

REZONING MAP FOR:
STACY DENMARK
LYING AND BEING IN
LAND LOT 81 OF THE 11TH LAND DISTRICT,
CITY OF VALDOSTA, LOWNDES COUNTY, GEORGIA

DATE: SEPTEMBER 15, 2023



GRAPHIC SCALE : 1 INCH = 200 FT.

ZONING NOTES:

ALL OF PARCEL 0112B 034 AND A PORTION OF PARCEL 0112B 033 ARE ZONED R-P (RESIDENTIAL PROFESSIONAL DISTRICT) AND COLLECTIVELY COMPRISE 4.332 ACRES AS SHOWN HEREON. THIS PROPERTY IS PROPOSED TO BE REZONED TO C-C (COMMUNITY COMMERCIAL DISTRICT).

MINIMUM BUILDING SETBACKS FOR C-C:

FRONT - 15' FEET
SIDE - 0'/10' FEET
REAR - 12' FEET

SYMBOL LEGEND

P ADJACENT PROPERTY LINE
R/W RIGHT-OF-WAY

FLOOD CERTIFICATION

THIS PROPERTY IS LOCATED IN AN "X" ZONE, WHICH IS DESIGNATED AS "AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN", ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S FLOOD INSURANCE RATE MAP 13185C0210E, DATED 09/26/2008.

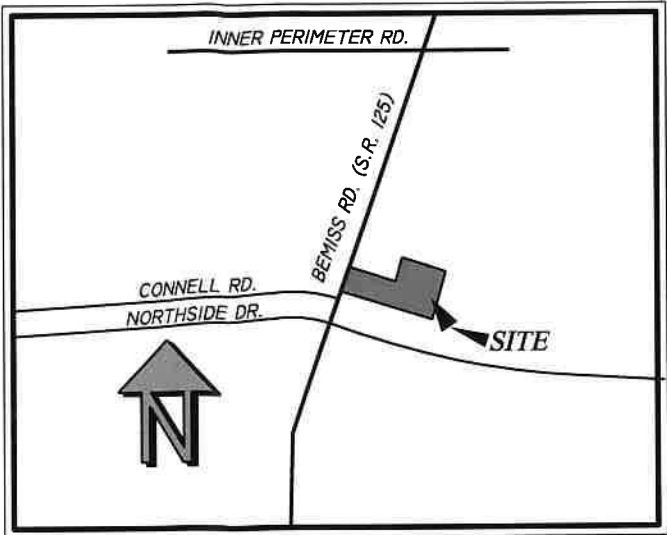
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ASA ENGINEERING & SURVEYING, LLC.

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LOCATION MAP

NOT TO SCALE

LINE TABLE		
LINE #	LENGTH	DIRECTION
L1	126.86'	S 72°54'43" E
L2	139.00'	N 16°39'25" E
L3	139.00'	N 16°39'25" E

±4.33 ACRES

PARCEL 0112B 034 & PART OF PARCEL 0112B 033
(AREA TO THE SOLID BOLD LINES)
TO BE REZONED C-C

BEMISS ROAD - S.R. 125
(R/W VARIES)

±1.60 ACRES

PART OF PARCEL 0112B 033
(AREA TO THE SOLID BOLD LINES)
TO BE REZONED C-C

CURVE DATA
R = 20.00'
L = 31.42'
CHB = N 28°20'35" W
CH = 28.28'

NORTHSIDE DRIVE (80' R/W)

N OR F PROPERTY OF
ASHTON MEADOWS LP
PARCEL NO. 0112B 036
DEED BOOK 1763, PG. 241
ZONED: R-P

N OR F PROPERTY OF
THE ROWELL GROUP OF
VALDOSTA LLC
PARCEL NO. 0112B 035
DEED BOOK 5783, PG. 139
ZONED: R-P

N OR F PROPERTY OF
MICHAEL A DELANEY
PARCEL NO. 0112A 092
DEED BOOK 3230, PG. 20
ZONED: C-H

N OR F PROPERTY OF
BRIAN D & MICKEY L HOUSE
PARCEL NO. 0112B 010
DEED BOOK 5060, PG. 237

N OR F PROPERTY OF
SHIRLEY & JESSICA MOORE
PARCEL NO. 0112B 011
DEED BOOK 6562, PG. 503

N OR F PROPERTY OF
SHIRLEY & JESSICA MOORE
PARCEL NO. 0112B 011
DEED BOOK 6562, PG. 503

N OR F PROPERTY OF
LAVAL D HARRISON
PARCEL NO. 0112B 012
DEED BOOK 6606, PG. 635

N OR F PROPERTY OF
MIKE CHYH-SUNG GUNG
PARCEL NO. 0112B 032
DEED BOOK 412, PG. 525
PLAT BOOK 28, PG. 75



09/15/23

NOT TO BE RECORDED

THIS IS NOT A PLAT OF SURVEY
- IT IS COMPILED FROM VARIOUS
MAPS. THEREFORE THIS MAP DOES
NOT MEET THE GEORGIA PLAT ACT
AND IS NOT TO BE RECORDED OR
USED FOR CONVEYANCE OF TITLE.

DRAWN BY: JWP, MOC
6256 REZONING 2.DWG