

CU-23-6

Conditional Use Permit

Status: Active

Submitted On: 11/6/2023

Primary Location

258 Shirley Drive

Guyton, GA 31312

Owner

HOOD LEON L JR

258 SHIRLEY DR GUYTON, GA 31312

Applicant

 Leon Hood

 912-247-2875

 leonhood@comcast.net

 258 Shirley Drive

Guyton, Ga 31312

Staff Review

 Planning Board Meeting Date

—

 Public Notification Letters Mailed

—

 Planning Board Ads

—

 Staff Recommendation *

—

 Staff Description*

 Board of Commissioner Meeting Date

—

 Board of Commissioner Ads

—

 Commissioner District*

—

🔒 Staff Description - Conditional Use

🔒 Request Approved of Denied*

—

🔒 ZMA Condition 1

🔒 ZMA Condition 2

🔒 ZMA Condition 3

🔒 ZMA Condition 4

🔒 ZMA Condition 5

🔒 ZMA Condition 6

🔒 ZMA Condition 7

🔒 ZMA Condition 8

🔒 ZMA Condition 9

🔒 ZMA Condition 10

Applicant Information

Who is applying for the Conditional Use?*

Applicant / Agent Name*

Property Owner

Leon Hood

Applicant Email Address*

Applicant Phone Number*

Leonhood@comcast.net

912-247-2875

Applicant Mailing Address*

Applicant City*

258 Shirley Drive

Guyton

Applicant State*

Applicant Zip Code*

Ga

31312

Property Information

Property Location*

258 Shirley Drive

Present Zoning of Property*

AR-1

Tax Map Number*

370C

Parcel Number*

2B

Total Acres of Property*

5.2

Conditional Use Requested

Conditional Use*

Other

Reason:*

Family Cemetery

How does request meet criteria of Section 7.1.6 (see Attachment C):*

Article III 3.6

RESERVED FOR CLERK OF COURT

ADOLPH N. MICHELIS & ASSO.
 736 SANDY RIDGE ROAD
 STAVANIA, GEORGIA 30467
 PH. (912) 829-3872

SURVEYORS CERTIFICATION

As required by subsection (d) of O.C.G.A. Section 15-6-67, this plat has been prepared by a land surveyor and approved by all applicable local jurisdictions for recording as evidenced by approval certificates, signatures, stamps, or statements herein.

Such approvals or affirmations should be confirmed with the appropriate governmental bodies by any purchaser or user of this plat as to intended use of any parcel. Furthermore, the undersigned land surveyor certifies that this plat complies with the minimum technical standards for property surveys in Georgia as set forth in the rules and regulations of the Georgia Board of Registration for Professional Engineers and Land Surveyors and as set forth in O.C.G.A. Section 15-6-67.

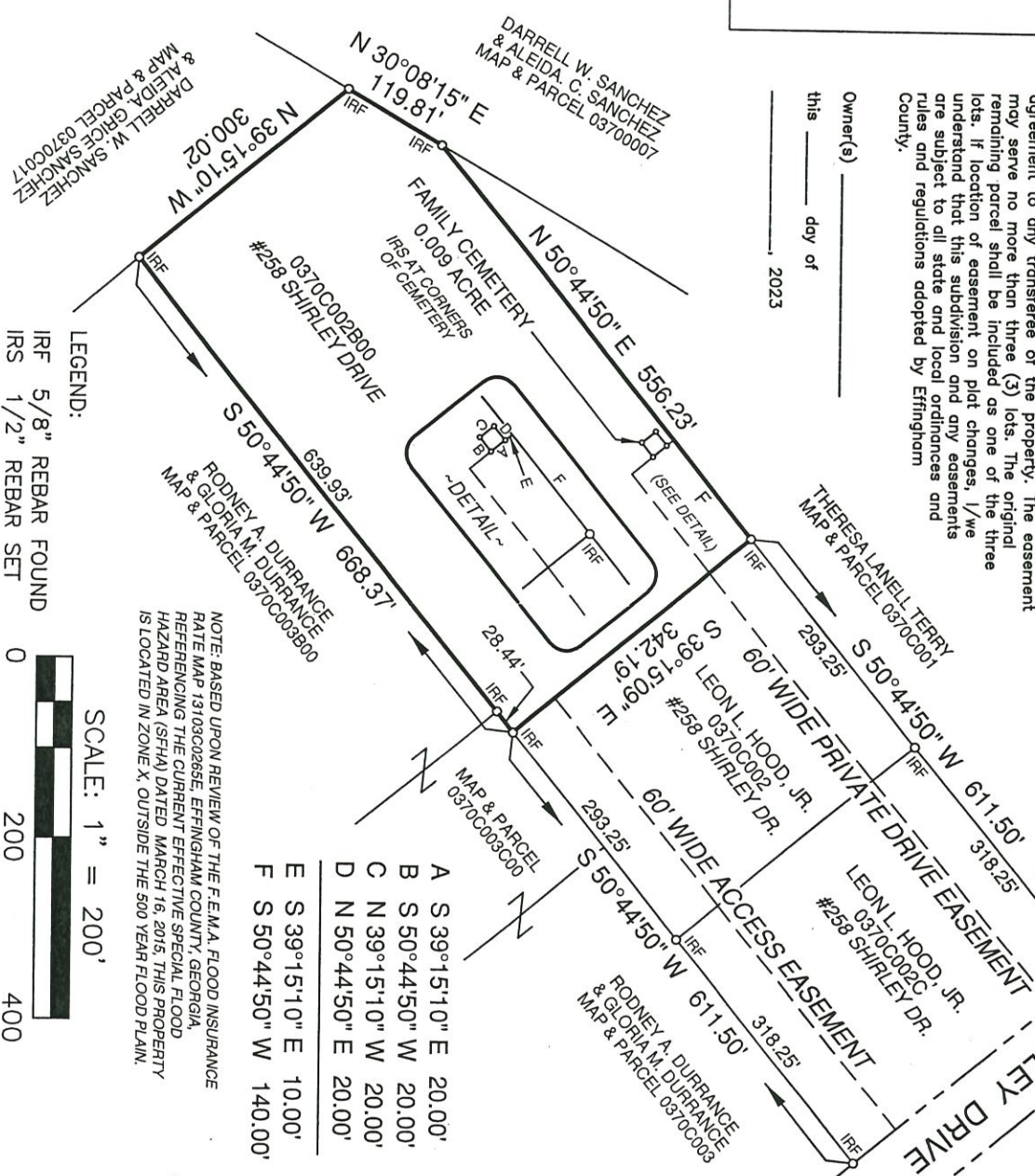


Adolph N. Michelis
 GA. Reg. L.S. UC. NO. 1323 11-26-23 DATE

This/these lot or lots is/are served by a private road, not to be maintained by Effingham County nor accepted as a public road unless such road, at the property owner's expense, is brought in compliance with county standards as specified by Effingham County, including, but not limited to, paving. This/these lot or lots may not be re-subdivided until said road, at the subdivider's expense is brought into compliance with county road standards to be accepted as a public road by the Effingham County Board of Commissioners. If the road remains private, all maintenance of the right-of-way or easement, including drainage and road surface, shall be the responsibility of the abutting property owners. The road surface shall be no less than 18 feet wide. Further, I/we understand that it shall be my/our responsibility to properly grant the easement shown on this plat by deed or separate easement agreement to any transferee of the property. The easement may serve no more than three (3) lots. The original remaining parcel shall be included as one of the three lots. If location of easement on plat changes, I/we understand that this subdivision and any easements are subject to all state and local ordinances and rules and regulations adopted by Effingham County.

Owner(s) _____ day of _____ 2023

- REFERENCES:
- PLAT BOOK A, PAGE 1
 - PLAT BOOK C122, PAGE E-1
 - PLAT BOOK D119, PAGE C-1
 - PLAT BOOK 26, PAGE 10
 - PLAT BOOK 29, PAGE 67
 - PLAT BOOK 29, PAGE 417
 - PLAT BOOK 29, PAGE 856

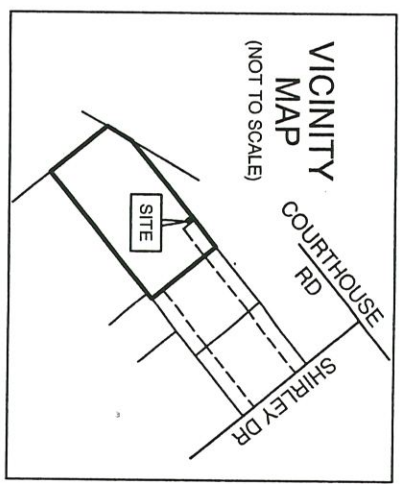


A	S 39°15'10" E	20.00'
B	S 50°44'50" W	20.00'
C	N 39°15'10" W	20.00'
D	N 50°44'50" E	20.00'
E	S 39°15'10" E	10.00'
F	S 50°44'50" W	140.00'

NOTE: BASED UPON REVIEW OF THE F.E.M.A. FLOOD INSURANCE RATE MAP 1310300265E, EFFINGHAM COUNTY, GEORGIA, REFERENCING THE CURRENT EFFECTIVE SPECIAL FLOOD HAZARD AREA (SFHA) DATED MARCH 16, 2015, THIS PROPERTY IS LOCATED IN ZONE X, OUTSIDE THE 500 YEAR FLOOD PLAIN.



REFERENCE NORTH
 (PLAT BOOK 29, PAGE 656)



EQUIPMENT USED:
 TOPCON 303 TOTAL STATION
 ERROR OF CLOSURE: 1:25,000 (PLAT NOT ADJUSTED)

APPROVED FOR RECORDING BY THE EFFINGHAM COUNTY ZONING ADMINISTRATOR.

ZONING ADMINISTRATOR _____ DATE _____

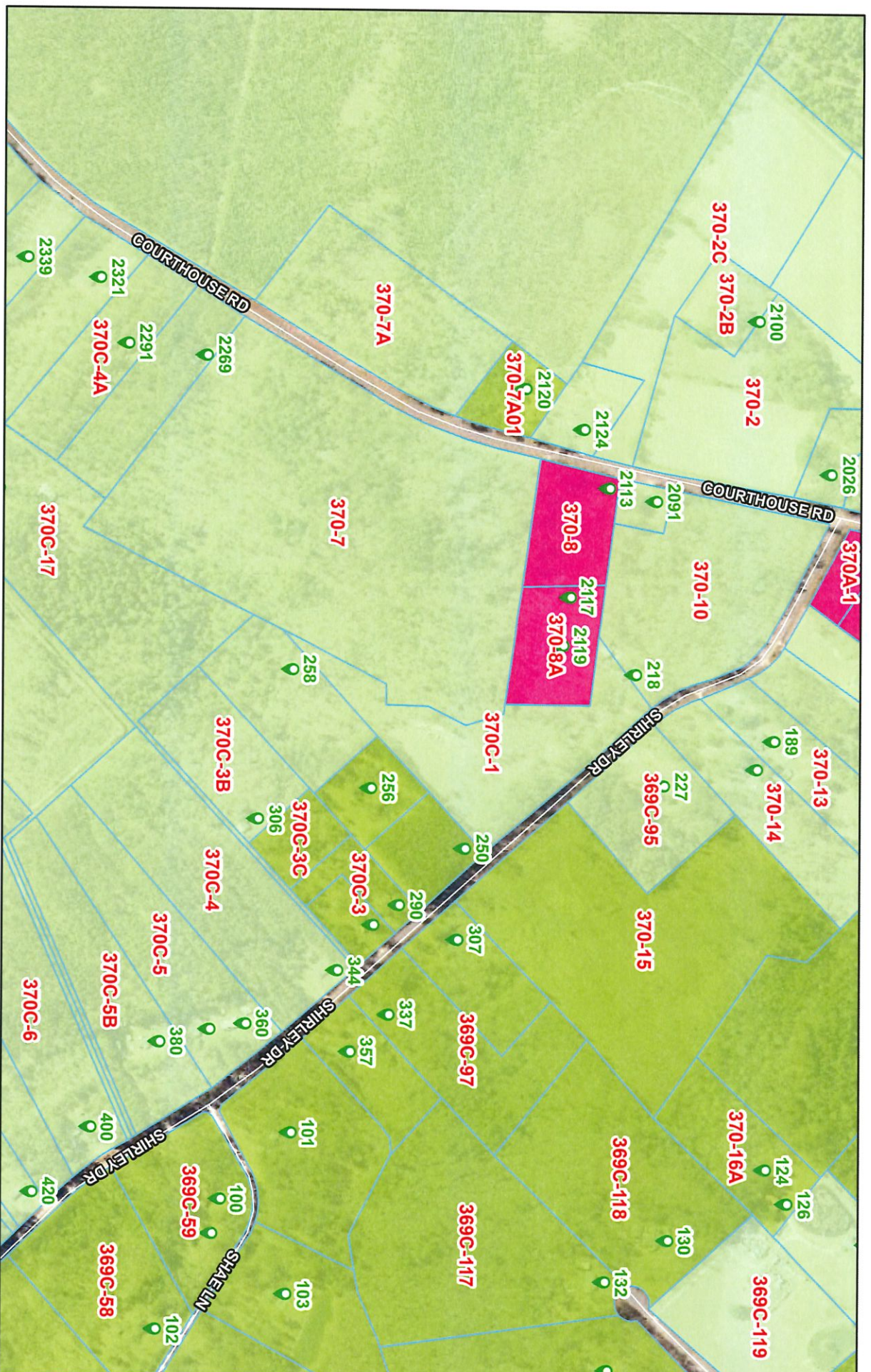
NOTE: SEE PLAT BOOK 29, PAGE 67 FOR OSSMS REGULATIONS APPROVAL SIGNATURES

NOTE: SUBJECT PROPERTY IS A FAMILY CEMETERY CREATED FROM MAP & PARCEL 0370C002B00 OF THE EFFINGHAM COUNTY TAX ASSESSORS FILE.

A FAMILY CEMETERY SURVEY FOR
LEON L. HOOD, JR.

SURVEY TO DIVIDE 0.009 ACRE FROM MAP & PARCEL 0370C002B00 TO CREATE A 20'x20' FAMILY CEMETERY LOCATED IN THE 10TH G.M.D. EFFINGHAM COUNTY, GEORGIA SURVEYED 3 NOVEMBER 2023 PLAT DRAWN 3 NOVEMBER 2023

258 SHIRLEY DRIVE 370C-2B



11/6/2023

- Addresses
- Tax Parcel Labels
- Roads
- Effingham County Zoning
- Tax Parcels
- AR-1
- AR-2
- Efn_fin_cache
- R-1
- Red: Band_1
- Green: Band_2
- Blue: Band_3

1:7,674
0 0.05 0.1 0.15 0.2 mi
0 0.07 0.15 0.3 km
Effingham County BOC, Esri, HERE, Garmin, INCREMENT P, Intermap, USGS, METI/NASA, EPA, USDA

258 SHIRLEY DRIVE 370C-2B

