



REGIONAL REVIEW NOTIFICATION

Atlanta Regional Commission • 40 Courtland Street NE, Atlanta, Georgia 30303 • ph: 404.463.3100 • fax: 404.463.3105 • www.atlantaregional.com

DATE: 2/7/2006

ARC REVIEW CODE: L602071

TO: BARBARA JACKSON, GEORGIA STATE CLEARINGHOUSE

FROM: Charles Krautler, Director

NOTE: This is digital
signature. Original on file.

The Atlanta Regional Commission (ARC) has received the following proposal and is initiating a regional review to seek comments from potentially impacted jurisdictions and agencies. The ARC requests your comments regarding related to the proposal not addressed by the Commission's regional plans and policies.

Name of Proposal: FY 2005 LWCF: Panola Mtn State Conservation Park

Review Type: Parks and Recreation

Description: Application for land acquisition to allow for the Georgia Department of Natural Resources continuing effort of preservation of Panola Mountain State Conservation Park. The proposed park expansion includes acquisition of several properties of different ownership, totalling approximately 300 acres of open, undeveloped land in western Rockdale County.

Submitting Agency: Georgia Department of Natural Resources

Date Opened: 02/07/06

Deadline for Comments: 02/22/06

Earliest the Regional Review can be Completed: 02/22/06

THE FOLLOWING LOCAL GOVERNMENTS AND AGENCIES ARE RECEIVING NOTICE OF THIS REVIEW:

ARC LAND USE PLANNING
ARC DATA RESEARCH
GEORGIA DEPARTMENT OF NATURAL RESOURCES
DEKALB COUNTY
GEORGIA DEPARTMENT OF TRANSPORTATION

ARC TRANSPORTATION PLANNING
GEORGIA DEPARTMENT OF COMMUNITY AFFAIRS
GEORGIA CONSERVANCY
CITY OF CONYERS

ARC ENVIRONMENTAL PLANNING
NATIONAL PARK SERVICE
ROCKDALE COUNTY
HENRY COUNTY

Attached is information concerning this review.

If you have any questions regarding this review, Please call Mike Alexander, Review Coordinator, at (404) 463-3302. If the ARC staff does not receive comments from you by , we will assume that your agency has no additional comments and we will close the review. Comments by email are strongly encouraged.

The ARC review website is located at: <http://www.atlantaregional.com/qualitygrowth/reviews.html> .

APPLICATION FOR FEDERAL ASSISTANCE

Version 7/03

1. TYPE OF SUBMISSION: Application <input type="checkbox"/> Construction <input checked="" type="checkbox"/> Non-Construction		2. DATE SUBMITTED	Applicant Identifier
5. APPLICANT INFORMATION		3. DATE RECEIVED BY STATE	State Application Identifier
Pre-application <input type="checkbox"/> Construction <input checked="" type="checkbox"/> Non-Construction		4. DATE RECEIVED BY FEDERAL AGENCY	Federal Identifier
Legal Name: GEORGIA			
Organizational DUNS: 084005730		Organizational Unit: Department: DEPARTMENT OF NATURAL RESOURCES	
Address: Street: 2 MARTIN LUTHER KING JR. DRIVE, SUITE 1352		Division: PARKS & HISTORIC SITES	
City: ATLANTA		Name and telephone number of person to be contacted on matters involving this application (give area code)	
County: FULTON		Prefix: MS.	First Name: ANTOINETTE
State: GEORIGIA		Middle Name: C.	
Zip Code: 30334		Last Name: NORFLEET	
Country: USA		Suffix:	
6. EMPLOYER IDENTIFICATION NUMBER (EIN): 58-1130945		Email:	
		Phone Number (give area code) 404-656-6534	Fax Number (give area code) 404-651-5871
8. TYPE OF APPLICATION: <input checked="" type="checkbox"/> New <input type="checkbox"/> Continuation <input type="checkbox"/> Revision If Revision, enter appropriate letter(s) in box(es) (See back of form for description of letters.) Other (specify) <input type="checkbox"/> <input type="checkbox"/>		7. TYPE OF APPLICANT: (See back of form for Application Types) A. STATE Other (specify)	
10. CATALOG OF FEDERAL DOMESTIC ASSISTANCE NUMBER: 15-916		9. NAME OF FEDERAL AGENCY: U.S. DEPARTMENT OF INTERIOR- NATIONAL PARK SERVICE	
TITLE (Name of Program): OUTDOOR RECREATION ACQUISITION, DEVELOPMENT & PLANNING		11. DESCRIPTIVE TITLE OF APPLICANT'S PROJECT: Panola Mountain State Park- various tracts	
12. AREAS AFFECTED BY PROJECT (Cities, Counties, States, etc.): Conyers, Rockdale County, Georgia		Georgia Department of Natural Resources 2 MLK, Jr. Drive; Suite 1352 Atlanta, Georgia 30334	
13. PROPOSED PROJECT Start Date: Ending Date:		14. CONGRESSIONAL DISTRICTS OF: a. Applicant 05 b. Project 03	
15. ESTIMATED FUNDING:		16. IS APPLICATION SUBJECT TO REVIEW BY STATE EXECUTIVE ORDER 12372 PROCESS?	
a. Federal	\$ 2,000,000.00	a. Yes. <input checked="" type="checkbox"/> THIS PREAPPLICATION/APPLICATION WAS MADE AVAILABLE TO THE STATE EXECUTIVE ORDER 12372 PROCESS FOR REVIEW ON DATE: 1/27/06	
b. Applicant	\$ 2,000,000.00	b. No. <input type="checkbox"/> PROGRAM IS NOT COVERED BY E. O. 12372	
c. State	\$.00	<input type="checkbox"/> OR PROGRAM HAS NOT BEEN SELECTED BY STATE FOR REVIEW	
d. Local	\$.00	17. IS THE APPLICANT DELINQUENT ON ANY FEDERAL DEBT?	
e. Other	\$.00	<input type="checkbox"/> Yes If "Yes" attach an explanation. <input type="checkbox"/> No	
f. Program Income	\$.00		
g. TOTAL	\$ 4,000,000.00		
18. TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL DATA IN THIS APPLICATION/PREAPPLICATION ARE TRUE AND CORRECT. THE DOCUMENT HAS BEEN DULY AUTHORIZED BY THE GOVERNING BODY OF THE APPLICANT AND THE APPLICANT WILL COMPLY WITH THE ATTACHED ASSURANCES IF THE ASSISTANCE IS AWARDED.			
a. Authorized Representative			
Prefix: MS.	First Name: ANTOINETTE	Middle Name: C.	
Last Name: NORFLEET		Suffix:	
b. Title: ASLO		c. Telephone Number (give area code): 404-656-3830	
d. Signature of Authorized Representative: 		e. Date Signed: 1/27/06	

LAND AND WATER CONSERVATION FUND
APPLICATION NARRATIVE
PANOLA MOUNTAIN STATE CONSERVATION PARK
ROCKDALE COUNTY, GEORGIA

JANUARY 27, 2006

INTRODUCTION

This funding application for land acquisition is to allow for the Georgia Department of Natural Resources' (DNR) continuing effort of natural resource preservation and protection at Panola Mountain State Conservation Park. The proposed park expansion includes acquisition of several properties of different ownership which, for the purposes of this application, will be addressed together. The properties of interest total approximately three hundred acres of open, undeveloped land in western Rockdale County. These several properties are to be acquired by donation, partial donation and purchase.

Acquisition of these properties will join the currently developed portion of Panola Mountain State Conservation Park (approximately 760 acres, including Panola Mountain) with the Alexander Tract (± 155 acres acquired by the State in 2002) and the Southernness Tract (± 166 acres acquired by the State in 2005). The proposed addition(s) to existing State owned lands will enhance public access to the South River, as well as extend protection of that river corridor by over eight hundred lineal feet.

The State match of Land and Water Conservation Fund (LWCF) application funding for acquisition of the several properties will come from the value of the donated and partially donated lands.

SECTION A – NEED

Located less than twenty miles from the city of Atlanta, Panola Mountain State Conservation Park was created to protect a 100 acre granite monadnock (mountain) similar to nearby Stone Mountain and Arabia Mountain. Panola's "Conservation Park" designation ensures minimal development and increased protection of the ecologically sensitive features of the park. Panola Mountain is designated as a National Natural Landmark. In addition to its interpretive center and educational programs, Panola offers two picnic areas with shelters and a playground, and extensive hiking trails. Visitation at the park has averaged more than 170,000 guests annually over the past five years.

Faced with the rapid encroachment of residential and commercial development in southeastern DeKalb County and western Rockdale County, the DNR seeks to expand the boundaries of Panola Mountain State Conservation Park in order to fulfill that park's mission of natural resource conservation and environmental education. Acquisition of the several properties will also act to connect the existing State owned lands into contiguous protected "greenspace". Connection of existing State owned lands has positive implications, both ecologically and operationally.

The current "highest and best use" for open land in the area of Panola Mountain State Conservation Park is as residential development. Based on recent trends, there is real concern that residential development can occur on the properties of interest. Such development would clearly encroach on the ability of the DNR to operate the existing State owned Panola Mountain tracts as parkland for the health, benefit and welfare of the citizens of Georgia. More residential development adjacent to Panola Mountain State Conservation Park will also act to fragment the protected lands of the South River corridor, thereby increasing the potential negative ecological impacts of that natural resource. The very facts that the population is growing, construction is increasing and transportation needs are pressing in southeast DeKalb and Rockdale Counties, indicate certain other "quality of life" needs:

- Protection of water resources (including efforts to restore resource quality).
- Conserve open/green space to counterbalance increasing constructed development.
- Creation of recreational opportunities and suitable access to protected public parkland.
- Creation of educational opportunities related to the natural environment.
- Restoration and conservation of naturally occurring plant and wildlife communities.

SECTION B – BENEFITS

The ±300 acres of potential State acquisition consists primarily of wooded hillsides, with the balance lying in floodplain. The properties are situated east of the existing Panola Mountain State Conservation Park and south of the South River. All properties of interest are in Rockdale County. Historically, the properties have served as farmland and single-family homesteads, with no evidence of other types of land use. The benefits of acquiring these properties include:

- a.) Linking existing tracts of Panola Mountain State Conservation Park into a contiguous whole.
- b.) Expansion of Panola Mountain State Conservation Park for the purpose of providing certain outdoor recreational facilities as would be appropriate to a state park. Such uses might include hiking trails; picnic areas; fishing; interpretive programs; shelters and restrooms; limited camping; and multi-use trails.
- c.) Expansion of Panola Mountain State Conservation Park for the purpose of meeting the environmental education needs of the growing area population.
- d.) Additional protection of ecologically unique and sensitive areas of Panola Mountain and the South River.
- e.) Conservation and protection of aesthetically beautiful land, well suited to recreational/park use.
- f.) Preservation of significant "greenspace" acreage in a rapidly developing area of metropolitan Atlanta.
- g.) Protection of property representing cultural and historic aspects of Rockdale County, which are rapidly disappearing with the current development trends of the area.
- h.) Preservation and protection of undeveloped land within the South River corridor, which will aid water quality restoration efforts in the South River.

SECTION C – DISADVANTAGES

No disadvantages or negative impacts are apparent, or have been expressed, in considering the acquisition of the various properties of interest.

SECTION D – IMPLEMENTATION

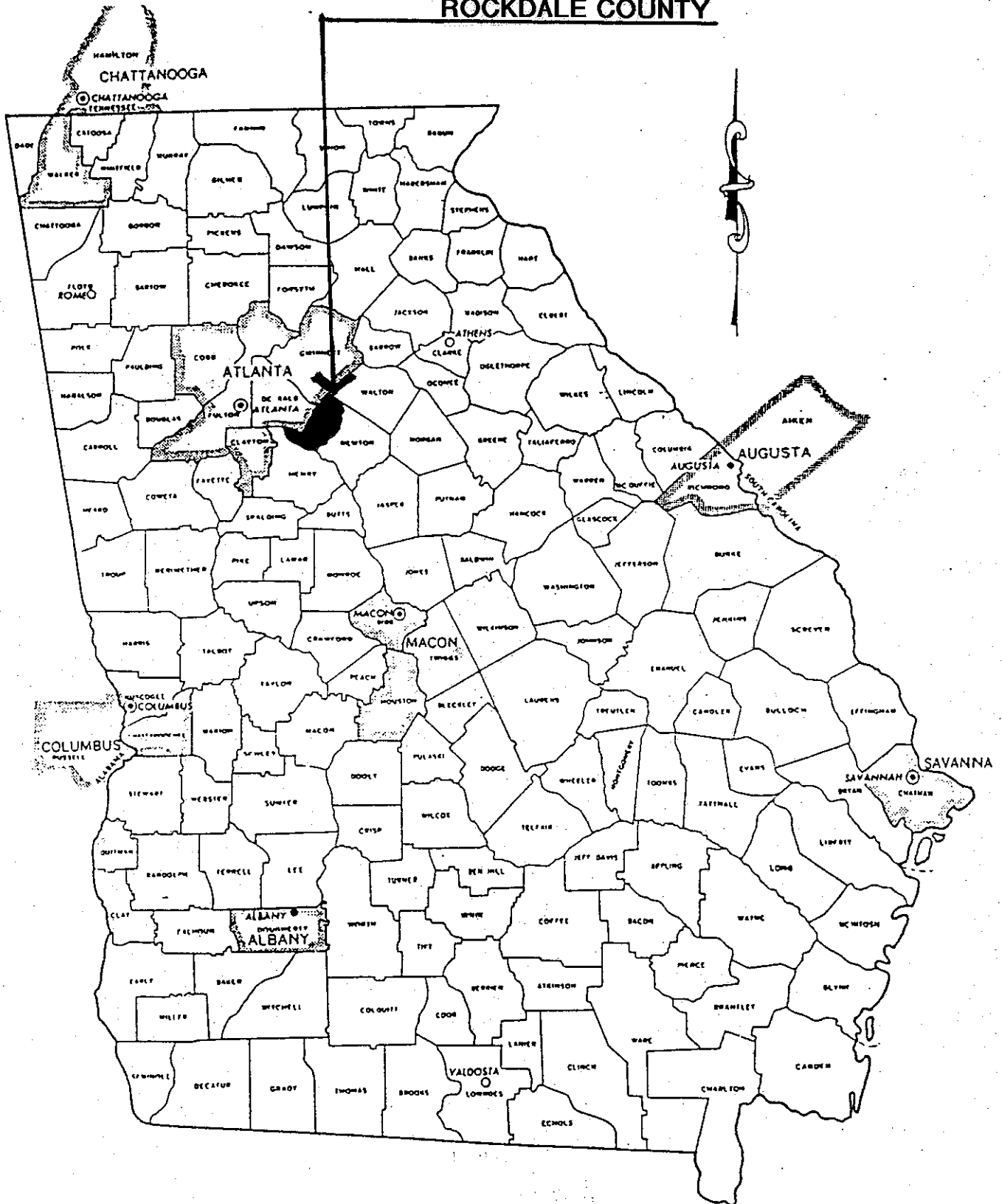
Acquisition of some or all of the identified ± 300 acres adjacent to State owned and managed parkland at Panola Mountain comprises the current effort to expand and protect Panola Mountain State Conservation Park. In the past seven years over 450 acres have been acquired by the State and incorporated into Panola Mountain State Conservation Park. The several identified potential acquisitions continue DNR's efforts to meet the public needs. Future acquisitions are contingent upon availability of suitable property by willing sellers, and availability of State funding.

Tentative Acquisition Sequence:

- DNR due diligence (including property appraisal).
- DNR offer to property owners.
- DNR Board review.
- State Properties Commission review and approval.
- Date of closing on properties.

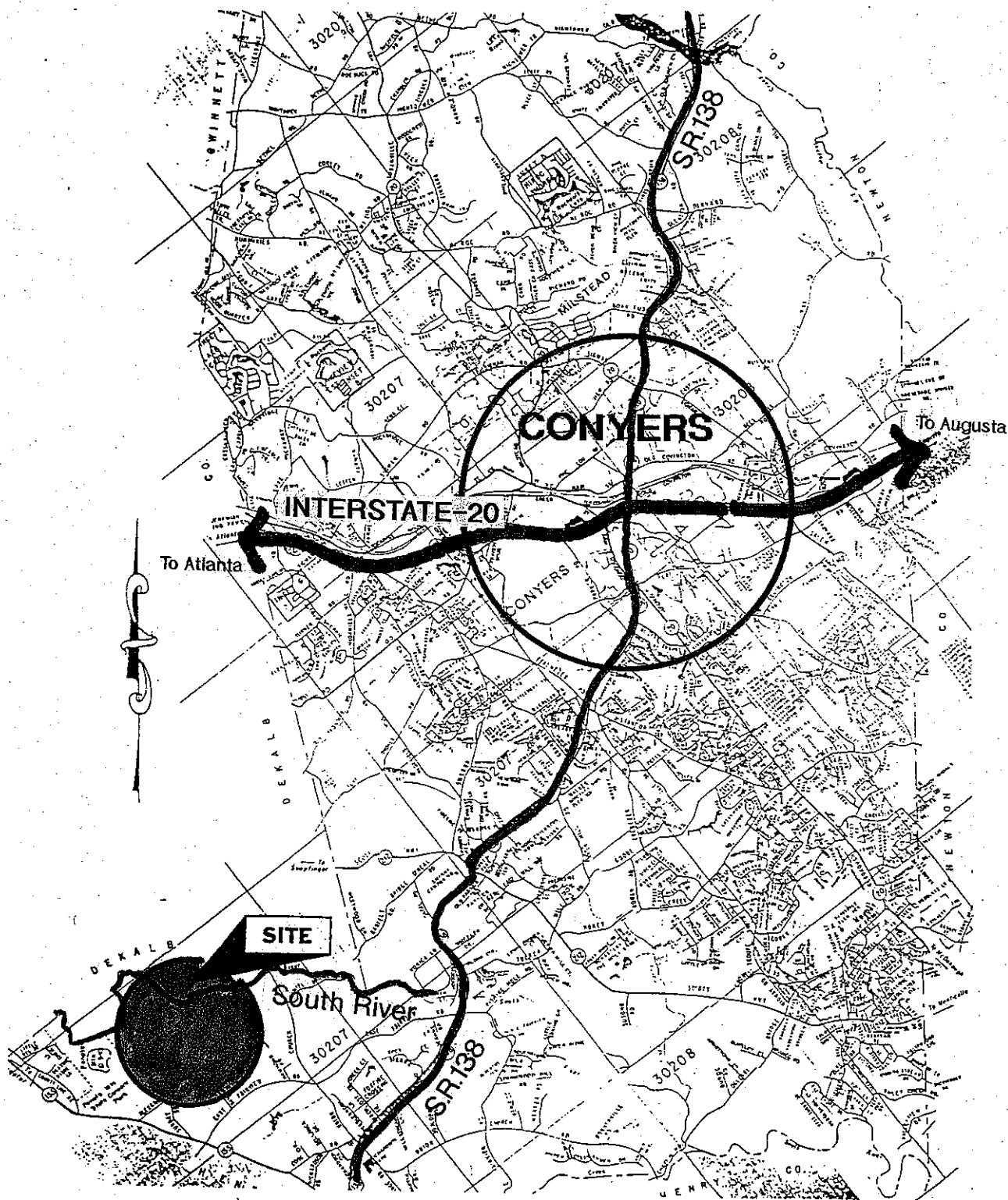
Specific acquisition dates and parties participating in the land transactions will be determined and identified in the future, as a result of DNR's due diligence.

ROCKDALE COUNTY



Land and Water Conservation Fund Application
 Panola Mountain State Conservation Park
 Rockdale County, Georgia
 January 27, 2006

COUNTY LOCATION MAP



Land and Water Conservation Fund Application
Panola Mountain State Conservation Park
Rockdale County, Georgia
January 27, 2006

ROCKDALE COUNTY MAP

