

# HOMEOWNERS COALITION



Post Road Committee  
For Proper  
Development

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Note: This document is from Forsyth Citizens for Responsible Growth, a founding member of The Homeowners Coalition. The documents' content compiles the ideas and thoughts of many within the Homeowners Coalition whose goal is to have fully informed and locally active Forsyth County citizens. Signed: Tony DeMaria for FCRG.org Committee.

April 5, 2016

Good Day Incumbents and Candidates in May 24 County Commission Primary,

The Homeowners Coalition and many Forsyth citizens are aware that a 2015 survey indicated that 74% of citizens participating believed the county was heading in the wrong direction. The Coalition believes the simplest approach to change the direction is intelligent residential growth, high quality standards of development, and vibrant, high paying commercial development.

Hence, the Homeowners Coalition is asking all 2016 candidates for the Board of Commissioners in Forsyth County to allow voters to understand their position on changing to a more desirable direction by the county. This document will be sent to candidates and incumbents in the May 24 primaries for its completion and return by April 12, 2016.

The Coalition asks each candidate/incumbent to indicate their agreement/disagreement with each Pledge in the table on page two. Returns will be summarized and shared county wide on or before April 19, 2016.

It is hoped that incumbents and candidates will share their positions on the critical issues that caused 74% of citizens to want to change Forsyth's rapid growth direction. To insure incumbents receive this email, a "Delivery Receipt" will occur and a "Read Receipt" is requested. Also a USPS certified delivery will insure a busy incumbent has an opportunity to share their views with the voters.

A non-response will be reported to the citizens and voters as - - - - **"apparently unwilling to share her/his views with Forsyth citizens and be compared to other candidates"**.

Please email responses to [tony@forsythcrg.org](mailto:tony@forsythcrg.org) . A response to the certified mail shall be scanned and emailed. The citizens of Forsyth wish to thank all the candidates for their participation in our democratic process.

Thank you, Tony DeMaria

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**Candidate Commitment:**

Apart from any unforeseen legal issues, I pledge to support the following principles during my time in office and implementing actionable items within my first 180 days of office:

	<u>Pledge to Action</u>	<u>Agree</u>	<u>Disagree</u>
1	End practice of taxing existing citizens to pay for new county infrastructure required for new residences by supporting impact fees at 100% of the legally allowed amount on new residential development.		
2	Require adequate county infrastructure (schools, roads, other services) to be in place prior to permitting zoning changes or building permits: No new zonings in areas where schools are at or projected to be over 120% capacity or where roads within a 1 mile radius are functioning at a level of service "F".		
3	Create a land use plan that returns Forsyth County to balanced residential growth with lower density and quality building standards by increasing Estate Living and RES 1 & 2 land use designations. Commit to not voting for zonings whose density are higher than that called for in the plan.		
4	Preserve commercial corridors (McFarland, 141, Ronald Reagan, etc) for new business and technical firms to create regional offices and quality employment opportunities by preventing residential development along these corridors.		
5	Protect our water supply by modifying the UDC to require buffers in residential developments be owned and maintained by the HOA. Add a "true density calculation" to zoning applications which excludes flood plain and county/state required buffers square footage in density calculations.		
6	Adopt a plan to stop clear cutting practices in Forsyth County by protecting specimen trees via levying recompense for each tree removed during site development and lot clearing.		
7	Encourage the Sheriff's Department to: <ul style="list-style-type: none"> <li>• Return to the National Accreditation program and its prior high grade levels.</li> <li>• Staff the South Precinct with patrol deputies on a permanent basis closer to the center of Forsyth population.</li> <li>• Cease wasteful spending on exorbitant items like Raptor vehicles and \$100,000+ Lake Lanier patrol boats.</li> </ul>		
8	Create a transparency in government by requiring rezoning applications include names of all individual owners of LLC's, who are requesting zoning.		
9	Stop the trajectory of higher taxation in Forsyth County by keeping the millage rate at current level or lower.		
10	Urge and assist our local legislators to request the State EDP change Forsyth's water allocation to a ratio on par with City to County population ratio.		

Print Name: \_\_\_\_\_

Signed: \_\_\_\_\_

Date: \_\_\_\_\_