Thomasville
An Annual Review
Thomasville, Georgia, the City of Roses, was founded as the county seat for Thomas County in 1826.
I am pleased to present to you the City of Thomasville’s Annual Review, a look back at our accomplishments in 2009 and a glimpse at the expectations for the future.

In a time when many local governments are struggling financially, Thomasville is fortunate. Rather than property tax to support General Government, Thomasville’s revenues are generated primarily from our business type activities – our utilities services – from which we transfer more than $6 million dollars to pay for governmental services like police and fire protection. And our utilities’ rates are among the most competitively priced in the State.

In 2009, we developed new operating efficiencies and new revenue sources in order to offset the cost of providing governmental services. At the same time, we focused on paying down debt, and in 2009, made the final payment on the CNS bond financing.

As we look forward, Thomasville’s City Council and staff are committed to making wise investments in infrastructure; to preserving our community’s natural and historic resources; and to sustaining the livability of our community.

When I speak to new employees I encourage them to develop a “heart to serve.” That heart to serve, that desire to exceed the expectations of our community, is what drives each of us, the City Council and the staff, to make this place we call home the best that it can be. We are honored to serve you.

Sincerely,
Steve Sykes, City Manager
Safe streets, jobs, recreation, green space, a thriving downtown, and good neighborhoods and schools - these are the tangible things that create the intangible chemistry of a great city.
With its rich history, picture book downtown, unrivaled recreation facilities, and temperate climate, Thomasville is a great place to live. The City works continuously to create services and develop strategies that strengthen the fabric of our neighborhoods and improve the quality of life.

In 2009, we began an effort to revitalize the Victoria Place neighborhood through the creation of a new, mixed-use, mixed income neighborhood connected to the downtown area via a multi-use trail.

The Victoria Place residents embraced the redevelopment concept and participated in the planning that includes the reconstruction of existing roads, the construction of a section of the multi-use trail, the addition of sidewalks and streetlights, the purchase and demolition of blighted and abandoned properties, the construction of new housing and the renovation of existing homes.

Residents have already begun the facelift on their properties, and the City is working with Habitat for Humanity and other non-profit agencies to assist residents with housing needs.
An $800,000 Community Development Block Grant is the jump start for the Victoria Place Urban Redevelopment Plan, including the first one-half mile of a multi-use trail which will connect the Victoria Place neighborhood with the downtown area and Paradise Park.

This multi-use trail is the first phase of a larger plan to build approximately 15 miles of trail connecting our green spaces, including Paradise Park, the Remington Avenue Recreation Complex, Cherokee Lake Park and MacIntyre Park.

The City has two new pocket parks, one on Jackson Street, conceived and created by community leader Diane Parker, and a second park marking the entrance to Victoria Place.

Attention to green spaces, neighborhoods and connectivity to community venues enhances the community’s livability for all residents.
Efficiencies

Your municipal government undertook a number of initiatives in 2009 to maximize efficiencies and leverage existing resources.

The City, in cooperation with the other local Thomas County governmental agencies, implemented a SPLOST-funded 800 MHz digital radio system. This mutual radio system facilitates coordinated emergency communication among all police, fire, and other emergency personnel ensuring reliable and swift communication when seconds matter. With this county-wide system, we improved our emergency response capabilities and eliminated investments in separate advanced communications technologies.

In the utilities operations, we began deployment of an automated meter reading system to read electric meters remotely via radio. When completed, meter readers will no longer walk residence to residence. This effort was focused first in the City’s outlying service area to maximize fuel and personnel cost savings.

We also began offering telephone service to commercial customers in the last 15 months. This new service offering, provided over the same network as Rose.Net, CNS TV, and residential telephone service, provides the commercial community with an alternative telephone service at very competitive rates.
In the downtown corridors, the completed City wireless network serves multiple audiences. This wireless Internet service is a low-cost convenience for our customers as well as a mobile tool for City personnel. From laptop computers in their police cars, the Thomasville Police Department can create and retrieve data. Efficiency with paperwork frees a police officer’s time to focus on police protection for our community.

These initiatives are representative of the efforts within all our departments. Looking for new efficiencies and ways to manage costs is an ongoing goal among Councilmembers and the staff.

Fifty percent of CNS Internet customers subscribe to CNS telephone service.
The City is committed to creating and sustaining a healthy, diverse economy, and initiated a number of strategies towards attracting new business, serving existing industry, and fostering downtown growth.

In 2009, through the efforts of our Main Street Program, approximately $2.9 million dollars, public and private, revitalized 13 buildings in downtown Thomasville with a net gain of three new businesses and 29 jobs realized.

That same year, the Georgia Downtown Association and the Georgia Department of Community Affairs’ Office of Downtown Development named the Mitchell House Lofts and Condominiums, the former Mitchell House Hotel, the Best Commercial Redevelopment Project in Georgia for 2009. This adaptive reuse of an historic hotel and adjoining property consists of 24

Thomasville was the first Georgia city to win the coveted national Main Street Award for its downtown development.
upscale condominiums and six urban loft condominiums with retail and restaurant space located on the ground floor.

New industry needs land and the City led an effort in 2009 to purchase 300 acres located off 319 North for a business park. We are currently working with State agencies to secure funding to begin the development of this site to attract new business and new jobs.

In tandem with the business park development, the City’s Planning Department began identifying smaller sites and vacant buildings within the corporate limits of the City that have potential for infill development.

To support commercial air traffic at the Thomasville Municipal Airport, we added 30,000 square feet of new hangar space in 2009, enough additional space to accommodate up to 15 more planes, depending upon size. Demand for this new space was high, and the hangars are approximately three quarters leased, leaving available space for transient overnight storage of aircraft on a limited basis.

Although the economy had slowed in 2009, Thomasville undertook these and other measures to encourage economic development, efforts to ensure the community’s sustainability.
Future

Across a municipality, allocating human, capital and natural resources requires an eye on the long view as well as focus on the near term.

In 2008, the City began a strategic planning process that was finalized in 2009 with input from every City employee. The resulting five year strategic plan provides a guide to focus the City’s available resources on the priorities and objectives outlined in the plan. The achievements outlined in this review are evidence of that plan.

For the future, we completed the construction, renovation, or improvement of several City facilities. The Water, Gas, and Sewer Operations Department moved to a renovated facility on Smith Avenue. The City’s Public Works and Solid Waste Departments moved into an expanded facility on Davenport Drive, and the City also improved the Electric Department’s shop facility. The projects were completed under budget and provide adequate facilities for these departments for many years to come.

One of our most significant decisions in 2009 was related to the community’s energy supply for
for coming decades. The City, with assistance from MEAG Power, our wholesale power supplier, projected its future electric power requirements, examined the options to meet that demand and opted to purchase an additional 26 megawatts of nuclear power scheduled to be online in 2016.

This resource meets around-the-clock, seven-day-a-week demand, an attribute not true of many sources. Nuclear power is also one of the cleanest and most economical ways to generate electricity.

With this new energy supply, Thomasville will stay powered with reliable, competitively priced power as neighborhoods and businesses grow.
The data on this page is exclusive of the Thomasville City School tax. The school board sets its tax millage rate yearly, and the City of Thomasville collects these taxes on the board’s behalf. School tax dollars support the operation of the Thomasville City Schools.
“Largely because of the operations of our utilities, we have a goal to eliminate ad valorem tax (property tax) in Thomasville over the next four years.”

Mayor Camille Payne

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**Where Dollars Go**

<table>
<thead>
<tr>
<th>Business Type Activities</th>
<th>71%</th>
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<tbody>
<tr>
<td>Highways &amp; Streets</td>
<td>3%</td>
</tr>
<tr>
<td>Culture &amp; Recreation</td>
<td>1%</td>
</tr>
<tr>
<td>Public Safety</td>
<td>8%</td>
</tr>
<tr>
<td>Governmental Services</td>
<td>15%</td>
</tr>
<tr>
<td>Economic Development</td>
<td>2%</td>
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**Municipal Property Tax Per Person**

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<table>
<thead>
<tr>
<th></th>
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<tbody>
<tr>
<td>Statewide average per person</td>
<td>$239</td>
</tr>
<tr>
<td>Thomasville average per person</td>
<td>$82</td>
</tr>
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**Municipal Revenues From Enterprise Funds**

<p>| | |</p>
<table>
<thead>
<tr>
<th></th>
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</thead>
<tbody>
<tr>
<td>Statewide average</td>
<td>53%</td>
</tr>
<tr>
<td>Thomasville</td>
<td>89%</td>
</tr>
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</table>

(charges for Governmental and Utilities Services)

**Municipal Revenues From Taxes/Other General Funds**

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<table>
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<tr>
<th></th>
<th></th>
</tr>
</thead>
<tbody>
<tr>
<td>Statewide average</td>
<td>47%</td>
</tr>
<tr>
<td>Thomasville</td>
<td>11%</td>
</tr>
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</table>

Source: Georgia Local Government Financial Highlight Report by the Georgia Department of Community Affairs.
Thomasville is directed by elected representatives who have a common pledge to serve at the will of the community.

Because of their commitment, our City Council members spend countless hours in meetings, public hearings, and workshop sessions so that they are informed to make the important decisions affecting all aspects of the City.

In addition to serving locally, Council members represent Thomasville throughout the State, taking part in events related to financial planning, economic and community development, and a host of other topics.

Their active participation throughout the State and Nation has brought recognition and accolades for the City of Thomasville’s innovation and success.

The collective vision and direction of our Council, assisted by an engaged, caring citizenry and staff, set the course for our community.

From left to right, back row: Greg Hobbs, District 1; Roy Campbell, Member At Large; Max Beverly, Mayor Pro Tem, District 2
Front row: Camille Payne, Mayor, District 2; David Lewis, District 1
2009 Honorary Councilmembers

Members of the community participate in the governing process. Each honorary council-member attends meetings and workshops and participates in discussions.

The members were:
Rev. U.A. Hammonds          Roderick Randall
John Daniel                 Marcus Conyers
Charlie Brown               Bob Parrish
Mary Julia Thomas

Citizen Input

For 2009, 67 community volunteers served with the staff on city boards including tourism, recreation, planning and zoning and others.

Visit our new website, www.thomasville.org, for an easy click to Council meeting minutes.
Ongoing communication with our citizens is essential. The City uses the immediacy of the Internet to communicate City business and provide a way for you to reach us.

Use our websites to pay utility bills online, find special restaurant offerings, download permitting forms, read the TV guide and more.

Rose.net Thomasvillega.com
Thomasville.org Downtownthomasville.com
## For Our Community

In 2009

<table>
<thead>
<tr>
<th>Number</th>
<th>Description</th>
</tr>
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<tbody>
<tr>
<td>1,155</td>
<td>responses from Thomasville Fire Rescue for assistance</td>
</tr>
<tr>
<td>2</td>
<td>miles of streets paved or resurfaced</td>
</tr>
<tr>
<td>249</td>
<td>building permits issued</td>
</tr>
<tr>
<td>652</td>
<td>tons of recyclable materials collected</td>
</tr>
<tr>
<td>141,570</td>
<td>tons of solid waste delivered to the City-County landfill</td>
</tr>
<tr>
<td>141,000</td>
<td>customer service calls answered by our Call Center</td>
</tr>
<tr>
<td>1.4 billion</td>
<td>gallons of water pumped from the City’s wells</td>
</tr>
<tr>
<td>11,480</td>
<td>landings and takeoffs at the Municipal Airport</td>
</tr>
<tr>
<td>20,057</td>
<td>rounds of golf played at Country Oaks Golf Course</td>
</tr>
<tr>
<td>124,500</td>
<td>Thomasville Police Department calls to assist citizens</td>
</tr>
<tr>
<td>418</td>
<td>new CNS Telephone customers</td>
</tr>
<tr>
<td>222</td>
<td>new Rose.Net customers</td>
</tr>
<tr>
<td>1,000</td>
<td>gallons of fuel saved reading electric meters remotely</td>
</tr>
<tr>
<td>440</td>
<td>total number of employees; 39 hires; zero new positions</td>
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City of Thomasville  
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Thomasville, Georgia 31792  
229-227-7001