Introduction

Organization of the Comprehensive Plan

The Clay County Joint Comprehensive Plan consists of three documents. The first document is the Community Assessment which provides a detailed analysis of Clay County and the Cities of Bluffton and Fort Gaines. It includes the following:

- a list of potential issues and opportunities;
- analysis of existing development patterns;
- a character area map;
- evaluation of current community policies, activities, and development patterns for consistency with the Quality Community Objectives;
- analysis of data and information to check the validity of the above evaluations and the potential issues and opportunities.

The second document is the Community Participation program that describes Clay County’s plan for ensuring adequate public and stakeholder involvement in the preparation of the Community Agenda portion of the plan.

Both of these documents were reviewed by the Lower Chattahoochee Regional Development Center and the Georgia Department of Community Affairs. This document, the third of three, is the Community Agenda and contains the “plan” portion of the Comprehensive Plan.

Community Vision

Clay County Vision Statement
We aspire to become a place of unity and total citizen involvement. We want a safe, healthy, drug-free community to achieve academic success. We desire to maintain a community with rural character and a clean, healthy living environment through quality growth planning principals. We look for better communication within the community through a local media outlet. We want adequate housing, job opportunities, recreational facilities, and cultural events for all residents. We want local healthcare facilities treating citizen’s medical needs. We want environmentally friendly businesses that support the population and facilities, events, and activities that take advantage of the natural and historic resources to boost tourism.

Bluffton Vision Statement
The City of Bluffton is dedicated to increasing the quality of life for all citizens while maintaining our friendly, small town, rural lifestyle. Protect the agricultural community. Encourage the construction of warehouses to take advantage of trucking on U.S. 27 as well as other general, commercial and business activities. Protect the Bluff and develop
a walking trail and picnic area at that location. Utilize the existing horse arena more with the development of a rodeo. Maintain existing single-family housing and encourage new single-family development. Construct sidewalks and install decorative street lights. Clean up abandoned lots and junk cars. Encourage small businesses such as antique shops and convenience stores. Encourage tourism in the county taking advantage of the lake and other natural resources. Install markers for historic buildings such as the Clubhouse, Courthouse, Old Jail, Bluff, and historic houses and churches.

**Fort Gaines Vision Statement**

The City of Fort Gaines is dedicated to increasing the quality of life for all citizens while maintaining our friendly, small-town, rural lifestyle. Downtown Fort Gaines will evolve into a vital pedestrian, bicycle, and golf cart friendly community with a healthy mix of retail, services, restaurants, and residences. We are committed to fostering a spirit of communication and cooperation between the governing bodies to achieve our goals: broadening the tax base with environmentally friendly business and industry; providing more employment options to allow citizens to both live and work within the community; and increase the educated workforce. We aspire to become a place of unity and total community involvement where all citizens are actively engaged in shaping the community’s future.