

PARK/RECREATION/CONSERVATION CHARACTER AREA

(Lowndes County and the Cities of Dasher, Hahira, Lake Park, Remerton, and Valdosta)

Description

Undeveloped, natural lands with significant natural features including floodplains, wetlands, watersheds, wildlife management areas and other environmentally sensitive areas not suitable for development of any kind.



Predominant Land Uses

Parks and Recreation uses along with minimal neighborhood serving commercial uses and residential.

Permitted Zoning

Environmental Resource (E-R)
Estate Residential (R-E)
Single-family Residential (R-25, R-15, R-10, R-6)
Multi-family Residential (R-M)

Residential Professional (R-P)
Neighborhood Commercial (C-N)
Estate-Agricultural (E-A)
Conservation (CON)

Development Strategy

The natural, rural character should be maintained by not allowing any new development and promoting use of conservation easements. Roadways in these areas should be widened only when absolutely necessary. Roadway alterations should be carefully designed to minimize the visual impact. These areas should be promoted for passive-use tourism and universally designed recreational destinations.

Quality Community Objectives

- Resource Management

