



RZN-24-59

Rezoning Application

Status: Active

Submitted On: 8/8/2024

Primary Location

0

Owner

Applicant



Darrell Morgan



912-856-5521 ext. 00000



dmconst2@gmail.com



1042 Sandhill Rd

Guyton, GA 31312

Staff Review

🔒 Planning Board Meeting Date*

09/10/2024

🔒 Board of Commissioner Meeting Date*

10/01/2024

🔒 Notification Letter Description *

To allow for heavy industrial uses.

🔒 Map #*

275

🔒 Parcel #*

2

🔒 Staff Description

🔒 Georgia Militia District

10

🔒 Commissioner District*

1st

🔒 Public Notification Letters Mailed

08/19/2024

🔒 Board of Commissioner Ads

09/11/2024

🔒 Planning Board Ads

08/21/2024

🔒 Request Approved or Denied

—

🔒 Plat Filing required* [?](#)

Yes

Applicant Information

Who is applying for the rezoning request?*

Property Owner

Applicant / Agent Name*

Darrell Morgan

Applicant Email Address*

Dmconst2@gmail.com

Applicant Phone Number*

9128565521

Applicant Mailing Address*

1042 Sandhills rd

Applicant City*

Guyton

Applicant State & Zip Code*

Ga 31312

Rezoning Information

How many parcels are you rezoning?*

1

Present Zoning of Property*

AR-1 (Agricultural Residential 5 or More Acres)

Proposed Zoning of Property*

HI (Heavy Industrial)

Map & Parcel *

275-2

Road Name*

Sandhill Rd

Proposed Road Access* ?

Sandhill Rd

Total Acres *

494.4

Acres to be Rezoned*

12

Lot Characteristics *

It's wooded

Water Connection *

Private Well

Sewer Connection

Private Septic System

Justification for Rezoning Amendment *

Changing it to heavy industrial

List the zoning of the other property in the vicinity of the property you wish to rezone:

North*

AR1

South*

AR1

East*

AR1

West*

AR1

Describe the current use of the property you wish to rezone.*

It's growing pine trees

Does the property you wish to rezone have a reasonable economic use as it is currently zoned?*

No

Describe the use that you propose to make of the land after rezoning.*

Moving in a small saw mill , dry mix cement truck, mechanic shop

Describe the uses of the other property in the vicinity of the property you wish to rezone?*

It's all agriculture 1 or 2

Describe how your rezoning proposal will allow a use that is suitable in view of the uses and development of adjacent and nearby property?*

N/A

Will the proposed zoning change result in a use of the property, which could cause an excessive or burdensome use of existing streets, transportation facilities, utilities, or schools?*

No

Digital Signature*

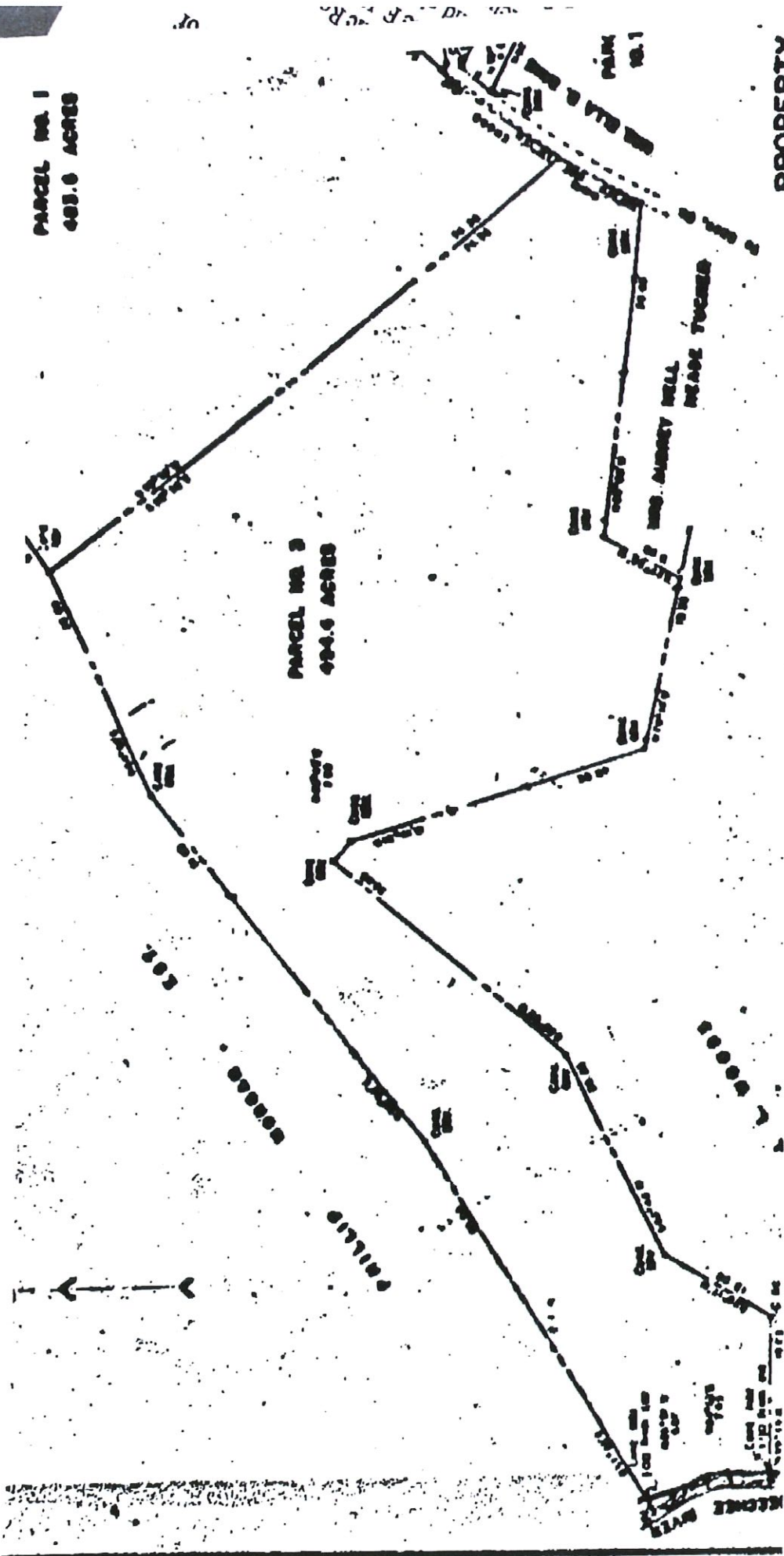
 Darrell Trent Morgan
Aug 8, 2024

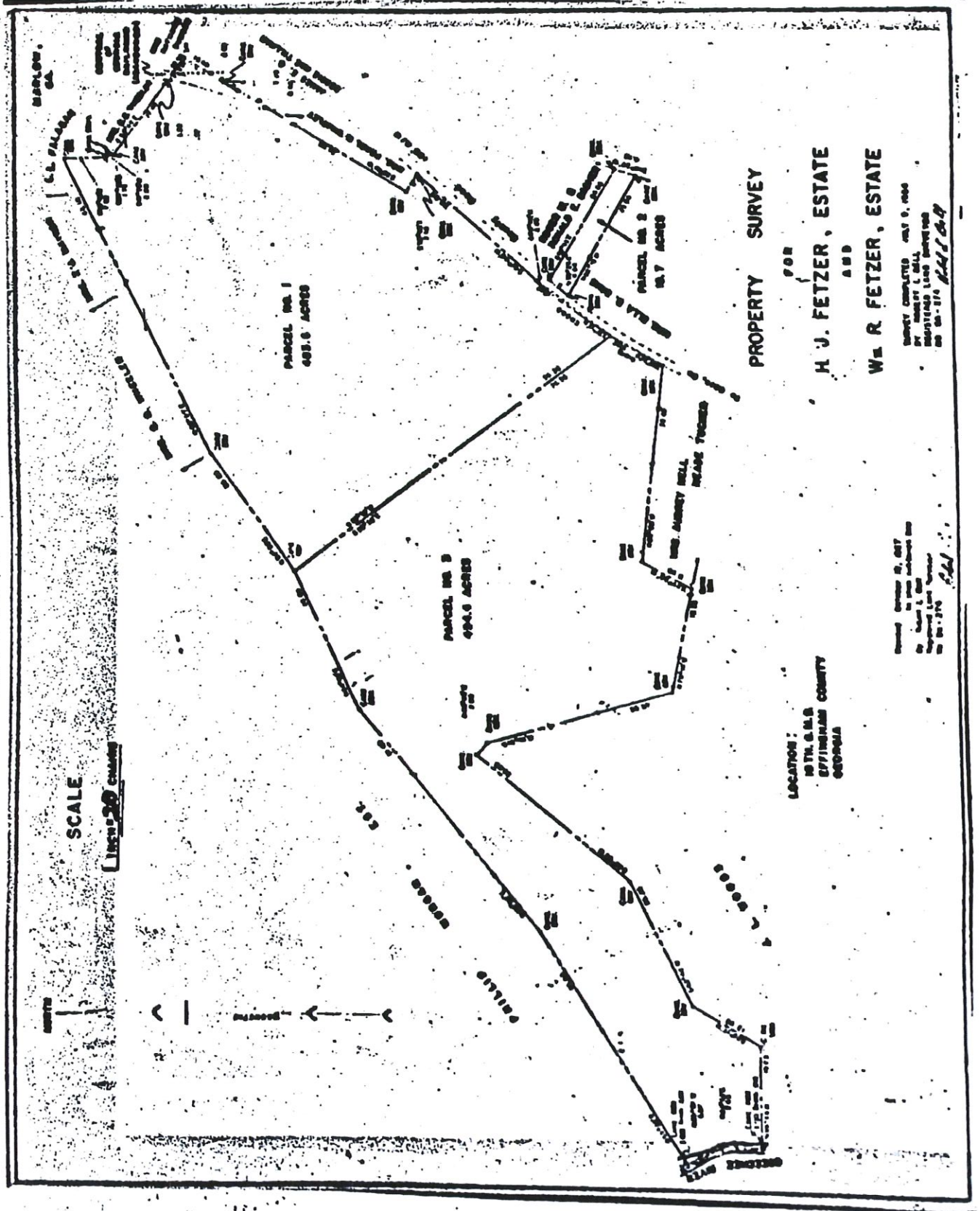
Plat BK 4 / Pg 69

PARCEL NO. 1
483.0 ACRES

PARCEL NO. 2
494.5 ACRES

PROPERTY





275-2

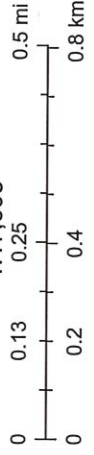


8/9/2024

Roads

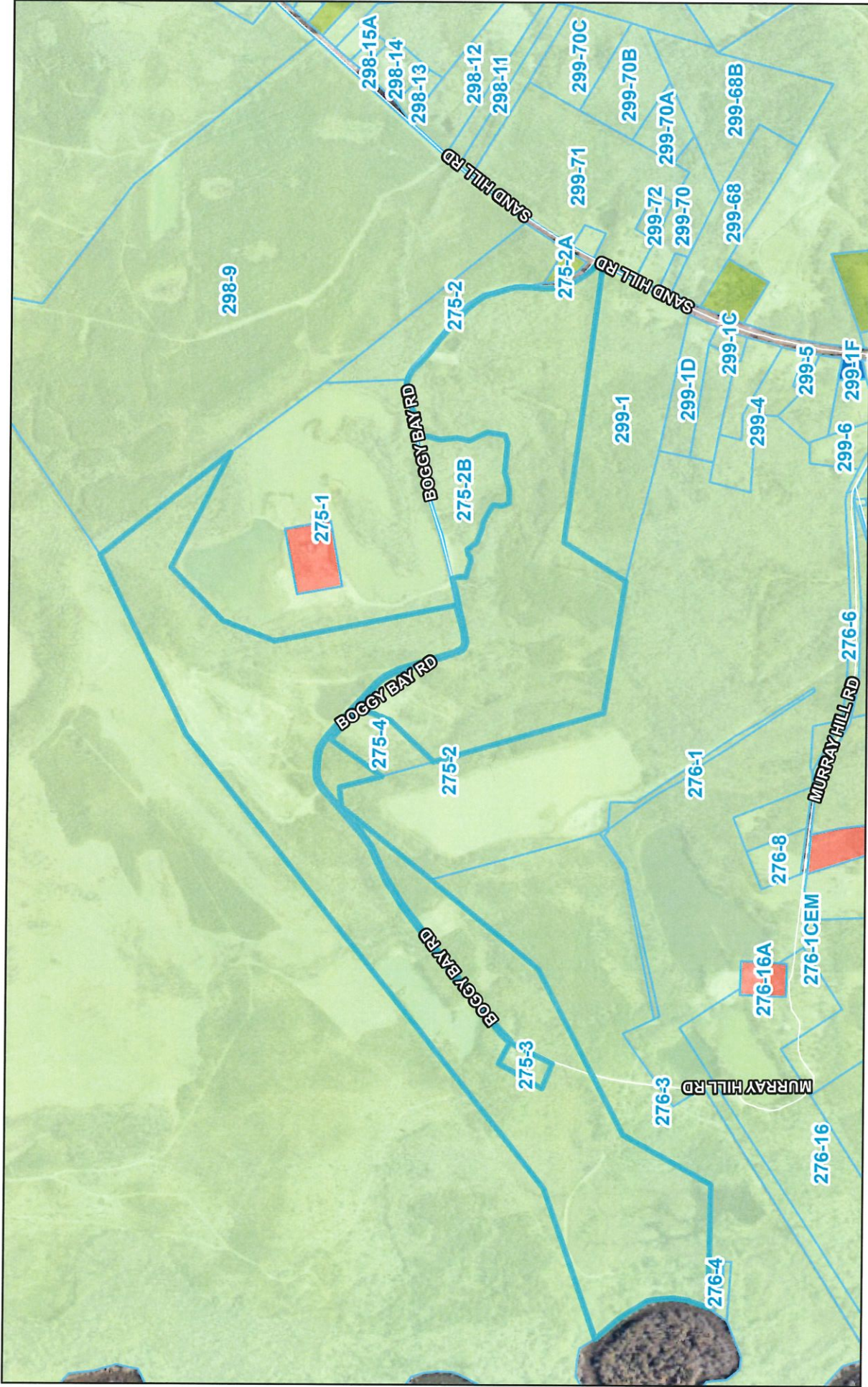
Parcels

1:17,605



Esri, HERE, Garmin, INCREMENT P, USGS, METI/NASA, EPA, USDA

275-2



8/9/2024

