

## KICK-OFF SURVEY RESULTS

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These results are from the Williamson 2040 Kick-Off (Vision and Values) Survey round. The results shown were current as of May 1, 2019.

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### What do you love about Williamson County as a whole, why do you call it home?

1. Moved here in 1978 because of the beautiful rolling hills that are fast disappearing.
2. It's beautiful! So far, it has been well planned (except for Spring Hill).
3. high quality of life, growing opportunity, low crime, low taxes, great people.
4. Low crime, good schools, conservative values, low taxes
5. Williamson County is the perfect blend of city and country. While you have the convenience you also have the beauty.
6. Love its convenience to Nashville, but appreciation for country living
7. "We moved here in 1970 because of the wonderful neighborhood communities and the friendliness of those already with homes here. We had small children at the time and the enthusiasm for the school system was amazing. We contracted with Reese Smith, a prominent builder of quality homes at that time and have enjoyed being part of a caring, educated subdivision ever since. Now that we have a Commissioner dedicated to the betterment of not only this part of Williamson County but each group of citizens we have seen real progress."
8. The History
9. Quality of life, excellent schools
10. I have lived here for 35 years after moving around the country for educational pursuits. Some of what attracted me here back then we seem to be losing.....green spaces, beautiful countryside, etc. What we have gained is better schools, arts, entertainment, family-centered activities, better shopping, top rated medical care, etc. I appreciate the high educational levels of the residents which often relates to better care of property and concern for the state of the county in general.
11. Small town feel
12. What I love about Williamson County is the beauty of the land, trees, farms, pastures, etc. The small town charm of downtown Franklin also.
13. The BEST schools!
14. I like the planned growth; particularly the green spaces and walking areas.
15. My favorite thing about Williamson County is the natural beauty. The beautiful farms, forests, and wildlife.

16. Safe community with great schools and warm and inviting people. Pretty good access to Nashville and an area that is investing in keeping it a great place.
17. Safe, clean, good schools, open space
18. The open spaces in the part of the county I live I
19. Good schools, beautiful farmland and green space, great place to raise a family
20. It's family oriented, lots of undeveloped countryside but still have amenities close by, good schools, affordable although that's changing.
21. The warmth of the people. Beautiful homes. Good shopping. Good schools. Safe. Beautiful parks.
22. Rural, beautiful countryside
23. It still has rural areas and small town charm in many areas
24. I would tell them it was better about 10 years ago before it got too crowded
25. Small town feel and great school system.
26. I moved here for the bucolic scenery and peacefulness . I'm disappointed how overgrown it has become.
27. A preserved window of American greatness Williamson County is a beautiful place that is progressive but, at the same time, still is connected to its past.
28. Quality of life and preserving green space
29. Beautiful, clean, great schools, historic towns & buildings, Nashville proximity
30. Open land with trees, great parks, terrific schools and convenience to tons of shopping
31. I used to love it more...What's left is at risk for being over-developed. I call it home b/c I have lived here my whole life - 54 years. My family is here, immediate and extended. There used to be wide-open places and rural charm. I try to find that now but most of the time end up in Maury county or Bedford county when I go for a drive to unwind. If there is land, you all are going to let every Tom, Dick and Haury & Smith developer build on it. The efforts to build an infrastructure to support all the development seem to be a game of catch-up. I do love the rare occasions that I run into someone that I grew up with and we can say hello. There are too many people moving here and ruining the beautiful country sides.
32. The people here are usually friendly
33. not much to love but rapidly disappearing rural areas.
34. land use
35. it's beautiful here EXCEPT the way it's being developed in some areas (carothers parkway, etc.) is extremely irresponsible. it would be.sad if wc turned into another spring hill.

36. Wonderful people. Outstanding public officials, more the most part.
37. Williamson County gave us a secure place to live and raise our family.
38. I appreciate the rural nature of the county, the small towns and local uniqueness. I appreciate the school system as aiming for high standards and good teachers and talented principles. I appreciate the Franklin Square and Main Street, the old homes and buildings in the town.
39. Old school values with new amenities
40. It's a beautiful area with great history and good schools
41. College Grove is where I live in Williamson County. It was a nice rural community.
42. Quaint small town atmosphere with everything you need close by.
43. Small town southern feel with benefits of near city amenities. Beautiful rolling hills.
44. Beautiful countryside with farms and a fun-eclectic atmosphere of the local downtown area.
45. Scenic and good schools
46. It's a middle-ground of country (for now at least) with amenities close by.
47. I love the beauty of our county and of the people who live here!
48. I love the beauty of Williamson County and the excellent schools.
49. Beautiful, green pastures with rolling hills and undeveloped countryside
50. Low crime rate; not too overcrowded; unfortunately the continuous development is driving my family thinking other options to move
51. "It used to be the beautiful country views." Not anymore as all that can be seen is homes and buildings.
52. It was the best place to grow up !
53. Beautiful countryside, friendly folks, in the country, yet close to everything. We have lived in Williamson County for 40+ years and love calling it home.
54. Quaint, small town feel with lots of beautiful open space, rolling hills
55. Open country spaces
56. Green space
57. The rural atmosphere, friendly people
58. I love the beautiful rolling hills and farmland that are unfortunately disappearing quickly.
59. The rural lifestyle, the open expanses of farms and woods, and the job that the Williamson county government has done (except for the planning commission).

60. We moved to WilCo for the schools. We absolutely love the beauty of the natural parts of the county and the few small towns that remain.
61. Sense of community....engaging families....people who care about our area and want to make sure the growth is contained and well planned.
62. I love the small town feel of Franklin, Leipers Fork and Williamson County. Life here is charming and easy in it's current form yet progressive with regard to amenities like local businesses, restaurants, and current events. It's a place where people can work at a huge publicly traded companies like Nissan and shortly Amazon, yet sit on their wraparound porch the same evening overlooking acreage that makes it feel like a vacation spot. THIS has always been a huge draw for me to this area of this county. Driving past cattle and horses on land just minutes outside of a major city. PRICELESS!!
63. It's a beautiful county, with so much to do and the people are wonderful!
64. Open spaces, agriculturally friendly, but easy access to critical services (shopping, good hospitals, entertainment).
65. It has everything we need without having to go to Nashville. Shopping, restaurants, hiking, and plenty of rural area still undeveloped
66. I did love Williamson County but the elected leaders are voting to change everything we love against our wishes. It is growing to fast without infrastructure to handle the traffic and the people. Loved Main Street but you are turning it into restaurant row. Loved the rural farms and land but they are being swallowed up by developers. Not much left to love.
67. A combination of great schools, local establishments (beyond the chain retail), community events, and an abundance of green space including parks, greenways, and open space to take in the landscape.
68. Schools, safety, beauty, out door activity
69. Lots of land used for cattle and horses. Very good school system. Easy access to interstate system
70. Good schools, nice land availability, and home price
71. I love that you can send your kids to play in the neighborhood without worrying about their safety. I love that neighbors lookout for each other and care about each other.
72. Slow pace, pretty land, friendly people
73. A great place to raise a family with quality schools.
74. I loved the small town character and charm. Quickly disappearing as cancerous growth destroys it.
75. The county has managed growth conservatively, which is positive for the most part. WC has preserved the beauty of rural TN, and has grown within its infrastructure limitations.

76. Beautiful countryside - lots of green space, not too much urban sprawl ...houses, retail, etc...and great schools!
77. Our family moved here in 1972 and fell in love with the area. We both worked here, raised our children who attended our schools and became involved in church, as well as, other organizations. The people embraced us and we feel very blessed by coming here.
78. Small town feel but has everything you need nearby. Love open spaces, good schools low crime
79. Williamson County has been my home for the past 30 years and I love living here because there is a sense of what brings people here to live - a mixed use county where green space is at a premium, but valued enough to preserve it for future generations to enjoy
80. I love that we have the right balance of cities with appropriate size for the county while having areas of subdivisions, green space with woods and farm lands.
81. Since we have kids, good schools were number one on our list. I would describe Williamson county as a beautiful county to live in. I like seeing the trees, hills, pastures. The roads in Williamson county provides a lot of scenic views. Williamson county has typical conveniences you expect but it also has history that is very interesting to learn, such as the Carnton house plantation, Triune earth works, Franklin and Nolensville historic districts. We also enjoy the green way paths and having access to the Harpeth River to Kayak on.
82. Williamson invests in its children, which makes me proud to be a resident.
83. Schools, people, easy lifestyle
84. This is where my immediate and extended family lives. We love the scenery and the locals! We love walking on the expansive sidewalks. Playing at the community parks. And enjoying icecream downtown with our kids. Me and my husband are also teachers who love teaching in both Williamson County & FSSD . We love serving our community and being involved.
85. basically, I love the people I have met here in our neighborhood, and the church I worship in and call family/community. A great place to raise a family. Always something to do or to be involved.
86. Beautiful and friendly
87. The opportunity available to everyone to improve their quality of life through access to education, work force development, economic/job/career opportunity. The balance between proximity and distance from Nashville core.
88. family atmosphere, parks, schools
89. A great community with deep roots and a welcoming environment.
90. Williamson County is special, not because of its affluence, but its people generally are neighborly and community-minded. Most residents probably were not born or raised here, but the diversity of backgrounds and experiences makes us strong. There seems to be a common attitude of trying to make things better, and that quality of life means something.

91. good country mix, historical and musical culture, friendly people
92. It's a pleasant place to live. Services are good. Environment is good.
93. Small town atmosphere
94. Small community, everyone knows and helps each other. Drivers are courteous (going away slowly). Small town feel, not too crowded, awesome conservative family values, very low crime, Second Amendment haven.
95. A charming combination of rolling hills, fields, and vibrant historic small town districts. The schools are fantastic, the public facilities are well-maintained, and residents are proud of where they live.
96. schools
97. Open spaces. Rural areas are within driving distance from town
98. Suburbia at its best
99. I've lived here all my life but I'm not sure I would move here if I had not. I still love the rural areas and the open space but it's become too expensive for average people to move here.
100. Williamson County is a perfect blend of modern conveniences, entertainment venues and quiet country living.
101. Rural and agricultural activities available for families. Triune Riding Club. The AG center. Rodeo. Beautiful farms and agricultural land.
102. We love that our children have a place where they can be active in ALL the activities they love. They play softball, baseball, basketball and get to show horses.
103. clean County with a low crime rate and good school system
104. It's so pretty, the hills and it's close to Nashville and Murfreesboro
105. Lots of great activities, but still room to spread out. Parks Dept, Youth sports opportunities, natural spaces left open.
106. I love so many things about my home county. It has a small town feel while being progressive and sophisticated. The citizens are open and friendly while being well informed and reasonable in their views. The quality of education is very high and a well educated citizenry is important for the quality of life.
107. Far enough from the craziness of Nashville when we moved here 13 years ago from rural New Hampshire.
108. The natural landscape of Williamson County is second to none due to the beautiful rolling hills and green spaces. Also, it appears that there is considerable planning in the architecture elements of the downtown areas and subdivisions as well as the landscape. Finally, the people, for the most part, are friendly and helpful.

109. I have lived here all my life. We are close to Murfreesboro, Franklin, Nolensville & Lewisburg. Triune is a good place to live.
110. greenspace
111. Mix of old and new.
112. I love both the city and rural landscape of Williamson County. The rural is diminishing due to over building of subdivisions, lack of expansion of our roads to compensate. If we continue to build so many subdivisions we need to have interconnected areas to ease the traffic congestion.
113. Up until recently, relatively uncrowded with pleasant scenery and services adequate for the population.
114. I've always loved the smalltown atmosphere with different appealing portions to attract different types of people. Don't try to make it a bigger attraction for developers, they are only looking at money per square foot not or happiness.
115. Availability of stuff
116. Still has a small town feel with lots of rural areas. Our family has been in Williamson County for over 200 years.
117. The rolling hills...
118. Family friendly. Elected officials who are good stewards of our tax dollars.
119. The scenic beauty of the landscape, historic Franklin, preservation initiatives like Carnton, Carter House, Harlinsdale Farm, and Battlefield land. The hills and valleys with the Harpeth River running through us. A community that values a high level of education and quality of life principles.
120. Lots of open land and green space and the schools
121. I love the broad array of vibrant historical, religious, cultural, employment, educational, recreational, medical, entertainment and commercial entities that provide all of us with practically unlimited choices, both in the County and in Middle Tennessee as a whole.
122. Proximity to Nashville without the urban hustle
123. A great place to raise a family with a variety of activities within and around Williamson County.
124. Williamson County is a warm and welcoming community. It has grown from a small, rural place to a beautiful and special suburb. It has become a place where the people living here can find just about anything they need. Williamson County has been a place of opportunity and many people have found their opportunity and settled here to enjoy it.
125. Wm. Co. has great infrastructure which include recycling most things easily.
126. love the agricultural land and space, wonderful open land, molly hills. We love that within minutes you can be in the country.

127. The rural countryside is beautiful. You can live in the countryside with top national public school system and be 40 minutes from downtown Nashville.
128. WC has (had) a beautiful natural landscape.
129. Williamson County's beauty is its expansive views of typical farms, fields, rolling hills and rivers. I moved here from Nashville to be in the country and experience the beauty of weather on the land.
130. I love the history ... the stone walls ... The Old Natchez Trace ... the old country roads that wind through endless pastoral vistas and open spaces. The people are friendly, and there are still ample opportunities to enjoy Nature.
131. A balance between development and preservation of rural communities, great schools, good business and non-profit climate.
132. I love it because of my family roots here. I'm a 4th generation living here. (3rd in my house)
133. I love the rural setting, the wonderful schools, and the escape from city life.
134. This county give you the benefits of living in the country and having a big city nearby with everything that a big city has to offer. The best of both worlds.
135. I have a nice large yard and am close to many areas
136. friendly, still lots of farms. not too crowded
137. love-ability factor has decreased since rural beauty lessens by the day and traffic increases.
138. Organized government
139. The mix of rural countryside with small town feel and good proximity to amenities.
140. The places of beauty and quiet despite the growing population.
141. Beautiful countryside and homes
142. Beautiful land, low crime, excellent schools.
143. natural beauty, proximity to shopping, work, lot sizes, lack of crowding. All of these qualities are fast disappearing.
144. Friendly with a small town feel
145. Conservatism, great schools, low taxes
146. I love the different neighborhoods, a mixture of old and new
147. I like the seclusion of the area but also close proximity to the sprawling city of Nashville.
148. I love its farms and gentle people. I always say "people in Williamson County do not honk their horns." They have patience & kindness.
149. My family has lived here since the 1700's + the school system in Brentwood

150. Schools, beautiful farmland, rolling hills
151. I love the green rolling hills, the farmland, the trees and the amazing schools.
152. Proximity to Nashville and suburbs
153. Natural beauty with close proximity to good schools, medical care, and jobs
154. Charming
155. Wide open spaces in the midst of rampant overdevelopment
156. Great schools, safe neighborhoods, low crime
157. I love that the people who live here are warm, friendly, and helpful. I also love the parks and wide open green spaces/farms that contribute to the natural beauty of the county. I love the fact that my children received a private school education at a public school price.
158. Because it's beautiful
159. A safe quaint thriving community complete with green spaces, varied activities for all ages and exceptional shopping opportunities .
160. Excellent schools were the number one reason we moved here. Also the clean and well-maintained parks and distance from downtown.
161. I love how there are urban shops and restaurants within close proximity to suburban neighborhoods that don't feel like all the houses are on top of one another. I also love that the schools are so well run and have wonderful parent involvement.
162. We have lots of green space and fabulous schools
163. Less Congested (not sure that is still true?)
164. Lush rolling hills and gorgeous country farms.
165. Green open spaces
166. Our county has beautiful land that has not been disturbed and harmed by excessive development and out of control growth.
167. Beautiful rolling hills and countryside to enjoy while on my drive home. I love living in a community that has great parks and walking paths. I love the historic landmarks that make this area special. All while still being close to a major city.
168. Wonderful place to raise a family. Good schools. Sense of community; neighbors looking out for neighbors.
169. The schools and the trails/parks
170. It's beauty, terrific schools, strong communities.
171. I would say "it used to be a great and friendly place to live but unfortunately the County officials make awful decisions about new residential and commercial construction and the county's

infrastructure can't support all that they've put in place, much less further approvals they have given. Do not move here."

172. Complete and convenient suburban living while still maintaining a natural, rural feel
173. Nice safe neighborhood with great schools
174. I like the 1 acre min lots and building restrictions.
175. Pleasant visual environment (good planning), historic structures and sites, clean environment, good schools, good diverse economy, preservation of what makes the county unique.
176. I loved the openness, quiet, different communities, and schools which was why we moved here 46 years ago.
177. Convenient location, safe, great schools, extensive shopping/retail/restaurant options.
178. Beauty of the area, diverse areas of urban, residential and rural. Good design and building standards, decent roads ( within the cities), educated citizens, pretty good schools, historical and modern. Good location.
179. The green space and rural nature of the county, the best school system in the state,
180. It has everything a family looks for, quality schools, safety, top notch health care, shopping.
181. My son-in-law ( who is/was the mayor of Lakeland) were driving on hwy 99 towards champions run Golf course in Rutherford County. There was a small development of 10 to 20 homes with an assortment of chain link fences behind each house. He said, Joe do you see that ? That's why people like me want to live in Williamson County, you don't see that. The planning commission won't permit it.
182. Well kept, maintained, safe, historic charm
183. Safety, accessibility, education, stability
184. Rural pastures
185. clean, safe, rising property values
186. The history and beautiful landscape.
187. I love the boarding area because there is still some land to enjoy. We need to keep some wide open space
188. I have liked the restrictions often used to keep ticky-tacky buildings away. It has not worked everywhere in the county, but as a whole it has made the county unique.
189. Beautiful rolling hills .wide open spaces.
190. I love the open space and quiet, we moved here because it's not built wall to wall with houses/businesses but we can be in downtown Nashville in less than 30 minutes, the best of both worlds!

191. "I do not like it as much as I did in years past.
192. Too much growth with no cap on where and how much. Losing green space daily.
193. "I love the low crime and the beauty, especially the rural areas.
194. I was born and raised here as were several generations of my family, so it has always been special to me.
195. Safe
196. I have lived here my entire life. I love the country views. I like that my area of the county hasn't been over developed yet. Although it unfortunately seems like it's coming our way.
197. I love the beauty of Franklin and its concern to preserve the historic places in our county.
198. Open green spaces, room to breathe, slower lifestyle, the friendly people
199. It's a wonderful tapestry of rural life sprinkled with urban amenities.
200. Beautiful county. Country living at it's finest. Born and raised here.
201. Williamson County is blessed with scenic rural landscapes and rich with historic and culturally significant resources and the Harpeth River runs through it. It has a town and country lifestyle with excellent schools for families. We moved here from LA 35 years ago. Williamson County was much smaller, charming and so green and beautiful. There were still gravel roads. We raised our children here and now our grandchildren go to the same schools. The quality of life is beyond compare but is now being devoured by quantity of life and concrete and traffic.
202. The schools and the green space outside of city limits
203. Low crime, country feel.
204. I used to love the rural space. The pictures on this very website are rare now. Every cow field is being developed into as many homes and businesses as can be crammed in. It was community. People are moving here to seek the quality of life but in doing so at too rapid a pace destroys the quality they came for.
205. The farmland
206. Country life with advantages of wonderful shopping and excellent schools
207. Loved here my entire life. USED to love the quiet, friendly atmosphere and farming community. Now that's disappearing fast. Thanks a lot.
208. friendly people, amazing schools, and lots of family-friendly things to do
209. I was born in Williamson County and have lived here most of my life, so it is my home. That is what I love; it's my home.
210. lack of crime.....
211. Great restaurants, hospitals and stores.

212. It's beautiful, spacious , open, non congested, rural country side
213. Williamson county has a good mix of commercial and rural areas. It provides many services to its residents that are not found in many counties. It provides good school systems.
214. Beautiful neighborhoods, good food, good schools
215. We love being near our grown children & grandchildren and the semi-rural countryside.
216. I was born and raised in Williamson County, and raised my children here. Now some of my grandchildren are growing up here. The land is beautiful, the people are good, and the schools are excellent.
217. Great place to live.
218. My love for Williamson County is deep seeded in family history. It is the home of my mother just as it was the home of her mother and grandmother before her. Not too many people can say that they come from here anymore.
219. Rolling green hills. Unspoiled rural areas. Open vistas. Old barns. Restored homes. Relaxed friendly people.
220. Low Taxes, good schools, and our politicians actually plan for the future
221. I have lived her practically my whole life, as have most of my ancestors. I call it home because it is the only home I have ever had.
222. School system, rural qualities with suburban amenities
223. My family has been in Williamson County for many generations. I've seen a lot of change. Some for the good of the people and some not good for the people of Williamson County. The schools have progresssd to be some of the best in the nation. The county has plenty to offer in dining, entertainment, and safety.
224. Safe and family friendly
225. I moved her 18 years ago because of the rolling hills and beautiful green spaces. I loved all of the farms.
226. I love how the county blends professional/business/retail urban areas with open space, "country" areas and traditional "small town" ways of life. It's the combined feeling of "big city/small town" that I think so many people love about this area....plus the amazing public education system and safety/low crime rate.
227. Friendly, beautiful, progressive and my home for over 8 generations.
228. My young family moved to Williamson County in 1996, and my 2 daughters attended public schools within the county. We have loved the good quality of life, including the modern aspects and rural aspects of the county.
229. Small town feel, friendly people, historical sites

- 230. Beautiful farms, landscaped homes, parks, lakes, ponds and rivers. Also, the quaint town of Franklin with its all the shops located in vintage buildings on Main Street.
- 231. Mixture of city & country
- 232. Williamson County was our choice of home because our grandson lives here with his parents, as he now begins his teen years and until he graduates from secondary school. We were attracted to Middle Tennessee some years ago because of its rural character and the small town nature of Franklin. Those qualities are rapidly dissipating as growth overtakes the area, just as it did in suburban D.C. during our four decades of largely uncontrolled growth that doubled the population of the county during that time. Previous planners here obviously had sensible support from many county and city officials, but the pains of accelerated expansion are straining resources and clouding the future.
- 233. The people!!
- 234. Wholesome, family centric beautiful place to live with great public schools.
- 235. Still with a small town feel. Excellent schools. Beautiful scenery (albeit that is dwindling quickly)
- 236. Beautiful Open Country Farm land. People/Hospitality, Values, Family
- 237. We drove thru her in the early 80's, with our children, on our way home from vacation. I love the country side with holstien cattle, small tobacco patches, friendly people, horses, mules, no traffic.
- 238. Charming with good schools
- 239. Charming with good schools
- 240. The people care about each other. The music scene is great.
- 241. I was born and raised here and my family have been farmers in this county for generations. Beautiful country side land rich soil that will grow anything.
- 242. Family friendly with beautiful land and creeks.
- 243. Well cared for neighborhoods with elements of country - due to open green space - almost immediately at hand.
- 244. Open spaces, green hills, clean, free-flowing streams, trails and parks
- 245. My family moved from South Nashville to Brentwood in 1976, I've chose to stay here and raise my own family here. Me and my husband did however move from Brentwood to College Grove in 2005 because we no longer felt like Brentwood had the same values as it had my whole life and felt like my community had left me.
- 246. Beautiful rolling hills, and farm land. Conservative, Christian atmosphere, good schools, roads and infrastructure - small town feel
- 247. The rolling hills and farms. I love living in a place where there are hay bales and cows in the fields. I also love the woods and natural, untouched areas.

248. I live in Watkins Creek and I love beauty of this area of Williamson County. Houses are not on top of each other, tree lines and wooded areas run throughout the neighborhood and traffic is not bad on this side of Wilson Pike.
249. Open space
250. The charm of downtown Franklin and Leipers Fork. Picturesque countryside, plenty of shopping amenities and resources.
251. I used to like the mix of farmland and housing. NOW it's overcrowded all over. PLEASE stop the incessant development
252. I love Williamson County because of it's rural beauty. It's location near Nashville is convenient but Franklin/Cool Springs has pretty much everything I need. As my 97 year old Mother describes it, "Every road is beautiful!"
253. The rural nature plus proximity to Nashville and downtown Franklin.
254. Family friendly, high-quality of living, good public schools, kind people
255. Great jobs
256. I was born here, and my mother's family has been here since 1820. I appreciate rural Burke Hollow where I grew up and love to see neatly clipped pastures and baby calves and other newborn livestock in the pastures in the spring, to smell the sweet scent of recently cut hay in the hot June air. I appreciate those surroundings, yet being able to drive to Cool Springs in 20 minutes, and downtown Nashville in 30 minutes (but that depends on traffic these days, doesn't it). I appreciate historic downtown Franklin.
257. Historically I would have said the rural beauty of it. It was really wonderful and it and the schools were why we moved here. We still have some of that beauty some, but it's decreasing radically. So much that I say I love it and guests still comment on it, but I get increasingly sad each time I see more development. We are losing our horizons. I live in the Grassland / Sneed area. Old Natchez - Old Hillsboro and Del Rio remain beautiful, but as I see things like Stephens Valley coming in, I fear for the future of those areas. So... to answer the question. I love the rural beauty of the area I live in. I adore the Grassland Community and it's current size and sweetness. I love the schools. I also adore historic Franklin. It is a huge part of why I call Williamson home.
258. "Love the people who live here. Some are new to our area and many have roots for generations. It has a wonderful history and blends the past with the present with our Historic properties such as Carnton; Carter House and our Civil War battlefield. Having lived here for 40 years I am so happy to see Main Street so vibrant. Where I live in the Bethesda area I worry about our community not receiving communication about important zoning changes and development projects without any attention being paid to traffic.
259. Low property taxes, open space, beautiful scenery, good schools.
260. Williamson County is a beautiful and, in some parts of the county, a pastoral, peaceful place. The topography includes hills, lots of greenery, and farmland.

261. Beautiful area. Have lived here 36 years. Convenient to Nashville.
262. The welcoming people; the diverse rich habitat for flora and fauna; the limited overall govt.
263. I love the feeling of community, safety and good schools. Great place to raise a family.
264. Still has areas that are rural character. Has great outdoor places to visit like Arrington Vineyards.
265. Peaceful, low to no crime, wonderful school district.
266. Rolling hills, farmland, wooded area with close proximity to convenience. Privacy, country roads, excellent schools.
267. Will Co is a beautiful mix of rural rolling hills with quaint towns and upscale suburbs.
268. Pastoral hills, valleys, farms, and area drives, except traffic. Yet city life, shows and concerts not far away.
269. Natural beauty and great place to raise my children. Low crime rate
270. When I moved here, my favorite thing was the wide open spaces, well-kept farm land, stone walls and wood fencing. Unfortunately, in the past 35 years, these things are being replaced by mega mansions with drip line lot lines and it's heartbreaking.
271. It is gorgeous with wide open rolling landscapes that offer, fields, hills, valleys, waterfalls, woods, hiking,, cute hamlets with distinctive shopping, history, charm.
272. Family-friendly conservative suburban environment with a large employment center, pro-business government, quality schools and convenient access to Nashville amenities, i.e., airport.
273. Williamson County is a family friendly place to raise your family with top rated schools and many amenities for those of all ages, it used to have a small town feel but it's growing and fast, too much too fast but if they leave it alone it will still have the amazing views of rolling hills and pastures nestled with charming horse and cattle farms.
274. Rural atmosphere

## What do you love about Unincorporated Williamson County, why do you call it home?

1. Love the Harpeth River, the parks, downtown Franklin.
2. All the land that has not been developed. Love all the trees!!!
3. rural charm, beautiful landscape
4. love being able to not have to drive far to see the country side
5. We have rolling green hills mixed with suburban neighborhoods
6. Again, love its convenience to all things Nashville, while still offering country living at its best
7. "We love our home with its acre lot, manicured lawns, excellent schools,
8. responsive law enforcement (when it is needed) and fire protection, plus
9. our streets are reasonably maintained even in snowy weather."
10. Beautiful landscapes
11. Low property taxes, beautiful landscapes, friendly people
12. Beautiful topography, lots to do, good schools, friendly people and professional services.
13. Outside of the hustle and bustle; quiet, quiet and we know our neighbors
14. What I love about the more rural areas of Williamson County is the beauty of the land, trees, farms, pastures, etc.
15. Rolling hills and farms and neighbors you know and count on as if you were in a small town.
16. Small town feel with sophistication and charm.
17. The same - I chose to live in Williamson County so that I can be close to nature.
18. I love the open spaces in the unincorporated area. There are small country stores and produce stands and conveniences such as Arrington Vineyards.
19. Country open setting
20. Land, horses, cows openness and country roads
21. Open land
22. Feels like you live in the country with quaint small towns & amenities close by. Family oriented, good schools & neighborly
23. I, and the average resident, do not think of County and unincorporated areas separately. We don't define the borders, I think of all of the county in the same terms.
24. Open spaces, lots of greenery
25. It's still "country" and natural

26. It's always been great and has felt a little more rural and underdeveloped than the city of Franklin but that is slowly changing and becoming too crowded with too much cut thru traffic
27. Country living without the city restrictions
28. Wanted a peaceful setting with entertainment at a reasonable distance when needed
29. Untouched beauty
30. Although located outside the city of Franklin, I am close to any convenience I could want. The scenery is beautiful!
31. Green Space where overbuilding hasn't occurred
32. No ugly development, little traffic, very beautiful, unspoiled farmlands, historic stone walls & farm buildings, newer homes that fit the style & fit in the landscape
33. I just own land so I would say the potential.
34. The diversity in homesteads. Please stop the "McMansion" trend of the HUGE HOUSE subdivisions.
35. I feel safe to go about my day
36. rural area
37. large acre homes sites
38. see above. keep wc rural. don't worship the all mighty dollar.
39. Still somewhat rural where we live.
40. It was where we raised our family. We felt safe.
41. I appreciate the beauty of the farms and open land.
42. Just outside the hustle and bustle
43. I love the farms and open spaces, not over crowded.
44. Taxes were cheaper, less traffic congestion and quiet
45. The abundant green space.
46. I love not having alot of city rules and regulations.
47. Beautiful countryside with farms.
48. Scenic
49. I would prefer less businesses and less apartments, but the country with large lots are what the draw would be for me, due to the scenery and wild-life.
50. "beautiful hills and still some beautiful farmland/undisturbed land, warm, friendly, creative, folks who love to give to others, well preserved history

51. I love that there is pristine nature and history, and not far from Nashville.
52. Space. It is disappearing with the county allowing runaway growth with builders creating giant neighborhoods with less than a 1/4 acre/house
53. The open spaces that has been there for years and that's where my family lives. However, like my last answer, the continuous growth is driving us to think other options to move.
54. Undeveloped land. Leave it along and stop building.
55. I wish you could have been here 45 years ago !
56. You feel as if you are out in the country and away from everything; yet "everything" is jus about 10 miles away!
57. Maintains its rural beauty and heritage
58. Green and spacious
59. Green space
60. Rolling hills, undisturbed pastures and wooded areas, history
61. I love the natural beauty of the land that can be seen on drives through the farmlands.
62. that Williamson county is rural.
63. Beautiful, great schools but becoming crowded and traffic is getting bad.
64. Great schools, keeping it natural and beautiful and well maintained.
65. I love the beautiful green space and open countryside Williamson County has to offer.
66. I love living in College Grove because it's not commercialized. As you drive you can see open fields, livestock, and it still has a quaintness to it that I hope never goes away.
67. Open spaces, farm-friendly, quiet street, good neighbors.
68. less taxes, less developed.
69. I love driving and seeing cows and horses out to pasture. I love the landscape and openness but you are changing that too. Your allowing with the UGB plan for developers to build high density work/shop/play developments which ruins the whole feel of being in the country and you are looking at allowing the developers to annex the land into the City but it will hurt the county residents too.
70. Open space and communities planned to work with the landscape and not overloading it with a sea of homes. Areas like Arrington and Liepers Fork capture this vision.
71. Country side
72. Country living, close to the city.
73. Country area with upscale availabilities

74. I like that the rules are less restrictive but this can be both a positive and a negative depending on the rule.
75. Slow pace, pretty land, friendly people
76. Picturesque topography with the rolling hills mixed with farms and large lot subdivisions.
77. Used to be a charming place to live.
78. Big open countryside, wide green spaces. Not too much development. Great schools!
79. The openness of unincorporated Williamson County with nature all around us is what calls out to us to call Williamson County home.
80. Feels like you are in the country but still close to everything
81. Williamson County has a deep history of progress and preservation - enough so that the county government allows citizen input about where to develop and where not to develop as well as allowing rural communities to establish local zoning and development density.
82. Williamson County offers the most beautiful countryside that is easy to access by car or bike. It is quaint, hip, and country while offering everything larger cities have. Our farm lands, w/ wooden fenced fields and old charm is incomparable.
83. "My family lives in the unincorporated area of Williamson County because we were looking for land for our 3 horses. We enjoy the country views from our house, hearing the cows call and seeing tractors going up and down the road. We also enjoy little congestion and the quiet surroundings on our road. Another plus living in an unincorporated area, you still have good schools.
84. I lived in Arrington for 9 years. I recently moved, partly because of the huge tracts of land being bought up by developers. The roads, schools and infrastructure will not easily manage this huge influx of residents. Do you have developers pay to add schools, increase waterlines, pump additional sewage and widen roads? If not, why not?
85. The rolling hills of the county are so peaceful! A trip down a random backroad and you can feel like you are in Gatlinburg. We also love going out to the Natchez trace parkway for a slow drive, picnic, and hiking with our boys!
86. the hills, the rural feel, the rivers, and streams, but i am afraid it is fast disappearing. due to all the traffic congestion and dense developments, we are seeing more pollution to all our natural resources. degradation of our waterways due to too much development too quickly.
87. Green space and beautiful
88. The rural nature. The sense of community.
89. beautiful farmland, country roads, peaceful
90. It is unique and stands alone from the other counties.

91. It has a rural character but is close to city amenities. Rural character=small farms, large residential lots, green spaces-wooded areas and open pastures, with low noise and light pollution, low traffic congestion, abundant natural resources, privacy and seclusion.
92. quaint areas, open spaces, till last 5 yrs. little traffic
93. I live in city of Brentwood.
94. Large lot, wild a Amal's and privacy
95. Very little government--federal, state and local--interference. Schools where teachers teach and do not indoctrinate.
96. Beautiful rural living close to the amenities of town. Independent, proud folks that love and seek to preserve the beauty of the area. In a fast-growing region overrun by developments, unincorporated WilCo is where you can hear the cows when you wake up and see the Milky Way at night.
97. short drive to country/nature
98. Open area. Uncrowded living area
99. Greenway
100. I love the rural areas and the beautiful scenery. I love seeing the livestock and crops growing on the farms.
101. I love the unspoiled forests, farmland, rivers, and the old country homes.
102. Rural and agricultural activities available for families. Triune Riding Club. The AG center. Rodeo. Beautiful farms and agricultural land.
103. The beauty, the open land and the accessibility to have horses, cattle and many other farm animals.
104. The rural area green spaces, parks and agricultural events including riding clubs
105. Small town feel, again the pretty country backroads. Farms and agriculture crops
106. A real country feeling. Friendly people and peaceful scenery.
107. The unincorporated areas have much more open land and are a bargain in the cost of living there. My neighbors in the unincorporated area are such high quality people who make it a joy to live here.
108. The pastoral settings, back to simpler way of life. . .but all things are encroaching on this feel.
109. I continue to call Williamson County home not only because it has been home to the paternal side of my family for almost 200 years and most of my relatives live here, but because of the natural beauty of the unincorporated area.
110. We built our house in 1961. It was very Rural then. Not so much now.

111. It is further south
112. Hard to w
113. I personally live in this part of the county. I love calling it home up until the past few years where we have to wait 5-10 minutes to be able to leave our subdivision to gain access to Clovercroft, or one small wreck shuts down Clovercroft Road. It was a beautiful quiet community 10 years ago, now subdivisions and high traffic with no plan of action to relieve these issues. Wildlife is leaving our area with no place to go.
114. We are rural and every town needs rural areas so people can enjoy driving through and seeing rolling hills, rock walls, cattle, horses, farm land and creeks and rivers. You need to be able to get away from rooftops and experience beautiful landscape scenery in communities too.
115. It not city
116. Lack of inefficient bureaucracy.
117. The beauty around us and the accessibility ... but it s being destroyed every day, by greedy builders/contractors and commissioners.
118. Still somewhat rural.
119. The scenic beauty of the landscape and the conservation efforts that have preserved pastures full of horses, numerous historic homes and the stone walls that line our lovely narrow roads. The western side of the county has much of these attributes remaining to highlight while the east side is predominately sprawling subdivisions now.
120. Rural feel and more conservative
121. Although I no longer live in unincorporated Williamson County I particularly enjoyed the combination of living in a quiet setting while at the same time having quick access to any product, service or experience.
122. Rural, sophisticated, beautiful
123. The natural beauty of the county with the hills, farmland, and streams.
124. The unincorporated area of Williamson County contains rolling hills, pastureland, and small, quaint towns. Although less of it remains unsettled, it is still a place of peace and beauty.
125. I like that the roads are in good shape and lots of different routes to get to the same place makes traffic move. The Natchez Trace has walking parks, the recreation center has anything you want & the Animal Rescue is amazingly well run & organized.
126. The people, the open space, the small town feel.
127. The hills, valleys, rural landscape. County planning requirements maintain much of this, though not in large enough tracts. Williamson County schools are top notch. The rural area is near nashville so there is an interesting mix of equestrian barns for all types of riders, musicians, organic farmers, cattle farms, country roads great for cycling (though issues with car etiquette

with cyclers), and forested remote areas. The plan and the state urban growth boundary law has done a good job of keeping dense growth along interstates.

128. I love the full grocery store within 15 minutes...and farm land in the other direction...within 15 minutes.
129. Williamson County does not need to be taxed as the town is taxed. People own large areas of land that requires different tax structure. There are farms that have been in families and should not be overly burdened with new upgraded tax structure.
130. I love the history ... the stone walls ... The Old Natchez Trace ... the old country roads that wind through endless pastoral vistas and open spaces. There are still ample opportunities to enjoy Nature.
131. Vast landscapes that have not been developed, country stores, economically diverse communities.
132. It offers a rural lifestyle with easy access to urban activities.
133. The friendly neighborhoods, great schools, and slower pace of life.
134. Unincorporated Williamson is like the country i grew up in Kansas. Lots of scenic views peace and quiet and tranquility.
135. I have a nice large yard and am close to many areas
136. my little 3 acreas
137. Peaceful not congested and well maintained roads
138. Beautiful countryside feel and historical atmosphere
139. Middle TN beauty at it's best-Williamson County
140. Country / Farms
141. Gorgeous countryside
142. same as above plus rural setting, rolling hills. All of these qualities are fast disappearing
143. It's always been home my great grandparents where raised here
144. Beautiful
145. I love that there is still countryside , undeveloped areas
146. Lots of nature and community parks!
147. The untouched beauty & rolling hills
148. You have to see it to believe it. One weekend and you are sold!
149. The green trees, farmland, one acre homes.
150. What's the difference from above

151. the rural open spaces, clean air and great natural beauty
152. Rural, beautiful, open spaces
153. Beautiful pastures/green space combined with easy accessibility
154. I like the rural feel to it. I like the farms that still remain untouched.
155. Not much riff raff
156. Caring concerned and involved citizens
157. Convenient shopping in Cool Springs
158. I love the sprawling land and beautiful farms. There's nowhere else like it one earth.
159. I love the hills and green space
160. open areas
161. Still very rural, lots of open space.
162. Green open spaces
163. The crowds and traffic of the cities, Franklin, Brentwood, Spring Hill and Nolensville are disgusting. "Planning" has been driven by developers, realtors and builders thus we have crowded unsafe roads, crowded schools and increase in crime. Just try to drive through Spring Hill, what a mess. It would be great if we could freeze all city boundaries and prevent the destruction of our county by the greedy, self serving officials that currently govern our cities.
164. The beauty of the rolling hillsides
165. Still maintains a rural feeling but not afraid of progress. WILCO strikes a nice balance of old and new
166. Well kept, family oriented area
167. I love our tight knit community outside of a large city. Each city has a small town feel with strong community involvement.
168. Great countryside living but it's now becoming over-run with car and truck traffic to the point that our roads are being ruined and the speeds people drive make them unsafe. No police jurisdiction puts any priority whatsoever on slowing down commuters in our county. Check the log of traffic violations, what few there are. There are THOUSANDS of drivers who choose every day to drive well above posted speed limits. They KNOW that safety on our roads is NOT A PRIORITY of county and city police departments, except perhaps Brentwood. It's certainly NOT a priority of Franklin Police.
169. I don't live in unincorporated Williamson County....but I've always been surprised how rural Williamson County can be despite being so close to Nashville (or at least it was that way when I first moved here in 2008 and had time to drive around the county!!!)
170. Farms, acreage lots, bedroom communities, resistance to apartments

171. Family friendly and safe
172. Beautiful open spaces and vistas, historic farm houses and barns.
173. I am in the city of Franklin now but hate the density the administration loves so much. I respect the county very much for avoiding the density and respecting the wishes of the citizens over greedy developers.
174. Rolling hills, open space, low traffic, generates a sense of peacefulness. Friendly people.
175. Beauty of the area, lots of open space, location in the region.
176. The green space and rural nature, the rolling hills, the open fields, the emphasis on preserving the history of the area
177. We live in the country and want to continue to do so. We enjoy unspoiled nature, small communities, feeling of being out of the rat race. When we moved out here we were more than willing to give up conveniences found in town to enjoy the above mentioned.
178. Because of the restrictions we have incorporated.
179. Farmland, pasture, rolling hills
180. We live in Bethesda in order to have large acreage but convenience to interstates and travel. My biggest concern is really related to continued growth that is not thoughtful, not strategic and only contributes to traffic and infrastructure challenges. And also - the county approving a Gun Club in a relatively residential area of Bethesda with a shooting range only minutes away on Owl Hill. It's inconsiderate to adjacent properties and potentially harmful to property values nearby due to noise pollution.
181. Rural pastures
182. we moved from franklin to the bethesda last year specifically to get away from the accelerated growth in the more populated suburban areas. can you please leave the rural areas alone?
183. That it is still country is a largely populated area.
184. I loved to country feel
185. Rolling hills and open pasture land.
186. Less traffic beautiful scenery
187. The peace and quiet, we searched long and hard to find what we have. We looked in six counties to find what we have here.
188. Still some rural areas
189. It's peaceful and well kept. Rolling hills and wildlife.
190. My childhood home and my present home are in an unincorporated portion of Williamson County. It's a community where neighbors always help neighbors, even if no request has been

made. It's a place where love, kindness and generosity dictate most of our actions. A place where love of God and country still mean something.

191. Keeps developers at bay
192. Again, I have lived here my whole life. The country part of the county is beautiful. Hopefully it can stay this way.
193. the beauty of the rural landscape
194. See previous answer and underline it
195. Because my family has lived here 200 years and no where else I have lived has quite felt like whole.
196. Love country living though it has grown so much that there is not much country left. It will always be my home though I'm thinking of leaving because of the traffic.
197. The unincorporated parts of Williamson County still evoke the "country" part of the county's lifestyle. The Old Natchez Trace is lined with Historic Register sites and dry stacked stone walls with the Harpeth River running by its side. Old Hillsboro Road should be labeled a scenic byway by the state as it runs through Williamson and Maury counties. You can be in the country part of the county and in a few miles and minutes be in Franklin or Cool Springs with its urban attractions.
198. I love that it's rural. There is a city and there is the county and the county is beautiful
199. country feel with easy access to incorporated areas
200. I used to love the rural space. The pictures on this very website are rare now. Every cow field is being developed into as many homes and businesses as can be crammed in. It was community. People are moving here to seek the quality of life but in doing so at too rapid a pace destroys the quality they came for.
201. The farmland
202. Beautiful scenic hills with well maintained homes on large lots (1 acre or more)
203. A few years ago I would have lived the quiet place and open nature. Again...losing it fast, thanks a lot.
204. I didn't know it was unincorporated
205. I was born on a farm, grew up on a farm, and still live on part of that farm. I love rural Williamson County and think that the parts that are rural should stay rural and not become subdivisions.
206. hills and open green spaces
207. We are close to Nashville if you desire entertainment; however, we also have Franklin Theater and the Factory for entertainment.

208. Beautiful setting in a very desirable community located near the growing and thriving Nashville metropolitan area
209. I love the solitude that the area provides.
210. Open spaces and rolling hills
211. Great schools and housing offerings.
212. I now live on the same farm where I was raised. I am in the eighth generation of my family to live in southeastern Williamson County, so my roots go very deep here. Even though many new people have moved in, neighbors are friendly and helpful when needed, but not intrusive. Churches are involved in community outreach.
213. Love the rural and lack of traffic gridlock that the developed areas are facing.
214. That there is still a "small town feel"
215. My family settled here in 1800's. It's full of rural areas that can be protected.
216. You are close enough to everything you need and want yet far enough away to be able to enjoy the quiet of nature
217. It was mainly a rural farming county, until things got messed up. Now it has some areas that aren't over crowded and are still quiet and peaceful, but most of that has vanished due to uncontrolled growth.
218. I was born and raised in Williamson County, Tennessee along with my parents, grandparents, great grandparents, etc... I love the heritage of agriculture and the memories of farming beside my grandfather. I call it home because it has always been home.
219. Not sure don't live in unincorporated area
220. I still love all of the farm land and rolling hills.
221. I love that undeveloped areas still exist in the county and that there are multiple ways to experience "the country" in Williamson County.
222. Beautiful rural scenery that is still close to shopping/activities/health care/events.
223. My family lives in the unincorporated part of the county and we enjoy the serene rural spaces that exist.
224. beautiful hills and valleys, lots of green space
225. The openness and beautiful lush vegetation.
226. Love the open land, the country feel, the peace
227. This region is blessed with recreational opportunities as well as visually appealing scenes to those who simply want to obtain relief from "too many structures." People enjoy a change of pace from the scheduled lifestyles that occupy daily living.

228. A lovely wonderful place - open fields ; grazing cows; neighing horses; echo of train whistle; little league ball games to Friday night lights; rolling green hills; windy creeks; lovely homes nestled on lush acreage; fine people who care about preserving a calm & relaxing , safe community!!
229. Rural setting yet close enough to all the amenities and retail any family would need.
230. Areas with rolling hills, farmland. These areas are peaceful and serene during a commute. A nice reprieve from the hustle bustle of downtown Nashville
231. We have been here 5+ Generations. It was beautiful, open, small community where we all supported each other and loved your neighbor. We all wanted to stay here to raise our families because of the values and pride we had in this county and our home. It is becoming increasingly different.
232. Big ugly houses everywhere, too much traffic and lots of people looking to make lots of money and know nothing about country life or southern living. They cant wait to turn it into the ugly nasty places that they left.
233. More rural
234. You can drive 10 minutes outside Franklin and be surrounded by green. Lots of diversity.
235. I was born and raised here and my family have been farmers in this county for generations. I own family farm land in rural Williamson county Burwood community. Beautiful land for my horses, cows, chickens, goats, birds and other animals. Beautiful rich soil for my flowers, gardens and trees, streams and rivers. Truly Gods country.
236. Wonderful place to observe nature through cycling.
237. A bit more diversity in homes, but again keeping country close by.
238. Open spaces, green hills, clean, free-flowing streams, trails and parks
239. We moved to College Grove in 2005 to get back to the small town community Brentwood once was. My husband was raised in Nolensville and it no longer feels like home either. Both areas have sold out to development at the expense of quality of life .
240. I love the green spaces, wooded areas, rolling hills and natural wildlife.
241. Open space
242. I love that there is still a good chunk of it that is undeveloped and I hope it stays that way as much as possible. Having a chance to go for a long drive along country roads is good for my soul. I love little spots like Arrington and the old parts of Nolensville where there are little shops here and there that are unique and local establishments.
243. The mix of rural and suburban living
244. We have wonderful schools, and the medical buildings and doctors are excellent. There are many great historical landmarks and museums in the area that need to be preserved.

245. Prefer more of a rural environment instead of suburbia. Nice area that is growing too rapidly with poor planning.
246. open space, agriculture, less traffic
247. I live in the city of Franklin
248. Same as above. The rural beauty is wonderful. It and the schools are why we chose to move and stay here.
249. Well I feel like I don't love being unincorporated....we don't even have a noise ordinance to protect our community from Gun Clubs; Gun ranges or loud Dirt Bike Tracks . Our Planning Commission seems to have 3-4 developers on it....they do not have our local community desires in mind. They just want to develop....how did this happen? We need to have everyday folks on this board who do not owe favors to others.
250. Primarily I love the pastoral, peaceful nature of the neighborhoods within unincorporated Williamson County.
251. The freedom and safety
252. I live in unincorporated Williamson County and it's a place without services as far as I'm concerned. I'd love to see it incorporated so I can get trash, sewer, restaurants and grocery stores etc. I love the rolling pastures and the quiet too.
253. Great place to live. Low taxes, warm climate.
254. Uhhh...looks nice I suppose.
255. I do live in rural Williamson County and we love being close to shopping and dining, but also being away from the traffic and crowds. We love not seeing development everywhere we look. Part of the draw of Williamson county is the country feel and slower pace. Let's keep it that way!!
256. I love seeing cows grazing and old stone wall fences, while also being close to a vibrant town (Franklin) and convenient distance to Nashville.
257. My family came in 1810 and I now benefit from that
258. rural nature although it is being overdeveloped with insufficient infrastructure, particularly, roads. Also concerned about allowing these private retreats which are businesses in noncommercially zoned areas. These are not agriculture, these are mini hotels and event centers.
259. I love the small towns with locally owned shops that have been in families for generations.
260. I LOVE the open spaces with abundance of nature and opportunities to explore. I tell people all the time about our waterfalls, wooded hillsides, and history.
261. Pastoral settings, low-density build up and low property tax rates.

262. I love the rural ness, the beautiful rolling hills with horses and cattle. Beautiful trees and amazing scenic falls trees leaves and blooms on the spring. I love that you can get away from the fast pace hustle and bustle of Franklin and other over populated areas. I want it to stay small and not allow more development into the unincorporated areas

## What do you think is the biggest opportunity?

1. Acquiring as much land as possible in order to keep the county as beautiful as it should be.
2. Keep preserving land and adding things to make it easy to enjoy.
3. do not expand government reach. keep taxes low and allow people to remain in control of the community.
4. I think the county being rather conservative has help keep the crime low and the county stable. I would hate to see us turn into Nashville.
5. I think Williamson county's biggest opportunity is to save green space. While development is key financially that development means nothing if you get rid of the beautiful land in and around our communities.
6. Promote more tourism - more events all across the county and not just in Franklin
7. Williamson County is welcoming to new businesses as well as newcomers.
8. Our school system consistently receives high rankings and produces young people ready to pursue college courses or vocations depending on their own interests. Our schools have given them a solid as well as a broad foundation to meet the world.
9. History
10. Legislation to require that growth pays for itself rather than having to be subsidized by the existing taxpayers.
11. "Refuge Center for Counseling, Children's Museum, medical center and children's hospital "
12. Amazing schools
13. I think the strength of the school systems is huge to this area. That has to be continually supported. Growth is a big threat to the school system and it's ability to maintain the quality of the education.
14. Investing more in schools and the infrastructure to support them, like the Page and Arno Rd improvements.
15. Continuing to grow and maintain our green spaces and keeping our focus on health and safety.
16. "We are beginning to develop. We can learn from how cities all around the world have developed. We can choose to not follow paths that have led to bad circumstances. We can follow the lead of cities that have found good solutions. Currently we appear to be following the standard American Suburban model - which is well proven not good. Lets choose to do something else. Look at the beautiful towns and cities in Europe that have developed and honored their natural surroundings and agricultural roots.
17. Roads - preparing for the future, as our county is growing so quickly. Also, ensuring that the growth is controlled and done at a pace that is reasonable to build out our infrastructure to keep it a wonderful place to live.

18. Limited services in the rural areas.
19. Keep it quaint people want to live in that setting
20. Responsible development
21. Hopefully the amenities-shopping, restaurants, music venues, bars/hangouts will be higher end/nicer than fast food/cool springs basic mall. Need healthier restaurant options, trendy shops & restaurants. Better than green hills but more planned out infrastructure/roads so we don't have the awful traffic!
22. To limit growth to "smart growth." No two ways about it, we need better control and pacing of growth. We are experiencing too many of the downsides of growth and little benefit. "Control growth." That also entails cities and county working together to consider permitting and zoning. I don't think the Cities should approve things that county residents have to pay for. All should be planned and approved together. Roads and schools are perfect examples of failure to plan appropriately.
23. Don't over build!
24. Stop over growth.
25. The biggest opportunity is to not turn it into Cool Springs or Green Hills
26. There is nothing great happening. Out of control growth is ruining the county
27. I do not like the direction at all that the county is moving. Why do you think people want "to start something great"? It's already great. Stop with the building!
28. Preservation. Marin country in CA nailed it. They preserved a lot of their land through environmental acts. Decades later properties are through the roof and the beauty remains.
29. The county has character...much of it due to its connection to its roots. The people who visit here see it as a quaint place and fostering tourism is an opportunity for us.
30. Preserving land that's left
31. I really just don't want to see Cool Springs-style development or sprawl; I also don't want to see high-density residential developments
32. Continuing to develop and improve parks and schools. Also being sure roadways and businesses are developed and maintained in an attractive way.
33. Stop the over-development trend!!!! Build an infrastructure of nice wide roads, clean up the Harpeth River. Create a place that encourages folks to get outdoors and explore. STOP the SPRAWL!!!
34. To provide more computer science classes in high school and middle school.
35. maintaining rural landscapes
36. limit land use

37. Tougher zoning.
38. The vision our leaders have for Williamson County plus the talent to dream big and the bravery to see it through.
39. There needs to be more natural settings, parks and open land set aside in the midst of new growth and development.
40. There needs to be more natural settings, parks and open land set aside in the midst of new growth and development.
41. To keep it the way it is !!!!!
42. Bringing jobs to the county so we don't have to sit in too much traffic to get to work. Improving heavily traveled roads to handle growth.
43. it could grow into a great community if care is taken planning for future development.
44. Opportunity to control growth and preserve home values.
45. Rural Williamson county has to manage the growth in order to maintain the beauty of the area. Keep high density areas to areas of planned growth. Manage urban sprawl.
46. There is plenty of space to build more green-ways, parks and walking trails to attract families.
47. Large lots even in subdivisions - around 1 acre min
48. Keep the land and rolling hills. Stop the current rate of growth before it is all destroyed. Take land and make into nature reserves instead of apartments.
49. Our biggest opportunity is to turn toward being known as a county of pool who love to give - charitably and to our community, and away from overdevelopment for short term economic gain.
50. I would like to see the rivers and natural areas/parks protected for future generations.
51. To preserve the countryside and stop runaway growth by greedy builders
52. The low crime rate and the beauty of the county has attracted many companies to build their head quarters in the county.
53. Preserve more green space
54. Keep the identity of the smaller communities in tact!
55. PLANNED GROWTH. Too much, too soon will ruin our beautiful countryside. Arrington is already getting too many subdivisions that will make our roads too crowded and ruin the countryside.
56. Planning for the Triune village is a start at maintaining and showcasing our gorgeous countryside while continuing our quaint, friendly posture
57. Country living close to Nashville
58. Green space

59. to not overbuild. Current rate of growth is extremely frightening, the whole personality and landscape of what makes the county so inviting and beautiful is rapidly disappearing. It's becoming a cookie cutter version of the overgrowth and traffic gridlock in cities like Atlanta
60. Many families with farmland are finding it difficult to afford the rising property taxes, and when parents and grandparents pass away, the children are in difficult positions of having to sell their family farms. I would love to see more community supported farms and tax breaks for farmers that use the land in sustainable ways with a long-term vision. The beauty of Williamson County includes farmland. At the rate we are going, there will be no farmland left in 5 years.
61. "To work diligently to insure that the county does not lose its rural atmosphere.
62. Absolutely no multi family homes, condo's, apartments under a single roof even in the villages. This concept was slipped in at the very end of the Triune village concept plan in away there was no discussion allowed. "
63. Continuing our reputation for great schools. I think our great schools are at risk of suffering due to over crowding. I really think the impact fee put on new builds needs to be released so we can find new schools to accommodate the influx of growth.
64. Growth, but in a well controlled and planned way, AND still keeping its charm....the reason people want to live here is the schools, the community, it seems like all the areas are blending together and losing this. You can't turn a corner anymore where there isn't a new subdivision. Sneed Road is going to have to deal with 1400 new homes being build at the end of it. Can you imagine the traffic back up from this? People are already cutting through to Moran Road at breakneck speeds just to beat the Sneed Road light. More police to catch these speeders and direct traffic would help.
65. We're an area that's tucked away from the crazy of the downtown Nashville tourist crowd and home to those who have chosen to live and raise their families here to contribute to and achieve a solid community of like minds and way of life. We have to be very careful what we build to attractive those who will come here for what Williamson County has to offer them vs what they bring to offer or we'll become a halfway point for the extension of Bonnaroo meets the Honky Tonk crowd. No thank you!
66. I truly feel that keeping this part of Williamson County (Arrington/College Grove/Triune) uncommercialized and free of big stores/businesses would be an asset. We moved from Spring Hill two years ago after living there for 13 years, and by the time we moved, traffic was absolutely ridiculous. They were bringing in all kinds of businesses, destroying older homes that had been there for years, only to put a strip mall or townhomes there. It's really a disgrace that cities prefer to destroy the history of their towns just to bring in big businesses and more traffic. Spring Hill is a prime example. Infrastructure there is horrible, and they just keep building. The residents there complain, but it seems like those complaints fall on deaf ears. I really, truly hope that this area stays free of all of that. People who move out this way move here knowing that they will need to drive a little farther to get to the grocery store, restaurants, etc. So I think that if the city "follows the money" then that will be a huge mistake. It will take away the feel of this

part of the county, and make it just like Spring Hill/Brentwood. And we specifically moved here to get away from all of that.

67. Controlling the large housing developments: Maintaining existing zonings (not giving exceptions) and encouraging them to be in keeping with agricultural feel as much as possible, including green spaces and trails, etc
68. The businesses help bring revenue to the area and keep the taxes down. They also bring traffic. I would like to make sure the county considers the potential traffic conditions PRIOR to approving the development of some of the new businesses, multi-family, and single family subdivisions.
69. No. I think you need to put a moratorium on building until you can get traffic under control. It is a major problem for emergency vehicles trying to get from point A to point B because you have people blocking intersections, running red lights and running through No Turn On Red. You can't have officers patrolling because they couldn't get through the traffic to stop the motorist. You also need to get the school overcrowding under control without building a lot more schools and having taxpayers pick up the tab.
70. Continuing to grow parks and green space, funding for a strong school system, unique planned community events
71. More green ways, dark sky lighting, large parks like Percy Warner Park. Connectivity to areas so we can walk or ride bikes to locations. Wide side walks, reduce gated communities.
72. To stop the over developing, before it is too late!
73. The schools were the best in the area. They are very quickly falling in Publix's opinion. This can easily be changed and return to one of the biggest pulls to getting people to live on the area. Control growth... Williamson county seems driven by money rather than maintaining reputation and a great place to live. Slow growth and allow schools, utilities, and roads to catch up.
74. No, unfortunately. Right now I fear the loss of what is great because of recent changes.
75. More local and small businesses
76. The biggest opportunity is roads. They have to be built to accommodate the amount and rate of density that subdivisions are being approved, just like the schools. The roads need to be ahead of the subdivisions being filled to capacity and paid for by the developers that are profiting from the property. The County quickly loses its appeal with traffic jams on secondary roads. The amount of traffic in our surrounding County's using our roads as a cut through has more than tripled too.
77. Slowing growth.
78. My observation is very specific. The county is not meeting the demand for athletic facilities. Specifically, there is a tremendous opportunity for an ice skating/hockey facility (dual rinks). This could be located just about anywhere in WC, since there is no facility within the county today. A better plan would be to build a multi-purpose facility near the I-65/840 corridor, for ideal access from any WC direction. The ideal facility (separate buildings) would include the ice rinks, 8

indoor tennis courts, and an artificial turf field house (think Vanderbilt's field house). A properly designed field house would allow multiple indoor soccer (or lacrosse, flag football, field hockey) fields running width wise. The house would also accommodate full field soccer, lacrosse, football, field hockey and track/field. The artificial surface could also accommodate team practices in baseball and softball, as well as activities including marching band practice and events. The key is that the house would provide indoor facilities for typically outdoor activities, an asset in extremely high demand from the athletic and events community. The house would be available for a fee to offset costs.

79. We have an opportunity NOW to get out in front of the developers and runaway growth that we have experienced in past five years. Our schools are suffering because they are overcrowded and WCS can't keep up. If we are careful NOW, and take a different path, we can avoid destroying the things that have brought so many to this county in the first place!
80. Our county's biggest opportunity is to deal with growth in an orderly fashion with coordinated efforts throughout the entire county.
81. Keep it that way, don't over build!
82. Continue to support communities and their citizens the opportunity to determine their future rate of growth, or no growth that is what the majority decides
83. The greatest of our strength is having so much open space farm land and wooded land so close to a major city like Nashville. Our greatest asset is our areas that are open. I strongly encourage our county to keep building growth to the east of I65 so we can retain at least one large area ( west of I65 ) that keeps the reason for everyone wanting to move here, all the incredible farm land and wood land we offer that enriches our lives by more measure than any money ever could.
84. Good schools, employment, country views, history
85. I love that the Community College has come to Franklin, and I would say that supporting higher education and supporting additional services for families will keep Williamson County desirable and healthy.
86. To provide a vision that prevents it from becoming Atlanta
87. To provide a vision that prevents it from becoming Atlanta
88. Adding more parks, green spaces, and plans for a greenway along the Harpeth river are great opportunities to further showcase the beautiful land features here. The mixed use developments are also a great wave, having a place where you can live, work, and shop with no need for a car is a huge draw as the Nashville's surrounding cities continue to grow. Also, continuing infrastructure updates to existing parkways like Carothers & Mac Hatcher in order to properly keep up with growth.
89. building new parks and reviewing the land use plan so we can change the approval process for development.

90. Stop the growth. It is ruining Franklin and you are stacking houses on top of houses with no infrastructure, fire departments, or schools. Leave the green space as it is and if you build any further developments, make the lots an acre.
91. Continuing to provide opportunity for all.
92. continue adding parks, support the great school system that is place
93. Williamson county has a lot of room to grow. The nashville area has grown so much over the last 10 years. Williamson County could use some updates potentially more commercial appeal to keep it as appealing as the new developing neighborhoods.
94. The recently completed Triune Special Area Plan is an insightful product resulting from a fair, inclusive process. The Triune Special Area Plan should be adopted "as is" into the updated Comprehensive Land Use Plan 2040 and implemented as described (as well as the other established Special Area Plans-College Grove, Grassland, Leipers Fork).
95. it's location, keeping growth contained and infrastructure updated, good education
96. Magaging the growth. We have a chance to do it well.
97. Stop the growth. More than the county can afford and locals
98. The opportunity to keep our privacy, large acreage lots, keep farm land--keep our country heritage.
99. Strategic development - allowing a reasonable mixture of planned communities and larger neighborhood lots to prevent overcrowding and cheaply constructed, cookie-cutter subdivisions. Williamson is so beautiful - preserving the historic lands of this area, both pioneer history and civil war history, will benefit residents today and in the future. Maintaining the charming downtown areas in Nolensville & Franklin while also investing in places like Fairview and Thompson Station will spread the tourist draw around, and thus the economic development. Bowie Park in Fairview is a fantastic example of preserved greenspace - more cities/towns in WilCo should have park space for families to enjoy nature and separate our county from the over-developed counties around us.
100. maintain green space
101. Limit growth
102. Schools and families. When singles move in it changes. Keep it as much family oriented as possible.
103. I can't think of anything to build on, we just need to preserve the rural nature of the unincorporated areas.
104. To keep Williamson County from turning into Los Angeles or New York. Do not overdevelop.
105. Horse friendly towns such as Triune to help keep this beautiful county the best place to live.

106. We desperately need more multisport complexes near Spring Hill for baseball and softball as well as a larger agriculture complex.
107. I was born and raised here. This county's farming/agriculture roots make it the perfect setting for agriculture oriented events to draw like minded persons from all over to join in
108. Preserving what's left of the land
109. I would hope the County can keep the balance of managed growth and open space.
110. Hopefully, allowing liquor to be sold in unincorporated areas will bring restaurants to those areas. Before that legislation was passed, the Grassland area lost it's grocery store. I think that may have been avoided if the grocer had been allowed to sell wine in the store in order to be competitive in the area. The loss of that grocery store leaves a huge void. Another grocery store is desperately needed.
111. I don't think that more roads, more houses is the answer to great. What does great look like in a formerly homey town?
112. I don't have an answer. Let me think about this.
113. We had farms now we have houses. Hope we can feed all the people who are moving here.
114. I don't know.
115. The county is difficult to work with for large land owners.
116. "Control the budget. We live in one of the wealthiest counties in America and those of us who live in Williamson County still belong to a Volunteer Fire Department. This is shameful for the tax payers in the county. Where is all the money going, to the Williamson County Chamber and Economic Development. We keep paying money to invite companies and residents to move here, if they knew their \$500k, \$600k potential home would belong to an area without proper fire coverage people will stop coming. Brentwood is building another fire station off of Split Log, funds need to be appropriately balanced for the volume of people who have moved into our area. The county's biggest opportunity is that right now they still have the opportunity to slow down and not cover every square inch with construction. There still exists an opportunity to preserve the open space and scenic roads that make Williamson a nice place to be.
117. "I'm happy when I see historic places saved and want our Historic Society to stay active and strong. I'm very happy that our Williamson County Hospital is getting better and offering more services. I hope that there is decent, more economical places for people to go within our community when their no longer able to stay in there r homes.
118. Better roads to handle the sprawl
119. Deal with urban sprawl before it strangles us.
120. We need to preserve big trees from being torn down for subdivisions. Too many are being destroyed , therefore , erosion, floods happening more frequently. Small trees does NOT absorb the rainwater like big trees' roots do. We need to show the country that we DO care about our

environment. We need accountability from all levels. We also need to offer more green space in the county...

121. Controlling growth.
122. The grassroots community efforts of historic preservation and land conservation should be supported by county government initiatives that contribute to these causes. More money, better standards and enlightened leadership should be moving these forward.
123. Lower taxes
124. Williamson County tourism industry is primarily tied to Franklin's history. But too often it is viewed as a intermediate stop on the way to somewhere else. Our opportunity is to wisely assess how to make the entire County a destination location. We don't have spectacular geographic attributes so development of major cultural or entertainment venues with will be essential.
125. To remain an oasis within 15 minutes of Nashville
126. The county can improve the education system, beginning with paying teachers more to attract the best educators. Concerning the start of something great, the arts provide an important ingredient to providing a great place to raise a family.
127. My family has been a part of Williamson County for generations. I moved back here many years ago to be a support to those family members who were still alive at that time. I have remained here because it is part of my heritage and I am pleased with the way it has progressed.
128. Harlingsdale Farm is a great addition and when the walking paths all join, it will be fabulous. The biggest opportunity is keeping & making more walking paths.
129. The opportunity to protect future generations and provide them with many of the great things we currently enjoy.
130. We need to coordinate and officially connect some aspects of county planning with the cities within the county and also with adjacent counties. We need to bring in people who have instituted tools like real estate transfer taxes to purchase development right in rural areas and other means to finance and build in incentives to keep rural land rural! The conservation development concept doesn't work well since it allows too high density in the buildable area. We need less density in the county.
131. I believe more indoor sports complexes for our youth to use is a huge need. So many times practices and games are cancelled due to weather. We obviously love the outdoors here, but if the outdoors is "shut down", the kids do not have the opportunity to grow. Soccer and tennis are the biggest sports impacted by the lack of indoor training fields/courts. Presently, facilities cater to the northern section of the county...which is already closer to the Nashville area that hosts several of these facilities geared toward college and professional play. You NEED to Build at least two indoor tennis complexes ...with a handful of outdoor courts that could be converted to indoor when needed (one central to southwest and one central to south east IN the county) - Same with an indoor soccer complex (and/or multipurpose facility for multiple sports that would

benefit from the same field structure). This would not only benefit the initial young...but our middle and high school students prepping for college play.

132. The sports balance here is OFF.
133. I have a vision.
134. (Also, There is a disconnect with the programs available within the schools within the same county.) "
135. This county has families that are engaged with the community and pass one those qualities to their children. People are so friendly here and everyone is considered equal no problem. Schools are in great shape and are excellent.
136. I totally Love what the county has done on The Old Natchez Trace, and on Moran Road, to preserve the dignity and history of the Old Scenic Roads.
137. The county could do more to keep those rural landscapes and communities intact. Without them, the county is just like any other vibrant city.
138. Too much growth too fast. Infrastructure unable to keep up with traffic demands.
139. We do need to improve our roads to handle more traffic as Williamson County grows and as more out-of-county drivers traverse our roads.
140. Keep significant areas country. Do not allow the interstates and the opportunities of commerce (taxable businesses) to ruin those country places. As an example, in Triune/Arrington community, with the Vineyard or the Renaissance festival, as weekly and annual attractions, neither of these will have the appeal if the interstate at 840 and 96 are hotels and gas stations, or Wal-Marts and Krogers (or Starbucks!) If people living in sub-divisions want these then they can move somewhere else to have those conveniences nearby.
141. Making areas walkable
142. To REMAIN this way by restricting MASS development that will GRAVELY affect schools, roads, traffic, etc.
143. county mayor needs to be replaced to progressively enhance county.
144. Like to see more web based interaction and response sites to needs. I think the Highway Dept is good at this.
145. Bringing in business that blends itself into the country and historical landscape.
146. Architectural beauty for future homes and developments.
147. Great Parks
148. More outdoor activity areas, parks, mountain bike trails.
149. keeping the density and crowding down
150. Keeping the history

151. Keeping property values up and taxes reasonable
152. "What I used to love about the area , which is diminishing, is how you could have a neighborhood on one side of the street and horses on the other . I love the walking paths but they often dead end so you can't use them to get from one place to another"
153. The biggest opportunity for our county is the expansion and growth of the community. Many people are moving here and we need to make room for them by improving our schools, solving our traffic crisis, and creating a more family/community oriented environment.
154. I don't want to see any further development
155. Begin to have LESS that one acre living. You are forcing the seniors out. We can no longer take care of an acre + of land!
156. Schools
157. School system
158. Parks and trails; family entertainment
159. preserving the things that we love
160. Continuing the park trails and bike paths to connect the city. Making walkability an addition to neighborhoods with trails and sidewalks.
161. Keeping the grass/land. Nashville will grow into and take over any unguarded/regulated space. Just like Atlanta is seven or nine counties big now, we HATE to see Nashville become that.
162. Neighborhood safety
163. Preserve green space as it becomes available! It saddens me to think that the beautiful farms that dot the county could one day be gone due to development whether commercial or residential. (Make plans now to purchase the Turner farm if/when it becomes available!)
164. Security
165. This will come as a surprise, but I would like to see education improvements. I shouldn't have to send my children to private schools, because of bureaucratic issues leaving children struggling in school and being denied access to books based on performance.
166. I would love to see more local restaurants rather than big chain stores.
167. We need to be careful not to over develop
168. Acting now to keep crime rate low; welcome people but don't welcome criminals
169. We have plenty of work opportunities. We also have plenty of parks and recreational opportunities.
170. To develop a backbone against contractors wanting to cut up every piece of land and build.

171. The effort by concerned citizens to restrain, control and limit development in the county is encouraging and needs to be coordinated and expanded throughout Williamson County.
172. The people make this area wonderful. It is a diverse group of people who are all welcoming.
173. Control growth
174. Welcoming more diversity!
175. Grow the trail system, continue to focus on quality schools
176. In Brentwood, I love the Hill Center and the plan for multiple restaurants and shopping in a small space giving it a sense of community.
177. Biggest opportunity is to elect new officials. Second biggest opportunity will never occur at this point but it would be to put a TOTAL MORATORIUM on any new construction until a REAL FINANCIAL PLAN is adopted by the county.
178. I believe the county can/should take advantage of its relative rural-ness and aggressively go after trying to incorporate major swaths of green space and green space inter-connectivity into its master plan. I'm originally from Chicago and Chicago's single greatest asset as a city is that 100 years ago they had the foresight to dedicate the entire 18+ miles of lakefront to public park. Williamson County should try to do something similar (i.e. that every house in the county can bike on a dedicated trail to every other house in the county?)
179. Preserve what makes it special.
180. Maintaining what made Williamson county great 20 years ago. Good schools, green space, family friendly.
181. Strong schools are very, very important and are a huge economic driver! Cultural and historic preservation is something that Franklin does well and the rest of Williamson County would benefit by following this example. There seems to be growing support for the creative class in Williamson County, which encompasses the arts, technology and creative thinkers in general. This is something that we should build on and encourage. A creative incubator in the county would be great. It could also function as a launching pad for small businesses.
182. To not encourage so much growth too fast. We need to absorb it slowly so that we don't end up like Franklin where we can't drive down the streets ( if we happen to have them).
183. Restrict lot sizes to maintain quality of life and all the things that go with it (stable infrastructure, lower traffic volumes, sense of community).
184. Their biggest opportunity is to find ways to protect the rural landscape and protect the county from being overrun buy sprawl.
185. The biggest opportunity is to preserve what we have here, to not let it become over-developed
186. Again, we want to continue to live in the country without development. It's already being overrun by developers, both housing and retail out here. If I wanted to live in a subdivision or next to a mall I would live in Franklin!

187. Owning property in Williamson County is a great investment.
188. Slow the growth for major developers
189. Controlled and strategic growth in jobs and infrastructure....making commute times reasonable.
190. Please retain the rural areas and hold developments to a minimum.
191. as tempting as it would be to expand the tax base with continued rampant development, you have the opportunity to maintain a balance between urban and rural areas in the county. once the agricultural areas are consumed, you can never get them back. please show wisdom and restraint.
192. Holding on to historical landmarks and keeping areas "green".
193. I understand growth but our roads are not prepared for much more. We need to slow down
194. Preservation of green space. This is the very thing that attracts people to the county and as the county grows it needs to be forefront.
195. More green space areas. Please help protect our land and beauty!
196. I think the biggest opportunity is slow growth because it seems things are rapidly growing without concern for infrastructure to keep pace. We DON'T want to become another Spring Hill. Learn from their mistakes because it seems like we are rapidly moving in that direction.
197. Community and family
198. We have the opportunity to have great shopping within a few miles of rural areas.
199. I think the county should control the growth in rural areas. What drew people to the rural portions of Williamson County will disappear if zoning laws change to allow huge houses on the smallest plot of land possible. Limitations in growth will allow the school system to get "caught up" in their building needs. Infrastructure and roads would also have a chance to improve to meet the needs there are in the present day.
200. I don't know
201. I think we are over developing our county. Building more than our roads can handle.
202. We have an opportunity to preserve the rural character of our county and to control development with wise planning. I think the focus on encouraging agribusiness is very good.
203. To manage growth in a responsible way that preserves the beauty of the land and the slower kinder pace of life.
204. Yes. The county has improved it's urban amenities to it's max. Now it's time to protect its rural tapestry.
205. We have the best schools in the state but the roads are the biggest problem here.
206. Yes, citizens are realizing that taxpayers pay for this uncontrolled growth and the developers profit. The county has focused on growth at all costs and not on preservation of historic, scenic,

culturally significant and environmentally sensitive resources. In 2001, Scenic America named the Harpeth River Valley as one of Top Ten Most Endangered Scenic places in America. The threat was Westhaven being built on the west side of the county instead of by the interstate corridor. It should have been developed in the county since it had been phosphate mined and would not perk well and so it would have less density. Citizens for Good Growth Management tried to stop it by City of Franklin annexed and now it is bigger than they ever said it would be. Citizens for Old Natchez Trace was formed to protect and preserve the Old Natchez Trace against being widened by the county highway department who said they couldn't use a sensitive template on it for repaving...with media support citizens prevailed. We also had The Tennessee Preservation Trust name the Old Natchez Trace and the Historic Natchez Trace Rural Landscape to their Ten in Tenn Most Endangered Historic Properties Lists. I lobbied with help of Sen. Douglas Henry to get protection for Tennessee's dry stacked stone walls which were being pushed down by bulldozers for growth and development. The dry stack stone wall on Hillsboro Road was rebuilt by the dry stack stone masons with a \$350,000 TDOT enhancement grant after we called attention to the destruction of these culturally significant walls. The county needs to step up to the plate and protect and preserve its historic, scenic and culturally significant resources....aggressively... before they are all gone. Historic preservation tools need to be adopted NOW to save what is left for future generations.

207. Preserve our green space. Preserve all the large farm lots so they aren't developed and we have a community space there. Our biggest opportunity right now is that we can decide not to be Atlanta.
208. Transit
209. I think new homes should have 5 acres and if more than a few homes are built, roads should be improved before they are built.
210. We are at a crossroad of maintaining the beauty of the rolling countryside while bringing convenience of shopping, jobs and entertainment
211. We lost that years ago. Its lost its biggest opportunity - community, unassuming nature and farms.
212. To continue strengthening our schools - quality academic and sports programs, and also to focus on the county environment and offerings (vs packing in more houses)
213. I think there is too much development right now in Williamson County. Not enough thought is being put into how our roads and utilities will handle the future. Too many subdivisions are being developed. I think Williamson County's biggest opportunity is to slow down a bit.
214. walking trails and parks
215. We moved here from Ohio in 1988 to build Saturn. It was a nice quiet community with little traffic. Although we understand that growth is good, we wonder how large we want to become. We had beautiful rolling hills that are now carved up for housing developments.

216. It will continue to maintain its desirability and attractiveness going forward if it does not lose focus on what got it here in the first place...see above, beautiful open country side, vistas, open spaces, rich history, etc
217. This is a difficult question. Opportunity often implies growth. It becomes opportunity for large businesses. I would hope we could capitalize on the open areas that we have.
218. Preserve nature
219. Job brought us here 30 yrs. ago and although now retired the cost of living here may cause us to move in future.
220. Williamson County is faced with maintaining excellent schools in the face of unprecedented growth. This is both a challenge and an opportunity.
221. Keeping the rural countryside that attracted people to live here.
222. To maintain the "small town feel"
223. "There are possibilities for our county to encourage protection of our rural & historic areas. There are citizens within the county who believe this to be important. More folks with financial strength are attracted to the area. They are interested in the long/term future. All these residents can come together to support more funding for schools PLUS responsible zoning measures. I"
224. planning for the future and actually making tough decision in order to be prosperous long term to continue with everything we have. We cannot just keep spending at our current rate.
225. It can remain a good place to live, that is still quiet and peaceful, with careful planning and control.
226. Maintaining the outstanding school system; maintaining rural qualities with suburban amenities
227. I like the modern curb appeal. Williamson county has a fresh look.
228. Maintain family friendly community feeling, focus on attaining land for additional parks
229. Our schools right now are a big draw for people. However, they are over crowded and the kids are the ones punished. We need to require the construction companies who are profiting so much from having great schools contribute to the schools. Not when they build a certain number of houses because they will always find way around that but WHEN they build they need to be required to give to the schools and roads.
230. There is definitely a lot going on in Williamson County; but nothing that I am personally involved in that stands out as the "start of something great." I would be interested though in what the county feels like the "next big thing" is.
231. To protect our rural communities and our infrastructure from massive subdivisions that will diminish our quality of life.

232. We advise that Williamson County should continue to invest in schools and education in order to deal with the growth we have already encountered.
233. even with growth, keep lots of green space!
234. The strengths of the county which are the beautiful farms and open fields are being taken away and very often without careful planning but simply to line the pockets of greedy developers, builders and politicians.
235. Need to keep open spaces; we don't need to become a metropolis
236. Preserve farmland and farmers, and small local businesses. Protect the feeling of a vibrant community, even as it becomes larger.
237. Choosing principle over profit!!
238. Our education system is ranked very high in the country and I'd like to see that maintained. More public parks & paths. Many roads could use a bike path so that our county can attract people who love the outdoors and promote healthy lifestyles. High end retail.
239. I would love to see more free space preservation. I think Brentwood has done a fabulous job with this. I wish all other cities would consider this as well. The main roads need an immense amount of work. Most cities seem to continue with uninhibited growth of business and homes without adequate thought to the traffic problems that plague most cities. We used to enjoy the easy drive to local shops and close by cities. Now a 2 mile drive may take 20 minutes. I wish the city officials would consider the roadways when allowing new growth.
240. To keep Williamson heritage and historical values as a basis of any future planning.
241. Well, the land is covered with big ugly houses with two or three cars to go with each. The roads are choked with them. The horses and mules have been replaced with folks in spandex tights that cover the highways. I don't see anything great going on here. The country side is being covered up. Car manufactures have come in, not hiring locals but bringing in people with no interest in learning Southern history or tradition.
242. Desirable place to live. Attracts a lot of families from all over the country looking for a good place to raise families
243. Desirable place to live. Attracts a lot of families from all over the country looking for a good place to raise families
244. Our green spaces make us unique and not like Nashville. We need to preserve and protect. We could have a great park system.
245. Urban sprawl from Nashville and building with so many people moving here is destroying our beautiful farm land. Families who have been in this county for generations can't afford to keep living here. There needs to be financial help or grants/something to help me and other families keep this beautiful rural land in farms for everyone to see and enjoy and not have to sell to the highest bidder to get turned into more houses and strip malls. My family is struggling Today to keep this beautiful farm land! What can you do to help us?

246. The new areas to put in canoes on the Harpeth is excellent.
247. The biggest opportunity we have is to buy up open land to maintain the balance between green space and homes.
248. Protection of farms and open land, protection of streams, checking population growth, putting quality of all life above monetary considerations
249. I think the growth needs to be controlled and not allow everything to be developed. Limit creative zoning that allows for building everywhere. Some land should not be built on ex. wet land, flood , bluffs
250. Strengths would be atmosphere and schools
251. Williamson Co is unique because residents can enjoy the metropolitan benefits of Nashville without living in the middle of it and getting to enjoy the beauty of the farms and the country, the natural areas and TN wildlife
252. I think we need to protect the rolling hills and beautiful landscape, particularly in Franklin and Arrington.
253. Conserving what is here already. Farm land
254. Preservation. People want to be here because of the charm and beauty- both of those are at MAJOR risk if unchecked development continues. Places are less charming when you are stuck in traffic, or your kid's school is overcrowded. Beauty goes away with too much housing, or shopping etc.
255. To maintain the quality of life. NOT having house/apartments everywhere being built out. Open space and places to appreciate that are open, relaxing with wildlife
256. I think keeping our school systems as up to date and as excellent as they are will be the most beneficial to our children.
257. Maintaining rural, open feeling is critical or it becomes just another big city suburb.
258. outdoor activities 2. family friendly activities (sports facilities, trails, etc.)
259. Land use planning that puts neighborhoods closer to jobs to cut down on traffic
260. Our greatest opportunity would be to MAINTAIN the rural areas that remain with downtown Franklin, Cool Springs shopping, and downtown Nashville a reasonable distance away. However, so many farms are being carved up for subdivisions and commercial development. There is one active dairy farm in the county right now. Beef production in the county is diminishing. If unchecked construction and development continues, one day we are going to look around and notice all the pastures, woodlands, and livestock are gone, and we are surrounded by asphalt and concrete, breathing exhaust fumes rather than the scent of baled hay.
261. What we have in this beauty is great, but how can you build on it and protect it at the same time? Protecting our county to me is the biggest thing you can build on. Keep the developments under control. Keep the small community feel.

262. Yes the people who live here but they are NOT being communicated efficiently and frequently. Communication is lacking in this age of easy communications. Why are important events/and zoning changes like demolishing the Bethesda Gym kept a secret? I understand an index card was listed on a Stop sign telling neighbors about it...many of us did not see it but were told by a neighbor...heard there were over 300 folks there to make their voices and opinions heard. We stopped that.....
263. Infrastructure (i.e. road improvement) investment and limited growth.
264. My hope is that the growth in the county does not come at the expense of the peaceful nature of our neighborhoods.
265. I think the answers given in question # 1 sum up the strengths. I think the county is great as it is. In order to continue with the current quality of life, growth in the county needs to be slowed. Otherwise, the desirable qualities will be lost.
266. "1. Be a leader in innovative environmental stewardship - developing new flexible and cost accessible ways to lessen human impact on our exquisite county landscape
267. We have great schools, however they are entirely ""how will they test/assess"" focused. Perhaps because we are great; we have the freedom to break the established definition of ""knowledge"". Can you measure a person and their true scope of knowledge and intelligence? Most intelligent, reasoned people will say, ""no, you can't."" Free up our schools so that these assessments are fewer (say 5th/8th/12th grades) and used purely as benchmarks to guide the student and teachers through their next formative phase."
268. I think the biggest opportunity is to use some of the green space for parks and recreation instead of more houses. I would love to see more opportunities for kids in these places.
269. Keeping the rural character while still allowing controlled, sustainable growth.
270. Biggest opportunity is to improve traffic flow. Franklin is pretty good but Spring Hill is really rough.
271. I believe one of the greatest things Williamson County can do right now is to preserve the things that make it the most unique, which are the rolling hills and farmland and quiet areas of living where people can find privacy. This needs protection!
272. Continuing to value the rural roots and beautiful scenery.
273. Remember and play up our history. Keep more rural areas rural without sub=divisions
274. Noise ordinances need to be tightened up. Have some concern about the people who moved here for a rural quiet community. If we wanted to live in busy and noisy community, we would have purchased in Nashville.
275. It's not really going in the direction that attracted me here.
276. The Land Trust is helpful in preserving what we have that cannot be replicated. Anything that is built can be rebuilt, but you can never replace nature and wide open land.

- 277. Office headquarters recruitment and schools.
- 278. I think the county needs to slow the growth and development leave what land is left alone so that the beauty of the area isn't lost.
- 279. Retaining the small town feel of Franklin

## What do you think is the biggest challenge facing the county as a whole?

1. Control growth. Developers don't care about the beauty of the county because they just want to make money and move on to the next urban sprawl project.
2. The nature is shrinking and too many new neighborhoods, condos, apartments and buildings are being crammed in.
3. There are a lot of outside influences that are trying to gain control of how we progress. We need to maintain our southern charm and culture
4. The people who have moved here from non southern state who want to turn Williamson County into another California.
5. Too much land is being ripped out and developed commercially. In just the 3 1/2 years I've lived here I've seen so much growth then I can no longer see the beautiful Green Hills or sprawling land. We are going to become just another metropolitan/suburban area without the beauty
6. School budget, housing costs, there are few home-buying options for young couples starting out
7. "Overgrowth!!! We are putting too many subdivisions in the county before the issues of water, sewerage, roads, and of course schools are addressed. Because of the greed of contractors we are building far too fast for utilities and infrastructure to keep up. That needs to change ASAP!!!"
8. Too much growth loosing country landscapes
9. Funds to build schools and improve roads
10. Too many apartments and housing developments. Too much traffic. I feel like the city and county government reps cater to contractors and real estate developers to the detriment of the city and county residents. We have "paved paradise and put up a parking lot" to coin a phrase. It needs to stop. We are losing the beauty of the county/city.
11. Over growth of strip malls/mix use; keeping the small town feel; density issues
12. RAMPANT GROWTH!!! The sale of land to builders that are cramming houses on small lots.
13. Over population
14. Too much growth too fast - not considering additional changes.
15. Overdevelopment. I believe this will lead to poor quality of life and decrease of value for all citizens. The corporate developers will make their money and move on - we will be left with the consequences.
16. Controlling the growth without pushing companies and people out of the county.
17. Traffic
18. Greedy greedy politicians and all of those who just see possible dollar signs while destroying why people want to live here. If people wanted Nashville they could move there.

19. Over development, over crowded schools, roads unable to handle traffic, too much traffic, county is reactive instead of proactive, poor planning
20. Roads & infrastructure are not ready for all of the housing, offices, building in general! Please fix before bringing in floods of people!!! We DO NOT want to be Green Hills!
21. The negative impact of growth and slowing growth. We face a billion dollars in debt for new school buildings, yet we barely talk about teacher salaries, which are terribly behind competitive markets. Our schools have been great because teachers lived in our communities, they were our neighbors, they were vested not just in the students, but in our community. They shared our values. Now, they live elsewhere. That can only deteriorate the quality of commitment. We have failed them, teachers and workers in the county who cannot afford to live here or retire here.
22. Developers trying to destroy green space, traffic
23. Everyone comes for it's charm, but then they want to make it like what they left.
24. Overdevelopment
25. Over crowded schools
26. Again, the rampant building and untenable population growth is becoming a burden on the infrastructure!
27. Over development and traffic
28. Schools are great, but with our growth, keeping up with building and funding of the schools can be a challenge.
29. Managing growth without losing charm
30. High number of people living in, strains infrastructure (roads, schools)
31. Affordable housing and dealing with increasing traffic and public transportation
32. Over-development of subdivisions and home building with a lack of infrastructure. Stop the City of Franklin from taking over the urban growth boundary and making decisions that impact folks in the county.
33. The population in high schools are too high with a lot of outdated schools
34. smart growth
35. infrastructure
36. too many developers
37. Fighting the rising crime! Especially the spillover from Nashville.
38. Infrastructure to support the growth.
39. There needs to be better, more thought out planning of communities that take into consideration the flow and movement of traffic. There needs to be more roads that link main

roads. There should be infrastructure built BEFORE large subdivisions are built in rural settings. There should be restrictions to allowing developers and realtors positions on planning commissions. The safety of roads is a concern because infrastructure is not addressed earlier in the planning process.

40. There needs to be better, more thought out planning of communities that take into consideration the flow and movement of traffic. There needs to be more roads that link main roads. There should be infrastructure built BEFORE large subdivisions are built in rural settings. There should be restrictions to allowing developers and realtors positions on planning commissions. The safety of roads is a concern because infrastructure is not addressed earlier in the planning process.
41. To sell out for highest \$\$\$ to residents that come from outside the area and might not respect the traditions
42. Would love it to be more diverse and for people to be more welcoming and community focused.
43. if the roads, and infrastructure is not properly planned and developed along with the growth it will destroy the existing quality of living in our community.
44. Traffic. We need safer roads. Curb the growth. Our roads and schools cannot handle any more growth.
45. TRAFFIC. and poor flow of traffic and heavy traffic use on rural roads because of a LACK of planning. When you do not manage growth all you have is traffic problems.
46. Greed.
47. Better traffic flow. Middle turn lanes are not used correctly. Bicyclists on highways are not safe for drivers or cyclists. Bicyclists need a place where vehicles are not. Need more bike and walking trails.
48. Over-development, not enough infrastructure as is, plumbing can't handle the current population, not enough room in schools, traffic increase.
49. Overbuilding. Literally blocking views, roads, etc. We are beginning to look like vanilla America - the same everywhere. My friends that have visited for years have begun to say, "It used to be so beautiful. Now it looks just like ... (their town)."
50. Out of control growth- which causes increased traffic, pollution, crime, and a decrease in property value. Also, our schools are getting too big and can't keep up with the growth.
51. Greedy builders and the large influx of folks from out of state
52. Too fast of a growth and the rise of the real estate value because everyone likes to move here.
53. Over development
54. Overcrowding
55. Too much growth and crowded subdivisions.

56. Encouraging small unique businesses that reflect our rural heritage
57. Rampant development
58. Traffic
59. to slow down growth and enable current business and residents to thrive with the excess traffic, noise, overcrowding of schools, tax increases. Infrastructure to meet even current demand is insufficient. This puts a huge cost burden on the residents in terms of increased taxes, lost productivity in automobile traffic, rising housing costs keeping large numbers of workforce to commute from other counties which adds to traffic.
60. I wish there was a way to keep big developers from outside of this area from coming in and over-developing the area.
61. Containing growth
62. Run away growth. Developers are building on tiny back roads that are made to support large machines or heavy traffic. It's taking away from our rural feel and it is risking our small towns. I believe there needs to be some limit to our growth before we turn into Brentwood traffic wise.
63. I've been here 35 years...the traffic and massive growth is good and bad. It's a great place to raise a family and has many opportunities but it's getting WAY OUT OF HAND....we are losing what made us desirable in the first place.... to massive growth and unbelievable traffic problems. It used to take me 10 minutes to get to Franklin, now its 25 and good luck finding a parking place...even in the garage.. good planning has given way to chain stores and hotels everywhere...the charm was pushed out by high rent.
64. Like downtown Nashville, attempting to become one of the biggest tourist destinations in the nation would drastically change life as we currently know it in Williamson County. So far we've been able to maintain our charm while keeping up with the rest of the world as it relates to offering our community amenities like world-class hospitals and treatment centers, restaurants, music, a strong jobs market, green space and etc. We have to be careful HOW we grow. Local businesses are already getting pushed out of downtown Franklin so large chain businesses can take their place. When is enough enough? Let's focus on the needs of the community and not ego or coffers.
65. I like living here as a whole.
66. Controlling the large housing developments!
67. traffic and over development
68. GROWTH! You are not growing in a responsible manner. You see dollar signs and give the go ahead. Make the builders and city/county put services and infrastructure in BEFORE the building starts. Don't build and then say we need to widen roads, add schools, etc.
69. Growth and infrastructure without encroaching on existing neighborhoods and green space.
70. Over crowd schools, demanding more of our natural resources such as water and deforestation. , increase garbage, increase traffic,

71. Traffic congestion.
72. The schools were the best in the area. They are very quickly falling in Publix's opinion. This can easily be changed and return to one of the biggest pulls to getting people to live on the area. Control growth... Williamson county seems driven by money rather than maintaining reputation and a great place to live. Slow growth and allow schools, utilities, and roads to catch up.
73. Growth. It appears the growth in the county is outpacing our ability to build schools and fund them.
74. TOO MUCH CONSTRUCTION. Make the impact fees MUCH higher. Residents taxes are paying for building everyone else's new schools. Stop building so much!!! Money isn't everything. The county is good because it is pretty and open and "country". That will go away with beautiful land being destroyed for endless tract home communities. Also we all want more small businesses, the rents need to be affordable and kept in check for local businesses, it's an investment in the community and makes it overall more desirable.
75. Roads and schools. The developer fee needs to first get out of court with the home builder association and be put to use and needs to be doubled for the roads. The County needs to take the fees per lot from developers and manage the road improvements themselves. They should not put it on the developers for offsite improvements. They should take the road use fee per lot and pool the funds to keep the roads great! They'll earn interest on the funds and manage the improvements for the long term success of the County roads. It will be a lot of work but putting a bandaid on over and over is not working for the long-term health of the county.
76. Slowing growth.
77. Balancing growth costs with taxation levels, to maintain the attractiveness of the county.
78. Too much growth without plan. Total disregard for roads, road safety, and schools.
79. One of the biggest challenges, I think, which our county faces is growth resulting in what I perceive as panicked building. We need to stop and look at growth paying for growth - in a truly committed effort. Traffic, flood lands, schools, etc. are concerns we truly need to address in a rational manner.
80. Fast growth
81. The biggest challenge is the unrestrained growth in the incorporated areas of the county - it affects the rest of the county with burdens on roads, transportation patterns, schools, and overall quality of life here. Urban growth boundaries should not be able to be altered even if growth patterns are ahead of the original time lines set when the growth boundaries were established.
82. Our biggest challenge is to limit growth!! If we keep allowing building permits for commercial and subdivisions everywhere we will lose who we are and why people want to move here.
83. Increase in population! The increase in population has quickly spread to the unincorporated areas. Subdivisions are eating up the country side at an alarming rate. I have noticed much more congestion on country roads that were not designed for 1,000 homes, such as Arno Road.

84. Rapid growth, with developers deciding how it will go.
85. Too much bad suburban chain growth and traffic
86. The cost of living. For two teachers living in Williamson County we hope everyday that we will be able to continue to afford to live here .
87. "Money! Fiscal responsibility. There does not appear to be an effective regional planning structure in place for financial stability between the municipalities in the county and county government. We need better coordination with Williamson Inc so that the economic development engine doesn't continue to cause our over crowding of roads and schools before we are able to support."
88. Stop the growth. It is ruining Franklin and you are stacking houses on top of houses with no infrastructure, fire departments, or schools. Leave the green space as it is and if you build any further developments, make the lots an acre.
89. Transportation and affordability. Opportunity for fire/police/teachers/etc to be able to afford to live in the communities they serve.
90. we add neighborhoods but don't improve the roads
91. Convenience. It is difficult to get where you need to go. Everything feels like a far drive.
92. Balancing potential needs for additional infrastructure (schools, roads, sewer) and government services (EMS) vs. financial strains these changes impose on residents. For example, more people that want to work here but cannot find affordable housing, or long time residents on a fixed income having to move due to continual tax increases.
93. limiting "progress", stop building on every piece of land, traffic, keeping good education
94. Managing the growth. Need to plan far ahead of infrastructure needs.
95. Too much traffic, growth causing increase in taxes and roads not being maintained
96. The challenge to keep our privacy, large acreage lots, keep farm land--keep our country heritage.
97. Housing Developments. I wish the county could embrace stricter rules about lot sizes in new construction developments. Nothing pains me more than seeing a field of hay turned into 150 homes built 10 feet apart. The rapid growth of these developments strains our infrastructure and our school resources - we have the best school system in the state (it's a huge reason why I moved my family here!) but we can't rest on our laurels. Without developers contributing to the school system, new housing developments can overcrowd and under-fund our classrooms.
98. population growth
99. Out of state residents coming in; running for political office. They have no concept or investment of the county culture and history
100. A Balance between too much commercial and suburbia/rural

101. The biggest challenge is to control the residential growth. The influx of new people require more schools, more roads, more parks and other services. Many of them come from high tax areas and want the same amenities they had there. They want to change the very things that drew them to Williamson County. All of these things cost money and force tax increases. The lack of affordable housing has caused the County to become too expensive for it's own employees to live.
102. Putting the necessary roads, traffic lights and other infrastructure in place without destroying the country charm.
103. Overdevelopment! Farms and horse friendly areas are being threatened. Agriculture and horse friendly activities for families are being threatened.
104. Infrastructure in Spring Hill and Thompson Station.
105. Affording lower income families housing
106. Constant land erosion from building subdivision after subdivision. There will not be any land left in this county if there isn't some sort of governess to stop them
107. growing too fast (commercial/industrial/residential)
108. Traffic is a huge challenge facing my unincorporated area of Williamson County. Hillsboro Road runs through it from Franklin to the Davidson County line. Particularly with the Grassland schools, there are several times a day that Hillsboro Road is in gridlock. It has been widened to two lanes each way in several locations and another widening project just south of the school area is set to begin. In my opinion, the whole length of Hillsboro Road should be widened to two lanes each way. Until that happens, several turn lanes should be enhanced. The left turn lane at Sneed Road is not long enough to accommodate the volume of cars turning left from Hillsboro Road onto Sneed Road. The cars who cannot fit into the marked turn lane block Hillsboro Road and the through traffic is stopped until enough cars turn onto Sneed Road. Sometimes, this takes several lights. Repainting the lines on the road to extend the turn lane as much as possible toward Moran Road and beyond would help a lot even though the bike lane in that area might have to be narrowed or eliminated. But the bike lane is already phased out on several areas of Hillsboro Road. Another area that slows the flow of through traffic occurs at Hillsboro Road and Murray Lane. Cars that turn right onto Murray Lane from Hillsboro Road must slow down so much that cars behind them who are traveling north on toward Old Hickory Blvd. are backed up, again contributing to gridlock several times a day. Again, until that section will be widened, just repainting the lines on Hillsboro Road can help keep the through traffic flowing. Although it might cause a little jog in the road, there is enough room to create a dedicated right turn lane in which the cars turning right onto Murray can stack as they slow to turn safely while the cars who are going straight can continue without having to slow down as much. Making this turn lane as long as possible would be most helpful until the road is widened rather than a short, nominal turn lane. Again, this can be done by repainting the lines on the road until the road is widened.
109. I think over building, over developing is the biggest challenge. It's importnat to look at an existing Master plan for the county., . .if there isn't one then suggesting the city council, county board work in developing one. . . . uncontroleld growth can be a disaster.

110. In my opinion, the biggest challenge for Williamson County is providing affordable housing, better infrastructure, and employment opportunities while at the same time maintaining the natural beauty of the area.
111. Traffic
112. Infrastructure
113. Traffic and county departments keeping up with demand ie waste water etc..
114. Fiscal responsibility. We need infrastructure; roads, fire department, police.
115. Uncontrolled growth. Roads are inadequate for the traffic. Schools are crowded with inadequate facilities and too few teachers. Franklin has the ability to annex land but has inadequate infrastructure to supply services. Franklin needs 100s of millions of dollars to provide water and sewer services to what already exists and yet seeks to expand even more. Franklin has no real school system but encourages growth that has to be managed and paid for by the county. Every road, every school, every subdivision, every public facility diminishes open space and scenic value that attracts people to Williamson to begin with.
116. "Not turning it into something that it was never intended to be. Stop the staggering growth that has strangled our schools and highways, property taxes and crime! You do realize there is nothing wrong with stop issuing building permits to developers as you do now. "
117. The urban sprawl
118. Dealing with urban sprawl and inadequate infrastructure.
119. "GRIDLOCK.. traffic is ridiculous. UPGRADE roads before adding hundreds of homes. IT will backfire on us one day. Planning commission needs to be focused on the future, not on how much \$\$\$\$ county could bring in.
120. Rising crime
121. The biggest challenge is the tremendous population growth. The pressure of more houses, more schools, more cars, wider roads, more litter, and so on begins to erode the quality of life that makes this community so livable.
122. Development
123. Although I am retired and have no monetary interest in continuing the growth and development of our County, I am a pro-growth person. I therefore think that our biggest challenge is continuing our spectacular growth with balanced plans and mandates. I see too often that decision-makers come to their decisions regarding future growth with extreme perspectives both for and against growth. And usually with little regard for unintended consequences or unnecessary waste of other people's money.
124. Growth and infrastructure

125. Traffic has been and will continue to be a challenge. The culture of individual travel will need to change, not mass transportation-an old idea, but the use of smart cars to utilize gaps in the current transportation culture
126. I believe our county has done a remarkable job of assimilating all the people from other places who want to live here. I think it will be a challenge to continue to do that, as many of the newer residents are not as open to additional new residents as the older ones were. I would like for all of our citizens to understand that they cannot continue to have a quality of life that they want without paying for it.
127. I would like if they didn't mow all the wildflowers that used to line the roads for the bees and butterflies. I'm excited about the bigger facility for the rescue animals. I wish the police, fire & other departments didn't have to call for money.
128. UNCONTROLLED growth. The developers need to be held accountable, schools need to be funded
129. See my answer previously. Also, it is vital to get the full accounting of development costs and reduced costs of less dense and rural areas among the cities and the county. The cities do not view the cost of the school system as part of their development costs.
130. "TN is allowing too many incentives to companies coming in too quickly...taking up much land...prompting more subdivisions be built...but not swift enough to have the school and transportation infrastructure in place. This is not healthy. These companies bring families...in need of housing and schools...Not requiring companies to give back to the schools in their communities...is detrimental."
131. The biggest challenge is not to allow over development in order to gain tax revenue. We need to secure the quality of life here and not overcrowd all of our facilities, schools, shops, roads, etc. People want to experience the serene quality of the area and its history.
132. Development. Over-Development. Un-regulated Development, without thoughts of how it impacts our roads, infrastructure and Class A environment!!
133. Development pressure.
134. Not being overrun with housing developments.
135. Growth management in a global sense, and continuous road improvement specifically.
136. Granted I moved here because of the schools, thirty years ago and my boys are grown and gone. They can not afford to move back with housing so high. Finding or creating affordable housing is a real problem. Nobody (I am guessing) wants to build cheap homes and most people probably don't want them as neighbors. It was a gamble we took when moving here, knowing there were trailers down the road and expensive house very nearby.
137. Getting sewer to my home and others that have been overlooked. I live in Sneed Forest in Grassland with sewer literally all around me and despite repeated attempts over the years no one in the county government is willing to help.

138. same as above. Steady growth
139. influx of transplants who only care about creature comforts.
140. Transportation
141. "Traffic patterns need work
142. Traffic, schools, and careful future development that preserves farm land and green space and creates more public parks with nature walks.
143. Traffic and no affordable housing for workers ( teachers , fire , police , etc
144. Residual traffic from Nashville area growth
145. I would like to see less development
146. To much growth
147. Apartments
148. TRAFFIC !!!!!!!!!!!
149. Our schools are in need of major renovation. 1,400 students are crammed everyday into the outdated, over capacity Brentwood Middle School. The new STEM building is a start, but many other area schools need TLC!! As well as the traffic crisis. It is quite frustrating to go anywhere on a weekday evening.
150. Too many people are moving here. It is no longer the unique county. It is starting to be short tempered like any other county
151. TRAFFIC...TRAFFIC...TRAFFIC!!!!
152. Too much growth. Destroying our beauty, bringing crime
153. Growing WAY too fast
154. Use the millions of dollars from companies and hire more night cops
155. controlled growth with adequate infrastructure
156. Overbuilding, adding too much commercial office space, relaxing the 1acre lots in neighborhoods
157. Unregulated growth
158. Housing prices are too high
159. Traffic congestion is a concern now but will become a larger problem as the population increases. We need to control growth.
160. Crime
161. Over-development of neighborhoods; Stress on schools and decreased green space

162. Two things- 1) the almost total lack of racial, socioeconomic, and cultural diversity. 2) keeping the school system properly funded as it explodes in growth. We have a state-wide treasure. Let's figure out how to fund it. (P. S. I would support a property tax increase to fund the schools).
163. Big dollar developers trying to force higher density housing to make more money. Not good.
164. We need to carefully evaluate any change to our lovely community
165. Organized development; keeping crime rate low
166. The infrastructure is not keeping up with the growth. The brakes need to be applied on the growth until a workable plan is in place to take care of roads and schools that are already needed.
167. Traffic
168. As stated above uncontrolled growth is destroying our county. Developers and builders who profit at the expense of all the rest of us must be required to pay to develop ALL infrastructure that is effected by their actions to include roads, schools, sewers, etc.
169. I wish the builders would stop putting huge houses on tiny lots. I hate driving through a neighborhood that used to be beautiful scenery to see million dollar houses stuffed together as if they were in an urban area.
170. Traffic jams
171. Leaders need to make space for higher density, well planned developing that is middle class income. No more \$600,000 and up housing. Teachers, police officers, and even servers in food service should be able to live in the city/town where they work. As a realtor I love selling high prices homes, but as a pastor I don't love the long list of clients that can't find reasonable priced housing.
172. Overgrowth/traffic
173. Overpopulation of schools. Think we need to keep high density living to a minimum as well as one acre lots. Think controlling the growth as much as possible regulating high density apartments and condos is necessary. I'm sick about the new Oman subdivision going in on Franklin Road. Preserving our green space should be a top priority at this point!
174. Unaccountable officials who continue to approve new construction.
175. I personally like Cool Springs....but having "Cool Springs" essentially extend all the way down the interstate to I-840 will be a bit of an eyesore. It's probably better than having the development extend away from I-65, though....
176. Newcomers overcrowding roads by approving retail and apartment construction
177. Limiting development and keeping the roads up to handle the current growth. Concord road's upgrade was a joke.

178. Preserving the history, culture and natural beauty while facilitating growth. Also, preserving and protecting what makes us unique so we don't become just another city with a Starbucks and Target on every block. High cost of rent for commercial, business and retail spaces are prohibit small, local businesses from starting in Williamson County. Also, because Williamson is such a desirable area, retail rent rates continue to rise, which is forcing small, unique local business to go elsewhere and they are being replaced by chains. It is sad to see how much downtown Franklin has converted to chain establishments just in the last several years. Loss of open space is another big challenge. We need to promote having more land in the Tennessee Land Trust! Not enough people know about the Land Trust. Also, the infrastructure in Spring Hill is a disaster. The county continues to allow more homes and neighborhoods to be built, yet the infrastructure isn't there to handle the traffic. Columbia Pike is a parking lot during rush hour and is now starting to be clogged on weekends as well.
179. Restraining the cities from overcrowding our schools with small houses that do not pay their share of the costs of new schools they demand and not out building our roads without contributing to the cost.
180. Rapid, uncontrolled growth without sufficient infrastructure in place, especially in areas where leadership focuses on growth as a good thing, rather than seeing/recognizing/dealing proactively with the negative sides of it and doing whatever it takes to prevent the negative effects even when it means less or slower growth.
181. Lack of sewer and money to fix the county roads. Fire and police services. But the biggest challenge is the need to hire a full time, master degreed county administrator to run the county and the county departments. The county has outgrown the present model of being run by a future elected Mayor who does not have the proper county or municipal training and degrees needed to run a county of our size. A person from the medical field, or law field or insurance or investment fields, etc. cannot seek the title of Mayor and expect to run this extensive county when they lack the background and training to run all departments and over see the LEADING county in the state. We are overdue in changing the model and county charter and it takes real leadership to make those changes for future elections.
182. Put infrastructure in place before allowing developers to go any further. Have developers pay for road improvements. Keep the rural nature of the county as it is. Leave downtown Franklin quaint and unique, not too "modernized".
183. I wish infrastructure improvement and schools had been factored into all the new construction that was approved by the county. Enough with all the subdivisions.
184. Liberal government tactics.
185. The growth, keeping up with infrastructure of roadways
186. Growth without strategy and consideration of long term impacts as well as lack of improved road/infrastructure
187. Over population
188. out of control growth.

189. Population and traffic
190. Roads/traffic
191. Building too fast without infrastructure in place first. Tiny country roads are left to handle huge new subdivisions. There is a lack of continuity in building requirements that are needed to keep the beauty of the land in sync with houses and businesses.
192. Love it!
193. More green space. Native trees replaced when landscaping a subdivisions where the mature trees were clear cut. What one was attractive about Williamson County is almost gone. There used to be a wide range of housing for all economic backgrounds. That's not true anymore.
194. The growth is uncontrolled. We need to protect the few rural areas and stop rezoning higher density developments. Bethesda, College Grove, and Leipers Fork all need some kind of protection. The roads are already too congested and our debt from constantly building schools is ridiculous. Slowed growth would help us catch up.
195. Maintaining the reputation we have as a great place to live.
196. Fit education to the individual child, not fitting all children to one education
197. Too many houses being built and not enough infrastructure to handle it.
198. Uncontrolled growth within some of the towns that affect the quality of life of the county as a whole--particularly its traffic and the rural nature of the unincorporated areas.
199. Uncontrolled growth with little to no infrastructure to handle it and selling off the natural beauty and assets of the area without regard to what we irretrievably lose.
200. Rampant over-building that will turn to ruins once our near 30 year honeymoon is over.
201. The lack of affordable housing is the biggest challenge. And next are the roads.
202. Uncontrolled growth is the code of a cancer cell. If Williamson County does not slow the out of control growth train down they will be destroying the goose who lays the golden eggs. Taxpayers and citizens are waking up to the costs of growth. They are paying for it with new schools, roads and infrastructure while developers profit and sue the county for adopting an education impact fee. Those developers should not be allowed to build in our county. Citizens voices matter. The new county commissioners representing the district of the Old Natchez Trace grew up around it and want to protect and preserve it. Our new state representative, Brandon Ogles knows that mega density subdivisions are causing our traffic nightmares and growth needs to slow down. Citizens at the polls voted for candidates who want to preserve our quality of life not run a race packing quantity of life into historic, scenic and culturally significant areas. People need and seek green space. Preservation of rural landscapes should be a high priority for the county. If we lose our town and county lifestyle we will have lost what is special about this county.
203. Overdevelopment

204. Transportation access to Nashville/Traffic
205. Absolutely growth, Way too many houses, apartments and businesses with no regard for the future. Roads should be developed before any building is allowed. Keep wms county rural, 5 acres per house.
206. Traffic and the complete lack of planning.
207. Controlling urban sprawl and putting in roadways to control traffic congestion
208. Losing what made Willison County great. Thanks again.
209. The houses are going up faster than infrastructure can support from a user perspective. The roads are inefficient and lacking, and traffic, particularly east of 65 on 96 and around the quickly building McEwen/Carothers area, is growing at a terrifying rate. Intersections that were fine three years ago are now simply dangerous.
210. Too much development. It seems to be easier for a developer to build a subdivision than for a property owner to build a house on his/her own property.
211. too fast growth. refrain from dense population areas
212. See comments above concerning too much growth.
213. Addressing traffic congestion and required infrastructure to serve these demands
214. Controlling growth. One only has to look at what is happening in the Spring Hill area to see what can happen when very large areas become nothing but houses. Think about what these neighborhoods will look like as the houses age. Though I thought that developments were required to provide a percentage of green space, it seems that many don't seem to be doing that.
215. Traffic and schools
216. "Cost of infrastructure to support the rapid growth that we are experiencing. No shoulders, guard rails, repainted lines, resurfacing needed.
217. "Williamson County is faced with uncontrolled growth. Developers seem to have a free hand and continue to build more homes and more expensive ones. People say 'that just makes your property value go up.' No, it makes my property taxes go up. As one who lives on land that has been in my family for over 100 years, I am frustrated at the high expense and unnecessary restrictions placed on my children's generation who grew up here and want to stay here and build a forever home on the family farm. They could easily go to the next county and get more house for less money, but because 'it's Williamson County' they are forced to pay premium prices to build on family land. We also need to intentionally plan for affordable or work-force housing. Everyone here is not a millionaire."
218. Keeping the rural countryside that attracted people to live here.
219. Over development and urban sprawl.

220. Growth without appropriate planning.
221. Ensuring we take care of our basics not get blinded by "shiny objects" that do not benefit the county long or short term
222. I think these smaller incorporated cities need to find someone who understands traffic flow to design or approved privately designed streets and intersections. Look at the next answer, it applies to this also.
223. Unbridled growth in the urban growth boundary areas with no responsibility for funding the infrastructure/schools required for that growth.
224. " We need to support the local organizations who are a part of the county's foundation: like Triune Riding Club. It's the oldest riding club in the state of Tn and it's being surrounded by heavy traffic. It's on the boarder of a major development and no one is helping secure the safety of 1. The club or 2. It's members and their families/horses. ITS ON A BUSY HIGHWAY WITHOUT A SECURE FENCE/BOARDER. Triune Riding club calls a williamson county park home. A williamson county park with poor parking and no fencing to secure that livestock stays off the busy road. It doesn't even have plumbing. In addition, a big challenge is the county department themselves. They are extremely difficult to work with. I hear from locals and new comers who agree it is unnecessary to treat people the way they do. The county is "all about the money.""
225. Safety, as Nashville grows Crime has bled out to our area, we need additional police to enforce and protect
226. I am really afraid that we are not pacing ourselves well with the growth. The roads and schools are not keeping up with demand causing it to feel more like an over crowded city than the slower life of "country living."
227. I feel like these is the same things people have talked about for a while; but transportation, infrastructure and affordable housing are issues that still exist in our county/community.
228. Uncontrolled growth and traffic congestion from commuters outside our county
229. The county in obviously working on plans to fund the requirements for the future schools. I believe the county really needs to focus on infrastructure improvements (roads, water, and sewer) to deal with our growth. Unless you live in Franklin, almost all road improvements are "in town", but we have significant growth in the unincorporated parts of the county where roads are pretty much like they were 22 years ago when we moved here
230. growth that is too fast without services/roads to accommodate the growth
231. To stop the rapid development, to rein in thoughtless decisions that will affect citizens in negative ways.
232. Over- development
233. Listen to the citizens and residents of the county and the city who want to retain their connection with each other and the rest of our community. Newspapers and homeowner

associations can help maintain the lines of communication and vital knowledge about our neighbors.

234. Keeping open fields ALIVE!!
235. The rapid growth and sustaining resources for the amount of people moving here as well as maintaining the county's beautiful landscape.
236. Quick/ heavy growth. Eventually this will be problematic and no one will want to come here. There needs to be a better plan for infrastructure (ie. roads) before snap decisions on allowing further subdivisions/ businesses. Keeping the gorgeous scenery and peaceful feel should be a priority. We don't need a building on every inch of green space.
237. Growth is too fast and not planned to accommodate the amount of homes and people being approved for areas.
238. Roadways to deal with the overload, loss of Southern history and flavor, constant building of schools and nonstop need to increase public use facilities.
239. The growth. Too many subdivisions being built is making it too crowded and taking away the charm. The schools are becoming overcrowded & the quality of education will eventually become an issue.
240. The growth. Too many subdivisions being built is making it too crowded and taking away the charm. The schools are becoming overcrowded & the quality of education will eventually become an issue.
241. Unbridled growth. Traffic. Sheer jumber of people and houses. Paving everything. The floods in our neighborhood are worse now than ever because of new construction. No where for the water to go.
242. Everything I just said in above question. Families who have been in this county for generations can't afford to keep living here. There needs to be financial help or grants/something to help me and other families keep this beautiful rural land in farms for everyone to see and enjoy and not have to sell to the highest bidder to get turned into more houses and strip malls. My family is struggling Today to keep this beautiful farm land! What can you do to help us? Traffic with more people more cars and noise. Lack of roads and infrastructure. Uncontrolled growth.
243. High density residential development, without developers building up infrastructure.
244. I am concerned about the dense building going on in Franklin, including massive apartment complexes.
245. Protection of farms and open land, protection of streams, checking population growth, putting quality of all life above monetary considerations
246. To not loose the small town charm. People move here from other states/parts of the county and love it here but then want to change things here to mirror where they came from .
247. Increasing traffic and decreasing rural atmosphere

248. So many people want to be in Williamson co because of its natural beauty but over development will ruin the very thing Williamson County is known for
249. Continuing residential development despite the infrastructure to support it.
250. Greedy greedy people in charge who want all the developments to come and ruin everything about this area and the schools.
251. Overcrowded schools. Traffic. Development. And all of that leads to the biggest issue. A government that isn't listening. Over and over I think the people of Franklin/Williamson show up and say- Wooooah! Please slow it all down. And it feels like no government officials listen. We have elected officials that should be speaking on our behalf, but it feels like city staff and other non elected entities and developers are running the show, doing what they want and just influencing the different board members for both county and city to do what they want.
252. OVERDEVELOPMEBT and GREDDY developers ruining our way of life. Elected officials that are close with developers AND don't care about current constituents quality of life.
253. To keep the rural beauty intact when the population is growing so fast and so many subdivisions are being built. I wish we could slow down the volume of traffic moving in.
254. Growth that is not paying for itself. All of the commercial building in Cool Springs should be contributing significantly to county and city budgets, yet our schools are in debt and money for infrastructure improvements (mostly roads) is minimal.
255. rapid growth
256. Affordable housing
257. Managing growth appropriately to retain the characteristics people enjoy living here, and being able to afford that. And keeping the decision makers in accord about that goal, because I don't think some of them care what waste is laid to the beauty of this area, even in the form of half-million dollar homes.
258. Growth and development. Too many subdivisions are eating up the area. Traffic will follow though I don't see it as horrid yet. Just SOOOO many houses coming in. The reason people move here (the beauty and community feel) is being destroyed. Please stop or at least slow the growth.
259. "Traffic- Buckner lane project will be 5 lanes dropping into a 2 lane Lewisburg Pike? We are no longer Rural...have you seen our rolling morning and afternoon traffic jams? Developers seem to be approved without any thought to what we need to accommodate all the additional cars and people. Again Noise is a real issue...not talking about tractors or rooster crowing try assault weapons being utilized at Owl Hollow...yes the range is grandfathered in but does that give them the right to Shoot assault weapons and spoil our environment and ears? Why is there no consideration given to his neighbors? Haffner is a nice guy but is inconsiderate of his neighbors and our beautiful Bethesda area. Why do his rights as a Gun range trump ours as homeowners...? We are 1 mile away and that is all we can hear when they are shooting...not the birds.

260. Unchecked growth and mounting debt.
261. Very likely one of the biggest challenges, with the growth in housing here, will be traffic.
262. Growth
263. Inflexible regulation preventing potentially better solutions to be tried.
264. Development without a long-term strategy and plan. There are limits.
265. Traffic control. It's getting crazy.
266. Keeping growth at appropriate levels which impacts school capacity, traffic, and overall quality of life.
267. Areas growing too fast for city planning to keep up. Infrastructure suffering.
268. The biggest challenge from the perspective of most residents who live in Williamson County is the continuing and increasing encroachment of big development, neighborhoods, subdivisions, overcrowding in schools. If this continues, it won't be long before Williamson county will no longer be the sought after
269. Uncontrolled growth and debt.
270. Growth exceeding infrastructure . Roads not up to traffic.
271. Too much growth and no accounting for infrastructure.
272. Overgrowth and houses being built on land that is better suited for water absorption. I expect we are going to see more flooding if this trend continues.
273. Growth is problematic. We need to keep growth to specific areas so we can also have specific areas that are free from building and development. Otherwise we will not be the amazing county we are.
274. Losing our identity as a family-friendly conservative suburban environment by acquiescing to the more liberal agenda of those moving to the region specifically for its high quality of life rating, yet wishing to change it to resemble what they left.
275. Too many people want to live here and there's no place for them. I think the county needs to slow the growth and the housing communities need to be limited drastically.
276. Overdevelopment and traffic management

## What do you think is the biggest challenge facing unincorporated Williamson County?

1. Control growth. Developers don't care about the beauty of the county because they just want to make money and move on to the next urban sprawl project.
2. Traffic and shrinking greenspace.
3. growth.
4. controlling growth and the highways streets
5. I wish Morland would be saved to be utilized as parks, hiking trails, or just green space to be enjoyed
6. Few home-buying options for young couples starting out
7. "We need sewers as soon as possible. No excuses! Our planning commission has dawdled until the cost of running sewers and treatment plants has quadrupled since the issues was first identified as a true need back in the 1990s. Now in addition to the sewers and treatment plants we now need to devise a way to make paying for them possible without penalizing the citizens who have been here making the county great for 30-40 years."
8. Loosing country landscapes
9. Outstanding debt, traffic congestion
10. New housing Development .
11. Density issues; too many apartments/mix use/businesses in what is clearly meant for more "estate" sized homes
12. RAMPANT GROWTH!!
13. Losing green space! We need the county to keep much of the green space with zoning R2 or R5, and fewer approvals of mass subdivision development.
14. Not anticipating additional growth.
15. The same but maybe more at the whim of the other communities. (?) ^^ Overdevelopment. I believe this will lead to poor quality of life and decrease of value for all citizens. The corporate developers will make their money and move on - we will be left with the consequences.
16. Ensuring that developers do not destroy the unincorporated areas
17. Sprawl, encroachmentof the environment
18. Again greedy politicians who just say yes to every development based on who has contributed to their campaigns.
19. Developers trying to make a buck with too much development and expecting to incorporate and burden city/county services

20. Roads, infrastructure & too many subdivisions/homes being built so we are losing the countryside charm
21. Same thing. This is an error that county leaders consider the two separately. Taxpayers see all areas of the county as one in the same.
22. To much development
23. Basic services/utilities that other areas have. Cable and internet are the biggest.
24. Overdevelopment
25. Schools and traffic
26. Bearing the tax burden created by the Franklin city planners and aldermen with all their building projects
27. Overdevelopment
28. I would love more greenways and walkways throughout the county (much like Murfreesboro has).
29. Limiting development to preserve green spaces
30. Afraid people will want to push for more residential & commercial development
31. Maintain country look and slower pace while allowing for positive growth and improvements
32. SPRAWL - Take I-65 and Peytonsville Road as an example - You all gave Dave Ramsey a tax break to build out there....why? The county is going to turn into one big UGLY over-crowded place to live. Make something natural and beautiful that folks can enjoy. You have a lot of RICH and GREEDY developers here that could care less about leaving a farm as a farm. They could care less about schools and the need to have affordable housing. You all need to step up and make it harder for them to develop...right now you all are letting them get away with everything in the world and not having to pay for the infrastructure that is needed to support all these new homes.
33. High school and middle school dont know how to type or sign their name
34. smart growth
35. new home should be limited to at least 1 acre lots
36. too many developers
37. Fighting the rising crime!
38. The rapid growth and lack of infrastructure to keep up with the growth. As a fine example: the Grassland area cannot grow due to lack of sewer capacity.
39. Unstructured growth
40. Keeping development in check.

41. poor growth layout is causing congestion in traffic. with no ability to expand roads in the future economicly .
42. The biggest challenge is greed. Developers want to build small density homes, but not invest in the infrastructure of the surrounding area.
43. I would like more small stores and small restaurants. Maybe some pizza delivery.
44. Keeping the scenery and low-key lifestyle. we don't want to become the next CA.
45. Overdevelopment
46. Growth and traffic
47. To regulate growth and destruction of wildlife and green areas
48. Too fast of a growth. Too overcrowded.
49. Over development plans
50. "Taking away our community Pride !!
51. BETHESDA, HILLSBORO, COLLEGE GROVE, NOLENSVILLE ,FAIRVIEW "
52. Too much growth and over-crowded subdivisions.
53. Maintaining rural heritage in the midst of growth
54. Slow down development
55. Green space
56. to preserve the rural, open land
57. Over-development of land and lack of infrastructure.
58. Containing growth in the unincorporated areas to preserve the current and fast disappearing landscape.
59. Run away growth
60. All stated above .....massive growth and traffic problems and losing what made Williamson County so desirable.
61. Lots of huge new subdivisions are taking up a lot of or green space. We need to be careful as to how much of what we know as beautiful Williamson County is maintain in the throws of future growth.
62. Growth is moving this way, and I'd really hate to see this area commercialized.
63. Controlling the large housing developments!
64. traffic and over development

65. Keeping to your plan. If it says 1 house per acre than that is what it should be. Why change zoning because you have builders, including those that sit on committees, that vote for these high density developments they want to build more of. Look at all aspects when considering changing zoning.
66. Same as the whole county, balancing growth without infringing on existing areas.
67. Lack of ordinances, rural area disappearing, developers ruining the rural character by increase lighting, traffic, deforestation, storm water run off
68. Roads and infrastructure
69. The schools were the best in the area. They are very quickly falling in Publix's opinion. This can easily be changed and return to one of the biggest pulls to getting people to live on the area. Control growth... Williamson county seems driven by money rather than maintaining reputation and a great place to live. Slow growth and allow schools, utilities, and roads to catch up.
70. Unrestricted growth. This is where having less rules becomes a negative. The growth in our area - both in terms of the construction and the population growth - are causing the the communities to change. I fear increased crime, decreased sense of safety and less chance for our children to grow up without fear when traveling within our community.
71. Again its the roads. The amount of traffic that comes from surrounding County's has become as much an issue as our subdivision growth that's being approved.
72. Slowing growth.
73. Traffic (roads, transportation, etc. ) housing, schools, healthcare, safety.
74. Growth
75. The chief concern I have is any change in the current residential densities in the non-incorporated areas of the county. Developers should be given more incentive to develop conservation subdivisions where applicable
76. Keeping our beautiful land what it currently is. Growth is coming so fast and we are losing so much of the charm that people come here for. We need to be firm in our commitment to protect our land that and keep our open spaces of woods and farms!!!!!!!!!!
77. As I mentioned above increase population that has caused development in unincorporated areas. I would like to see much slower growth in unincorporated areas. Our country roads are not designed for huge development. There is greater demand on our resources such as water. I would like to see higher design standards in unincorporated areas. I would like to see more bus line service out in the unincorporated areas to help with congestion on our small roads.
78. Rapid growth, with developers being free to gobble up land without improving infrastructure or saving the historic character and ambiance of country life.
79. Roads not getting built and or widened fast enough .
80. "MONEY! No infrastructure! County debt! Growth

81. I think development should provide more financially for schools and roads.
82. minimum residential lots should be 2 acres
83. a long range road plan developed and not changed before development is approved. build roads first, then allow the development.
84. make the guidelines for land use and do not deviate. stop allowing variances for construction. stop the one way in and one way out type of developments. we need connectivity to move the mass of traffic that has been created.
85. a good transit system.
86. The conservation development plan needs changed. Developer should not be allowed to use undevelopable land into the total number of homes to build and the clustering of homes needs to stop as it destroys the character of our areas. no less than one home on one or two acres of land.
87. We need fire stations that are no longer volunteer and we need more as home insurance cost is rising. negotiate with the cities to service homes if they are closer to the city limits than to a county fire station.
88. Stop the growth. It is ruining Franklin and you are stacking houses on top of houses with no infrastructure, fire departments, or schools. Leave the green space as it is and if you build any further developments, make the lots an acre.
89. Protecting remaining rural nature
90. farms being developed at such a fast rate without any road improvements, growth is good but not at the expense of what brought people to the county in the first place
91. Lack of growth and development.
92. Ensure that development occurs at an appropriate density to maintain rural character. Currently, one large property owner can permanently ruin the character for an unincorporated area by requesting annexation into the City of Franklin - for example, the Mayes Creek Basin development proposed annexation that almost succeeded in 2018. Zoning amendments to the Envision Franklin Land Use Plan were narrowly voted down. The consequences if approved would have allowed higher mixed use residential and commercial density, with county taxpayers footing an expensive bill to address traffic, schools, sewer needs, additional governmental services, etc. The large majority of unincorporated county residents around/near the Mayes Creek basin were in opposition to the amendments, both for cost reasons, and as it directly contradicts the shared community vision, as articulated at public meetings.
93. Congestion and traffic, sustaining what is here
94. Managing growth.
95. Increase Impact Fees. There will be a housing bubble that will burst

96. The challenge to keep our privacy, large acreage lots, keep farm land--keep our country heritage. The challenge to keep government out of our business.
97. Limited access to broadband internet! Us unincorporated folks like our independence, we have limited choices in internet providers, and the more rural areas are stuck with satellite or very expensive data-based internet plans. With the increase in employers allowing flexible work schedules to reduce congestion on our roads, the need for high-speed internet service is higher than ever. I would like to see some incentives for communications companies to run lines to the rural, unincorporated areas.
98. population growth
99. Out of state developers
100. Not selling out
101. Our biggest challenge is also growth and the encroachment of the cities. We need to preserve our rural areas and encourage businesses that can operate here such as farm tourism.
102. Not properly planning development. Currently it appears any developer can buy any tract of land and put as many homes/apartments/co dos on it without any concern about the impact on inadequate roads, schools, law enforcement and dedicated fire departments.
103. Overdevelopment! Farms and horse friendly areas are being threatened. Agriculture and horse friendly activities for families are being threatened.
104. Need programs that continue to teach our kids about agriculture, where our food comes from and how to keep it sustainable.
105. Maintaining our agricultural charm
106. Subdivisions, the county districts are quickly turning into another subdivision every where you look. More and more houses are crammed on aold farms. More traffic and rude people
107. traffic
108. Aside from restaurants and help with traffic north of Franklin on Hillsboro Road as I suggested in the previous answer, I think the north west area of Williamson County needs a branch of the library. Without paying to go to the Brentwood Library, which seems to be a public library but isn't free to residents of unincorporated areas, the closest library that residents who live north and west of Franklin have is on Columbia Highway which is all the way through and south of Franklin. Other unincorporated areas of Williamson County, such as Leiper's Fork, have a library branch. Until that can happen, or even if it doesn't, all residents of Williamson County should be able to use any of the libraries without paying additional fees, except overdue fees.
109. Losing the rural feel and over development, similar to what happened with Maryland Farms over development. . .Brentwood lost who they were.
110. Traffic The roads are still not wide enough
111. Infrastructure

112. Waste water dept keeping up with demand.
113. People have already started to look to Nolensville, Thompson Station, Columbia who have better infrastructure. Keep up this pace of growth with new business and housing we will turn into Hickory Hollow, then need to rebuild once everyone starts to move out for better schools. Please ask Metro council to stop approving everything a builder brings before them. Metro council is not beholden to the tax payers, we are approving every new building plan despite effect on traffic, water ways, schools, etc.
114. see above, plus there is no way for the unincorporated area to protect itself from Franklin expansion
115. Trying to annex more so it can become overdeveloped and fall in with all the other places that let that happen.
116. Its disappearing
117. Gridlock, taxes to keep up with services/schools, etc... more floodplains will happen due to poor planning. Also, trying to keep this a greenbelt area...we NEED to keep farmland... You can build homes but you can't build land. Once all these beautiful old trees are bulldozed, takes YEARS to replace them.. these small trees/bushes do not cut it. I do think we need to think about the environment NOW. Push to save trees and not to grade down hills. Floods are happening more frequently and who has to pay ? Taxpayers.
118. Rising crime!
119. The same answer as above.
120. We are rural and would like better access to internet
121. Timely infrastructure development is critical. In the case of roads, we cant wait until an area has become occupied and traffic has become a problem to start acquiring rights of way. Don't just plan. Execute. Cars can't travel on 3-ring binders.
122. Remaining the "unincorporated area" of Williamson County as families cease the desire or need to live in the unincorporated area.
123. People like what they find in Williamson County and want to live here. Therefore, more and more development is occurring in the unincorporated areas. I think that will continue to be a big challenge.
124. Making new subdivisions provide pull off lanes, sidewalks, green space & not fill in the flood plain. Help to keep the rivers clean.
125. The CITY was to take over. Comprehensive legislation is need to protect the unincorporated areas. Spot or skip city zoning needs to be fixed!
126. It will no longer be in existence. How sad.
127. To remain unburdened by over development and crowding and loosing the total farm like charm.

128. Development. Over-Development. Un-regulated Development, without thoughts of how it impacts our roads, infrastructure and Class A environment!!
129. Development pressure.
130. Loss of farm lands.
131. Police and fire protection.
132. See answer above. I certainly believe this is more of a problem in unincorporated areas than in the more populated areas. Also how do you keep traffic off of the roads designed for horse and buggy or tractors when the county roads were never designed for mass traffic.
133. Getting sewer to my home and others that have been overlooked. I live in Sneed Forest in Grassland with sewer literally all around me and despite repeated attempts over the years no one in the county government is willing to help.
134. influx of transplants who only care about creature comforts; short sighted county mayor.
135. Future congestion
136. Traffic patterns need work
137. Traffic and schools
138. No sewer access, better roads
139. Artificial inflation of property values.
140. I would like to see less development
141. To many new people moving in and changing everything
142. Roads?
143. I'm not sure the answer to this question
144. I don't live in unincorporated Williamson County.
145. I think it's growth should be slowed down
146. TRAFFIC\*\*\*\*\* TRAFFIC\*\*\*\*\* TRAFFIC\*\*\*\*\*
147. The traffic, the commercialization, the development of small farms, community is growing too fast for the present infrastructure
148. Crime and poor money may
149. controlled growth with adequate infrastructure
150. Walkability
151. Unregulated growth
152. Farms are being consumed too fast

153. More businesses moving in and crowding schools
154. A specific recognized character or pull for regular visitors; think Chattanooga (small, but creative fun family destination)
155. Not sure.
156. we need to provide services such as fire stations to areas that are unincorporated
157. Maintaining at least some open areas
158. Same as above. Keep the rural areas rural. I also see an increase in crime and this needs to be addressed.
159. Smart and well planned development that ties together and is cohesive.
160. Stopping development in the unincorporated that s not wanted and will negatively impact those who currently reside in this area.
161. Roads, traffic.
162. A growth without thoughtful planning
163. Same as last answer. In addition, let's figure out a way to welcome modular housing and Tiny House. The technology is there now to make these very viable options for our residents but we have not been willing to consider more widely in our zoning plan
164. Overgrowth/traffic
165. Controlling growth, protecting green space, minimizing high density living.
166. Unaccountable officials who continue to approve new construction.
167. Unincorporated Williamson County may not have the zoning restrictions needed to keep crazy construction things from happening.
168. Traffic
169. Stop developing at such a fast rate!!
170. Unenforced code violations! In particular, illegal dumping, abandoned homes and mobile homes, multiple none-working junk vehicles on properties to name a few. I think that it is unbelievable that Williamson County code allows one junk car on a property. But even properties with multiple junk vehicles aren't forced to cleanup when reported. Unincorporated Williamson County also has a growing litter problem. It would also be a plus if there were more regulations in place that would discourage people from building/putting up structures that don't fit in with the area such as large metal storage buildings and metal barns, while providing incentive to build something more attractive. For instance, the county could wave building permit fees if the county is allowed input into what the structure looks like, what types of materials are used, etc. Give incentives and fast-track approval for building structures that add to the attractiveness of the area.

171. Rapid, uncontrolled growth without sufficient infrastructure in place and without sufficient zoning restrictions to control it.
172. Lack of road improvements, fire and police protection, lack of accessible technology / internet and medical clinics.
173. Stop developers from rampant over-development and eroding our green space.
174. People moving out here to live in the country but, don't want to sacrifice convenience. They can't live without having a kroger or shopping center on every corner .
175. enforcing code violators. No big box companies.
176. Traffic
177. The proposed gun club on Lewisburg pike is very close to my property. How has this passed without consideration to noise and neighbors?
178. Over population
179. rapid population encroachment into areas that have long been designated as rural...people move to less populated areas for a reason, so stop bringing the city to the country.
180. Losing the land
181. Sprawl!
182. I would like it to be left alone.!
183. Same as above but more so. These farms around here are ripe for the taking and the thought of 50 homes going in around the corner is irresponsible with the roads around here and that's the first one...
184. Traffic
185. Uncontrolled growth, rezoning to higher density and traffic
186. Uncontrolled growth in rural areas. New developments should be built on a minimum of 5 acres and native trees must be preserved so the area still appears rural. Perhaps requiring that houses built have an appearance of a house that has been there for a long time. No more McMansions.
187. Too many houses being built and not enough infrastructure to handle it.
188. Trying to balance development with preservation. I don't want us to lose the qualities that drew us here, which are the beauty and preservation of history. We need to limit the number of developments that are permitted in the more rural areas and provide strong incentives for conservation developments.
189. That developers have more say the politics than the long time tax paying citizens. The county has been in a boom for 28 years. Sadly, most of its country charm is close to extinction, yet developers want to stuff 500 new 500k homes in every old pasture or build a Kroger, Publix,

Walgreens on every undeveloped corner. When is it time for the county to say enough is enough. Is it after all municipalities consume the entire county?

190. Wish there was more affordable housing and more entertainment for families."
191. We need to adopt historic preservation tools so landowners benefit from preserving their rural landscapes. Benefits for conservation easements. The county needs to buy land to preserve. It is not just recreation centers people want....scenic spaces and peaceful places are exceedingly valuable. Once our scenic, historic landscapes are gone they are gone forever. Williamson County is becoming a classic case of "they paved paradise and put up a parking lot"..Joni Mitchell.
192. Overdevelopment
193. Growth
194. Absolutely growth, Way too many houses, apartments and businesses with no regard for the future. Roads should be developed before any building is allowed. Keep wms county rural, 5 acres per house.
195. Traffic and the complete lack of planning
196. Controlling urban sorawl. I moved here for the countryside and desperately want our commissioners to remember that is what brought so many, like myself, to the area
197. Over development, overcrowding and noise.
198. Not sure
199. The biggest challenge to unincorporated Williamson County is that people want to incorporate it. We need rural communities. Again, too many developments are taking place.
200. keeping the couaty atmosphere instead of a city atmosphere.
201. We used to drive past fields of cattle and wildlife. Now they are developed like Berry Farms.
202. Growth, while maintaining the core competencies that got Williamson county to where it is today
203. I think that controlling housing growth is is the biggest challenge. The expansion of large developments such as the Grove can get out of hand and choke a rural area. Controlling the rising taxes on farm/open land.
204. Maintain open spaces and natural beauty
205. Additional schools & infrastructure cost without a big increase of taxes.
206. The biggest challenge controlling development, especially commercial development. When people move to the country, and then complain that they are too far from conveniences, like grocery stores, fast food, gas stations, etc. my response is 'didn't they know how far away these conveniences were when they moved out here?' We who grew up in the country and want to

live in the country don't mind driving in to town for things. It is more peaceful and quiet out here, and we like it that way. Continued growth will ruin that.

207. Keeping the rural countryside and not overdeveloping.
208. The same thing that I consider to be an opportunity, I also see as a challenge. The county has to find a way of not losing our "small town feel". So many people have moved here because the small town atmosphere appeals to them and I'm afraid that we are losing that. I know it's a far cry from the small town of my childhood. With constant growth and development the middle Tennessee area in general, especially surrounding Nashville, is becoming another Atlanta.
209. Traffic and overcrowded schools threaten to dramatically change the county as a whole. This strongly affects the unincorporated areas. There must be changes that help these areas buffer rapid development of dense subdivisions. Otherwise there will be a point of no return which could change the area
210. Internet infrastructure. Planning for more powerlines that either follow existing routes or limits cutting valuable land in half to be a future value.
211. We have to put people in the positions of authority that are willing to make decisions that are based on the actual good of the citizens of the county that are already living here, and not be blinded by the outsiders that would like only to profit greatly on uncontrolled growth at the expense of us only to move to the next community to destroy it.
212. Identifying and preserving important organizations who are major components of the county's roots(Triune Riding Club).
213. Overdevelopment without a good plan
214. I would love for us to keep the farm land that gives Franklin the beauty that is unique to Franklin. We need parks and less houses per acre. It would be wonderful to have larger lots requirements. We want kids to have a place to play in their own back yards.
215. Since I do not live in an unincorporated area of the county; I feel under qualified to answer.
216. uncontrolled growth, preservation of the rural lifestyle, affordable property taxes
217. Road improvements in rural areas. We have SIGNIFICANT increased traffic in many areas, however our roads don't have shoulders and intersections are never improved.
218. growth that is too fast without services /roads to accommodate the growth
219. To contend with the growing population that includes many who care nothing about the most important aspects of what makes Williamson County a wonderful place to live.
220. Too much development
221. Pressure from landowners, especially those speculating on rising land prices, to sell and develop properties without master plans, . . . and adherence to them.
222. Keeping away ultra over development— please do Not over sprawli like Atlanta!!

223. Better shopping
224. Same as above- unrestricted growth. There need to be some thoughts to not having a million fast food restaurants or businesses, nor a million new subdivisions!
225. Growth is too fast at the detriment of the people and farm lands. Roads do not accommodate the amount of homes in the area. We do not need more roads, we need less growth at the speed of light. Quality over Quantity. Progress can be great but not at the detriment of those who seek it.
226. These companies could hire people that already live here and the surrounding areas.
227. The land being bought & turned into subdivisions with no change to the infrastructure. The roads can't handle the amount of traffic that all these new subdivisions are bringing. Traffic is becoming a huge issue.
228. The land being bought & turned into subdivisions with no change to the infrastructure. The roads can't handle the amount of traffic that all these new subdivisions are bringing. Traffic is becoming a huge issue.
229. Same as above. That and lack of uniform internet service to keep us all connected.
230. Speeding cars on our rural county roads as people from Maury county cut thru Burwood and Thompson's Station everyday. Where we are driving farm equipment, kids on bikes or walking, horseback riders are all at risk. We need services in rural areas like high speed Internet, for our work from home families and our children to be competitive in schools. High taxes and the cost of living. Lack of parks and outdoor space for kids and families to picnic, bike, walk, ride horses without being on dangerous roads with speeding cars.
231. The "conservation subdivision" exception to density zoning allows developers improperly to build high density housing and smelly sewage treatment areas.
232. Meeting the needs of non-rich older folks who want to stay in the county and would like one floor living with amenities like a pool or safe walking areas.
233. Making the long term future of our area, its beauty and health a primary consideration in all decisions
234. DO NOT ANNEX EVERYTHING. SOME PEOPLE LIKE THE RURAL FEEL AND AREN'T LOOKING TO BE A PART OF A CITY WITH CITY SERVICES.
235. Over development will destroy what TN and our county are known for- green, rolling hills, wooded areas, and wildlife
236. Same as above, surveys come, we attend meetings and yet continue to get asked the same things as though we are going to give different answers. Stop trying to destroy this area.
237. Preserving the remaining land and beauty of Williamson county.
238. THE GROWTH. It's too much. Stop already.

- 239. Too much traffic!
- 240. Same as above, with emphasis on preserving the rural character and allowing farms to continue to be viable, instead of becoming another housing development.
- 241. growth spreading towards these areas
- 242. Traffic
- 243. Preventing encroachment by the urban areas.
- 244. Even more so the developments.
- 245. "Lack of communication from the county officials. In this time of email, texting, Next Door; Facebook you all have multiple platforms to educate the residents of upcoming zoning etc...those zoning signs for the Rabbit farm were never seen by me bc I am closer to Duplex Road...nothing was on Lewisburg Pike either. This is NOT right...Plus you are moving the Library away from our Bethesda center...Why not keep it there and have Rec Center there where there are already BB fields? How is it the county just buys the land first and then tells the residents what they are doing??? or all of a sudden we have a music venue for 7500 people? and I read about it the Nashville Business Journal...what about those neighbors regarding NOISE...and one lane road trafficking 3500 cars out of there at one time...is that protecting the residents in southern Williamson county...Nobody asked any of us! How does this happen???"
- 246. Unchecked growth and traffic density.
- 247. I believe that growth in our area will place additional strain on roads, utilities, and emergency services.
- 248. Growth
- 249. Same incorporated Williamson County.
- 250. Poor roads
- 251. The same as above - controlled growth, schools, and traffic.
- 252. Not sure
- 253. The biggest challenge from the perspective of most residents who live in Williamson County is the continuing and increasing encroachment of big development, neighborhoods, subdivisions, overcrowding in schools. If this continues, it won't be long before Williamson county will no longer be the sought after
- 254. Destruction of natural beauty and lowered property values from traffic and overcrowded schools.
- 255. Slow down growth in subdivisions until schools, roads etc. can catch up
- 256. Stop making rural communities into commercial districts that are not agricultural. Preserve more.

- 257. Again, overgrowth.
- 258. Mapping how we grow and keeping growth areas towards Triune, leaving open spaces west of I65. Traffic flow in Franklin is an issue that needs to be resolved sooner than later.
- 259. Over building in areas without adequate infrastructure.
- 260. I want people to stop moving to the unincorporated parts by not allowing building of large developments and homes.
- 261. Retaining large tracts of farm lands

## If you could visit Williamson County in 2040, what would you hope to find?

1. The natural beauty that Williamson County has. Controlled growth and many parks established to preserve that natural beauty.
2. Experience nature. Keep the laid back, relaxing, peaceful feel of the county.
3. A thriving free market corporate culture. A maintained, high valued and sustainable residential environment. People that continue to take responsibility for their community.
4. that it hasn't changed all that much
5. I would hope that in 2040 people would have realized how important it is to leave green space and not build so much commercial. I think the land will be a wonderful asset and commodity that can be enjoyed by all
6. I believe our schools will remain a priority and be funded, so I would like to see well-planned, well-constructed, affordable homes for my children and grandchildren in neighborhoods with green space
7. "It would be my prayer that there would still be some land with beautiful homes, children playing in the yards and trees/flowers to enjoy. Good roads without a digger in the middle or on either side of the roads would be great. That would mean we had learned to plan and prioritize growth rather than building and then trying to figure out how to incorporate the amenities people moved here expecting to have from the beginning."
8. I would hope that Williamson county will still have the majority of its rural feel mixed with the great Franklin vibe
9. Still some green space
10. Have good roads—well maintained and lovely countryside. Top notched schools with well paid teachers. I think we have about everything else already.
11. A true “neighborhood”. I hope Franklin does go by the way of Cool Springs which is only shopping now.
12. I would hope to still see green...land, trees, etc. I would hope downtown Franklin had retained it's charm.
13. Small towns like downtown Franklin, Nolensville, College Grove and Leipers Fork
14. Lots of opportunities (both work and recreational) with lots of green space used by the residents and visitors.
15. I would hope to find a harmonious balanced community. I would hope that Williamson County used the best of what others have done and developed new ideas to create a place where people can come together in community spaces, enjoy the beauty of nature around them, and live a healthy active lifestyle instead of a carbound, traffic bound grinding existence.
16. More parks, museums, and places for families and residents to gather.

17. Balance of smart development, abundant and thriving organizations.
18. Would like for it to be pretty much the same as it is now, with the exception of the tunnels on Wilson Pike as everyone who now uses that as a short cut doesn't pay attention and will hurt someone.
19. Beautiful farm land, roads and schools not overcrowded, not seeing an over abundance of housing and traffic lights at every corner
20. Countryside still here but areas of upscale entertainment, shopping & dining. Better roads & traffic at a minimum/manageable level.
21. Slowed growth, allowing existing homes to appreciate more. Less crowded roads. Completed schools' growth, no more new buildings with all sectors of the county served. Parks maintained (we have plenty park land now), and public safety preserved, not declining with growth. We have enough major business and corporate headquarters. We need to stabilize before attracting any more.
22. Controlled growth, preserved green spaces
23. Still the charming place it is today.
24. I would hope to see a lot of people had put their land in real estate trust
25. Country living green spaces and fields
26. I would like to see it be peaceful and drivable so please stop planning more "stuff" to build!
27. Public transportation to Nashville
28. I'd hope to recognize the same "feel" as it now has. A vibrant downtown Franklin, quaint Nolensville, Arrington Vineyards, rolling fields are all noteworthy, but so is the abundance of restaurants & businesses of Cool Springs.
29. Unique neighborhoods and development, not overrun by chains and retail
30. No changes, although this is naive
31. Less congestion in major intersections and increase and/or improvements to indoor tennis, soccer, basketball etc
32. Some wide open spaces and that you all stopped the trend of building more and more subdivisions that pile houses on top of each other....Ladd Park is an example. In Ladd Park, it is impossible to even have 2 way traffic. I would hope that I could take a Sunday drive and see some land. That is barely possible today.
33. Has more than enough schools
34. green spaces; rural areas; less traffic which is doubtful; infrastructure to allow traffic flow
35. less people

36. plenty of open space. farms. if there is development, homes have to be on at least one acre lots. don't ruin it.
37. Still lots of lower density areas.
38. The infrastructure caught up/ahead of the growth.
39. Well thought out communities, parks and open spaces, historic aspect maintained in the small towns.
40. Well thought out communities, parks and open spaces, historic aspect maintained in the small towns.
41. A larger more expansive version of what we now have
42. Well managed growth, reasonably priced living, diverse and welcoming population
43. a safe beautiful well developed comfortable affordable place to live. With it's heritage preserved as best it can.
44. I would hope to see a great community to live and work in. Have safer roads and schools that are not overcrowded. Farmland rather than neighborhoods with houses built feet from each other and built right up to the road.
45. Growth managed and no traffic problems.
46. Farms or subdivisions with no less than 5-10 acres between homes.
47. Same as listed above. Good schools, good traffic flow, parks with safe walking and bike trails, good shops and restaurants.
48. The remaining land still open for the wildlife and scenic views. More nature reserves/parks.
49. Large swaths of land that have been preserved, great schools, and friendly people who love to give and love to live here. I hope churches will be encouraged to be a part of growth as much as businesses are. We need to be as intentional about growth of the human spirit and the things that have characterized this county as so unique as we seem to be about economic growth.
50. I would like to see the county not full of houses and businesses crammed together everywhere.
51. Preservation of pastureland and rural areas
52. Still area that is green and open instead of housing development EVERYWHERE.
53. Farms
54. The old southern charm is still around
55. I would hope to feel like I am still in a small country town.
56. Quaint village type development while maintaining rural heritage and preserving the beautiful land that is our heritage
57. Still see trees and farms and fields

58. Green space
59. That Williamson County doesn't look like another Atlanta, that growth has not overtaken the beauty, that alternative transportation options are in operation and less cars on the streets and interstates.
60. I would hope to find family and community owned farms that allowed for wise and sustainable land-use which would not strip the farmlands and natural areas in the short-term, but value the beauty and provision over the long-term.
61. The same thing I see today. Acres of natural landscape, not acres of asphalt shingles.
62. Some rural land and farms remaining.
63. More land being used for parks and walking trails, less congestion , restricted growth. I attended the planning sessions on the Grassland area and it was headed in the right direction to keep this area family friendly, but nothing has come of it.
64. Bands on the Franklin square as we see them today, local businesses outnumbering large chains, available street parking without less than 2 hour limits and definitely no meters, well maintained homes, plenty of green space as we know it today, people who's focus has been to contribute to our community and not use it up for their own gain, and caring neighbors like I have today.
65. I would hope to still see open fields.
66. A chain of open spaces that are open to public for walking, hiking, biking, riding horses, etc.
67. Still plenty of green area, continued good school system, and minimal traffic
68. A Main Street you can stroll down and go in and out of shops. You can stop to get a bite to eat and sit to enjoy watching people. I want to ride the back roads and enjoy the landscape and openness that rural areas should have. I don't want to sit through a light 3 times because traffic is so backed up. I want to drive at my leisure and not have people kissing my back end because they want to go 70 mph down the road. I want to be able to relax and enjoy the country side and perhaps take a picnic lunch to stop and have.
69. I would like to find a balance of the remaining small towns, along with unique shops. I would hope the focus on community, families, and education is still the basis of the county.
70. Connectivity, trail ways, out door activities, Forest, rural areas preserved, dark sky lighting, healthy and clean environment, safe , strong economy
71. Roads widened to be able to handle the traffic that the over developing has caused.
72. Better structure. Schools that match population, Less construction so those living here enjoy scenery.
73. I would like to be able to drive without massively congested streets. I would like to see houses kept up well and children riding their bikes around with friends and family.

74. Lots of local businesses. Lots of pretty land. Not that many more people. Growth kept in check. Land not destroyed for endless cheaply built unsightly tract home projects. More classic architecture for the businesses, not old 70s style or sterile new build. MUCH higher impact fees on new construction so they can fund their own schools and not make Brentwood pay for it all. Better investment in existing Brentwood middle and high school, since Brentwood pays most of the taxes for the schools.
75. The charm that was here in the 1990s but understandably with a much more dense population. Plan on controlled growth by approving a County joint waste utility system in Triune and another one towards Pinewood area to drive development to a controlled area that can be handled by I-840. Quit approving projects so easily. Drive the value of building here with a steep fee for schools and roads to stay ahead of and not behind the growth curve. They'll gripe at first but ultimately pay their way because the people their attracting want to live in elite Williamson County and not another neighboring county. Keep Williamson County exclusive and don't cheapen it with the commonality of our surrounding counties.
76. I'll be dead by 2040.
77. A county that preserved its beauty, desirableness and affordability.
78. I would want it to be as it is NOW, not as it seems to be headed...which is just like Atlanta!
79. A place that offers a safe environment and tremendous opportunities for it residents.
80. I would hope all the historic sites and open spaces would still be there
81. I would first hope to find more opportunities for mass transit. Next I would hope to find more areas of the county set-aside by county government for passive park lands in order to preserve the rural landscapes that attract so many people to live here. Finally I would like to find more incentives from the county in the way of tax credits for citizens to put conservation easements on family or large tracts of land.
82. I hope and pray that at least the west side of Franklin to as far as Fairview to be protected. The entire area that surrounds the Natchez Trace is precious and irreplaceable.
83. Williamson county would have bus line serves and car pool parking in unincorporated areas to help with traffic congestion. Cisterns required at commercial and housing development to help with water conservation. Williamson county would require native grasses and plants to help with water conservation. Bike, walking and horse backing riding trails that connect us to other towns. I would see a ban on filling in flood plane areas with fill dirt and I would see flood planes used for green space instead. Williamson county would have higher design standards in unincorporated areas. Dark sky lighting would be adopted through out Williamson county so we can see the galaxy at night.
84. Thriving communities, open landscape, family-centered ways of life.
85. Even better schools, managed growth, same charm better traffic flow
86. Even better schools, managed growth, same charm better traffic flow

87. Finished developments with fabulous amenities, trees , and proper infrastructure to support the population of the city. While maintaining the wonderful historic charm of the city.
88. sustainable, financially stable, reasonable taxes, debt cut in half. good farm land available to provide food for people living here.
89. That it still has a ton of green space and has the same friendly and beautiful environment as it does today.
90. A county that has maintained a small town, community feel while providing education and economic opportunity to all. A county that anyone from any walk of live can live, work and play in.
91. a balance between cities and incorporated areas
92. A family oriented environment with access to all of your essential needs without having to get on the highway.
93. Retained each community's unique character (We're not all the same) • Preserved open space and natural resources • Preserved historic resources and properties • Provided responsible growth of homes, businesses and services • Improved recreational and transportation opportunities.
94. Traffic flowing without red light at every block, being able to make left hand turns without risking life and limb, full-time fire depts., good infrastructure, schools without portables, adequate police force, lots of parks
95. A larger version of today. Probably more business centers such the the traffic is not all headed to and from Nashville.
96. Probably would not. Look so Atlanta
97. The same things we can see and do today--the same low population per square mile. The same conservative family values. Low or no taxes. Large acreage lots and large farms.
98. Preserved lands, well-maintained roads, well-funded schools, and homes filled with individuals/families that have access to the services they need. The Williamson County of the future cannot be overrun by massive housing developments. Investments in the public infrastructure - water & sewer systems, communications lines, roads - must be a top priority.
99. character of Williamson County as a beautiful, green community has been maintained
100. Open space.
101. Places for families to live safely and high standard of living. Minimal crime great schools moderate taxes and friendly residents
102. I would like to see it pretty much as it is except for better roads and less traffic.

103. Planned development that balanced home developments and incorporated lots of parks and open space, historical sites preserved and maintained, adequate roads/highways and infrastructure.
104. Ride a horse from Triune Riding Club to the Arrington vineyard and other venues. Attend the Rodeo and other equestrian events at the AG center.
105. I would love to be able to host large softball and baseball tournaments and consistently bring in revenue with horse events.
106. Cattle and horse events. Green spaces for family entertainment. Some "Country" appeal
107. Less subdivisions and more agriculture. More greenways to help keep some of this land from turning into the next "the Grove"
108. Neighborhoods, surrounded by large open spaces. Lots of family-friendly activities. Also, I'd like to see the County use the current (2019) resources and build from there. For example, the land around the Ag Complex is a good place to establish a "historical" village, similar to the Wilson County complex.
109. I would hope to still see large green spaces or at least houses on large enough lots or with enough green spaces that the neighborhoods don't look crowded. Traffic would be under control with wide enough corridors to transport the people who choose to live in Williamson County to the places they want to go without such gridlock as exists in some areas now. I would hope to see restaurants, particularly in areas where they are scarce now, that are destinations for people who live in other areas. That would bring revenue to this county as well as give residents more choices in places to eat.
110. Still some undeveloped land.
111. I would hope to find more affordable housing, better infrastructure, more employment opportunities and , of course, the natural beauty of the area.
112. Go to the grocery
113. That it was not all concrete.
114. Traffic
115. Green space, wild life, city water.
116. That it was recognized that Williamson can't be everything to everybody. That if you choose to live in a semi-rural environment you can't have a gas station and burger joint on every corner. I would like to see the realization that flooding is an issue that will only worsen with an increased population and building and that steps were taken to protect and enlarge drainage basins and waterways and by definition reducing the amount of land available for construction thereby preserving the natural beauty of the county.
117. That I would still find the historic treasure that we used to so proudly hold on to, that it still had great schools in all of the county, that it had not lost the small town values.

118. Country and city
119. A community carefully planned and providing adequate infrastructure.
120. I would hope to find that there s still plenty of hills, trees , greenspace and not as many subdivisions... but I doubt it.
121. Still rural areas.
122. A community that continues to value historic preservation, scenic farmland green landscapes, clean air and water. A citizenry that takes pride in the beauty of the natural and the built environment.
123. Great schools not overly developed and more conservatives than liberals
124. I would hope to find that the County has been exceptionally smart in how it spent the money that was entrusted to its leaders. Everything else will reflect that one thing. For better or for worse.
125. It being almost the same
126. When I think about the next 20 years, I also think about the change from the past 20 years. Generally, it's been more of the same, so I expect there will simply be more of the same the next 20 years. Hence, a cultural change will be needed to accept smarter individual means of transportation.
127. I would hope that we would continue to see the value in growth, but that our growth would be well-planned and well-built. I think it would be great if our traffic issues were somehow addressed. However, I am ambivalent about adding more pavement to our beautiful environment. I would love for our children to be able to live in Williamson County if they wanted to do so, but I do believe that window and door have already been closed to them.
128. No big development in city limits. Please keep big buildings out of small towns. Springhill needs a road besides Main Street.
129. Open land, beautiful rolls hills, country feel, wonderful downtown Franklin life. BIGGER is not better.
130. NO more high density residential development in the county. More development in rural areas tailored to the uniqueness for other markets like equestrian users and industry, agricultural users for food to table movement, etc. West Haven out at the edge of the city of Franklin has created significant traffic on the old natchez trace. The plan needs to keep certain rural roads low traffic.
131. Infrastructure that makes sense.
132. Not over population.
133. Not greed.

134. We are taking away from the opportunities that nurture our children and our community ...just to slap another makeshift community up.
135. Nurture what we have...
136. Keep a vision...but not a greedy vision.
137. Hopefully not a higher rate of mental and physical issues due to a disconnect in what is truly needed here. "
138. People who are living with ease and the same beauty and friendliness that is here now.
139. A network of scenic roads (like what was discussed in the Scenic Roads Subcommittee in ~2006); Focus on historic preservation of buildings and stone walls; Green Space, Green Space, Green Space; REGULATED Development; Conservative yet Efficient Infrastructure
140. I would hope to find dense development along the I-65 corridor with open space available for recreation, and remaining farms and open land in the western part of the county.
141. That it's not merely a suburb of Nashville. That it still has its own identity.
142. Same great schools, better roads, limited subdivision growth.
143. If the COUNTRY part of the county is lost, the appeal of the area is gone. FOREVER.
144. Same quality of life. Open spaces remaining.
145. A well thought out, user friendly, neighborly area.
146. Still lots of green
147. Schools not overcrowded
148. easy to get around on roads
149. mom and pop stores still here"
150. green spaces, tranquility, and smart growth
151. Resources to maintain county beauty and affordability
152. It would be great if the growth of the area was such that the feel of the county stayed the same.
153. A really good restaurant in Grassland....Houston's, or Bricktops kind of place at least. Would love to see this by 2020.
154. Open spaces , more housing options , Townhomes , senior cottages, less shopping
155. Better commuter transit to and from Nashville
156. I would like to see it back to the way it was in 2000
157. Less traffic
158. Same quality housing and thriving schools

159. I would hope to find it much as it is today only with more options for getting from west to east  
....
160. In 21 years, I would hope to see improved infrastructure (I.e. interstates, roads, buildings) to help with traffic. Huge, renovated schools that house the many students that live here.
161. I will be dead
162. Have GOOD retirement centers and small buses that go thru the residential streets to take senior to shopping, groceries, etc. City garbage service. Ten or more private garbage pickup services is STUPID!!!!!!!!!!!!
163. Still the beautiful green spaces, farm land, rolling hills, horses, etc.
164. Land and trees
165. What it is now- not too overcrowded but safe and economically sound
166. Change is inevitable but I hope good planning keeps Williamson County green and prosperous
167. The Turner farm on Franklin Rd. Not a shopping center or office building.
168. Green fields, subdivisions with planned growth, bus stops (not necessarily on every corner but convenient "Park & Ride"), utilizing current rail tracks for public transportation
169. Farms, safe neighborhoods, affordable housing
170. I would like to see it unchanged. It's a great place now!
171. Cal turners property still there with no commercial development o
172. Private dollar contributions that are put to use to drive demand for visitors in the area (I.e: aquarium, Children's garden, etc.)
173. A diverse community where people of different backgrounds at least cross paths on a regular basis. A community that has maintained its history and architectural character through carefully managed growth. Some more extensive public transportation. Wouldn't it be amazing if you could take a shuttle (or even better, a train) from Cool Springs Galleria downtown?
174. Similar to now. Great shops and restaurants which quiet neighborhoods close by.
175. carefully planned development
176. High quality housing; adequate business support that residents don't have to travel for necessities but not at a level that results in traffic congestion
177. Still plenty of open spaces. Parks and trails to visit.
178. Smooth flowing traffic and still plenty of greenspace.
179. That it looks much like it does today however I doubt that will happen. Instead what I would expect to see is that our beautiful county looks like Atlanta, concrete and traffic where fields

and streams once were and where today we see cattle grazing and horses running across open fields.

180. I hope we still have open spaces that we can enjoy the beauty and serenity of looking over. I am scared that we will let the builders overtake all the beautiful land that is still open (and building so quickly) I would hate to see a sea of roof lines as the sunsets
181. The same quality living life style as it is now
182. Continuing rural feel and family focus with more diversity and progressive technology. We should be able to lead the nation in finding the right balance between our past and our future together
183. Same beautiful houses, continued outdoor space growth
184. The same beautiful small town feel with a strong community, lots of green space, tastefully updated commercial areas that preserve the small town feel in places like Brentwood, Franklin and Nolensville.
185. Better and larger roads that are well maintained, enough good schools, well planned and developed commercial space, and BETTER PEOPLE running the County instead of woeful politicians. BETTER THAN POLITICIANS should be the mantra for county voters.
186. See above - considerable green-way connectivity.
187. Farms, Open parks, Green hilltops, Less traffic, Great schools, Similar safety
188. Green space. Less traffic congestion.
189. Preserved green space in town and in unincorporated areas, great public schools, diverse economy, preserved historic structures and historic tourism.
190. Not gridlock! Would love to see open spaces and larger lots for children to play outside. Too much overdevelopment would be disastrous to the quality of life of residents.im
191. An area much more like it was 15-20 years ago in terms of the residential quality of life, with driveways long enough for residents including visiting friends to not have to park on roads (at a minimum, long enough to have a car parked at the end of a driveway but not so far it is blocking the sidewalk, then pull a car out of the garage and swing around the parked car in order to access the road - so teen drivers don't mean parking in the road, nor do small groups of visitors), with reasonable residential lots big enough to throw a football or swing in a swingset (you can't install a swingset on "greenspace" between properties, and most "greenspace" areas are either heavily sloped, drainage areas, or oddly shaped in a relatively unusable manner - basically deadzones with no purpose and no active owner to appreciate or take good care of it... just a lawn company speeding through with a mower twice a month... no trees, no nothing). A place where people still feel safe walking at night and are close enough to access by foot/bicycle (or similar) extensive trail systems to enjoy healthy lifestyles and have access to parks via the trails. I would like to see schools like today, where they lead the state and nation in excellence while offering a multitude of programs and options. I would like to see the technology seen in areas such as Chattanooga with total coverage at gigabit internet speeds (or better) available

throughout the county, and treated as a utility to keep prices down as internet in the current century is considered as basic as electricity and water, supporting the ability for people to work from home and thus alleviating traffic burdens. Lastly, I would also like to see all neighborhoods/primarily residential streets (where residents in the neighborhood/on the road are the primary travelers on the road) with underground electrical lines in order to retain the visual quality of life that is synonymous with Williamson County.

192. Better roads, better planned out residential communities, hubs of services around schools or residential. Better technology access and satellite center for healthcare.
193. Farms and fields and flora
194. Wide open pastures, farms, small communities, peace and quiet.
195. no overhead wires, most all developments to be gated.
196. Some green space
197. Consideration and Preservation of rural land/farms as well as character, strengthened infrastructure and thoughtful growth, continued economic stability.
198. I hope there are family farms left to remind us of what was here beforehand.
199. that there are still rural areas left--specifically in the southeastern corner of the county.
200. Areas kept undeveloped.
201. That it all doesn't look like Brentwood
202. A ew cow pastures saved from wealthy developers.
203. Lots of green space.
204. Green spaces and not built out to the gills
205. Moderation of building, but that's not going to happen.
206. Hopefully there will still be some trees, pastures and farms
207. Areas where you can hear birds sing, see deer in your backyard, and not constantly hear traffic or your neighbors' music.
208. I hope I still see farmers
209. Beautiful rolling hills still here.
210. I would hope we still have some pockets of rural countryside and that it is not all paved over. I hope that our residents are not sitting in gridlocked traffic every day.
211. Lots of green space and friendly people.
212. Williamson County. Not Williamson County sponsored Phillip Homes
213. Passenger railway system to major cities and an airport.

214. The Old Natchez Trace ....the same width...with a smooth roadbed because weight limits were put on it to keep 40 ton dump trucks off of it as they were crumbling its edges only 4 years after it was repaved in 2014. Daffodils on both sides of the entire 4.1 length of the ONT in honor of the Old Town Historic Daffodil Project. Old Hillsboro Road designated scenic and preserved as is. I would like to see scenic rural landscapes a clean Harpeth River and my children's children's children going to the same schools their grandparents went to.
215. The land out in the county preserved as green space for everyone in the county.
216. Country feel still. Not a Cool Springs every few miles apart.
217. A rural area
218. Open land. Smooth traffic
219. Parks, music, small businesses, bike/walking trails, golf courses
220. At this point I wouldn't. There's not much left to visit that's not like all of the other places...thanks again. I could go anywhere and see a bunch of houses and crowded land.
221. Family-friendly town with beautiful parks, amazing schools, top-notch dining and nightlife, but maintaining the beauty of Williamson's rolling hills that we fell in love with
222. More farms, more green space, thoughtful development.
223. some farms and open spaces with convenient stores only in highly populated areas
224. I would like to see large farms turned into parks like Harlen Farm across from the Factory. Hopefully we won't be overpopulated like Spring Hill which has a major traffic problem
225. I would hope to still see open land and farms in the rural areas and tastefully designed business developments. I would hope that it would not have become a continuation of Nashville or Atlanta.
226. More great neighborhoods, great schools good roads
227. Hope to see the beautiful green hills, our family & visit my friends in the historic town of Nolensville.
228. I would hope to still find open farm land and not wall to wall development. I don't plan to visit here, I plan to still be living here. I hope development doesn't run me off.
229. A balance of rural country in incorporated Williamson and the "city life" of houses, apartments, stores and businesses in incorporated Williamson.
230. I'd like to find it the same that it is now.
231. My hope is that Williamson County will protect historical sites and strengthen zoning regulations. Encouraging larger lot sizes and fostering parks and community trails could have a positive effect.

232. Our police and fire departments well funded. schools that manage the money better and have figured out how to upsize or downsize based on population expectations. We maintained roads. Well maintained basic infrastructure such as water and sewer.
233. I would hope that there would be little change, outside of the improvement of the infrastructure that is so many years behind all of the other things already here.
234. Urban growth has been limited so that unincorporated WillCo is still larger than incorporated WillCo. An outstanding school system preparing students for the requirements of the future. Transportation systems that maintain the rural qualities with suburban amenities.
235. Agriculture, more green space. Less sidewalks and less subdivisions. A sense of modern community accompanied by farm land.
236. Additional park services and well patrolled streets to keep crime down
237. I hope and pray that we will continue to see green spaces. Big yards. Schools that aren't over crowded. K-8 schools that flow straight into one high school. That we stop rezoning the schools and let the kids stay where they started. That we become a place where recycling is second nature. That it would be a place where people want to go out doors because there are beautiful places to go. I DON'T want to become the next Cool Springs or Spring Hill where traffic is a nightmare.
238. A place with the same character and feel as today; but with more of a more developed infrastructure/transportation model; and more housing opportunities under \$250,000.00
239. Large green areas that have dedicated equestrian trails, walking trails, and protected wildlife areas. 5+ acre lot requirements for new homes.
240. Infrastructure growth to match development, and a limit on growth to match infrastructure realities.
241. Rolling hills, controlled growth, continued historic past
242. I would hope to find much of what is here now, beautiful farms, rivers, lakes and open green space, not tremendous development that ruins the countryside and adds to the urban sprawl and congestion that so many citizens who call the county their home do not want.
243. Balance, improved infastructure
244. Travel to important local destinations without the threat of traffic jams, accidents, and tailgaters. (There are already too many bumper huggers.)
245. Please still be able to house & welcome the family life of wonderful, hard working, middle to upper- middle class family who love their community life of school, church,& recreation together while enjoying open fields of cows & horses & creeks nearby!
246. More people enjoying the outdoors. Great high end retail shopping.
247. Preservation of the landscape to some extent. A comfortable living infrastructure.

248. Hopefully still see the county and land we have loved for 5 Generations. It looks like it will be something very different.
249. Rural life, farms, open beautiful country side.
250. Not roofs everywhere. The subdivisions have to stop.
251. Not roofs everywhere. The subdivisions have to stop.
252. green space and tree lined river banks, holding in the soil. I'd like to see some areas preserved for their natural significance when people cannot go.
253. The rural farm land we still have left today! With cows and horses and all other farm animals and families being successful doing it. Or at least some of that land made into parks to enjoy the natural beauty of this area, for residents to enjoy.
254. Many more cycling lanes and hiking trails.
255. Me still living in it near everything I love (Brentwood library, nature path, etc.)
256. Open spaces, green hills, clean, free-flowing streams, trails and parks, animal habitat protected
257. A charming community that hasn't allowed the political figures to sell out the county to development and increased taxes. I don't want to have to move due to high taxes for services I don't want or use.
258. Same rural atmosphere with good infrastructure
259. Large untouched natural areas, horses, cows, and hay bales in the fields, Wild deer and wild turkey in the woods, more green trees than houses and the small town feel that Franklin and Williamson County are known for
260. Beautiful rolling hills, less traffic.
261. Farm land, open pastures, schools with reasonable student/ teacher ratio, police/ sheriff who have learned how to manage the crime that has taken hold of the area.
262. Downtown Franklin and Leipers exactly the same. Less traffic...which would mean some widened roads and probably additional roads. People want their home to always feel like home. So changes that are made shouldn't feel like change. Revitalization if worn areas, use of empty spaces. The Factory thriving and what everyone has always hoped it would be.
263. Open spaces, open land mixed with some housing, maintenance of community infrastructure and good schools. Places to hike and bike, with natural recreation places.
264. I would hope that the traffic situation had been resolved. Other than that, I would like to see that the county had been pretty much preserved as it is now!
265. A sign that Williamson planners in 2019 were looking ahead at the long term consequences of growth and laid a foundation for thoughtful, responsible plan.

266. open space/land, family friendly community, good schools, low crime, active community, outdoor activities
267. Great jobs
268. Much of what we had five years ago. Plus great community centers. Places like the Grassland area. Little gems like Barbara's, BUMC, Little House Animal Clinic and the Good Cup are so truly part of the community. Even the new Tractor Supply seems homey. They fit in nicely thanks to a very open staff. If we can keep that feel and that size, we'll be golden.
269. Well Planned Growth with ample roads; places for bike riders much like Leipers Fork has done...Stop all these major developments. You make some Resident land owners sell their land in 5 acre tracks and then just down the road some developer from Texas or whatever does 100's of homes...and we cant let our own kids build a home on OUR land? That's wrong!
270. Any green space.
271. I would love to see beautiful open land still in existence here. While growth in our area is to be expected, the loss of open land (such as has happened in Stephens Valley) would be regrettable.
272. Something that looks familiar!
273. Students engaged in and out of the classroom; a flexible and case-by-case septic/sewer system; a county that put its land heritage before its tax potential.
274. Widened roads with sidewalks, public water access points for recreation, lots of parks (maybe a small one in downtown franklin) with mature trees, a community swimming pool, sewer lines extended out to the growth boundaries so that grocery stores and restaurants can be put in to serve those of us that don't live close to the city center. Oh and a traffic control barrier to keep people from turning left across Murfreesboro road.
275. "NOT a bunch of small houses built at high density. I'd like to see many open green spaces that make it feel like a rural area. "
276. I would hope to find top of the line utility options and services, a school district that continues to thrive, better traffic management, and maintaining the visual beauty of the area.
277. I would hope to find many remaining farms, wooded areas, quiet country roads, and a sense of protection of the privacy and quaintness that everyone loves about the county.
278. What exists now- wide open spaces, quaint towns and low taxes
279. Farms and undeveloped space
280. Peaceful, safe community.
281. Well kept farms and open spaces.
282. I would like to see all the open rolling hills, fields and woods west of Franklin as they currently are. I would like to have all our historical places preserved. I would like downtown Franklin and the hamlets preserved as they are.

- 283. That the current trajectory continues via managed commercial & residential growth, strong investment in schools and that both incorporated and unincorporated communities throughout the county maintain their individual identities.
- 284. What it looks like right now.
- 285. Better traffic management with similar population

### Is there anything else you would like to share with us?

1. We are losing the small town feel with all the growth and development.
2. Don't give in to the mighty dollar!
3. remove special interests and organizational influence that are harmful to the voice of the people.
4. My husband is a realtor and the thing he is seeing most is that people who once loved Williamson County are moving on the outskirts because there is too much building going on
5. "Yes! Our current Commissioner Barb Sturgeon has worked very hard to keep us informed with progress from the Planning Commission as well as things the state is looking at that might impact us in the future. Oh that all commissioners could have her knowledge and dedication to making Williamson County the very best place anyone could live and raise their family. Another of our Commissioners, Jerry Rainey runs her a close second. Their attitude of cooperation to get a job done is a work of art and should be emulated by their peers."
6. Please be stewards of our farmers and pay homage to our agricultural based county. We are losing beautiful fields and landscapes every day to the growth of people and traffic. This will ultimately turn Williamson county into an extension of Nashville. And much like Atlanta and it's surrounding suburbs, it will be difficult to tell one from another.
7. It's tragic that the planning commission has no authority to control development density beyond the zoning code.
8. Please stop the runaway housing developers.
9. Our roads and schools cannot keep up the the density Wms Co is experiencing. Please consider the desires of actual residents over the developers of all this "out of place/out of keeping with the neighborhood" that we are currently seeing. Developers come and really have a major, most often times negative, impact on an area and then leave; they have no real ties to the community and thus are not interested in keeping the continuity of our quiet, family friendly neighborhoods. Please don't let them make a quick buck at the expense of residents.
10. Please get control of the growth! I worry that it is already too late for that. Our schools can't keep up, the traffic is out of control, there are subdivisions everywhere! Please don't ruin what made/makes this area special.
11. Thanks for what you've been doing so far.
12. I really hope we can show innovation and leadership here and take control of our community instead of letting outside business interests determine our future.
13. we'd love to have more splash pads in Williamson County. The one in Franklin is great! Continue to invest in the schools to keep them at the top!
14. Please stop trying to change everything that makes this area what it is.

15. Dear Lord please get rid of the horse & buggy 1 lane underpass tunnels on wilson pike & widen mcewen!
16. Fix McEwen Road, the "death trap." Disgraceful that this has gone poorly addressed for so long while MacHatcher is on track, Carothers is expanded and we look at multi-millions for Columbia expansion that the business owners DO NOT want, and the streetscapes investment is frivolous with urgent needs.
17. Thank you for listening
18. I hope the planning team reads all the comments
19. I have lived here for 22 years and the growth and traffic are out of control. I am looking to move out of the county in the next 10 years.
20. Conserve the green spaces and bucolic setting from here on out. Very frustrated with the planners who seem on justifying their jobs. Keep it green. That's what makes Wm Co beautiful.
21. There is so much to love about the county. I am not against growth, but I do hope that we continue to keep this area beautiful.
22. Save Grassland...prevent places like Tractor Supply from invading and selling their junk
23. Be vigilant with making developers keep or replace trees, build sidewalks and only build where roads and intersections allow for the increase
24. STOP SPRAWL!!! STOP OVER-DEVELOPMENT!!!
25. Make the schools landscaping look good and not give that job to the lowest bidder
26. rezoning was promised in triune area. When will that process begin?
27. keep city from taking over county land
28. don't ruin it
29. Need more Sheriff's deputies in the unincorporated areas of Williamson County.
30. Yes. The Grassland sewer, or lack thereof, is a problem. It has financially thwarted any progress in the area.
31. The county leaders don't seem to be concerned with citizens' feedback. The county needs leaders with vision and wisdom who share the concerns of its citizens.
32. The county leaders don't seem to be concerned with citizens' feedback. The county needs leaders with vision and wisdom who share the concerns of its citizens.
33. Thanks for this opportunity
34. we need better planning for the future growth without first developing the roads and other infrastructure.

35. Our roads are too narrow with steep drop offs, one lane underpasses and faded lane lines. It is so very dangerous for anyone driving, but especially our teens leaning to drive. Way too many kids have been injured.
36. I was furious the the home-builders sued Wilco over putting in a fee to help fund education. We moved to WILCo because of the schools not because we loved the builders. Their success is a by product of the great schools and they are so blinded by greed they can't even see it. We moved out in the country because we are country people and all I see is farmland being gobbled up by builders willing to sacrifice irreplaceable resources to put as many houses on an acre as possible to reap the most benefit for themselves. I know a builder that circumvented the 5 acre lot per house out in College Grove, by somehow getting his building area deemed a subdivision!! (corner of Eudaily and College Arno if you want to look it up).
37. Fix the high gas prices that are a Williamson county exclusive.
38. Plan for the people who live here, not for the wealthy moving here from out of state. The housing and rent is not affordable to most who live here, catering to the mega-rich and those moving in from CA and NY, leaving nowhere for those with the median salary in TN.
39. I'm so glad you're asking for the opinions of residents.
40. We moved here for the beauty of the county. I can find strip malls and overbuilt neighborhoods anywhere. Please keep our county unique.
41. Don't give in to overgrowth!
42. Please keep some country unincorporated area open; we don't need housing developments in every inch of the county.
43. Stop distroying the beautiful lands. We do not want to be Atlanta Ga.
44. I understand that this is the BEST place to live.. but .... Living my whole 60 years in Franklin & Bethesda it's sad to see our charming town become a place you can't afford to live in !
45. Be careful in planning. Please do not ruin this beautiful area of Tennessee.
46. Encourage small and unique local business
47. Help us slow over development!!!
48. Nolensville needs parks
49. We need a mindset of county planners and commissioners to look at the total picture of growth, not just the envisioned revenue, but the overall cost of infrastructure so that it does not lead to growing loss of overall quality of life here.
50. In my opinion, it is very easy to think short-term and difficult to think long-term when so many developers are eager to only see the land for the potential money they can make and then leave. A large part of what makes Williamson County so beautiful is the very thing we are allowing developers to consume and destroy. Thank you for providing residents the opportunity to share their thoughts and concerns. I know our leaders have a difficult job of balancing

budgets and development. While 2040 is a good start, I would ask that our leaders take an even longer view when considering the long-term impact of decisions that are made today.

51. We should not wait until the rural is gone, to implement a plan to contain growth and give the infrastructure requirements a chance to catch up to the growth we are experiencing today.
52. I love WilCo but fear the growth will push out
53. I think I've stated it all above. Our schools can't keep up with the way we are growing, and neither can anything else.....when is enough enough?
54. People have loved Williamson County for what it has been and folks continue to move here - at least for now - largely due to the limited traffic issues and all the beauty and charm it has to offer, along with the opportunity to be a part of a loving and caring community of people and add to that without giving anything up. Let's be cognizant of this as we grow. Let's be careful when it comes to changing the landscape our community both in aesthetics and culture.
55. Please take into consideration that not everyone wants growth everywhere they look. Keeping character, history, and open land is very appealing and probably one of the many reasons the majority of people move to TN.
56. Seems like the rate of building is outpacing our infrastructure - schools, roads, trash, etc.
57. I don't suggest we stop growth, I am concerned about over development and not planning for the unintended consequences when developing an area.
58. Yes, I want the elected officials to know that we the people put them in the office they hold and therefore should represent them when it comes time to vote on some of the issues that are affecting Williamson County today.
59. I appreciate the county soliciting feedback from current residents.
60. Williamson county needs to develop in a way that supports strong environment and communities. I never hear that someone wants to live in Williamson county for its Walmart's and Targets. It's always the schools and beauty. I hope we are smart enough to continue this for the next generation.
61. Please put the brakes on home construction. The added population places a need on the county for more schools, police, fire fighters, and roadways. All of which costs much more than the tax base brought in by the over developing.
62. I would like to see us being responsible with the choice we make as a community. I would like to see community leaders listening to and working with citizens instead of the two groups feeling disconnected from each other.
63. Higher impact fees on new construction. Keep it in check and slow down the pace. Invest into Brentwood schools since Brentwood pays much more in taxes. These builders are out of control, throwing up cheaply made and cheap looking tract homes, destroying beautiful land and making unseemly amounys of money while the community suffers from school funding under pressure, traffic concerns, and other issues coming from unchecked growth. The burden should be largely

on them to pay these impact fees for schools. Double or triple them per home. The builders won't be phased.

64. We've gotten behind the eight ball the last 10 years and once you're playing catch up it's hard to right the ship. Take courage that for the greater County good it will take some drastic measures. Folks won't like it at first they never like change but for the long term success of the County changes in the development process are going to have to be drastic from what they are now with 20-40 years from now being the goal.
65. The accelerated growth here will destroy the quality of life as it did in Fairfax, VA where we came from, and Montgomery County, MD. I have friends in both places who tell me they will leave when they can.
66. Please don't let the Franklin Planning Commission and BOMA (who all seem to be developers or in the pocket of developers) ruin our home in the pursuit of more money.
67. I believe that our leadership is trying very hard to resolve the numerous issues we face with growth in our county.
68. More parking downtown instead of more buildings
69. Looking forward to being part of the process again - thanks for the opportunity, and I hope more of the local municipalities will be involved this time.
70. I would like everyone to remember, THE ONLY THING THAT CANNOT BE MADE IS MORE LAND! Once you allow building on a piece of land you cannot put it back the ways it was. Please be careful with this great gift we have been given!
71. "I am very grateful I do not see large build board signs along 840. I hope the county continues with that policy.
72. Thank you for letting the public have a say how they would like to see Williamson county look in 2040. "
73. No, thank you for asking for our opinions
74. We feel thankful each day to call this place home!
75. you can't continue conducting business as in the past or present. the rate we are going is not sustainable.
76. I have called Franklin home for 21 years and honestly, I never hope to leave. But the constant growth is overkill. This needs to be pushed out to other counties and leave what's left of the green space remaining in Franklin. Stacking houses on top of houses with no infrastructure and on tiny lots is ridiculous and irresponsible.
77. Urban growth boundaries need to be re-evaluated. I understand this is outside the scope of this project.
78. I am hoping to see Williamson county grow along the rest of Nashville.

79. For development decisions, I'm concerned that those living in the unincorporated county don't have a voice on the Franklin Board of Mayor and Aldermen (who vote on annexation requests from property owners). Also, thank you for engaging and listening to public stakeholders in developing the Williamson 2040 Comprehensive Land Use Plan.
80. Less blasting, a strong, knowledgeable city gov.
81. I use to love to call Williamson County home when I first purchased a home here in 2003, but now I can't get my house ready to sell quick enough. It's become overcrowded , ltraffic unbearable and poorly maintained roads. The schools are now full of overprivedged kids that take pride in bullying children from lower income families and with special needs! We have also experienced bullying from teachers. I understand that all things change with time, it is inevitable, but unfortunately the changes have had a very negative impact on many in the community and people are starting to notice.
82. Long range planning is very important. Glad to see it happening. The horizon needs to in the 50 year range for major infrastructure development.
83. Reduce crime
84. I fear we will be lied to and misled about growth in Williamson county. I fear more government oversight and control. I fear we the people will not have a say in the growth--or are not told the truth about projects in the county and are kept out of having a say. I fear only a few people will control what happens to our county--back room deals, corruption, no transparency or forthrightness.
85. I love Williamson County. I live in the unincorporated area of Liberty Hill/Fairview and I fall in love with the vast fields and open sky every time I drive home from working in Nashville. I'm so proud to have worked hard enough to buy a house here and I cherish the small 1.5 acres we own. I'm excited for my daughter to start Kindergarten this year at Fairview Elementary, and we often spend our weekends taking advantage of the local library, the many public parks in WilCo. We have a duty to our children to preserve as much of Williamson's open lands and green space, especially as the Nashville urbanized area expands exponentially.
86. we will likely move away due to increased urbanization
87. Love the county; it's library system, recycling program, child advocacy and schools
88. Look at other communities and try to keep a balance of commercial and residents.
89. As a lifelong resident of the county, I want to see our interests protected. Our rapid growth has brought in many new residents who want to change things. I want to be sure any changes are good for everyone.
90. Please resist the temptation to over develop in pursuit of tax dollars. This is a beautiful area and state with a warm and friendly populace. Strive to maintain that charm for your children, and your children's children.
91. Keep our county grounded in our roots of agriculture and equestrian activities.

92. Affordable housing needs attention. Although the County is a quite wealthy County, it appears the lower incomes families are being pushed out
93. More horse friendly areas. Less cyclist on these dangerous curvy back roads
94. Good luck with this process. Thank you for reaching out to the County residents.
95. Williamson County is wonderful and has already figured out how to do so many good things. It offers a high quality of life and quality education to its citizens. Those features should be continued and sustained if not enhanced even more.
96. Just want to make sure that they (governing body) is working off a master development plan of sorts.
97. This year there has been more change than any so far. Is Triune ready for this? I don't know.
98. Keep old growth trees
99. Williamson county from the outside looking in is beautiful. We are starting to feel pain in every element of our commute, education and supporting our fire fighters and police, they are strained with not enough support based on current volume. Balance the quota of people to city and county support we can preserve the beauty of our area.
100. While it is understood that property owners want to do with their property whatever they want, it should also be understood that it is well established that restrictions as to what can be done with property are perfectly legal and that those restrictions are placed with the idea that the restrictions serve the larger good.
101. "I've heard from almost everyone whose lived here for 10 years or more that they fear the people moving here by droves will change us drastically. First many are coming from California and they will change our conservative community into what they just ran away from! Slow it down, don't let developers dictate to you, fight to save the treasure you still have. It's ok to say, ENOUGH, we're FULL."

Planning and codes needs major overhaul. It takes a ridiculous amount of time to get through the planning and codes to get anything done.

"Please do not destroy every exit with gas stations and mini malls... PLEASE focus on ending the horrific traffic. We do NOT have to build , build and build subdivisions with houses crammed together. IT will backfire if this continues..

Williamson County , as a whole , is beautiful..but the scenery s changing to more asphalt /buildings. My heart drops everytime I drive down 96,,, Nolensville Rd. I do understand necessity of growth, but we need CONTROLLED.

We need to focus on the environment. Look at Nashville.. more and more homes are being flooded over and over again. My parents live on a residential street in Green Hills... been in same house for 50+ years.. just in the past 8.5 years, they ve had to replace their ductwork, furnace THREE times. Never had issues until houses around them were torn down to replace with gigantic homes. SHameful. Parents are 83 and 89. Ridiculous. Does the city care? No.

Does developers/planners /contractors care? NO. In short, put yourself in those shoes and think how you d like that to happen to you. "

102. Need more money for law enforcement.
103. In planning for the future, make sure you identify what makes this place special, the characteristics and attributes to ensure will remain and flourish.
104. Keep it with a small town feel
105. The Cool Springs area will become completely developed in the next twenty years. Any viable plan must include how and where the next major center of development will be located and how the County can guide, encourage and incentivize private investment that compliments the plan.
106. Limit big developments
107. Thanks for reaching out and asking for my input!
108. I think our elected officials for many years have tried to help our county be the best it can be and I know they will continue to do so. I hope we will be able to maintain and improve our school system, however costly that might be.
109. We need low rent housing & sober living areas with items required for people without cars, like public transportation, recreational facilities & convenient stores.
110. Please think. Growth can e good but it must be controlled and managed in reasonable ways.
111. I have many...How?
112. Growth is good, but too much in not healthy for anyone. Williamson County has been responsible on spending and I hope they continue.
113. Younger members on the Highway Commission, and someone other than the County Mayor as head of Highway Commission. I would personally like to see members of the Highway Commission be ELECTED officials, not just nominated and elected from WITHIN the Highway Commission, as is presently the case.
114. So glad this planning process is underway.
115. I think it's a good idea to let the new construction houses be taxed to pay for the additional schools that are required to be built.
116. I moved here because of the country appeal and my property has maintained that appeal and will so as long as I live...."SO HELP ME GOD."
117. "I would love to hear from someone about help with sewer in our neighborhood.
118. Please plan with the end in mind and DO NOT allow developers to OVERCROWD this wonderful area.
119. transparency for county residents

120. Thank uou
121. Traffic is a huge problem on 31 and 431
122. Please widen Hillsboro Road from Berry's Chapel to Old Hickory
123. We have enough restaurants
124. Hwy 31 in Spring Hill needs to be wider.
125. would like to see fewer housing permits, less development, less traffic
126. Keep the history of franklin
127. Don't fall for political correctness and affordable housing nonsense
128. Downtown Brentwood is becoming way too congested as is the Cool Springs area...maybe we need to consider spreading out our retail and restraurant options
129. "Not just me, but many other Brentwood/Williamson Co. residents are concerned about the following topics. I would consider Williamson County a Utopia if these problems are fixed by 2040 (or even sooner!): Schools, Traffic Crisis, Infrastructure"
130. Please slow down it's growth. The fields & pastures are crammed w/ affordable housing. I loved our rolling green hill & greenspace. Now it is corporate office buildings blocking our beauty
131. "Put in a city- owned OUTSIDE pool for citizens of Brentwood. Seniors freeze at the Brentwood indoor rec center. It is overrun with the swim team that has control of the indoor pool. Half of that team is from DAVIDSON county. WRONG! It is our tax dollars that built and maintain that facility."
132. Stop the neighborhood building!!!!!!!
133. The schools are being built too small to begin with. We need to break Williamson County school system up into city and county school systems.
134. More police patrols at night are needed. Spend the money better on crime prevention. Have been very disappointed with # of police.
135. Lets keep our county clean and preserve the natural beauty and open spaces
136. Thank you for collecting info.
137. Please keep the "one house per acre" requirement for Brentwood. Let us be the island of green in the sea if unregulated overdevelopment
138. "Need more affordable housing
139. Control commercial and residential growth.
140. Continue to support those that keep us safe.
141. Pleas stand firm agains high density housing. The Brentwood acre regulations are good!

142. Our community is wonderful and we need to keep it that way
143. Personal safety is important
144. The county needs to address this growth with impact fees and also address issues like out of state builders/developers looking to make money without the counties best interest.
145. Listen to the people who are here now not the developers, builders and realtors who currently control local government. Stop being concerned about those who may come here and take care of the interests of those who are here today.
146. "Please set standards for builder greed and set higher standards for the way we plan neighborhoods. We moved away from Nashville to have green space not to have builders build on every square inch and squeeze houses into unreasonable lots all to make more money. Houses that are over 4,000 sf should be on at least ¾ Of an acre. Let's have higher standards on how our neighborhoods looks and feel. "
147. I would love to meet with planners to share some new forward thinking and sustainable building options
148. Thanks!
149. Do something to STOP ALL NEW CONSTRUCTION and make the residential builders pay EVEN HIGHER impact fees. The builders and their workers who commute here and ruining the beauty of our roadways and green space. It would also be nice if we didn't allow illegal migrants to work in the construction trades in Williamson County.
150. At some point it might make sense to have some public transportation. My brother lives in Park City, UT and it has a free bus system. While that bus system is driving primarily to get tourist to/from the ski slopes.....it is still a huge benefit to residents. Maybe Williamson County can find a similar solution?
151. We can't keep developing land without roads to support the growth. We need to pace ourselves. I DO NOT WANT TO BE ANOTHER GREEN HILLS!!
152. Thank you for the opportunity to give input!
153. "I think the cities are able to impact the county areas (UGB) no matter what the current citizens think destroying the lifestyle they sought when locating here to please their developer friends who will have pocketed their profits and be long gone leaving their inadequate crowded developments. They abuse the density allowed when declaring unbuildable, flood prone land loading the county with apartments and condominiums which do not age well as we have seen clearly in Antioch for instance.

County (and in most areas city) leadership needs to take back the controls and put a brake on the uncontrolled rampant growth in the county. If it means the county making rules which effect the ability for cities to continue to be run by the developers, and images of "fast money" through neighborhood construction, and the false assumption that "all growth is good growth", so be it. If the county wants to achieve almost any other goal, it first has to clamp down on the growth. Developers calling the shots to get what they want, trying to guilt us into things we

don't want, builders trying to tell us what we should want and forcing it down our throats in order to pad their profit margins, chambers of commerce trying to slant the discussions to develop, develop, develop. Build 'em fast, pack 'em in, make big profits... that's their goal. Long term, it'll be the ruin of the county. The worst thing the county can do if it wants to maintain a good quality of life, stable infrastructure, and be a desirable place to live is to let the growth continue at its current pace, and without making sure that no growth occurs without FIRST having the infrastructure to support it. Not the other way around.

154. All county and city developments within WC should be required to coordinate with county/ the appropriate city governments, police, fire and school districts ( for school capacity) (and infrastructure) before being approved.
155. Listen to the people who live here.
156. Please listen to the folks who LIVE here in the community.
157. Need to ride herd on all developers to avoid the collateral damage of bankruptcies at all costs.
158. The real estate rates are ridiculous
159. There should be strict requirements before developments are approved that the infrastructure can handle the influx of multiple developments. It's do to the lack of effective planning that I would consider leaving Williamson county.
160. slow down the development.
161. Springhill/ Thompson Station is a great place. Please don't take all the country feel away. I'm afraid if you do people will start moving out to find that feel. I know that has been our feeling
162. Residents who have lived here and paid good money for their homes are very seldom, if ever, listened to when new developments come our way, so really this survey is probably a waste of my time.
163. Please help preserve our land.
164. Love living in this area!
165. Please protect our rapidly diminishing rural areas
166. "I know that money and taxes drive so many decisions, but uncontrolled growth of subdivisions just leads to the need for more taxes to provide services to those moving here. Soon the families that built this county and made it such a great place to live will not be able to afford to stay.  
  
Community leaders should have input on new developments. Those tiny public notice signs on the side of the road are hard to read. Notices of meetings affecting certain areas should not be in tiny print on a page that no one reads. Have the Williamson Herald do an article, or post it on social media. This transparency would make citizens feel that the planning commission is not trying to put one over on them. "
167. CTE and better aligning curriculum classes for intelligent high school students who show college ready by your testing to pursue college courses off campus like MTSU

168. Thanks for all you do to preserve the quality of life of our county. Please continue to be vigilant in enforcing our zoning regulations.
169. We should cherish and hold dear the beauty of Williamson County and follow the guidelines and the spirit of rural land development that was set up years ago.
170. Yes, please stop and look at the total cost of development. More schools, more roads, more sewer, more water. How long must a new home buyer in Williamson County pay taxes to offset the costs of improving the services to that home. A study from Atlanta in the late 80s said 7 years. Is it time put those cost back on those who create them.
171. I was born and raised here and still live here. I don't want to move but if taxes and insurance keep going up and not the wage income, I will have to leave. We need better paying jobs and affordable housing. Young adults cannot afford to live here.
172. Williamson County is a rare treasure. It has not been treated with respect. It has depended on a few lone citizens standing up for parts and pieces of it to protect and preserve it for future generations. The time is long overdue for our county officials and elected leaders to be taking preservation and protection issues forward. Growth does not pay for itself...taxpayers pay for it while developers profit. If growth were so good for us our property taxes wouldn't be going up and our quality of life going down. Citizens...not developers...need to have their voices heard on this issue or there will be little to enhance or envision decades from now.
173. Williamson county is not what it used to be. The rate of growth is out of control.
174. "We MUST start planning for traffic and STOP pandering to developers. Stop looking at the quick buck and truly plan the community. "
175. PLEASE keep the integrity of our county, schools and countryside as the most important question when developers come calling
176. Trying to keep up with the Joneses has ruined WC.
177. Please get traffic in check before continuing to build.
178. I am concerned about too much development and also am concerned that there are too many hoops to jump through for property owners to build a house on their own property. The fees alone are ridiculous.
179. Must have at least acre lots for new houses
180. We have the best Police Department, Sheriff Department and Fire and Emergency Departments. I don't think we honor them enough.
181. The vision and strategic plan for the community needs to be solidified and communicated on a continual basis. And even more important is the county's ability to actually turn this vision into reality. This is where the rubber meets the road.... Executional Capability. It is well worth the time and effort to dedicate a focused task force to serve this purpose. Such an effort will generate the required return to fulfill our future dreams, vision, and plan for 2040
182. Please don't allow Williamson County to be consumed by growth.

183. Thanks to our dedicated elected commissioners & our area County Planner Pete Mosley.
184. Just stop all the subdivisions in the rural areas.
185. If the area is overdeveloped, it will become like any other area that has done so resulting in more challenges and losing its appeal.
186. I understand that you probably aren't going to want to have people like me in your board. I know that some growth is inevitable, but, I don't want to see things continue to grow as they have over the last 20 years or so. I do, however, feel that being a fourth generation Williamson County native I offer thoughts and opinions that are valid and worth consideration.
187. These ideas don't diminish land values but actually increase the desirability of the homes. WIN-WIN!
188. I think we are in a bit of a short term bind because we were not paying attention to population levels; which we can work through i just hope we do not over do it and waste money as the population is shifting again. We don't need monuments to our current politicians just do the basic things that the government must do and the private sector will help with the rest. The government should clear the path for private business to supply the rest of things that a great county needs to sustain.
189. I think that if things keep going the way they have been for the past few years, it will be nearly impossible to go anywhere during the peak travel times, which are getting longer every day. We also will lose what services we already have like communications, electrical reliability, and possibly even water, because the entire system will be over loaded.
190. WillCo must win the school impact fee lawsuit! Urban growth must be limited or pay its way.
191. Williamson county is home and will always be home. We pray it remains the Christian place to raise our children and teach them of our ancestors. How we farmer the land and made it such a huge part of our history.
192. PLEASE, stop approving all of the new construction until we have a plan in place for schools and infrastructures. I don't want our kids to have to pay for our poor choices. Lastly, I want to thank you so much for asking for the community input. I think that is a step in the right direction.
193. Thank you for involving the community in this process.
194. I work in the development of capital projects throughout the US, and in many areas infrastructure is paid for by developers of projects as they occur, not just property taxes. I would like to see Williamson County become more modern in their approach to funding these needs.
195. try to keep as much as possible the things that made Williamson Cty./Franklin a place others wanted to live.
196. Put first the best interests of folks who own homes and plan to stay here forever. Forget about financial gain for those who are only temporarily interested and will move on to the next investment or money-making scheme as soon as all financial opportunities in Williamson County are depleted.

197. PLAN-don't develop willy nilly!
198. It will be easy to solicit information and pretend to pay attention without actually doing so, or even to ignore it altogether. Open governance is a prize to be sought.
199. Thank you for caring about our beloved & historic WilCo!!!!
200. Would love to see more Round-a-bouts .. Triune intersection would be a great one. These are very functional, keep traffic flowing and maintain the "small town feel" we all love.
201. Nothing more than mentioned above
202. Please keep in mind why people want to move here and not put money over quality of life. This is a beautiful place to grow up. We have had family here since around 1850s. There has been a lot of change. Progress can be great coupled with wisdom in growth but don't lose the heritage of Williamson county in the process.
203. It is disheartening that you spend your life working to buy your little corner to do with as you desire and some one comes in and either taxes you to death so you can't keep up with the tax demands to build roads, health facilities and all of out of control growth demands.
204. Our river is our greatest resource and we must think of how to preserve it for future generations.
205. I have witnessed first hand what urban sprawl and uncontrollable growth has done to areas like Cobb county Georgia outside Atlanta, where I lived for a while. Do not let Williamson county turn into Cobb county. Multiple magazines I have read talk about how great it is to live in beautiful Williamson county and people keep moving here. The very reason people want to move it will destroy it for everyone. I wish people would Stop writing articles about it! As the song says "they paved paradise and put up a parking lot!"
206. Development desperately wants to come here. Therefore, the County has the leverage to require that development be done in a thoughtful, first class way.
207. What a lot of people see is the open space on Concord Rd at Franklin Rd. This brings a deep breath to many residents and visitors alike. We need to buy this up and prevent more massive piles of bricks from going there. Perhaps turn it into a county place to keep your horses and learn to ride like it always was.
208. We all share the air and water. Life depends on our fostering and cherishing these gifts
209. My child is no longer school age so I no longer have to live in this area due to great schools. I would hate to move because I love the rural community and do not wish to be in a city but would move if the city life pushes into the rural setting.
210. Growth rate is concerning
211. Franklin and Williamson County are famous for being a friendly small town with great schools and beautiful farms and untouched natural areas- over development will destroy each of the qualities our area is known for. Let's maintain what makes our area unique.

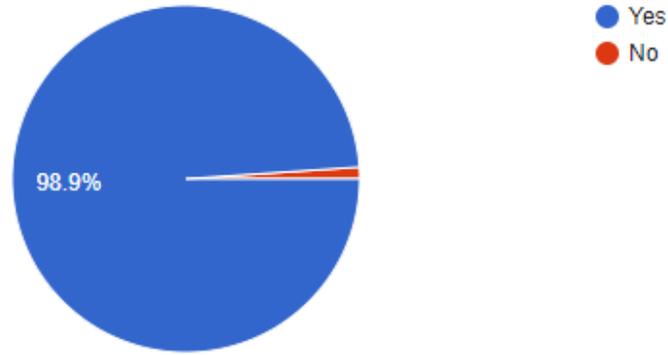
212. I continue to worry about residential development as what makes Williamson County great is the land. Having lived in Franklin the past 16 years, we are getting further and further away from the small town feel which is what makes living here so special.
213. I think the people who actually live in the east Williamson area have made it clear what we want, yet no one seems to listen. We can vote for the people in the town who make decisions, all we can do it repeated surveys every 6 months stating the same thing. Stop destroying the area we chose to live in. If people complain about there not being retail they should have moved closer to retail, people moved to this part of town for the peace not listening to construction 24/7 and rock blasting because greedy developers and politicians want to decimate the area so much there will be nothing of value and no desire for people to live here... in addition to no infrastructure to handle it and a bunch of transplants making the roads a hazard as they aren't used to no shoulder roads. Please just stop.
214. Make people feel heard by your actions, not just lip service.
215. The development is TOO MUCH, stop packing every.single.open.piece of land with very dense housing!!!!!! The schools are overcrowded and we don't gave the infrastructure. Eventually, it will ruin our housing market—if it hasn't already.
216. When I moved here 10 years ago to be near my daughters and their families, I was driving around trying to find the perfect location/area to build a house. When I came up on the sign Triune, I knew I had found it.....the Father, Son, and Holy Spirit.
217. Again, companies should not be given tax breaks/incentives to locate here. They bring families, often with school age children, and they should pay for the benefit of moving to an area with highly rated schools. Our current level of county debt is not a good way to do business - we should manage government finances the way a well run company would manage their business.
218. Accomodate the growing number of families and preserve the land
219. I'm am quite tired of hearing people complain about growth, overcrowded schools, improper planning of water run-off in these developments, and TRAFFIC, followed by others throwing up their hands as if we are powerless to stop this. Telling me we have to have those impact fees from homebuilding to fund the budget. A member of the city planning commission who is himself a developer telling us in the Mayes Creek meeting that he feels our pain. I'm tired of hearing we can't afford to do anything to stop this unrestrained growth. Put it to a vote in a county election and let the people decide if we allow this unrestrained growth to continue or if we make the sacrifices necessary (increased taxes?) and put forth the effort necessary to preserve the way of life we have. If the vote does not go my way, that's okay, I can move. My family has a farm in Kentucky that maybe won't be overrun for 50 years.
220. Not really. Just asking / begging you to keep the county as it is. Beautify and community centered. Please don't let it be overwhelmed by growth. The way it is heading now, I consider moving more and more often. I truly want to stay though so hope you as community planners can help manage the future successfully and in light of the need to keep Williamson, well, Williamson. Thank you for asking.

221. see above...lack of communication; lack of real residents involved on boards; Lack of NOISE protections...Traffic issues NOW
222. SIC zoning is a huge problem.
223. The Planning Commission has done a good job (in my opinion) of seeking opinions and input from residents and business owners in Williamson County. Please continue to invite this input.
224. It makes me sad to see some of the changes that are taking place.
225. Not enough space.
226. I'd love to see a little more development in College Grove and around the Grove at 840.
227. I'd like to see better cooperation with cities and rather county in only approving new developments when there is adequate school capacity and road infrastructure.
228. Crowding is a huge problem in my area, Spring Hill. I would hope that multi-family housing units are limited to combat this issue.
229. It seems that local government and city/county planners are turning a deaf ear to the voices of current Williamson county residents who wish to keep our county preserved as it is. This needs to be heard.
230. I really object to paying the costs of growth for new people moving into the county. If they want to come, let them pay their own way.
231. We moved out here to live quietly in a rural setting. What is it you all think is right about allowing wedding venues and other commercial like enterprises in rural communities. Also please make sure roadways are sufficient to handle the population. I realize Spring Hill and Thompsons Station are their own entities but they are part of this county and you all have the road department.
232. Take more care about where subdivisions are being built. Look at the flooding potential they are causing for established residents and don't allow building in places where it will ruin established property.
233. We have a jewel in this county. The shining star that is all the beautiful rolling landscapes that people from all over the world come to see. Keep them safe. People don't come to look at subdivisions, they come to have beauty.
234. We're where we are in large part due to good, forward-looking land planning. Keep up the good work!
235. Yes. We feel in love with Williamson county 10 years ago and loved it just the way it was. We still love it but very much miss the smaller town feel it had. It's lost now. The southern charm and hospitality are lost. It's over populated and you can no longer enjoy communities events as they have been too incredibly busy to even enjoy. Stop the growth. Slow the development and stop large developers from destroying our land and our beautiful area. Leave us alone out here in the rural beauty it's all we have left!

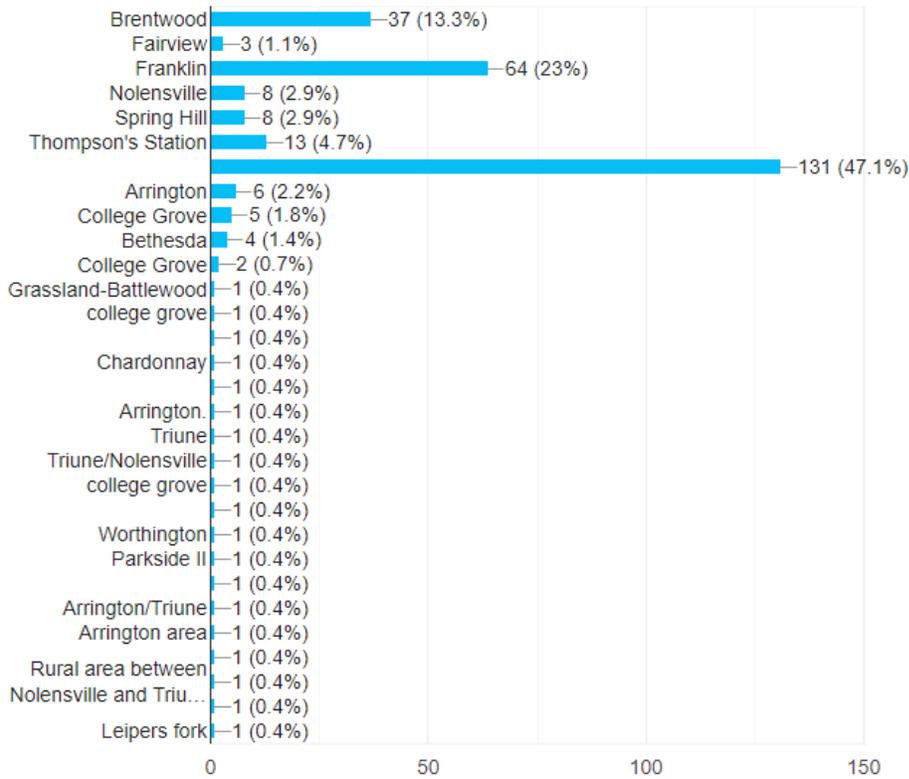
## Participant Results

### About You

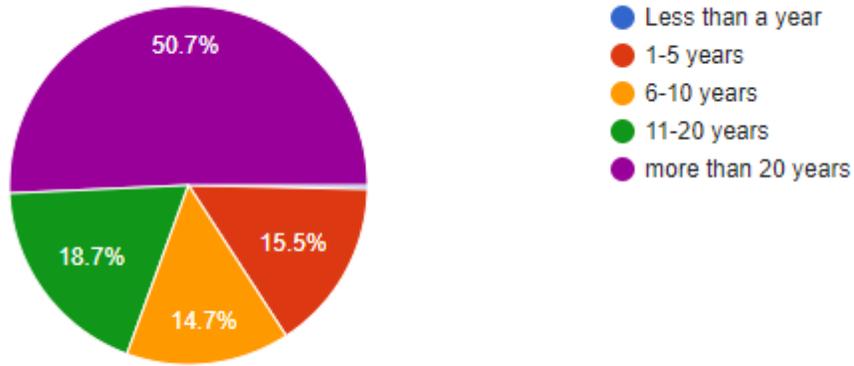
Do you live in Williamson County?



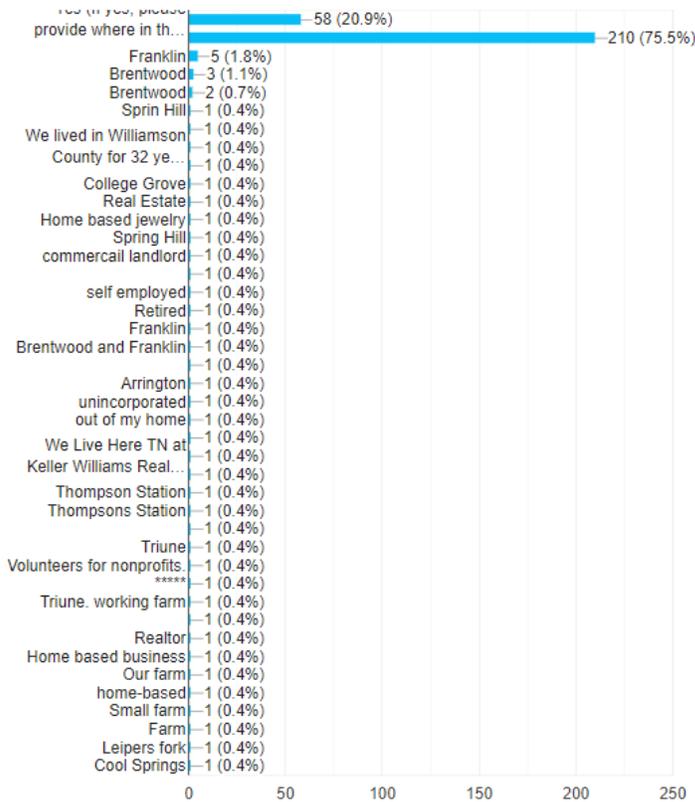
What part of the County do you call home? If you aren't sure, refer to the reference map with the jurisdictional boundaries. Please also provide the neighborhood or area in the space titled "Other."



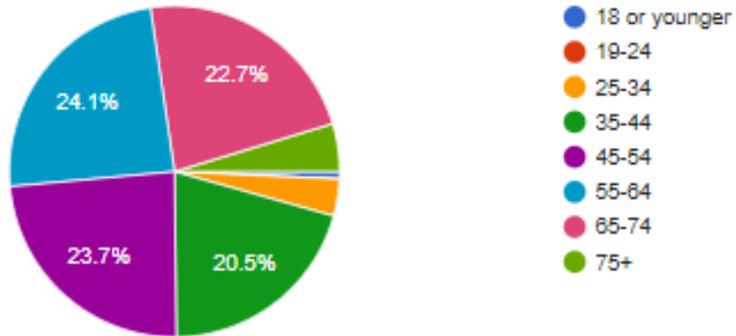
If you live in Williamson County, how long have you been a resident?



Do you own or operate a business in Williamson County?



What is your age?



Are you...

