



# City of Social Circle, Georgia

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Masonry Ordinance  
Case Study

## City of Social Circle, GA

*The City of Social Circle has a small-town feel with a unique character. Nicknamed "Georgia's Greatest Little Town," Social Circle is a place to live, work, and raise a family.*

### A Place to Call Home

Social Circle spans about 11.2 square miles and lies in Walton and Newton counties, with most of the community in Walton County. Atlanta is just about 50 miles west of Social Circle.

Social Circle has a colorful history that spans three centuries. From the crossroads of Indian trading routes, Sherman's route to the sea, and the cotton boom to a modern city that honors its heritage.

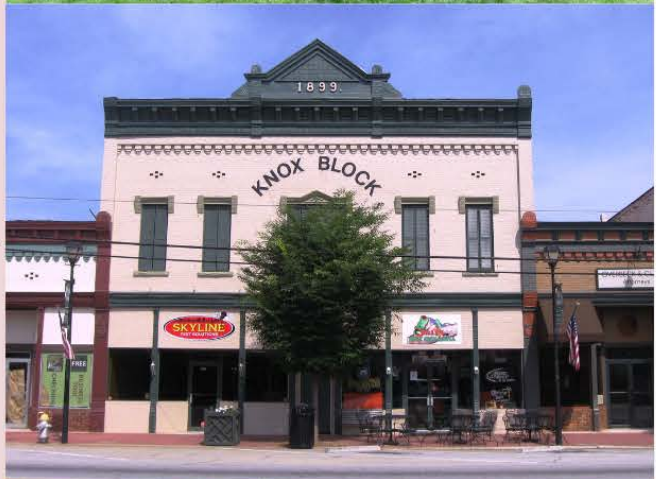
The City has a current population of 5,265 according to the U.S. Census Bureau. The population has grown by 16% from 2010 to 2020. The median household income is \$76,185, and the median home listing value is \$395,000. The City of Social Circle is home to the Rivian EV Truck Vehicle Plant site, a \$5 billion investment that will bring 7,500 jobs to the area.

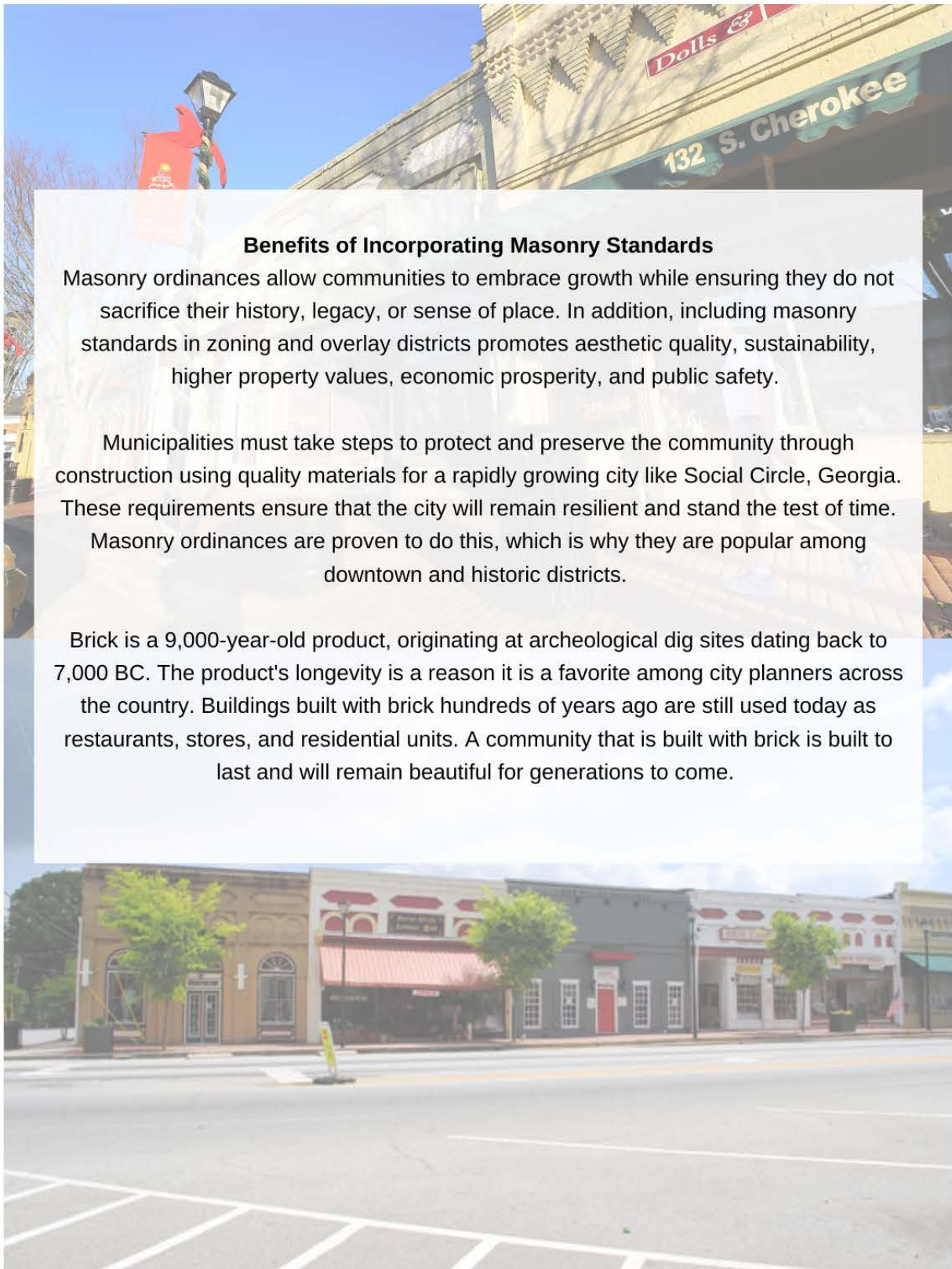
### Social Circle Design Standards

In Social Circle's zoning ordinance, the City requires single-family attached residential facades that face a public street to be 50% brick, stone, or textured masonry units and requires 60% brick or stone on multi-family residential facades that face a public right-of-way or adjoining residential zoned lots.

For all single-family residential uses (detached, attached, and industrialized), all exposed foundation walls and a required water table a minimum of 18 to 30 inches in height from finished grade on all sides of the building shall be faced with brick, stone, or marble.

In the Downtown Corridor Overlay District, 70% brick, stone, or terracotta is required on all commercial buildings.





### **Benefits of Incorporating Masonry Standards**

Masonry ordinances allow communities to embrace growth while ensuring they do not sacrifice their history, legacy, or sense of place. In addition, including masonry standards in zoning and overlay districts promotes aesthetic quality, sustainability, higher property values, economic prosperity, and public safety.

Municipalities must take steps to protect and preserve the community through construction using quality materials for a rapidly growing city like Social Circle, Georgia. These requirements ensure that the city will remain resilient and stand the test of time.

Masonry ordinances are proven to do this, which is why they are popular among downtown and historic districts.

Brick is a 9,000-year-old product, originating at archeological dig sites dating back to 7,000 BC. The product's longevity is a reason it is a favorite among city planners across the country. Buildings built with brick hundreds of years ago are still used today as restaurants, stores, and residential units. A community that is built with brick is built to last and will remain beautiful for generations to come.