

Planning Analysis & Property Information

Applicant / Owner:	Chris Kain		
Request:	Deannex 1.576 acres back into unincorporated Lowndes County		
Property General Information			
Size & Location:	One parcel totaling 1.576 located at the SE corner of the intersection of South Hagan Bridge Road with the entrance drive to Hahira Elementary School.		
Street Address:	501 South Hagan Bridge Road		
Tax Parcel ID:	Map # 0047 Parcel # 100	City Council District:	2 <i>Councilman Davis</i>
Zoning & Land Use Patterns			
		Zoning	Land Use
Subject Property:	Existing:	R-10	Vacant, undeveloped
	Proposed:	??	Rural residence & agriculture
Adjacent Property:	North:	R-10, R-6M	Entrance drive to Hahira ES, apartments
	South:	R-10	Single-family subdivision (under construction)
	East:	R-21	Undeveloped (applicant's property)
	West:	R-10	Single-family subdivision
Neighborhood Characteristics			
Historic Resources:	There are no known historic resources in the area.		
Natural Resources:	Vegetation:	Natural vegetation – partially cleared	
	Wetlands:	There are likely jurisdictional wetlands along the existing drainageway along the subject property's south property line	
	Flood Hazards	The property is located well-outside the current FEMA designated 100-year floodplain	
	Groundwater Recharge:	There are no significant groundwater recharge areas on or near the subject property	
	Endangered Species:	There no known endangered species on or near the subject property.	
Public Facilities			
Water & Sewer:	Existing Hahira water & sewer services along South Hagan Bridge Road.		
Transportation:	South Hagan Bridge Road (local street)		
Fire Protection:	Fire Station – downtown (0.50 miles to the west) The nearest fire hydrant is across the street at the corner of Francis Street and South Hagan Bridge Road.		