to Langley Dr East of GJAC)</b>	New Street	-	-				■	Project Evaluated and deemed not feasible



Project	Description	PE Year	Construction Year	STATUS				Notes
				Complete	Underway	Not Started	Not Relevant	
<b>Seminary St extension (West to New Street A)</b>	New Street	2021+	2021+				■	Project Evaluated and deemed not feasible
<b>Seminary St extension (East to Jackson St per Jackson St Master Plan)</b>	New Street	2017	2019				■	Project Evaluated and deemed not feasible
<b>New Street B (From New Street D to Seminary St extension per Jackson St Park Master Plan)</b>	New Street	2017	2019	■				Southlawn Development
<b>New Street C (From Branson St extension to Seminary St extension per Jackson St Park Master Plan)</b>	New Street	2017	2019	■				Southlawn Development
<b>New Street D (From S. Clayton St to Jackson St including spru North to Luckie St per Jackson St Park Master Plan)</b>	New Street	2017	2019	■				Southlawn Development
<b>Branson St extension (East from Neal Blvd to Jackson St per Jackson St Park Master Plan)</b>	New Street	2017	2019	■				Southlawn Development

Project	Description	PE Year	Construction Year	STATUS				Notes
				Complete	Underway	Not Started	Not Relevant	
<b>New Street E (From Branson St South to Church St per Jackson St Park Master Plan)</b>	New Street	2017	2019	■				Southlawn Development
<b>Branson St extension (West to S. Perry St)</b>	New Street	2017	2019				■	Project Evaluated and deemed not feasible
<b>Lumpkin St extension (South to Scenic Hwy)</b>	New Street	-	-				■	Project Evaluated and deemed not feasible
<b>Plainview St extension (North to S. Clayton St)</b>	New Street	-	-				■	Project Evaluated and deemed not feasible
<b>Harris Cir extension (North to S. Clayton St)</b>	New Street	-	-				■	Project Evaluated and deemed not feasible
<b>New Street F (From Gwinnett Dr to Harris Cir extension)</b>	New Street	-	-				■	Project Evaluated and deemed not feasible
<b>Nash St extension (West to Gwinnett Dr)</b>	New Street	2018	2019	■				COMPLETE
<b>New Street G (From Harris Cir extension to Lumpkin St)</b>	New Street	-	-				■	Project Evaluated and deemed not feasible
<b>Gordon St extension (North to Oak St)</b>	New Street	-	-				■	Project Evaluated and deemed not feasible



Project	Description	PE Year	Construction Year	STATUS				Notes
				Complete	Underway	Not Started	Not Relevant	
<b>New Street H (From Waterworks Rd to Victor St)</b>	New Street	-	-				■	Project Evaluated and deemed not feasible
<b>Freight Rail Turnaround</b>	Freight Rail - Relocation out of the study area, potential to a point northeast	-	-				■	Project Evaluated and deemed not feasible
<b>South Parking Deck</b>	Public Parking South of the Square	2021+	2021+	■				COMPLETE
<b>West Parking Deck</b>	Public Parking West of the Square	2021+	2021+				■	Project Evaluated and deemed not feasible
<b>Southwest Parking Deck</b>	Public Parking southwest of the Square	2021+	2021+				■	Project Evaluated and deemed not feasible
<b>Parking Bank</b>	Public Parking	2021+	2021+				■	Project Evaluated and deemed not feasible

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**RESOLUTION \_\_\_\_\_**

**RESOLUTION OF THE CITY OF LAWRENCEVILLE FOR CONTINUED COMMITMENT TO THE CITY OF LAWRENCEVILLE DOWNTOWN LCI MASTER PLAN AND PARTICIPATION IN THE TACTICAL LIVABLE CENTER INITIATIVE (LCI)**

**WHEREAS**, the City of Lawrenceville supports regional and local efforts to develop a balanced transportation system to reduce dependence upon the automobile, enhance access, improve safety, encourage continued prosperity, and promote quality of life; and

**WHEREAS**, the City of Lawrenceville concurs that improvements in the quality of life from a well-planned downtown area will enhance the economic position of Lawrenceville; and

**WHEREAS**, the City of Lawrenceville adopted the Lawrenceville Downtown Livable Centers Initiative Master Plan on July 25, 2005, and is now seeking to implement projects identified in the 2021 LCI, through a Tactical LCI study; and

**WHEREAS**, the City of Lawrenceville has continued to show its commitment to a well-planned downtown through the implementation of various initiatives including the development of the College Corridor, conversion of Clayton and Perry Streets to two-way operations, and the success of the South Lawn project; and

**WHEREAS**, the City of Lawrenceville seeks to further leverage recent successes in implementing a well-planned downtown area through further investigation of opportunities for surrounding redevelopment, exploring opportunities for improved mobility connections to and from downtown, and enhancing connectivity to nearby Rhodes-Jordan Park while considering recent advances in SMART City technology and best practices in creative placemaking.

**NOW, THEREFORE, BE IT RESOLVED**, the City of Lawrenceville hereby expresses its continued commitment to the City of Lawrenceville Downtown LCI Master Plan and approves participation in the Tactical Livable Center Initiative (LCI) program as a major step in preserving the health, well-being and economic vitality of our community.

**BE IT FURTHER RESOLVED**, that the City Council of the City of Lawrenceville authorizes the filing of a grant application with the Atlanta Regional Commission in an amount not to exceed \$150,000.00, with the commitment to a local match not to exceed \$50,000.00.

1. The City Manager is authorized to execute and file an application for Federal assistance on behalf of the City of Lawrenceville with the Atlanta Regional Commission.
2. The City Manager is authorized to execute and file the necessary certifications, assurances and other documents the Atlanta Regional Commission may require before awarding a Federal assistance grant.

3. The City Manager is authorized to execute the grant and other agreements with the Atlanta Regional Commission on behalf of the City of Lawrenceville.

**IT IS SO RESOLVED** this 27th day of February, 2023.

**CITY OF LAWRENCEVILLE, GEORGIA  
A GEORGIA MUNICIPAL CORPORATION**

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David R. Still, Mayor

ATTEST:

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Karen Pierce, City Clerk



All items moving forward to the Regular Meeting need to be added by February 16<sup>th</sup> with all updates and in final form.

**Discussion of General City Business**

1. RZC2022-00045; Alessandro Salvo; 530 Lyle Circle – Tabled to 03/16/2023
2. RZR2023-00015: Citywide Rezoning- Derrick Cheek, Mahlon Sweat, Kenny Tong, Sheila and Daniel Huff, Anne and Thomas Iwanowski, Cline Nichols, Mahlon and Carolyn Sweat; Multiple addresses – Public hearing 02/27/2023
3. RZR2023-00016: Citywide Rezoning - Derrick Cheek, Pappy and Annamma Samuel, Rickie and Garnett Lance; Multiple addresses – Public hearing 02/27/2023
4. RZR2023-00017; Karen Wright; 577 Scenic Highway – Public hearing 02/27/2023
5. RZR2022-00011; Fairlane Capital LLC; 448 Grayson Highway – Public hearing 02/27/2023
6. City Brand – Presented
7. An Ordinance Establishing the Regulation for the Renaming of Streets – Council Business 02/27/2023
8. Proposed Name of Collins Hill Extension Project – Council Business 02/27/2023
9. An Ordinance to Amend Article 5; Parking of the Zoning Ordinance – Tabled to 04/17/2023
10. An Ordinance to Amend the Zoning Ordinance, Article 9, Administration and Enforcement – Tabled to 04/17/2023
11. An Ordinance to Amend the Code of Ordinance, Chapter 10, Article II – Tabled to 04/17/2023
12. Discussion of Ordinance Amendment to Chapter 4 – Alcoholic Beverages – Consent 1
13. On-Demand Annual Streets and Stormwater Maintenance Contract – Consent 2
14. Approve ReCAST Year 2 Contract Addendum – Consent 3
15. Approval of Intergovernmental Agreement with Gwinnett County for Reviewing, Inspecting and Permitting County Projects within the City – Consent 4
16. Purchase Tyler Hosting services for Munis ERP and EnerGov – Consent 5
17. 2023 Event Entertainment Consultant Contract – Consent 6
18. Resolution to seek grant from the Atlanta Regional Commission for a Tactical Livable Centers Initiative (LCI) study – Consent 7
19. Fiscal Year 2023 Mid-Year Budget Adjustment – Consent 8



# LAWRENCEVILLE

Downtown Development Authority

February 22, 2023

Atlanta Regional Commission  
229 Peachtree Street, NE  
Suite 100  
Atlanta, GA 30303

Dear Livable Centers Initiative Selection Committee,

The Downtown Development Authority strongly supports the application of the City of Lawrenceville for the Tactical LCI study. We believe that the tactical study to activate Honest Alley and wayfinding from Gwinnett Justice Administration Center and the Downtown will provide valuable benefit to our community.

The Downtown Development Authority, intends to partner with the City on this project by supporting with community outreach.

We believe this project will benefit the community by encouraging and supporting local businesses; will maximize community connectivity and mobility, foster redevelopment, and embrace the arts in spaces that can become part of the City's placemaking initiative.

The Downtown Development Authority is pleased to be a part of helping to finance projects that are a direct result of Downtown Lawrenceville's LCI planning efforts. We wholeheartedly support the City's application for an additional LCI tactical study and hope for a positive response from the selection committee. Should you require any additional information, please do not hesitate to contact me.

Sincerely,

Barry Mock  
Executive Director,  
Lawrenceville Downtown Development Authority  
770-277-7532  
[barry.mock@lawrencevillega.org](mailto:barry.mock@lawrencevillega.org)



# OAKHURST REALTY PARTNERS

Atlanta Regional Commission  
229 Peachtree Street, NE  
Suite 100  
Atlanta, GA 30303

Dear Livable Centers Initiative Selection Committee,

It is a great time to be a part of the City of Lawrenceville's downtown community! Thanks to the vision of elected officials, other leadership, and staff, the City has benefitted significantly from the downtown master plan's inclusion in the Livable Centers Initiative program in 2006. Funding from subsequent LCI plans and studies have resulted in the vibrant and walkable downtown Lawrenceville you see today. The Lawrenceville Lawn, Heritage Trail, Clayton Street/Perry Street two-way pairing, Pike Street parking lot improvements, and the College Corridor are all direct results of the LCI program. The downtown core has also seen investment from the private sector as a result of LCI efforts (South Lawn).

In order to continue the success of Downtown Lawrenceville, the City is requesting funding for an additional LCI tactical study, which would look into the feasibility of activating Honest Alley and improving way finding between the Gwinnett Justice and Administration Center and Downtown.

Oakhurst Realty Partners is pleased to be a part of Downtown Lawrenceville and owes much of its success to the planning efforts funded through the LCI program. We wholeheartedly support the City's application for an additional LCI tactical study and hope for a positive response from the selection committee. Should you require any additional information, please do not hesitate to contact me at 404-371-4100 or [fpaty@oakrep.com](mailto:fpaty@oakrep.com).

Sincerely,

B. Fisher Paty, CCIM  
Managing Partner  
Oakhurst Realty Partners  
Office: [404.371.4100](tel:404.371.4100)  
[www.oakrep.com](http://www.oakrep.com)