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IN REPLY PLEASE
REFER TO FILE

March 27, 2024

Lowndes County Georgia
JD Dillard, County Planner
Jason Davenport, Projects Assistant
Molly Stevenson, Planning Analyst
327 N. Ashley St – 2nd Floor
Valdosta, GA 31601

Re: *Application for Rezoning*
Property Map/Parcel Nos.: *Portion of 0136 127A and 0136 128A (the*
"Property")
Property Owner: *Touchton Properties, LLC, William Q. Touchton, Jr. and Brian*
K. Touchton (collectively, the "Owners")

Dear Mr. Dillard, Mr. Davenport, and Ms. Stevenson:

Please allow this letter to serve as the Letter of Intent required by Lowndes County in connection with the above-referenced Rezoning Request, which is further explained below. Langdale Vallotton, LLP represents the Owners and respectfully submits this Application on their behalf.

The Owners desire to rezone approximately 3.66 acres of map and parcel numbers 0136 127A and 0136 128A from their current R-21 and R-1 zonings to R-10 zoning. Quarterman Estates is served by Lowndes County Water & Sewer and therefore consistent with the requirements of the ULDC for R-10 zoning.

The subject property is located off Whitewater Road, a collector road. The property comprising the above-referenced tax map and parcels is currently split-zoned, and the purpose of this request is to make the entirety of the Quarterman Estates Subdivision zoned R-10. When the ULDC was adopted in 2006, the "parent parcels" making up the vast majority of the Quarterman Estates Subdivision were changed from their previous R-15 zoning to R-10 zoning, as the R-15 zoning category was eliminated with the ULDC adoption. The property sought to be rezoned, however, was not reclassified as R-10 zoning.

Lastly, the property sought to be rezoned is currently owned by Touchton Properties, LLC and William Q. Touchton, Jr. and Brian K. Touchton. In the near future, this property will be conveyed into Quarterman Estates, LLC so that ownership is consistent with the remainder of the undeveloped property in Quarterman Estates Subdivision.