



*Regionally Important Resources*



**Georgia Mountains Regional  
Commission**

## INTRODUCTION

A region's cultural, historic, and natural resources constitute native conditions and elemental quality; each contributes equally to local character and livelihood. As the rivers and lakes supplying public water, mineral deposits that support local industry, or a scenic park serving locals and tourists alike, these resources can, properly managed, greatly serve a community's health, vigor, and economy. Because these sites and conditions are highly susceptible to disturbance from human activity, they are regarded as being inherently sensitive and significant. As such, each regionally significant resource requires protection, preservation, and correct interpretation for public benefit.

This document, the Georgia Mountains Regional Resource Plan, was developed by staff at the Georgia Mountains Regional Commission (GMRC) over the course of 2009 and 2010, with input and guidance by representatives from our member governments and private individuals and organizations. It is intended to serve as an inventory and assessment of those historic, cultural, and natural resources considered vital to the character, ecology and overall well being of the 13 county area. It is also to serve as a guide for incorporating the preservation and promotion of these resources amidst the varying layers of management applied by local, state and federal government organizations as well as private stakeholders. In conjunction with the other elements of the Regional Plan, this document will help provide for the appropriate level of protection as the region and its local communities work towards achieving their respective visions for a better, healthier, and more environmentally sound Georgia Mountains region.

### **Purpose**

The Georgia Planning Act of 1989 authorizes the Department of Community Affairs (DCA) to establish specific rules and procedures for the identification and planned protection of Regionally Important Resources. The rules require that the GMRC, with the involvement of stakeholders, prepare a comprehensive *Regional Resource Plan* for protection and management of the identified resources. This plan must include a Regional Resources map that includes all of the important natural and cultural resources and attempts to link these to form a continuous regional green infrastructure network, as well as providing guidance for appropriate development practices that should be utilized by local

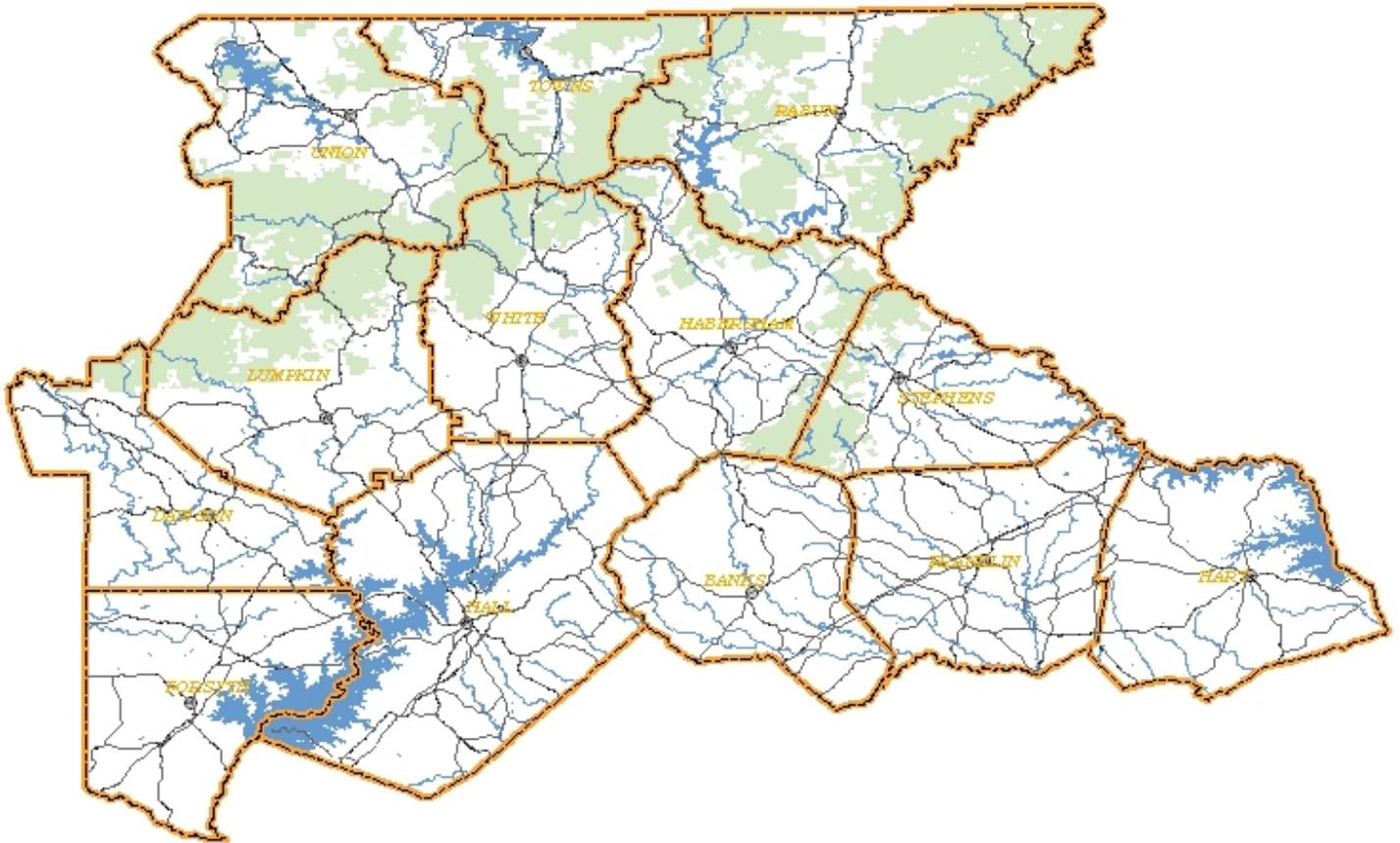
governments and private organizations for managing development located within one mile of Regionally Important Resources;

The *Regional Resource Plan* is utilized in subsequent development of the Regional Plan and is actively promulgated by the Regional Commission in an effort to coordinate activities and planning of local governments, land trusts and conservation or environmental protection groups active in the region, and state agencies toward protection and management of the identified Regionally Important Resources.

### **The Georgia Mountains Regional Commission**

The GMRC is one of 12 regional government offices within Georgia working to foster economic development and to provide community planning and information services. The GMRC provides services and technical assistance directly to its 13 counties and 38 municipalities as well as developing regional initiatives and supporting the programs of various State Departments. Originally founded as the Georgia Mountains Area and Planning Development Center in 1962, the GMRC has evolved in the common services provided but continually works to assist its member governments in efforts that preserve local character, encourage sustainable resource management and progressive economies, and contribute to improving the overall well being of the region and its communities.

Currently the GMRC employs 13 staff in the realms of planning, economic development, information technology, human resources and general administration. The Council for the GMRC consists of two representatives from each county, one from the County Commission and one mayoral representative from all the cities within that county, as well as 5 appointees from the State legislature.



## Georgia Mountains Region Counties and Cities

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### **Banks County**

*Homer  
Maysville*

### **Dawson County**

*Dawsonville*

### **Forsyth County**

*Cumming*

### **Lumpkin County**

*Dahlonega*

### **Union County**

*Blairsville*

### **Towns County**

*Hiawasse  
Young Harris*

### **Stephens County**

*Toccoa  
Avalon  
Martin*

### **Rabun County**

*Clayton  
Dillard  
Mountain City  
Sky Valley  
Tiger*

### **Franklin County**

*Carnesville  
Canon  
Franklin Springs  
Lavonia  
Royston*

### **Habersham County**

*Clarkesville  
Alto  
Baldwin  
Cornelia  
Demorest  
Mt. Airy  
Tallulah Fall*

### **Hall County**

*Gainesville  
Clermont  
Flowery Branch  
Gillsville  
Lula  
Oakwood*

### **White County**

*Cleveland  
Helen*

### **Hart County**

*Hartwell  
Bowersville*

## Region Profile

The Georgia Mountains region is comprised of 13 counties within the extreme northeast corner of Georgia, bordered by North Carolina to the north and South Carolina to the east. Eleven of the counties are classified as rural, while Forsyth County is included as part of metropolitan Atlanta and Gainesville/Hall County are their own urban unit for metropolitan transportation planning purposes. Taken all together, the Georgia Mountains region covers approximately 3,500 square miles and a current population just under 600,000 people.

The region includes parts of two physiographic provinces: The Piedmont Province in the southeastern part of the region and the Blue Ridge Province elsewhere. Topographically, over half of the area is mountainous with the remainder being rolling land and hills. Seven of the thirteen counties (Dawson, Habersham, Lumpkin, Rabun, Towns, Union and White) are either totally or partially located in the Blue Ridge Mountains. Twelve of the thirteen counties are in the Appalachian Region. The highest mountain in the region is Brasstown Bald (elevation 4,784 feet above sea level) located in Towns County. This is also the highest point in Georgia. Rabun Bald exceeds 4,600 feet elevation and several other prominent peaks rise above 4,000 feet.

To the south, the upper Georgia Piedmont ranges in elevation from 1,400 feet to 1,800 feet. Prominent mountain peaks in the Piedmont include Yonah and Wauka. Mount Yonah, with an elevation of 3,173 feet, is the highest peak on the Georgia Piedmont. There are many broad, fertile, level bottom valleys in the area such as the Nacoochee, the Sautee, the Chestatee, the Chattahoochee, the Soque, and the Etowah.

The Georgia Mountain region is blessed with a variety of and some very unique flora and fauna. The natural vegetation of the area is forest cover with a predominance of hardwoods. Smaller species, flowering shrubs for example, grow in abundance throughout the region. There are also a variety of small plants including some rare and very rare species. Wildlife in the region consists of deer, bear, squirrel, rabbit, raccoon, quail, doves, turkey, grouse, as well as several non-game animals and birds. The streams and lakes provide a large variety of aquatic life. In the colder upland streams are trout, while in the water waters of the lakes and Piedmont streams bass, bluegills, walleyes and catfish can be found.

The largest body of water in the state is Lake Lanier located on the Hall-Forsyth County line. The 38,500 acre lake was created during 1954-57 by damming the Chattahoochee River at Buford, Georgia. Lake Lanier boasts over 20 million visitors each year, the most visited lake in the United States. Another sizable reservoir is 56,000 acre Lake Hartwell. This lake was created on the Savannah River near Hartwell, Georgia. The U.S. Army Corps of Engineers operates both lakes which provide flood control, electrical power, major recreational facilities and water supply in the GMRDC area. In the northern part of the region, Lake Chatuge and Lake Nottely are operated by the Tennessee Valley Authority (TVA). Other lakes in the region are (Burton, Rabun, Seed, Tallulah, Tugaloo, and Yonah) are operated by the Georgia Power Company.

Major streams in the region include the Chattahoochee, the Savannah, the Chattooga, the Broad, the Little Oconee, the Chestatee, the Etowah, and the Little Tennessee Rivers.

The natural scenic beauty of the Georgia Mountains area is one of its most important resources. Nine of the thirteen Georgia Mountain Counties have National Forest Lands located in them. Approximately 463,013 acres of the Chattahoochee National Forest lies in the northern section of the region. Nine state parks in the area provide safe access for visitors who wish to hike, camp canoe or enjoy wildlife. The Appalachian Trail and the Bartram Trail wind through the Blue Ridge Mountain in the northernmost counties. Visitors to Travelers' Rest, in Toccoa, and the Gold Museum in Dahlonega, can glimpse life of the early settlers of Georgia and their relationship with the mountains.

Over the past three decades, the GMRDC area has experience tremendous growth. Some of its counties are among the fastest growing in the United States. All counties have experience continued positive growth, with most higher than the state average. Much of the growth can be attributed to migration resulting from economic factors, retirement populations and the spillover from metropolitan Atlanta.

A major economic factor in the Northeast Georgia area is tourism. Visitors are attracted by the history, outdoor activities, museums, mountain arts and crafts, antiques, natural scenic beauty and unique cuisine. Numerous festivals throughout the year, such as *Octoberfest* in Helen,

White County or the *Georgia Mountain Fair* in Hiawassee, Towns County, draw hundreds of thousands of visitors from many places. Outlet trade centers located in Banks County and Dawson County attract a heterogeneous mixture of shoppers/visitors year round. The tourism industry is nearly a billion dollar a year industry in the Georgia Mountains area.

Land use in the Georgia Mountains region is primarily rural in nature, the exceptions being Forsyth and Hall Counties. The majority of land is undeveloped or used for agriculture or forestry. Most residential land use is concentrated around the small towns located throughout the region, with some retirement communities located in the mountain areas of the region. Commercial and industrial development tends to be located where necessary infrastructure is in place (ie., along major transportation corridors and where water and sewer amenities are available). Because of its rural character, there are very few local land use regulations in the Georgia Mountains counties. Those regulations that do exist tend to be weak not because of the regulations themselves, but due to lack of enforcement. However, the recognition of the need for land use regulations or guides is being expressed by local governments and citizens as they observe the fast paced growth taking place within their communities.

With the large variety of resources and its favorable location as well as the quality of life that is offered, the Georgia Mountains region will more than likely continue to experience tremendous, if not explosive growth. One of the region's most important concerns will be to continue to pursue quality development while protecting and conserving its limited and precious resources. The challenge therein is found with effective regional planning that inventories and monitors its resources and manages them to meet the needs and vision of the future Georgia Mountains Region.

## **METHODOLOGY**

The general process used for developing the Regional Resource Plan is defined as follows:

- Inventory and assessment of cultural, historic and natural resources
- Selection of critical resources as Regionally Important
- Development of guidance measures and strategies for protection of those resources

#### REGIONALLY IMPORTANT RESOURCE EVALUATION CRITERION

- Preserves the quality of prevalent water resources, ecological habitat or significant forest and agricultural lands.
- Preserves areas or resources of historical or cultural significance to the region
- Preserves significant areas of greenspace available for active or passive use
- Protects greenspace that provides connections between other Regionally Important Resources

Not only is the goal of the process to produce a guide for the optimum long-term management of those resources considered most vital to the region, but also to work towards creating a “green infrastructure” plan that will foster a truly sustainable ecology. As these resources are identified and preservation measures are implemented, the various stakeholders in the region can come together and more effectively work to ensure the region will be environmentally sound, retaining the scenic and cultural elements that are the most critical to the identity and fabric of the Georgia Mountains region.

#### **Regional Valuation Criteria**

In developing the inventory of resources certain areas were pre-qualified based on the *Rules and Regulations* established by the Department of Community Affairs. To distinguish other certain areas as regionally important, some general criteria was developed that could provide a threshold for consideration. This criterion would be used in evaluating the value of nominated properties and their appropriateness for inclusion in the Regional Resource Plan.

While properties that don’t obviously satisfy the above stated criteria may still be considered, these conditions provide a barometer for identifying the relative value of properties and help ensure the ultimate selection of resources satisfies the goals of the Plan.

Additional consideration will be given to potential resources based upon their ability to achieve the objectives of correlating State, federal and/or local government resource management plans. As part of the research for this document GMRC referenced the local comprehensive plans of all member governments as well as the guiding documents or strategies for such organizations as the US Forest Service, the Army Corps of Engineers, and the current *Georgia Statewide Comprehensive Outdoor Recreation Plan (SCORP)*. Properties that may benefit the goals for one or more of these stakeholder organizations were reviewed for possible nomination as Regionally Important Resources.

#### **Identification of Resources**

The process began with the confirmation of existing conservation areas and vital environmental areas already identified by the State and other organizations. These resources were immediately recognized for their importance

and qualification based on the RIR criteria, and would be used as the baseline areas for inclusion within the *Green Infrastructure Map*. In almost all cases, these areas feature natural landscape or limited existing development, as well as management or governance to provide existing levels of resource protection. While the *Regional Resource Plan* does not supersede any of the regulations and management plans in place for these resources, it will help ensure the various organizations and objectives are being coordinated for maximum effect as well as working to identify opportunities for enhanced protection where needed.

Once these resources were identified the GMRC began an inventory of local government policies and objectives with respect to environmental protection, searching for guidance on what member communities regarded as high priorities or already pursuing in terms of resource protection. This was done to help the GMRC position itself for providing the best support possible to these local efforts and, again, find any opportunities for coordination or cooperation of projects. This was considered critical in areas where resources crossed jurisdictional boundaries and faced varying degrees of threats, management and protection. With this information the GMRC staff was able to review the resource maps and consider target areas for inclusion in the RIR process based upon their ability to contribute to the goal for green infrastructure and/or the need to balance resource management among multiple stakeholders.

As an additional measure for consideration, the GMRC consulted with various stakeholder groups about their plans and objectives in an effort to identify further potential RIRs. This included networking with organizations such as the US Forest Service, NRCS and others and working to incorporate their knowledge and goals into the *Regional Resource Plan*.

### **Open Nominations**

In addition to using the data for existing critical resources, the GMRC is required to maintain opportunities for public input throughout the planning process. Specific for the development of this plan the GMRC created an *RIR Nomination Form* (see Appendix) for use by the general public and other organizations to openly recommend an area or resource for consideration. This form was then actively distributed to local governments and various stakeholder groups to advance the effort, and was used as a means to

establish potential RIRs not otherwise identified in the survey of existing conservation lands or recognized vital areas.

Open nominations were accepted throughout the planning process but the GMRC actively solicited comments in June and July of 2009 and again in August and September of 2010. Six formal nominations were received, with two of those properties already identified elsewhere in the planning process.

### **Stakeholder Involvement**

The GMRC strives to involve various stakeholders as part of every regional planning process. In developing the *Regional Resource Plan* the GMRC worked with stakeholders from several interest groups on behalf of environmental management and historic preservation (see Appendix for list of organizations and individuals), as well as communicating with local governments about their interests and efforts. Their input and guidance will regularly be considered as the GMRC completes the full *Regional Comprehensive Plan* update and in the promulgation of this document.

As part of the process, the GMRC reviewed the local comprehensive plans of member governments to identify critical issues and objectives related to natural and cultural resource management, and also met with government staff or officials to learn more about their specific interests. During the fall of 2009 and through the spring of 2010 GMRC then reached out to critical stakeholder groups such as water resource advocacy groups, various State and federal organizations and private stakeholders to gauge their interests and concerns. These efforts were not only to find possible new nominations for RIRs, but also to learn about other, comparable resource protection efforts and concerns that the RC could address at a regional level.

### **Resource Management Measures**

In order to achieve the level of resource protection desired, the *Regional Resource Plan* includes a series of measures to guide land use and development within and around RIRs. These include recognition of existing codes and regulations that must be enforced, as well as procedures and advisory measures designed to enhance protection efforts. As established within the rules for regional planning, these have been presented in the following two categories, as defined by DCA's rules for regional planning:

#### Guidance for Appropriate Development Practices

The *Regional Resource Plan* must include a listing of best practices to be considered by developers for designing new developments to be located within one mile of any area included on the *Regionally Important Resource Map* above. This listing will also be used by the Regional Commission for reviewing Developments of Regional Impact (DRI) located within one mile of any area included on the *Regionally Important Resource Map*. This list must include standards for development within Regionally Important Resource areas specific enough to enable DRIs to be reviewed for consistency with these standards.

#### General Policies and Protection Measures

The *Regional Resource Plan* must include a list of *General Policies and Protection Measures* recommended for appropriate management of the areas included on the *Regionally Important Resources Map*. At a minimum, this list should include recommended local government policies and ordinances intended primarily as guidance for local governments in planning or decision-making that affects the Regionally Important Resource area. But the Regional Commission will also utilize the *General Policies and Protection Measures* for:

1. Reviewing local comprehensive plans for consistency with regional plans as provided in the Local Planning Requirements, Chapter 110-12-1-.08.
2. Encouraging local governments and other actors in the region to adopt protection measures, policies, and enhancement activities that will promote protection of these areas included on the *Regionally Important Resource Map*, as provided at section 110-12-4-.02(4).

These will be provided for each major classification of resources throughout the Plan. However, specific resources may also feature special, additional policies or development guidelines as needed.

### **DESIGNATION OF REGIONALLY IMPORTANT RESOURCES**

As previously mentioned the process for identifying the Regionally Important Resources began by taking an inventory and assessment of the existing critical resources and

conservation areas already recognized for their importance and receiving a level of protection. Building off this information the GMRC staff then researched for additional nominations and collected several open nominations for consideration, ultimately compiling a list that could be used to preview the scope and scale of green infrastructure throughout the region.

#### *State Vital Areas*

The RIR effort was begun by recognizing all resources identified by the Georgia Department of Natural Resources (DNR) as State Vital Areas. Within the Georgia Mountains Region this includes several resources covered by the *Environmental Planning Criteria*. The Criteria was established through the Georgia Planning Act as a method of identifying minimum standards that should be implemented to protect Georgia's most sensitive natural resources including wetlands, water supply watersheds, protected rivers, groundwater recharge areas, and mountain protection areas. Local governments are encouraged to adopt regulations for the protection of relevant natural resources to maintain their eligibility for certain state grants, loans, and permits. DNR has developed model ordinances to be used as guides for local governments as they develop the necessary regulations to meet EPD standards.

Two observations should be noted about State Vital areas as they relate to the *Georgia Mountains Regional Resource Plan*. First, because the incidents of Mountain Protection zones occur within other, identified conservation areas those are not discussed as a stand-alone item in this Plan. Second, while the State has a defined list of protected river corridors, the list of waters discussed in this Plan includes additional major rivers and streams. The prevailing terrain and variety of demands on the rivers within the region have helped everyone recognize the critical role these features play and how sensitive they can be. While the DNR Part V criteria would protect many of these waters within the region because of their relative value to societal needs, the broader category applied for this Plan will encompass all the major waters and thus ensure a more uniform approach to protection and help preserve local ecology. This is not to imply that all rivers should automatically be assigned protected river status and regulation, but rather that comparable standards or management are ideal objectives.

## ***Wetlands& Floodplains***

Wetlands are specialized habitats that exhibit typically moistened Wetlands play an important role in maintaining environmental quality by providing habitat for a variety of rare and sensitive species and serve human needs by storing natural flood waters and storm water, purifying water through filtration, and providing open space and recreation areas. Section 404 of the Clean Water Act, as administered by the U.S. Army Corps of Engineers, provides a measure of protection through a permitting and mitigation process for all activities that impacts wetlands. In addition, the Environmental Planning Criteria recommends local regulations develop a list of unacceptable uses for wetland areas such as receiving areas for toxic or hazardous waste, or sanitary waste landfills.

Floodplains are the category of drainage basins that represent the primary overflow area for perennial streams and water bodies. Often these coincide with wetlands and feature a similarly high degree of water retention and a specialized habitat. In their natural or relatively undisturbed state, floodplains provide three broad sets of values: (1) water maintenance and groundwater recharge; (2) living resource benefits, including habitat for large and diverse populations of plants and animals; and (3) cultural resource benefits, including archeological, scientific, recreational, and aesthetic sites. In addition, some sites can be highly productive for agriculture, aquaculture, and forestry where these uses are compatible. Additionally, proper management of development around floodplains can ensure minimal adverse impacts to both the environment and man-made structures.

*Guidance for Appropriate Development Practices for new development within one mile of wetlands and floodplains:*

- Maintain or exceed all applicable local, State and federal regulations regarding wetlands and floodplains
- Where possible, employ conservation design measures that minimize impervious surfaces, limit land disturbance and concentrates development away from sensitive resources
- Where possible, restore disturbed landscape using appropriate, native vegetation in sustaining or

expanding the functional wetlands area

*General Policies and Protection Measures for local governments and stakeholders in managing wetlands and floodplains:*

- Ensure local regulations meet or exceed State and federal minimum standards
- Ensure regulations encourage conservation design and promote best management practices
- Ensure local review process considers RIRs
- Maintain up to date parcel data, NFIP maps and inventory of wetlands for use in review procedures
- Work with area stakeholders to consider and pursue land banks and other measures for conserving sensitive resources
- Pursue development and implementation of local greenspace plan
- Regularly review best management practices with other stakeholders

### ***Groundwater Recharge Areas***

Groundwater recharge areas are drainage basins that direct water into underground aquifers for possible water supplies. Like watersheds they represent a catchment area for rainfall that will replenish the resource, only in this instance that resource is an aquifer and as such the recharge area may feature different habitat conditions than conventional watersheds or wetlands. When combined with severe conditions for soil types and slope conditions, recharge areas lose their ability to naturally treat potential contaminants and efficiently replenish underground aquifers.

Prescribed management measures for these sensitive areas also includes limitations on the volumes of impervious surfaces and the on-site use and storage of chemicals and toxins. By limiting the potential for degradation of the natural landscape, or for outside chemicals to infiltrate the environment, the recharge areas can sustain their ability to treat rain water and feed the aquifer.

*Guidance for Appropriate Development Practices for new development within one mile of groundwater recharge areas:*

- Maintain or exceed all applicable local, State and federal regulations regarding groundwater recharge

areas

- Where possible, employ conservation design measures that minimize impervious surfaces, limit land disturbance and concentrates development away from sensitive resources
- Where possible, restore disturbed landscape using appropriate, native vegetation
- Where possible, locate on-site storage and use of chemicals, toxins and other possible contaminants away from recharge zones

*General Policies and Protection Measures for local governments and stakeholders in managing groundwater recharge areas:*

- Ensure local regulations meet or exceed State and federal minimum standards
- Ensure regulations encourage conservation design and promote best mgmt. practices
- Ensure local review process considers RIRs
- Maintain up to date parcel data and inventory of recharge areas for use in review procedures
- Work with area stakeholders to consider and pursue land banks and other measures for conserving sensitive resources
- Pursue development and implementation of local greenspace plan
- Regularly review best management practices with other stakeholders

### ***Water Supply Watersheds***

Watersheds are the complete drainage basins for any surface water body, the catchment area for rain water that will replenish the streams, lakes and rivers. Water supply watersheds include all areas within a watershed that are located upstream of a public water supply intake, representing the portion of the full watershed that impacts the source water for the intake. Proper land use management within these areas is therefore critical to ensure that raw public water supplies are of high quality and

do not become degraded to the point where it cannot be treated to meet drinking water standards.

In order to protect the quality of drinking water, the Georgia Department of Natural Resources encourages the adoption of Georgia Planning Act Part V Criteria for the protection of water supply watersheds. Different criteria apply based on the size of the watershed and on the proximity to the intake. Large watersheds are those 100 square miles or more in size and as such are considered less vulnerable to contamination by land use development. In this region the Chattahoochee River, the North Fork of the Broad River, and the Etowah River fall into the large watershed category. Most of the water supply watersheds for the Georgia Mountains Region fall into the small water supply watershed category, meaning they are less than 100 square miles. Because of the compact drainage area and relative proximity to intakes, tighter controls are placed on small water supply watersheds. In both cases the focus of these guidelines is on the location and volume of impervious surface area and on the storage and management of toxic wastes and chemicals. By restricting development within these sensitive areas we are minimizing the risk to the public water supply as well as the prevailing wildlife.

As with all surface water conditions in the mountains, vulnerability for the Region's water supply watersheds is considered relatively high. Steep slopes and narrow channels typically amplify the affects of storm water runoff, a condition which can be made worse in the presence of rock or impervious surfaces. As increased demand for development moves into the Georgia Mountains Region there will be less and less natural land within the watersheds, making it critical that the right amounts and locations of property is left undisturbed, so that the integrity of the watershed remains intact.

*Guidance for Appropriate Development Practices for new development within one mile of water supply watersheds:*

- Maintain or exceed all applicable local, State and federal regulations regarding water supply watersheds
- Where possible, employ conservation design measures that minimize impervious surfaces, limit land disturbance and concentrates development away from sensitive resources

- Where possible, restore disturbed landscape using appropriate, native vegetation
- Where possible, locate on-site storage and use of chemicals, toxins and other possible contaminants away from shorelines and stream banks in excess of minimum standards and with aggressive layers of filtration in between.

*General Policies and Protection Measures for local governments and stakeholders in managing water supply watersheds:*

- Ensure local regulations meet or exceed State and federal minimum standards
- Ensure regulations encourage conservation design and promote best mgmt. practices
- Ensure local review process considers RIRs
- Maintain up to date parcel data and accurate information about the watershed for use in review procedures
- Work with area stakeholders to consider and pursue land banks and other measures for conserving sensitive resources within the watershed
- Pursue development and implementation of local greenspace plan
- Regularly review best management practices with other stakeholders
- Regularly review water testing data; Compare with land use and development activity to monitor possible causes of any contamination.
- Maintain Source Water Protection Plans for all public intakes
- Support implementation of *Metro North Georgia Water Planning District* guidelines and measures; Encourage comparable measures throughout region



**Water Supply Watersheds – Georgia Mountains Region**

<b><u>COUNTY</u></b>	<b><u>BASIN</u></b>	<b><u>NAME</u></b>	<b><u>PIPE</u></b>
Cobb	Chattahoochee	Cobb County - Marietta Water Auth.	Chattahoochee R. Pump Station
Cobb	Chattahoochee	Cobb County - Marietta Water Auth.	Chattahoochee River
Gwinnett	Chattahoochee	Dekalb County Water System	Chattahoochee R. Pump Station
Cherokee	Coosa	Cherokee Co. Water and Sewer Auth.	Etowah River
Cherokee	Coosa	City of Canton	Etowah River
Dawson	Coosa	Etowah Water Authority	Etowah River
Floyd	Coosa	City of Rome	Etowah River
Floyd	Coosa	City of Rome	Oostanaula River
Gilmer	Coosa	Ellijay - Gilmer County Water Auth	Cartecay River
Gordon	Coosa	City of Calhoun	Coosawattee River
Gordon	Coosa	City of Calhoun	Oostanaula River
Lumpkin	Coosa	U.S.A. Camp Frank D. Merrill	Black's Farm Creek (old)
Lumpkin	Coosa	U.S.A. Camp Frank D. Merrill	Black's Farm Creek (new)
Murray	Coosa	USCE Resource Mgr. Office	Carters Lake
Pickens	Coosa	Big Canoe Subdivision	Pettit Lake
Baldwin	Oconee	City of Milledgeville	Oconee River
Barrow	Oconee	City of Winder	Mulberry River
Clarke	Oconee	City of Athens - Clarke County	Middle Oconee River
Clarke	Oconee	City of Athens - Clarke County	Sandy Creek
Clarke	Oconee	City of Athens - Clarke County	North Oconee River
Greene	Oconee	City of Greensboro	Lake Oconee
Hancock	Oconee	City of Sparta	Lake Sinclair
Laurens	Oconee	City of Dublin	Oconee River
Putnam	Oconee	Georgia Power Co. - Plant Branch	Lake Sinclair
Banks	Savannah	Banks County	Mountain Creek Reservoir
Chatham	Savannah	Savannah I & D	Abercorn Creek
Elbert	Savannah	City of Elberton	Beaver Dam Creek
Franklin	Savannah	City of Royston	North Fork Broad River
Franklin	Savannah	City of Lavonia	Crawford Creek
Jackson	Savannah	City of Commerce	Grove River Reservoir
Richmond	Savannah	City of Augusta - Richmond County	Augusta Canal
Stephens	Savannah	City of Toccoa	Lake Toccoa (Cedar Creek)
Fannin	Tennessee	City of McCaysville	Toccoa River
Fannin	Tennessee	City of Blue Ridge	Toccoa River
Rabun	Tennessee	City of Clayton	Black's Creek
Rabun	Tennessee	Rabun Gap Nacoochee School	Sutton Branch
Towns	Tennessee	City of Hiawassee	Lake Chatuge
Union	Tennessee	Notla Water Authority	Lake Nottely
Union	Tennessee	City of Blairsville	Nottely River

### **State Protected Rivers**

Broad River (Middle and North Forks)  
Chatooga River  
Chattahoochee River  
Chestatee River  
Etowah River  
Hudson River  
Nottely River  
Tallulah River

### **Other Significant Rivers**

Chauga River  
Hiwassee River  
Little River (East and West Forks)  
Little Tennessee River  
Middle Oconee River  
North Oconee River  
Soque River  
Tugaloo River

## ***River Corridors***

River corridors are essential to maintain the proper functioning of a stream and its associated natural environments. Often featuring flood plains and/or wetlands, a river corridor serves as a filtration system for storm water entering into the stream, an area to store excess floodwaters, and habitat for numerous plant and animal species. These areas also serve as significant educational, scenic, and recreational opportunities.

Georgia's 1991 Mountain & River Corridor Protection Act designated any portion of a river that has a minimum average annual flow of 400 cubic feet per second as a Protected River. As with watersheds and other Part V elements, the DNR criteria for Protected River Corridors focuses on the location and volumes of impervious surfaces and land disturbance, requiring setbacks to preserve the natural vegetative buffer along the stream banks. In addition, measures to control the use of septic tanks and/or on-site chemicals are established to limit the potential to contaminate the water way. Protection of the Chattooga River is aided by its federal designation as a Wild & Scenic River, which imposes its own strict criteria.

Five river basins are partially located in the region: The Coosa River Basin, the Tennessee River Basin, the Chattahoochee River Basin, the Savannah River Basin, and the Oconee River Basin. As a result of the topography and configuration of counties, the 13-county area includes the headwaters of several major rivers and streams that, along with their tributaries, are all considered sensitive due to the topography and the high demands placed on these resources. Because of these conditions, several other major rivers have been identified as regionally significant in addition to the identified State Protected Rivers. These are all large enough to be classified as rivers and most feature regional roles as resources for water supplies, recreation and scenic tourism, and as critical ecological habitats.

The Chattahoochee River is arguably the most important water resource in the region and possibly the state. It originates in the Blue Ridge Mountains and flows in a southerly direction through the Piedmont and Coastal Plain. It is the longest river in Georgia - 436 miles from its source in northeastern Georgia to the Florida line. The drainage area of the Chattahoochee River in the Georgia Mountains region is

1,179 square miles, including all of White County and portions of Hall, Habersham, Lumpkin, Dawson and Forsyth Counties. Smaller tributaries to the Chattahoochee River in the region include the Soquee and Little Rivers. The river is dammed to form Lake Lanier south of Gainesville, the first of several impoundments on the river. Below Buford Dam, the Chattahoochee is very heavily used by local governments in the Atlanta region, and supplies 70 percent of metropolitan Atlanta's water needs and over half of the State's residents. The Chattahoochee River is thus a major water resource not only to White County, but the region, State of Georgia and other states as well.

The Chestatee River runs primarily through Lumpkin County and provides another major artery for Lake Lanier. This river features popular spots for fishing, non-motorized watercraft and its tributaries also serve as public water supplies.

The Etowah River originates in Lumpkin County before winding through Dawson County and flowing westward, where it eventually empties into Lake Allatoona. The Etowah is recognized as a critical habitat for many listed federally endangered and threatened species of plants, fish and other animals. As recognized by one nominating party, *"...this watershed is more biologically diverse than the Columbia River Watershed and the Colorado River Watershed combined,"* due largely to the water's purity. The Etowah also serves as a water supply resource for Lumpkin, Dawson, Forsyth, Pickens and Cherokee Counties.

In Georgia, water bodies that are subject to contamination from non-point sources are managed through the Total Maximum Daily Load (TMDL) program. This program seeks to assess land use and development conditions with the watershed of the impaired water body in an effort to identify the land area contributing the greatest amount of contaminants, and then identify possible remediation measures that will restore water quality to required levels. The program has developed hundreds of implementation plans and their updates, and these in turn have helped local governments and their stakeholders better manage infiltration and pollution of perennial water bodies.

For the purposes of this plan TMDL streams were reviewed but not included within the listing of RIRs because their impacts are being managed through other elements, such as the protected rivers category. Further, TMDL streams may change their condition based on the progress with

remediation measures. However, these are being referenced in this Plan as a reminder of the need for the GMRC, the local governments and other stakeholders to review and monitor impaired water bodies in order to restore healthy water conditions.

Vulnerability of the rivers stems from their susceptibility to infiltration and contamination, the loss of habitat and tree cover to support natural conditions, and the encroachment from new development that threatens to impact the ecology. Continued development may also increase flooding conditions in narrower corridors. All surface waters within the region have a high sensitivity to runoff related issues due to the general topography. If the region is to maintain the overall quality of the rivers and streams it is imperative that stream banks and river corridors are preserved to the best extent possible.

Historically development and agricultural operations have been permitted direct access to the streams, and while this has been generally curtailed there remains a need for further education and enforcement regarding legal rights and best management practices in this area.

*Guidance for Appropriate Development Practices for new development within one mile of river corridors:*

- Maintain or exceed all applicable local, State and federal regulations regarding river corridors
- Where possible, employ conservation design measures that minimize impervious surfaces, limit land disturbance and concentrates development away from sensitive resources
- Where possible, restore disturbed landscape using appropriate, native vegetation
- Where possible, locate on-site storage and use of chemicals, toxins and other possible contaminants away from shorelines and stream banks in excess of minimum standards and with aggressive layers of filtration in between.

*General Policies and Protection Measures for local governments and stakeholders in managing river corridors:*

- Ensure local regulations meet or exceed State and federal minimum standards

- Ensure regulations encourage conservation design and promote best mgmt. practices
- Ensure local review process considers RIRs
- Maintain up to date parcel data and accurate information about the river for use in review procedures
- Work with area stakeholders to consider and pursue land banks and other measures for conserving sensitive resources within the watershed
- Pursue development and implementation of local greenspace plan
- Regularly review best management practices with other stakeholders
- Regularly review water testing data; Compare with land use and development activity to monitor possible causes of any contamination.
- Support local stakeholders like *Riverkeepers* and *Adopt-a-Stream*, reviewing reports about local waterways at least annually
- Pursue the development of, and implementation of, Implementation Plans for all TMDL streams within your community

### ***Reservoirs***

The state of Georgia does not feature any naturally occurring lakes. However, the topography and landscape of the Georgia Mountains Region places an emphasis on surface water and also aids in the potential for reservoirs. As a result, the region has several reservoirs already constructed with several more planned or already in the permitting phase.

The resulting water bodies add to the scenic beauty of the region as well as adding options for recreational use, but they are also a source for water supplies, provide flood management and harbor a vast and dynamic variety of wildlife. The reservoirs within the region also provide tourism and hydroelectric power on major metropolitan scales, providing significant economic attractions for the region.

Portions of these water bodies are protected by facets of the above stated DNR criteria, including Protected Rivers and Water Supply Watersheds. However, there is a need to protect more than simply those few water bodies for matters of ecological sustainability and some tourism, particularly against encroaching development that may yet reach currently undeveloped watersheds. Recognizing these water ways in a simple, comparable fashion should assist in the overall resource management and provide for more effective and efficient resource protection.

**Regional Reservoirs – Georgia Mountains Region**

<u>Lake</u>	<u>Shoreline (miles)</u>	<u>Water Volume (acres)</u>	<u>Visitors/ Year</u>	<u>Manager</u>	<u>Use</u>
Lake Lanier	692	38,000	7.5 M	USACE	Hydro, Flood Control, Water Supply
Lake Chatuge		7,050		TVA	Hydro, Water Supply
Lake Hartwell	962	56,000	10.0 M	USACE	Hydro
Lake Nottley		4,180		TVA	Hydro
Lake Burton		2,775		Ga Power	Hydro, Water Supply
Lake Seed	13	240		Ga Power	Hydro
Lake Rabun		834		Ga Power	Hydro
Lake Tallulah Falls	3.6	63		Ga Power	Hydro
Lake Tugalo	18	597		Ga Power	Hydro
Lake Yonah				Ga Power	Hydro

All of these lakes are considered highly valuable to local culture and economies, drawing visitors from within and from outside the region in addition to providing power and water sources. This high level of demand has increased the pressure to not only maintain the quality and quantity of water within the reservoirs but lead to a call for new reservoir construction, as well. There is an increased chance the region will be exporting more water in the future depending on developments throughout the state, and the primary use of some existing reservoirs is subject to change.

The sensitivity of all these reservoirs is rated high, particularly those experiencing the most visitors and pressure for surrounding lakeside development. Threats from infiltration and degradation of habitat and shoreline are the most prominent issues, as well as concerns for overuse and mismanagement. Now that they have attained such a crucial role in the region’s economy and character

they must be more critically monitored and managed.

Lake Lanier is considered arguably the most valuable reservoir within Georgia, based upon its present use as a major source of public water supply, electric power generation, recreation, flood control and for assisting with downstream navigation for the Chattahoochee River. The reservoir is managed by the US Army Corps of Engineers and is the most popular singular attraction within the Georgia Mountains Region and a major source of economic development. More than two dozen parks and public access points line the lake shore, as well as several private marinas and resorts.

Currently Lanier is at the heart of a legal matter involving the States of Georgia, Alabama and Florida, specifically dealing with the ability of metro Atlanta governments to continue to draw as much water from the reservoir as currently done. At the same time, the Corps is revisiting the lake's management plan and has undertaken a 9 month long public commenting process leading up to their assessment of needs and demands. The outcomes from these efforts will impact stakeholders' interests in keeping the lake at or near full pull and making sure the region's residents have ample water supply throughout the Chattahoochee River watershed. Regardless of the eventual outcomes, however, Lake Lanier will continue to serve as a major resource and demands as much protection as possible. The lake has been a spark for higher end development and is the impetus for many small businesses within at least 4 counties.

Like Lanier, Lake Hartwell is another prime tourist attraction that provides power generation and water supply. As a whole Lake Hartwell sees more tourists than Lanier, though not all of this can be credited to Georgia or the region as much of the lake lies within South Carolina. Lake Hartwell has spurred growth in the eastern part of the region, especially as industrial development has taken hold along I-85 and SR 17.

Lake Burton is the first of a series of lakes located along the Tallulah River in Rabun County: Lake Burton, Seed Lake, Lake Rabun, Tallulah Falls Lake, and Lake Tugalo. Each of these reservoirs is predominantly fed through the Tallulah River, with the exception of Lake Tugalo which is also replenished by the Chattooga River. According to recent DNR data each of Rabun County's reservoirs fully supports their designated use but several streams in the watersheds are listed as

impaired. Maintaining water quality in reservoirs is most effectively accomplished by regular monitoring and mitigation or restoration efforts throughout the watersheds.

Georgia Power published the Lake Burton Ecosystem Status Report in 2004, which summarizes the company's efforts as it monitors water quality of its reservoirs on a three-month cycle for a number of indicators including dissolved oxygen, water temperature, pH, total phosphorus, chlorophyll, turbidity, and fecal coliform. The study found that over the past 10 years water quality measurements have remained very consistent and overall water quality has not been degraded. Siltation is cited as the number one concern, as significant inputs of sediment have been recorded from the feeder streams of Lake Burton, especially from the Tallulah River and Timson Creek. It is estimated that 75% of Lake Burton's sediment comes from unpaved roads or road construction activities, runoff from building constructions, and homeowner's activities, respectively. Because of similar land use throughout the entire Tallulah River watershed, water quality of the reservoirs downstream can be assumed to be vaguely similar to that found on Lake Burton.

Georgia Power also estimates that the housing density around Lake Burton has increased by 100% over the past 10 years, the majority of which are summer or vacation homes. Year round populations are estimated at 25% of all residents. Because of the limited land area available in Rabun County, due to the large land holdings of the USDA Forest Service and Georgia Power, continued development is expected around Lake Burton.

Lake Tugalo is the most downstream reservoir of the Georgia Power lakes in Rabun County, located at the confluence of the Tallulah and Chattooga Rivers. Rabun County, Habersham County, and South Carolina's Oconee County all converge at Lake Tugalo. This lake is worthy of special note because of its pristine environmental setting, where canyon-like walls rise nearly 1,000 feet above the surface of the water. The Chattahoochee National Forest (Georgia) and the Sumter National Forest (South Carolina) largely manage the land surrounding Lake Tugalo.

*Guidance for Appropriate Development Practices for new development within one mile of reservoirs:*

- Maintain or exceed all applicable local, State and federal regulations regarding reservoirs

- Where possible, employ conservation design measures that minimize impervious surfaces, limit land disturbance and concentrates development away from sensitive resources
- Where possible, restore disturbed landscape using appropriate, native vegetation
- Where possible, locate on-site storage and use of chemicals, toxins and other possible contaminants away from shorelines and stream banks in excess of minimum standards and with aggressive layers of filtration in between.

*General Policies and Protection Measures for local governments and stakeholders in managing reservoirs:*

- Ensure local regulations meet or exceed State and federal minimum standards
- Maintain communication with the *Army Corps of Engineers, Tennessee Valley Authority* or other third party reservoir managing authority
- Ensure regulations encourage conservation design and promote best mgmt. practices
- Ensure local review process considers RIRs
- Maintain up to date parcel data and accurate information about the watershed for use in review procedures
- Work with area stakeholders to consider and pursue land banks and other measures for conserving sensitive resources within the watershed
- Pursue development and implementation of local greenspace plan
- Regularly review best management practices with other stakeholders
- Regularly review water testing data; Compare with land use and development activity to monitor possible causes of any contamination.
- Support local stakeholders like *Riverkeepers* and *Adapt-a-Stream*, reviewing reports about local waterways at least annually

### ***Protected Mountains***

As implied by the name, mountains are a critical environmental feature within the Georgia Mountains region. This is not only for their role in the area's scenic beauty and tourism, but also in how the mountains have shaped the prevailing culture and ecology. The fragile nature of mountain areas, with their sensitive environmental setting and intrinsic visual qualities, has created the need for special protection of these locations. Mountain Protection is included in the DNR's minimum planning standards, which local governments must develop and implement. Areas to be designated under mountain protection include all areas above the 2,200' elevation line as well as those areas that have slopes of 25 percent or greater. Some ridge tops, crests and summits may still fall within this designation even if they do not meet the established conditions to establish continuity of space and ecological integrity.

Local governments have the responsibility to develop and adopt a Mountain Protection Plan that addresses the effects of activities that are located within the Mountain Protection designation. Specific concerns of the Mountain Protection Plan include the health, safety, welfare, and private property rights of county constituents. Unique features of the mountain habitat including threatened or protected plants and animals, visual qualities, ground-water and surface-water resources, and the plan's influence on surrounding natural areas should be addressed.

Most of the region's protected mountains lie within the Chattahoochee National Forest and/or State Parks. What peaks that do reside outside these protected areas are managed by the local governments but subject to more pressure for development or access, and as such are at risk for adverse impacts. Some residential development has already encroached upon select ridge lines, as well as occasional antennae or cellular towers. *If the integrity of the region's mountains is to remain as pristine as possible, this type of development must be properly managed, both for the sake of the scenic beauty and local ecology.*

### **PARKS & CONSERVATION AREAS**

The Georgia Mountains Region contains an abundance of natural or cultural resource areas already under some form of preservation, such as state parks, wildlife management areas and US Forest Service lands. These areas may include

designated activities or forms of permitted development, but do include stringent environmental protection standards and constitute a large portion of the existing natural landscape within the region.

**State Parks**

The same scenic beauty that defines the Appalachian culture of the Georgia Mountains Region is also at the heart of why these 13 counties contain the most State Parks of any region in Georgia. Some of these properties are coincidental with the Chattahoochee National Forest, carving out key portions of the conserved lands to permit more public access to many waterfalls, trails and viewsheds. Ten parks are already established within the region with 2 more scheduled to come online pending final development plans and funding, and local governments are working more closely with park managers to ensure their viability and maximize their appeal.



**State Parks – Georgia Mountains Region**

<u>State Park</u>	<u>Address</u>	<u>City</u>	<u>Zip</u>	<u>Acres</u>
<b>Black Rock Mtn.</b>	3085 Black Rock Mountain Parkway	Mountain City	30562	1,743
<b>Tallulah Gorge</b>	338 Jane Hurt Yarn Dr	Tallulah Falls	30573	2,739
<b>Moccasin Creek</b>	3655 Highway 197	Clarksville	30523	32
<b>Tugaloo</b>	1763 Tugaloo State Park Rd	Lavonia	30553	393
<b>Hart (ORA)</b>	330 Hart Park Road	Hartwell	30643	147
<b>Vogel</b>	405 Vogel State Park Road	Blairsville	30512	233
<b>Unicoi</b>	1788 Highway 356	Helen	30545	1,050
<b>Smithgall Woods</b>	61 Tsalaki Trail	Helen	30545	5,664
<b>Victoria Bryant</b>	1105 Bryant Park Rd	Royston	30662	502
<b>Amicalola Falls</b>	418 Amicalola Falls Lodge Rd	Dawsonville	30534	<u>829</u>
<i>Total</i>				<b>13,332</b>

General Assessment - The value of these lands is considered immense both in terms of expanse of natural landscape preserved but also for their economic development. The State Park facilities are critical economic drivers for the Georgia Mountains Region, and for the State, in two major ways: Collectively, these parks are responsible for much of the millions of tourists that comes to the Georgia Mountains Region, in the form of hikers, campers, outdoor enthusiasts and general visitors simply longing for a sample of the mountains. Further, the availability of on-site amenities such as restrooms, visitors' centers, lodges and other facilities allows the Parks to host a greater variety of demographics not otherwise able or willing to experience the natural wilderness of the National Forest. This has been crucial as the region draws more visitors from expanding metro Atlanta, and in terms of selling the quality of life available to new full-time residents within the area. For these reasons the State Parks are considered invaluable resources for the region and the State, and the prevailing trends suggests the tourist demand for this access will continue to increase.

The State Park system is managed through the Department of Natural Resources, which features an overall guidance plan for the system as a whole as well as individual management plans for each park. Through these internal measures the Department is careful not to allow the demands of tourism overburden the local environment or ecology, and works routinely with the US Forest Service, US Army Corps of Engineers and other partners in balancing all interests.

Due to the State ownership and oversight by the DNR, vulnerability factors for the State Parks is considered low with regard to immediate loss or degradation of environment and habitat. Remaining concerns lie within the realm of management of surrounding properties, or the loss of funding to properly manage the Parks. As the region grows in population and in terms of tourist appeal, it is a near certainty the demand for these lands and facilities will remain high, which should permit DNR greater opportunity to secure funding but it may yet need to require continued outside support to sustain the level of service desired.

State Parks are not susceptible to direct loss of habitat like unprotected lands but they can be adversely impacted from encroaching development or from incompatible land uses at adjoining properties. As surrounding habitat is taken away, the result is increased demand on the park land from animals

and visitors. There is also the possibility of overuse or mismanagement, as well as regular threats from fire, criminal actions, and various forms of vandalism.

*(Note: General descriptions of individual parks may include language taken directly from the [www.gastateparks.org](http://www.gastateparks.org) web site. Such text will be indicated in parentheses.)*

### **Black Rock Mountains State Park**



*Black Rock Mountain State Park, named for its sheer cliffs of dark-colored biotite gneiss, encompasses some of the most outstanding country in Georgia's Blue Ridge Mountains. Located astride the Eastern Continental Divide at an altitude of 3,640 feet, Black Rock Mountain is the highest state park in Georgia. Numerous scenic overlooks provide spectacular 80-mile vistas of the Southern Appalachians, and several hiking trails lead visitors past wildflowers, cascading streams, small waterfalls and lush forests. The summit visitor center and picnic tables are popular with travelers in northeast Georgia. Nearby are Tallulah Gorge State Park, Moccasin Creek State Park, and the town of Clayton with art galleries, restaurants and shops, as well as the Foxfire Museum and proposed Tallulah Falls Rails-to-Trails Greenway.*

*Rental cottages with mountain views and a modern campground make this a great mountain getaway. Tent campers can even choose from more secluded "walk-in" sites or primitive backpacking sites. Campers with RVs should be aware that the park entrance includes a two-mile climb with a 10% grade, and the campground has a number of tight turns. Most camping rigs exceeding 25 feet are not recommended. Due to the incline and the high elevation, the park may close during periods of icy weather.*

### **Tallulah Gorge State Park**



*One of the most spectacular canyons in the eastern U.S., Tallulah Gorge is two miles long and nearly 1,000 feet deep. Visitors can hike rim trails to several overlooks, or they can obtain a free permit (limit 100 per day) to hike down to the gorge floor. A suspension bridge sways 80 feet above the rocky bottom, providing spectacular views of the river and waterfalls. Exhibits in the park's Jane Hurt Yarn Interpretive Center highlight the rich history of this Victorian resort town, as well as the rugged terrain and fragile ecosystem of the area. Additionally, an award-winning film takes viewers on a dramatic journey through the gorge.*

Permits are required for all people accessing the gorge floor or rock climbing/rappelling, but not exploring the rim trails. The only approved trail for entering or leaving the gorge floor is the Hurricane Falls staircase. Both the Hurricane Falls staircase and gorge floor are very strenuous. Trails entering or exiting the gorge, as well as those on the gorge floor, are very strenuous. Tallulah Gorge State Park is operated by a public-private partnership with Georgia Power Company. Many facilities, including the campground, are operated by Georgia Power rather than the Department of Natural Resources.

### **Moccasin Creek State Park**



Known as the park “where spring spends the summer,” Moccasin Creek is nestled in the Blue Ridge Mountains on the shores of lovely 2,800-acre Lake Burton. Despite its mountain location, the park is relatively flat, offering easy navigation for large RVs, children’s bicycles and wheelchairs. A fully accessible fishing pier sits above a trout-filled creek open only to physically challenged visitors, senior citizens and children. Tour the adjacent trout rearing station, hike on several nearby mountain trails or simply relax in this peaceful setting. The park’s central location makes it a perfect jumping off spot for mountain exploration.

### **Unicoi State Park**



Nestled in the north Georgia mountains, situated on 1,063 acres between the Chattahoochee National Forest and the Alpine Village of Helen, Unicoi is one of Georgia’s most beloved state parks. Throughout the year, the park offers outstanding programs which focus on natural, cultural, historical and recreational resources. Outdoor enthusiasts will enjoy hiking and biking on scenic mountain trails, especially those leading to Helen and Anna Ruby Falls. Guests can enjoy the park’s 12 miles of nature and hiking trails, lake and trout stream fishing, four lighted tennis courts, softball and volleyball area, picnic facilities, world class mountain bike trail and numerous picnic tables located throughout the park

The lodge has 100 guest rooms with mountain views, spacious conference rooms from a traditional ballroom to the unique Beach House on the lake, wireless internet, coffeemakers, irons/ironing boards and individual climate

control. Craft lovers should not miss the lodge gift shop specializing in hand-made quilts and local pottery.

### **Vogel State Park**

*One of Georgia's oldest and most popular state parks, Vogel is located at the base of Blood Mountain in the Chattahoochee National Forest. Driving from the south, visitors pass through Neel Gap, a beautiful mountain pass near Brasstown Bald, the highest point in Georgia. Vogel is particularly popular during the fall when the Blue Ridge Mountains transform into a rolling blanket of red, yellow and gold leaves.*

*Hikers can choose from a variety of trails, including the popular four-mile Bear Hair Gap loop, an easy one-mile lake loop, and the challenging 13-mile Coosa Backcountry Trail. Cottages, campsites and primitive backpacking sites provide a range of overnight accommodations. The park's 22-acre lake is open to non-motorized boats. During summer, visitors can cool off at the scenic lakeside beach.*

### **Smithgall Woods/ Dukes Creek CA**

*Smithgall Woods is an elegant mountain retreat perfect for romantic getaways, intimate weddings and outings with friends. Five beautifully decorated cottages provide a total of 14 bedrooms with private baths, telephones and television. A one-mile trail leads from the cottages to Dukes Creek Falls (cottage guests only).*

*North Georgia's premier trout stream, Dukes Creek, runs through this spectacular mountain property and is a favorite for catch-and-release fishing. Southern Living Magazine called it "the holiest of holies in Georgia trout-catching circles." Reservations for trout fishing are offered only on certain days, so visitors should call for a current schedule. Five miles of trails and 18 miles of roads allow hikers and bicyclists to explore hardwoods, streams and wildlife.*

*This quiet mountain retreat was acquired by the state in 1994 as a gift-purchase from Charles A. Smithgall, Jr., a noted conservationist and businessman. The Dukes Creek Conservation Area is adjacent to Smithgall Woods, with the two properties jointly managed by DNR.*





### **Tugaloo State Park**

*Situated on a wooded peninsula, Tugaloo's cottages and most campsites offer spectacular views of 55,590-acre Lake Hartwell in every direction. Some cottages even have private boat docks for overnight guests. Tent campers can choose between the developed campground or primitive campsites located a short walk from the parking area.*

*Fishing is excellent year-round, and large-mouth bass are swimming, water skiing, sailing and boating. A six-lane megaramp with restrooms and trailer parking opened in July 2010. Both the Sassafras and Muscadine trails wind through oak, walnut, mulberry and cherry trees. The name "Tugaloo" comes from an Indian name for the river which once flowed freely prior to the construction of Hartwell Dam.*

### **Hart State Recreation Area**



*This self-registration campground is open on a first-come, first-served basis from March 15 through September 15. Most campsites are near the scenic shore and all feature water and electrical hook-ups. A comfort station with hot showers and a pumping station are nearby. Law enforcement personnel make regular rounds through the park. The nearest location for ice and sundries is in Hartwell about two miles away. The day-use boat ramp will remain open year-round.*

*Boating, water skiing and fishing at Lake Hartwell are prime reasons to visit this site in northeast Georgia. Large mouth bass, hybrid bass, striper, black crappie, bream, rainbow trout and wall-eyed pike can be found in the sparkling waters of this 55,590-acre reservoir. The day-use boat ramp offers easy access to all water sports.*

### **Victoria Bryant State Park**



*Nestled in the rolling hills of Georgia's upper piedmont, this is one of northern Georgia's best kept secrets. A beautiful stream flows through the park, providing the perfect setting for an after-picnic stroll. Hikers can follow either the short nature trail or the longer perimeter trail that winds through hardwoods and crosses creeks. Animal lovers should keep an eye out for wildlife while passing food plots along the perimeter trail. Two ponds are open for public fishing (license required). Golfers will enjoy Highland Walk Golf Course with clubhouse, golf pro and junior/senior discounts.*

## ***Amicalola Falls State Park***



*Amicalola Falls State Park is one of Georgia's most popular state parks, especially during the fall for the changing colors of the leaves. Amicalola, a Cherokee Indian word meaning "tumbling waters," is an appropriate name for these 729-foot falls ~ the tallest cascading waterfall east of the Mississippi River. An 8.5-mile approach trail leads from the park to Springer Mountain, the southern end of the famed 2,135-mile Appalachian Trail. However, numerous other trails are available for shorter journeys.*

*A beautiful lodge at the top of the mountain is popular with guests who prefer traditional hotel comforts, while the cottages and campgrounds are more rustic. The park's Maple Restaurant is known for its spectacular views and Sunday brunch buffet. For hikers who enjoy more adventure, a 5-mile trail leads to the backcountry Len Foote Hike Inn that serves the southern terminus for the Appalachian Trail.*

## ***Wildlife Management Areas***

*Within Georgia's DNR, the Wildlife Resources Division (WRD) is charged with conserving, enhancing and promoting Georgia's wildlife resources, including game and nongame animals, fish and protected plants. WRD is comprised of four sections – Game Management, Fisheries Management, Law Enforcement and Nongame Conservation, which regulate hunting, fishing and boat operation, protect nongame and endangered wildlife, provide conservation education and enforce laws for the protection and use of Georgia's natural resources.*

*This Division is responsible for more than 90 Wildlife Management Areas (WMA) throughout the state, including one within an hour's drive of every Georgian. The WMA system permits licensed hunters access to nearly one million acres of land managed specifically for hunting opportunities and for conservation of natural resources. The WMA lands provide habitat for a wide variety of game species including white-tailed deer, wild turkey, waterfowl, bobwhite quail, rabbit and other small game species.*

*Within the Georgia Mountains Region there are 11 Wildlife management Areas comprising more than 110,000 acres. As with the State Parks, some of these are located within or*

adjacent to the Chattahoochee National Forest, and serve to build a network of habitats that support wildlife and protect the environment.

**Wildlife Management Areas  
Georgia Mountains Region**

<u>WMA</u>	<u>Chattahoochee NF</u>	<u>Acres</u>
Chattahoochee	Y	25,150
Dawson Forest		25,000
Hart County Allen Creek		1,000
Wilson Shoals		2,800
Chestatee	Y	25,000
Warwoman	Y	15,800
Swallow Creek	Y	19,000
Lula Bridge		513
Lake Russell	Y	17,300
<u>Coopers Creek</u>	<u>Y</u>	<u>30,000</u>
<b>Total</b>		<b>110,413</b>

***Chattahoochee National Forest***

The U.S. Department of Agriculture Forest Service (USFS) is a Federal agency that manages public lands in national forests and grasslands. The Forest Service is also the largest forestry research organization in the world, and provides technical and financial assistance to state and private forestry agencies. The mission of the USFS is to sustain the health, diversity, and productivity of the Nation’s forests and grasslands to meet the needs of present and future generations. Within Georgia the USFS has two national forests, the Chattahoochee and the Oconee, administered by one Forest Supervisor headquartered in Gainesville, GA.

The Chattahoochee National Forest encompasses a total of 749,689 acres (1,171 square miles) in 18 counties within northern Georgia. It attracts many visitors each year due to its mountain vistas, whitewater streams and scenic landscapes. In addition to its recreational opportunities, the Chattahoochee National Forest has valuable resources of timber, fuel wood, and minerals and serves as a major preserve for vital environmental resources and habitats.

The Chattahoochee National Forest as a whole is comprised mostly of cove hardwoods and upland hardwoods forest types, dominated by tree stands aged 40 to 80 years. Major tree species include white and red oak, hickory, yellow poplar, shortleaf pine, Virginia pine, and eastern white pine. For animals, over 500 species of wildlife are known to exist in



the Chattahoochee National Forests, including major game such as deer, turkey, squirrel, grouse, quail, raccoon, fox, dove, woodcock and bear. The area also contains 19,352 acres of public lakes and numerous trout streams that support wild populations of brook, brown and rainbow trout.

Recreation areas and sites are composed of "dispersed" recreation (hiking, camping, picnicking, fishing, hunting and riding) and "developed" recreation (camping, picnicking, swimming and boating). Major recreational areas within the Chattahoochee National Forest include the Appalachian Trail, several State Parks and Wildlife management Areas, many popular waterfalls and a variety of additional hiking trails.

*Vulnerability - The Land and Resource Management Plan (Forest Plan)* for the Chattahoochee and Oconee National Forests establishes long-range goals and objectives, specific management prescriptions for 10-15 year time periods, standards and guidelines for management, and monitoring procedures to assure plan implementation. The Forest Plan should be referenced for information relating to the management of National Forest Lands within the Georgia Mountains Region, and the latest version cites the following local issues for the Chattahoochee-Oconee National Forests:

- *Chattooga River Watershed - Issue Statement: How can the National Forests manage the Chattooga River watershed for desired social and ecological benefits while protecting the outstanding values of the Chattooga Wild and Scenic River corridor?*
- *Red-cockaded Woodpecker - Issue Statement: (1) What portions of the Oconee National Forest should be designated as a habitat management area (HMA) for the Red-cockaded Woodpecker (RCW). (2) Should it be a Forest Plan goal to acquire lands in order for the Oconee to be a recovery area for the RCW, or maintain current land ownership and be a support area for the RCW?*
- *Recreational Gold Collecting - Issue Statement: How will recreational gold collecting be authorized on the Chattahoochee National Forest to meet public demand and minimize impacts to other resources?*
- *Special Uses - Issue Statement: How should the special uses of communication sites, utility corridors,*

*and recreation residences be authorized on the Chattahoochee - Oconee National Forests?*

### **Private Conservation Lands**

In addition to the lands owned by the State and federal authorities, there are several private properties throughout the region that feature land set aside for conservation. These can include lands for passive recreation but also features a measure of environmental preservation. They are emblematic of the Appalachian heritage in the Georgia Mountains Region and how the economy and culture aspire for a relationship with the natural landscape.

These areas are often much smaller in size than State Parks or Wildlife Management Areas, but they do play an important role in building the collective ecological infrastructure for the region. By preserving these lands as additional habitat for plants and animals, and by buffering the natural landscape from continued development, these conservation lands contribute to the rural character and scenic beauty of the Georgia Mountains.

### **Private Conservation Land Holders within the Georgia Mountains Region**

Ducks Unlimited

Chattowa Open Land Trust

Chattooga Conservancy

Chicopee Woods Nature Preserve

The Nature Conservancy of Ga.

Georgia Land Trust

Camp Moccasin

Georgia Land Trust

North American Land Trust

Atlanta Botanical Garden

Brasstown Valley Resort

Sautee Nacoochee Community Association



*Chicopee's 150-foot suspension bridge*

### **Highlights of select private conservation lands**

#### *Chicopee Woods Nature Preserve*

The **1,500 acre Chicopee Woods Nature Preserve** is one of the largest greenspaces in the state of Georgia and features rolling topography and four diverse habitats - woodland, lake, stream and wetland. At Chicopee, thirteen miles of hiking trails lace through the preserve offering a view of the area's variety of beautiful flora and fauna species. As a protected area, all plants, animals, and natural materials must not be disturbed or taken from the preserve but are here to be enjoyed by all visitors now and in the future. Across the Preserve from the main complex is the Chicopee

Woods Aquatic Studies Center and Chicopee Lake, accessed by a 2.5 mile hike or a 10 minute car ride around the perimeter of the preserve. The lake and surrounding wetland provide a perfect spot for the study of pond life, wetland inhabitants, and birds, who favor this site as home or a stop on their migration route.

The larger **Chicopee Woods Area Park** is also home to the Chicopee Woods Golf Course, Chicopee Woods Agricultural Center, and SORBA (Southern Off-Road Bicycle Association) Mountain Bike Trails.

Also located in the Preserve is the Elachee Nature Science Center, one of the premier environmental education centers in Georgia serving over 35,000 students from more than 35 school systems and an additional 30,000 visitors to the museum and preserve each year. Elachee is celebrating more than 30 years of building environmental literacy for Georgians through quality educational experiences, museum exhibitions, special programs, and resources for schools and the general public. Elachee is a private not-for-profit institution supported by program fees, memberships, fundraising events, museum admissions, and donations from corporations, foundations, and individuals, and serves as the trustee for the Preserve in concert with the Chicopee Woods Park Commission.

### *Brasstown Valley Resort*



Brasstown Valley Resort & Spa is a 134 room resort in Young Harris, Georgia, surrounded by the Blue Ridge Mountains at 2,150 foot elevation. It sits on 503 acres overlooking the valley, adjacent to the highest mountain in Georgia (Brasstown Bald). Brasstown Valley Resort is home to a links style championship golf course , features an adjacent spa and stables with 5 miles of riding trails. In addition, the Resort features 9 miles of hiking trails including connection to the Appalachian Trail.

### *Sautee Nacoochee Community Land Trust*

Sautee Nacoochee Valley in central White County features a predominant part of the upper Chattahoochee River watershed and two historic districts listed in the National Register of Historic Places. As a sensitive environmental area this watershed includes several tributaries to the river, several concentrations of steep slopes along the mountain

sides, some wetlands and established agricultural lands.

This SN Land Trust holds property within the valley to protect the environment as well as two historic districts. The two historic districts contain a total of 86 historic sites with architectural styles including Italianate and Gothic Revival and a variety of house types including Plantation Plain, Double Pen, and Hall and Parlor. One of the most significant aspects of the Sautee and Nacoochee Valley Historic Districts is the relationship of the structures' setting, the valley landscape and distant views. This relationship is important to preserve and becomes more important than the architectural significance of the valleys' structures.

*Guidance for Appropriate Development Practices for new development within one mile of parks and conservation areas:*

- Maintain or exceed all applicable local, State and federal regulations regarding land development
- Where possible, employ conservation design measures that concentrates development away from sensitive resources
- Consider maximum buffers around the park/ conservation area for the purposes of protecting the landscape and integrity of the park
- Where possible, restore disturbed landscape using appropriate, native vegetation
- Where possible, integrate new trails and pathways with existing infrastructure within parks and conservation areas

*General Policies and Protection Measures for local governments and stakeholders in parks and conservation areas:*

- Review land use plan for management around parks and conservation areas
- Maintain communication with the Dept. of Natural Resources, US Forest Service or other managing authority
- Ensure regulations encourage conservation design and promote best mgmt. practices
- Ensure local review process considers RIRs

- Maintain up to date parcel data and accurate information about the watershed for use in review procedures
- Work with area stakeholders to consider and pursue land banks and other measures for conserving land around parks and conservation lands
- Pursue development and implementation of local greenspace plan
- Consider land use policies that require larger (3+ acres) minimum lot sizes in rural areas, and concentrate development and utilities in urban neighborhoods
- Ensure land use plan directs more intensive uses (manufacturing, regional commercial) away from parks and conservation areas.
- Develop policies that minimize or prohibit commercial signage and heavy lighting around parks and conservation areas
- Develop a trail, sidewalk and pathway plan that integrates trails within parks with access to adjoining residential areas and other destinations.



## Historic, Cultural, and Natural Resources

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In the Georgia Mountains Regions historic, cultural, and natural resources are used together in a comprehensive approach in enhancing local tourism strategies, providing for the health and welfare of local citizens, as well as raising awareness of regional sustainability and visual integrity which has a direct relationship with mental health and an overall increased quality of life. These resources comprise the heart of soul of the Appalachian experience. From recreation and sightseeing to housing and education, regionally important heritage resources can provide the solutions to counteract sprawling development, reduce crime, preserve greenspace, and limit the contamination of our picturesque streams, rivers, lakes, and skies.

This regionally important heritage resource list was developed through the Georgia Mountains Regional Commission's interaction with its regional partners and local stakeholders. From thirteen counties and fifty-two communities, this data provides significant insight into our region's cultural diversity and propensity to honor heritage-based traditions that may seem somewhat out of place to the ever-growing, fast-paced outside world. As with our partners, the GMRC uses a set of principle guidelines to factor the level of importance given each resource. These guidelines are as follows:

- Recognition of national importance by the Georgia and National Register of Historic Places (NRHP);
- Local significance or appreciation;
- Single example within the region;
- Shared history;
- Regional impact;
- Tourism oriented or the potential as such;
- Association to a significant figure or event;
- Potential impact/demolition from over development or neglect; and
- Supports the local agrarian economy.



*Section of Blue Ridge Railway above War Woman Dell Picnic Area near Clayton*



*In the Georgia Mountains Region historic and natural resources overlap to create the rich visual integrity that is cherished by residents and tourists. Preservation planning encompasses the protection of both types of resources and their fragile bucolic viewsheds. This photos shows a hidden grist mill dam and waterfall in Forsyth County.*



***Linear Historic Resources**, such as the route of the Tallulah Falls Railroad and Unicoi Turnpike, can be used to bolster local economies as multi-use recreational corridors*

The Georgia Mountain Region is awash with significant heritage resources. The examples presented in this plan define the history and growth of each individual community, whether from the lofty mountain villages of Rabun to the rolling farm communities of Hart. Local heritage resources should receive the same attention as any other significant resource within the region due to the higher probability of inadvertent demolition or neglect usually attributed to over development and increases in population. Local communities are regularly encouraged to recognize their heritage resources and adopt new policies and procedures that support their protection, utilization, and adaptive-reuse to face these challenges.

The location, assessment, and acknowledgment of the Georgia Mountain Region's heritage resources are considered vital components of the preservation and conservation process. The Preservation and Community Design Division of the Georgia Mountains Regional Commission is equipped to handle the needs of the communities within its sector of the state. From tax credits, historic structure reports, building analysis, downtown master planning and design to technical/ procedural workshops and archaeological studies, the Regional Commission stands equipped to assist the needs of its communities.

Regionally important resources found within the Georgia Mountains are typically associated with natural beauty and breath taking view sheds. As such, this compilation of data includes various sites that are typically associated with environmental-based conservation strategies. To fully and accurately interpret historical resources, each must be understood and observed "in situ," in an undisturbed state and location. Without the surrounding mountains, forested ridgelines, cascading waterfall, rolling streams, meandering trails, and tree-lined lakes we do not have integrity of space which is key to defining a historical resource or cultural setting. It is recommended that all future land development activity be closely regulated to safeguard the region's cultural, historic, and natural surroundings.

## BANKS

### National Register of Historic Places

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- **Banks County Courthouse** (added 1980 - **Building** - #80000969) Off U.S. 441, Homer
- **Banks County Jail** (added 1982 - **Building** - #82002382) Also known as **Old Banks County Jail** Silver Shoals Rd., Homer
- **Blind Susie Covered Bridge** (added 1975 - **Structure** - #75002194) Also known as **Lulu Covered Bridge** SE of Lula, Lula
- **Chambers, William, House** (added 1996 - **Building** - #96001305) GA 51, approximately 1 mi. W of jct. with GA 59, Carnesville
- **Fort Hollingsworth--White House** (added 1998 - **Building** - #98000973) Wynn Lake Rd., 2 mi. SE of Hollingsworth, Hollingsworth
- **Gillsville Historic District** (added 1985 - **District** - #85001933) GA 52, Gillsville
- **Hebron Church, Cemetery, and Academy** (added 1985 - **Building** - #85002176) CR 3, Commerce
- **Homer Historic District** (added 1985 - **District** - #85003110) Also known as **See Also:Banks County Courthouse;Banks County Jail;Homer His** Along Main St. and Silver Shoals Rd., Homer
- **Homer Historic District (Boundary Increase)** (added 1993 - **District** - #93000422) Also known as **See Also:Homer Historic District** Off US 41 on E end of existing district adjacent to southern boundary, Homer
- **Kesler Covered Bridge** (added 1975 - **Structure** - #75000571) 10 mi. N of Homer on County Line Rd. over Middle Fork Broad River, Homer
- **Maysville Historic District** (added 1985 - **District** - #85002203) Along E. Main, W. Main and Homer Sts., Maysville
- **Mount Pleasant Historic District** (added 1996 - **District** - #96001306) Also known as **Jct. of GA 51 and GA 184** Jct. of GA 51 and GA 184, Carnesville
- **Nails Creek Historic District** (added 1996 - **District** - #96001307) Jct. of GA 51 and GA 59, Carnesville



The Banks County Courthouse is located in Homer, Georgia and is considered the oldest in the State.



*Fort Hollingsworth, circa 1793*



*Ragsdale Grist Mill*

- **New Salem Covered Bridge** (added 1975 - **Structure** - #75000570) 6 mi. N of Commerce on SR S992 over Grove Creek, Commerce
- **Turk Family Farm** (added 2003 - **District** - #03001365) 534 Carson Segars Rd., Maysville

#### Unlisted Significant Sites

- **Stewart Family Centennial Farm** (2009), Linda Stewart
- **Ragsdale Grist Mill**, circa 1860
- **Birthplace of Ty Cobb**, 1350 Highway 105, Homer

### DAWSON

#### National Register of Historic Places

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- **Dawson County Courthouse** (added 1980 - **Building** - #80001010) Courthouse Sq., Dawsonville
- **Dawson County Jail** (added 1985 - **Building** - #85002083) Also known as **Old Dawson County Jail** HW 53, Dawsonville
- **Steele's Covered Bridge** (added 1977 - **Structure** - #75000588) 7 mi. NW of Dawsonville on SR 2275, Dawsonville

#### Unlisted Significant Sites

- **Dawsonville Historic Downtown Commercial District**, circa 1875-1960
- **Historic Dawsonville Gulf Service Station**, circa 1950
- **Dawsonville City Cemetery**
- **Stone School House**, Dawsonville
- **Amicolola Falls Park and Lodge-Appalachian Trail Approach**, Dawsonville
- **Hightower Educational Forest**, Dawsonville
- **Dawson Forest**, Dawsonville
- **Thunder Road Heritage Museum**, Dawsonville

### FRANKLIN

#### National Register of Historic Places

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- **Adams House** (added 1983 - **Building** - #83000199) Also known as **Adams Residence** Hartwell Rd., Lavonia



*New Salem Covered Bridge on Gun Creek, circa 1938 Banks County*



*Located within Dawsonville's downtown historic district, this restored mid-twentieth century service station provides the perfect location for new business and adds a sense of quality to the surrounding character area.*



*Thunder Road Museum: Moonshine Heritage and NASCAR History*

- **Ariail, William, House** (added 1996 - **Building** - #96001297) GA 51, approximately .25 mi. SE of the Banks--Franklin County line, Carnesville
- **Baty School** (added 1996 - **Building** - #96001302)  
Also known as **Cross Plains School**  
GA 198, approximately .25 mi. N of jct. with GA 59, Carnersville
- **Beasley House** (added 1983 - **Building** - #83000200)  
Also known as **Dowis Residence** 75 Grogan St., Lavonia
- **Bellamy Historic District** (added 1996 - **District** - #96001304) GA 51, approximately 2.75 mi. NW of jct. with I-85, Carnesville
- **Bond, John R. and Mary Bond, House** (added 1996 - **Building** - #96001301) Also known as **Bond--Hill House**  
GA 59, approximately .5 mi. NE of jct. with GA 51, Carnesville
- **Bond--Baker--Carter House** (added 1986 - **Building** - #86002403) Address Restricted, Royston
- **Brown--Kennedy House** (added 1996 - **Building** - #96001303) Also known as **Brown--Kennedy--Shockley House**  
GA 59, approximately 1 mi. NE of jct. with GA 51, Carnesville
- **Burton House** (added 1983 - **Building** - #83000201)  
Also known as **Smith Residence** Augusta Rd., Lavonia
- **Cannon-McDaniel House** (added 1983 - **Building** - #83000202) Also known as **Cannon-McDaniel-Maret House**  
126 West Ave., Lavonia
- **Canon Commercial Historic District** (added 1985 - **District** - #85001681) Depot St. between Bond Ave. & Broad St., Canon
- **Cason House** (added 1983 - **Building** - #83000203)  
Also known as **Bradford House** 60 Grogan St., Lavonia
- **Cheek House** (added 1983 - **Building** - #83000204)  
Also known as **Rushton House** 38 Hartwell Rd., Lavonia
- **Crawford-Shirley House** (added 1983 - **Building** - #83000205) Also known as **Franklin House** 100 Augusta Rd., Lavonia
- **Cromer's Mill Covered Bridge** (added 1976 - **Structure** - #76000619) Also known as **Nails Creek Covered Bridge**  
8 mi. S of Carnesville at Nails Creek, Carnesville
- **Fisher House** (added 1983 - **Building** - #83000206)



*Franklin County Courthouse, Carnesville*



*Cromer's Mill Covered Bridge*

Also known as **Reba Vaughn Residence**

221 Hartwell Rd., Lavonia

- **Franklin County Courthouse** (added 1980 - **Building** - #80001069) Courthouse Sq., Carnesville
- **Hamilton Historic District** (added 1996 - **District** - #96001300) GA 51, approximately .5 mi. NW of jct. with I-85, Carnesville
- **Historic Churches of Canon Historic District** (added 1985 - **District** - #85001680) Broad St. at Canon Ave., Canon
- **Jones Street Residential Historic District** (added 1983 - **District** - #83000207) Jones, Baker, and Old Carnesville Rd., Lavonia
- **Keese House** (added 1983 - **Building** - #83000208)  
Also known as **Slocum Residence** 4 Burgess St., Lavonia
- **Kidd House** (added 1983 - **Building** - #83000209)  
Also known as **Kidd Residence** =222 Hartwell Rd., Lavonia
- **Killingsworth Farm** (added 1983 - **Building** - #83000210)  
Hartwell Rd., Lavonia
- **Lavonia Carnegie Library** (added 1983 - **Building** - #83000211)  
Hartwell Rd., Lavonia
- **Lavonia Commercial Historic District** (added 1983 - **District** - #83000212) Jones, Augusta, Vickery, Grogan, Bowman Sts., Lavonia
- **Lavonia Cotton Mill** (added 1983 - **Building** - #83000213)  
Also known as **Lavonia Manufacturing Co.** Main St., Lavonia
- **Lavonia Roller Mill** (added 1983 - **Building** - #83000214)  
E. Main St., Lavonia
- **McConnell Historic District** (added 1996 - **District** - #96001299) GA 51, approximately 2.5 mi. NW of jct. with I-85, Carnesville
- **McMurray House** (added 1983 - **Building** - #83000215)  
Also known as **McMurry Residence** Hartwell Rd., Lavonia
- **Pure Oil Service Station** (added 1983 - **Building** - #83000216) Also known as **K & S Machine Shop** 56 West Ave., Lavonia
- **Queen House** (added 1983 - **Building** - #83000217)  
Also known as **Harris Property** Hartwell Rd., Lavonia



*Historic Commercial District, Canon*



*Carnegie Library, Lavonia*



*Franklin County's rural landscape is considered an important regional resource*

- **Royston Commercial Historic District** (added 1985 - **District** - #85001969) Along Church and Railroad Sts., Royston
- **Southern Cotton Oil Co.** (added 1983 - **Building** - #83000218) Also known as **Whitworth Feed Mill, Inc. W.** Main St., Lavonia
- **Stevenson House and Brickyard** (added 1983 - **Building** - #83000219) Also known as **Westmoreland Residence** Hartwell Rd., Lavonia
- **Stovall Homeplace** (added 1983 - **Building** - #83000220) 114 West Ave., Lavonia
- **Stovall-Purcell House** (added 1983 - **Building** - #83000221) Also known as **Purcell Residence** 110 West Ave., Lavonia
- **Strange--Duncan House** (added 1996 - **Building** - #96001298) GA 51, approximately .75 mi. E of the Franklin--Banks County line, Carnesville
- **Vandiver House** (added 1983 - **Building** - #83000222) Main St., Lavonia
- **Vickery House** (added 1983 - **Building** - #83000223) Also known as **Shirley House** Grogan St., Lavonia
- **Vickery Street Historic District** (added 1983 - **District** - #83000224) Also known as **Vickery Street Residential Historic District** Vickery St., Lavonia
- **Walnut Hill Historic District** (added 1996 - **District** - #96001296) GA 51, approximately 1 mi. NW of jct. with I-85, Carnesville
- **West Avenue-Roberts Street Residential Historic District** (added 1983 - **District** - #83000225) Between Mason and Jones Sts., Lavonia
- **Yow House** (added 1983 - **Building** - #83000226) Also known as **Vandiver Residence** 109 Hartwell Rd., Lavonia

#### **Unlisted Significant Sites**

- **Southern Railroad Depot**, Lavonia circa 1912 (*Phase I Restoration Completed September 2010*), Lavonia
- **Standard Oil Station**, circa 1950, Lavonia
- **Royston City Cemetery**, Royston
- **Southern Railroad Depot**, Royston
- **Carnesville Historic District** (*residential and commercial*)
- **Vanna Community**



*Lavonia Southern Railroad Depot, Phase I structural and exterior restoration complete*



*Ty Cobb Museum, Royston*



*Poplar Springs Baptist Church, Franklin Co.*

- **Ty Cobb Museum**, Royston
- **Westbrook Cemetery**, Westbrook Road, Commerce
- **Poplar Springs Baptist Church**, circa 1920
- **White Centennial Farm (2003)**, George White

## FORSYTH

### National Register of Historic Places

- **Cumming Bandstand** (added 2002 - **Structure** - #02000658) Jct. of Main and Dahlonega Sts., Forsyth
- **Cumming Cemetery** (added 2005 - **Site** - #05000428) Bordered by GA 20, GA 9 and Resthaven Dr., Cumming
- **Cumming Public School--Cumming High School** (added 2000 - **Building** - #00000107) 101 School St., Cumming
- **Fowler Family Farm** (added 2003 - **District** - #03000200) 3813 Atlanta Highway, Cumming
- **Pool's Mill Covered Bridge** (added 1975 - **Structure** - #75000593) Also known as **Settendown Creek Covered Bridge** NW of Cummings off GA 369 on Pool's Mill Rd., Cumming

### Unlisted Significant Sites

- **Terry Cemetery**, Kemp Road, Shakerag
- **Clement House**, circa 1840 – NW corner Peachtree Pkwy/Old Alpharetta & Hemrick Roads
- **Buffington's Tavern**, circa 1805 – Old Federal Road .7 miles W of Etowah River (endangered site/neglect)
- **Cicero Anglin/Clarence "Dolly" Bagley House**, circa 1880 – 120 Bagley Drive
- **Temple Front Craftsman**, circa 1910 – S side Atlanta Highway, ¼ mile E Castleberry Road
- **Folk Victorian Gable Ell Cottage**, circa 1905 – NE corner Friendship Circle and Hurt Bridge Road
- **The Foster House**, circa 1887 – 305 West Main Street, Cumming
- **Coal Mountain Mill**, circa 1942
- **Cumming Hotel**, circa 1900 (rehabilitated 2008)
- **Bagley Hatchery** (endangered), Hwy 9 N of Cumming
- **Bethel Baptist Church & Cemetery**, Bethel Road 1.5 miles
- **Buice's Store**, Old Atlanta Road past Sharon Church
- **Mrs. Roy Redd Store**, circa 1947 – Cuba



*Coal Mountain Mill, Forsyth County*



*Bagley Hatchery, Forsyth County*



*Buford Dam, Forsyth County*

- **Browns Bridge**, *Chattahoochee River*
- **Buford Dam**, *circa 1950-1957 Buford Dam Road*
- **Colverhurst Centennial Farm** (2003), *Douglas Lanier Orr*

## HABERSHAM

### National Register of Historic Places

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- **Acoa** (added 1982 - **Building** - #82002446)  
Mathis Rd., Hollywood
- **Asbury, Henry, House** (added 1982 - **Building** - #82002425) Also known as **Swain Residence**  
211 E. Waters St., Clarkesville
- **Baron-York Building** (added 1982 - **Building** - #82002426)  
Also known as **Moulder's Photography**  
714 N. Washington St., Clarkesville
- **Chenocetah Fire Tower** (added 1984 - **Structure** - #84001110) Chenocetah Mountain, Cornelia
- **Church Furniture Store** (added 1982 - **Building** - #82002427) Also known as **Custom Corner Ceramics N.**  
Washington St., Clarkesville
- **Church, Cornelius, House** (added 1982 - **Building** - #82002428) 304 N. Washington St., Clarkesville
- **Clarkesville Garage** (added 1982 - **Building** - #82002429)  
Also known as **Church Motor Company**  
304 N. Washington St., Clarkesville
- **Cornelia Community House** (added 1982 - **Building** - #82002445) U.S. 123 at LaVista Lane, Cornelia
- **Daes Chapel Methodist Church** (added 1982 - **Building** - #82002430) N. Washington St., Clarkesville
- **Demorest Commercial Historic District** (added 1989 - **District** - #89001713) Georgia St. and Central Ave., Demorest
- **Demorest Women's Club** (added 2007)
- **Furr-Lambert House** (added 1982 - **Building** - #82002431)  
Also known as **Lunsford Residence**  
223 Grant St., Clarkesville
- **Glen-Ella Springs Hotel** (added 1990 - **District** - #89002270) Also known as **Rocky Bottom Farm**  
SW of Tallulah Falls on Co. Rd. 218, Turnerville
- **Grace Church** (added 1980 - **Building** - #80001087)  
Wilson and Greene Sts., Clarkesville



*Chenocetah Fire Tower*



*Glen Ella Springs Hotel*

- **Griggs-Erwin House** (added 1982 - **Building** - #82002432)  
Also known as **Dixon Residence** Bridge St., Clarkesville
- **Haywood English Family Log House** (added 1991 - **Building** - #91001852) Also known as **Big Holly Cabin** GA 115 W of jct. with Habersham Rd., Clarkesville
- **Hill, A. P., House** (added 1982 - **Building** - #82002433)  
Also known as **Rosetty, Peter, House**  
N. Washington St., Clarkesville
- **Irvin General Merchandise Store** (added 1984 - **Building** - #84001113) Irvin St., Cornelia
- **Jackson Building** (added 1982 - **Building** - #82002434)  
Also known as **Lucky Fabrics; Barbara Ann Beauty Salon**  
710 N. Washington St., Clarkesville
- **Jackson Pharmacy** (added 1982 - **Building** - #82002435)  
Also known as **Carson Pharmacy**  
712 N. Washington St., Clarkesville
- **Lewis, J. A., House** (added 1982 - **Building** - #82002436)  
N. Washington St., Clarkesville
- **Loudermilk Boarding House** (added 2001 - **Building** - #01000079) 271 Foreacre St., Cornelia
- **Market Building** (added 1982 - **Building** - #82002437)  
Also known as **Agriculture Building**  
N. Washington St., Clarkesville
- **Martin Building** (added 1982 - **Building** - #82005170)  
802--808 Washington St., Clarkesville
- **Mauldin House** (added 1982 - **Building** - #82002438)  
Also known as **Little Pink Cottage** 102 E. Water St.,  
Clarkesville
- **McMillan, Robert, House** (added 1982 - **Building** - #82002439) Also known as **Johnson Residence**  
Allen Lane, Clarkesville
- **McMillan-Garrison House** (added 1982 - **Building** - #82002440) 403 S. Washington St., Clarkesville
- **Olgetree Farm** (added 1997 - **District** - #97000753)  
Jct. of Pea Ridge Rd. and Paradise Park Rd., View
- **Porter-York House** (added 1982 - **Building** - #82002441)  
Bridge St., Clarkesville
- **Pyle--Davis House** (added 2003 - **Building** - #03000537)  
202 Massachusetts Blvd, Demorest
- **Reeves Building** (added 1982 - **Building** - #82002442)  
N. Washington St., Clarkesville



*Porter-York House, Clarkesville*



*Fort Tallulah & Cherokee Indian Trading Post, circa 1955 – Old Highway 17 Loop*



*Tallulah Gorge Overlook, circa 1920-1959, Old Highway 17, Tallulah Falls*

- **South Washington Street Historic District** (added 1982 - District - #82002443) S. Washington St. between Laurel Dr. and Spring St., Clarkesville
- **Tallulah Falls School** (added 1992 - District - #91002026)  
Also known as **Tallulah Falls Industrial School**  
Jct. of US 441 and Tallulah School Rd., Tallulah Falls
- **Washington-Jefferson Street Historic District** (added 1982 - Building - #82002444) Washington, Jefferson, and Wilson Sts. between Green St. and Laurel Dr., Clarkesville
- **Woodlands and Blythewood** (added 1975 - Building - #75002121) 3 mi. N of Clarkesville off U.S. 441, Clarkesville

#### Unlisted Significant Sites

- **Historic Route of the Tallulah Falls Railroad** (Location being recognized for use as a bicycle/pedestrian greenway corridor) Proposed Linear Historic District
- **Tallulah Falls Railroad Depot and Shops, Demorest**
- **Tallulah Falls Railroad Depot and Warehouse, Clarkesville**
- **Hollywood Community**
- **Turnerville Community**
- **Historic Route 441 Scenic Corridor** (Proposed Linear Historic District and Scenic Byway)
- **Town of Tallulah Falls, circa 1870-1960**
- **Highway 17 Loop Historic Byway, circa 1920-1970**
- **Tallulah Gorge Dam and Power Plants, circa 1900**
- **Tallulah Gorge Scenic Overlook Complex, Old Hwy 17 Loop, Tallulah Falls, circa 1929-1969**
- **Fort Tallulah & Cherokee Indian Trading Post, Hwy 17 Loop, Tallulah Falls, circa 1955-1965**
- **Souque River Watershed Resource District (proposed)**
- **Mount Airy Historic District (proposed), residential and commercial, circa 1870-1960**
- **Mount Airy Cemetery, circa 1870-present**
- **Fort, manor house and grounds, Mount Airy, circa 1875 (endangered)**
- **Habersham Mill Historic District-proposed (endangered site), Clarkesville along Chattahoochee River**
- **W. F. Holcomb Family Centennial Farm (2010)**
- **City of Baldwin Commercial District (proposed)**
- **Lake Russell Recreation Area, Mount Airy**



*Habersham Mill Complex  
(Endangered Site)*



*"Fort" Manor House and Grounds,  
Mount Airy (Endangered Site)*

## HALL

### National Register of Historic Places

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- **Bailey-Harper House--Doctors Building** (added 2006 - **Building** - #06000504) 204 Green St., NE, Gainesville
- **Bowman-Pirkle House** (added 1973 - **Building** - #73000623) NE of Buford off U.S. 23 on Friendship Rd., Buford
- **Brenau College District** (added 1978 - **District** - #78000987) Academy, Prior, Washington and Boulevard Sts., Gainesville
- **Candler Street School** (added 1982 - **Building** - #82002447) Candler St., Gainesville
- **Chicopee Mill and Village Historic District** (added 1985 - **District** - #85001638) Roughly bounded by Fourth & Fifth Sts., North, K, 8th, H, G & F Aves. on US 23, Gainesville
- **Clermont Residential Historic District** (added 1985 - **District** - #85001970) Main, Harris, Martin, and Railroad Sts., Clermont
- **Dixie Hunt Hotel** (added 1985 - **Building** - #85001057) 209 Spring St., SW, Gainesville
- **Federal Building and Courthouse** (added 1974 - **Building** - #74000684) Also known as **U.S. Post Office** 126 Washington St., Gainesville
- **Flowery Branch Commercial Historic District** (added 1985 - **District** - #85001932) Main St. & Railroad Ave., Flowery Branch
- **Gainesville Commercial Historic District** (added 2003 - **District** - #02000873) Roughly bounded by Broad St., Maple St., Academy St. and Green St., Gainesville
- **Gillsville Historic District** (added 1985 - **District** - #85001933) GA 52, Gillsville
- **Green Street District** (added 1975 - **District** - #75000596) Both sides of Green St. from Green Street Pl. to Glenwood Rd., Gainesville
- **Green Street-Brenau Historic District** (added 1985 - **District** - #85001974) Also known as **See Also: Brenau College District; Green Street District; Candler Green, Candler, Park, Brenau, Boulevard & Prior Sts., Green St. Circle, City Park and much of Brenau College Campus, Gainesville**



*Flowery Branch Southern Railway Depot*



*Pyramid Building, circa 1959, Gainesville*



*Gillsville Historic District located along Georgia's the Folk Pottery Trail*

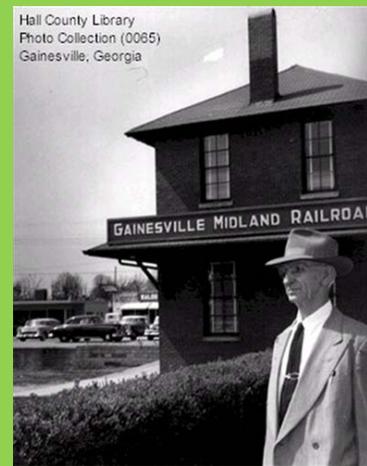
- **Hall County Courthouse** (added 1995 - **Building** - #95000717) Jct. of Spring and Green Sts., Gainesville
- **Hall County Jail** (added 1985 - **Building** - #85002084)  
Also known as **Old Hall County Jail** Bradford St., Gainesville
- **Head's Mill** (added 1990 - **District** - #89002301)  
Also known as **Healan's Mill** Whitehall Rd., E of jct. with US 23, Lula
- **Jackson Building** (added 1985 - **Building** - #85001677)  
112 Washington St. NE, Gainesville
- **Logan Building** (added 1990 - **Building** - #89002266)  
119 E. Washington St., Gainesville
- **Lula Residential Historic District** (added 1985 - **District** - #85002244) Cobb, Carter, Chattahoochee and Toombs Sts., Lula
- **Rucker, Beulah, House--School** (added 1995 - **Building** - #95000533) Also known as **Gainesville High and Industrial**
- **School for Colored; Beulah** 2110 Athens Hwy., Gainesville
- **Tanner's Mill** (added 1979 - **District** - #79000729) S of Gainesville on SR 3, Gainesville

#### **Unlisted Significant Resources**

- **Gainesville and Northwester Railroad Bed**, Gainesville/Hall (proposed bicycle/pedestrian greenway corridor to Helen, GA)
- **Gainesville Railroad Switch Yard and Rolling Stock Display**
- **Gainesville-Midland Railroad Depot 1914**, Gainesville
- **Southern Railroad Depot**, Gainesville
- **Summit Street Historic Residential District (Proposed)**, Historic African American District, Gainesville
- **Eberhart Historic Cemetery**, Eberhart Cemetery Rd., Gainesville (endangered)
- **Jones, Morris, Chandler, Miller, Thompson Cemetery** (behind home at 4344 East Hall Road) Gainesville (endangered)
- **Clermont Historic Commercial District**, Clermont (proposed)
- **Dip Post Office**, Clermont
- **Lula City Cemetery**, Lula
- **Lula Commercial District**, Lula



*Lula Historic Commercial District  
(Endangered)*



*Gainesville-Midland Railroad Depot  
and Switch Yard*



*Historic Blackstock Farm, Highway 129  
East and Blackstock Road (Endangered)*

- **Belton Commercial District**, Lula
- **Historic Blackstock Farm** circa 1840-1900, Centennial Farm Candidate, Hwy 129 East, Gainesville (endangered)
- **Poultry Park**, Jesse Jewel Parkway, Gainesville
- **Northeast Georgia History Center**, Gainesville
- **Piedmont Hotel**, circa 1873, Gainesville
- **Big Bear Café**, 893 Main Street, Gainesville
- **Stringer Centennial Farm** (2007), Walter M. Stringer
- **White Sulphur Centennial Farm** (2007), John & Jane Hemmer
- **Irvin Family Centennial Farm** (2006), Michel G. Irvin

## HART

### National Register of Historic Places

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- **Adams--Matheson House** (added 1986 - **Building** - #86002003) Also known as **Carswell Residence** 116 Athens St., Hartwell
- **Archibald Mewborn House** (added 1997 - **Building** - #96001556) approximately 1 mi. E of GA 172, 7 mi. S of Hartwell, Hartwell
- **Benson Street--Forest Avenue Residential Historic District** (added 1986 - **District** - #86002004) Roughly along Benson St. from Forest Ave. to Adams St. and along Forest Ave. from Railroad St. to Garrison Rd., Hartwell
- **Best, Allie M., House** (added 1986 - **Building** - #86002005) 122 Athens St., Hartwell
- **Bowersville Historic District** (added 1985 - **District** - #85001975) E. and W. Main St., Bowersville
- **Chandler--Linder House** (added 1986 - **Building** - #86002006) Also known as **Lindler Property** Johnson St., Hartwell
- **Fortson, H. E., House** (added 1986 - **Building** - #86002007) 221 Richardson St., Hartwell
- **Franklin Light and Power Company Steam Generating Station** (added 1986 - **Site** - #86002009) Leard St. at RR track, Hartwell
- **Franklin Street--College Avenue Residential Historic District** (added 1986 - **District** - #86002011) Roughly bounded by Johnson, Maple, Franklin and First, and Carter



*Bowersville Commercial Buildings  
(Endangered)*



*Candler-Linder House, circa 1880,  
Hartwell (Endangered)*

Sts., Hartwell

- **Gulley--Gurley Farm** (added 1997 - **Building** - #97000334)  
1389 Lou Gurley Road, Bowersville
- **Gulley--Vickery--Blackwell House** (added 1986 - **Building** - #86002014) Also known as **Blackwell Residence**  
115 Franklin St., Hartwell
- **Hart County Jail** (added 1985 - **Building** - #85002085)  
Johnson St., Hartwell
- **Hartwell City School** (added 1986 - **Building** - #86002016)  
Also known as **Hart County Elementary School**  
College Ave., Hartwell
- **Hartwell Commercial Historic District** (added 1986 - **District** - #86002019) Roughly bounded by Franklin St., Forest Ave., Railroad St., and Jackson and Carolina Sts., Hartwell
- **Hartwell Methodist Episcopal Church, South** (added 1986 - **Building** - #86002021) Also known as **First United Methodist Church** Howell St., Hartwell
- **Horton--Vickery House** (added 1986 - **Building** - #86002024) Also known as **Vickery--Johnson House** 101 Vickery St., Hartwell
- **Jones, Pearl J., House** (added 1986 - **Building** - #86002027) Also known as **White Columns** 401 Athens St., Hartwell
- **Kendrick--Matheson House** (added 1986 - **Building** - #86002029) Also known as **Feltman Residence** 212 Athens St., Hartwell
- **Kidd, Charles I., House** (added 1986 - **Building** - #86002032) Also known as **Bailey Residence** 304 W. Howell St., Hartwell
- **Linder, Roscoe Conklin, House** (added 1986 - **Building** - #86002033) Also known as **Griggs Residence**  
118 Athens St., Hartwell
- **McCurry--Kidd House** (added 1986 - **Building** - #86002035) Also known as **Hailey Residence** 602 W. Howell St., Hartwell
- **McMullan--Vickery Farm** (added 1986 - **Building** - #86002037) Also known as **Vickery Property** 602 Forest Ave., Hartwell
- **Meredith, Dr. Owen, House** (added 1986 - **Building** - #86002040) Also known as **Bowers Residence** 605 Benson St., Hartwell



*Pure Oil Service Station, Hartwell*

- **Morrison, Jackson, House** (added 1986 - **Building** - #86002046) Also known as **Turner Property** 439 Rome St., Hartwell
- **Patterson--Turner Homeplace** (added 1990 - **Building** - #90001126) Smith--McGee Bridge Rd., Hartwell
- **Pure Oil Service Station** (added 1986 - **Building** - #86002047) Also known as **White's Service Station & Muffler Shop** Howell St. at Jackson St., Hartwell
- **Satterfield, Emory Edward, House** (added 1986 - **Building** - #86002049) Also known as **Hartwell Inn** 504 W. Howell St., Hartwell
- **Saul, Meyer, House** (added 1986 - **Building** - #86002043) Also known as **Higgenbotham Residence** 304 W. Johnson St., Hartwell
- **Skelton, Alexander Stephens, House** (added 1986 - **Building** - #86002050) Also known as **Balback Residence** 214 Athens St., Hartwell
- **Teasley, Ralph, House** (added 1986 - **Building** - #86002053) Also known as a **Pinson Residence** 421 W. Howell St., Hartwell
- **Teasley, Thomas William, House** (added 1986 - **Building** - #86002055) Also known as **Teasley--McCurry--Myers Residence** 417 W. Howell St., Hartwell
- **Teasley--Holland House** (added 1986 - **Building** - #86002052) Also known as **Holland Residence** 416 W. Howell St., Hartwell
- **Temple, John Roland, House** (added 1986 - **Building** - #86002059) Also known as **Temple Homestead** 129 Athens St., Hartwell
- **Temple--Skelton House** (added 1986 - **Building** - #86002057) Also known as **Schell Residence** 201 Athens St., Hartwell
- **Underwood, John, House** (added 1986 - **Building** - #86002062) Also known as **Rucker Residence** 825 S. Jackson St., Hartwell
- **Witham Cotton Mills Village Historic District** (added 1986 - **District** - #86002064) Along Liberty Circle, Jackson, and Webb Sts., Hartwell

#### **Unlisted Significant Resources**

- **Historic Railroad District** (Warehouses, Shops, Depot, Turn-Table), Hartwell



*The Hartwell Railroad, though active, is considered an important historic linear resource.*



*"Ah-Yeh-Li A-Lo-Hee," or the Cherokee "Center of the World," is located off U.S. Highway 29 in Hart County.*

- **Cherokee Center of the World Site, Native American Site** located along US 29, three miles South of Hartwell
- **Tugaloo and Savannah River Archaeological District** (proposed)
- **Vanna Community**
- **Parkerstown Mill**
- **Gaines Mill-Flat Rock Community**
- **Old Reed Creek Church and Cemetery**
- **Redwine Church Cemetery**
- **Province Church Cemetery**
- **Nancy Hart Monument**
- **Hendry's Church Monument**
- **Chastain Centennial Farm** (2006), Marlene Bailey Jarrett

Since Hart County was historically made up of agrarian communities, there are a number of agricultural outbuildings throughout the county. These farm buildings can be found either clustered together or alone in the field of an old farmstead. Unfortunately, many of these buildings are no longer in use and are being lost to demolition by neglect. One such example is the unusual barn located on State Route 77 past Flat Shoals Creek two miles northwest of Hartwell. This barn has a gable on the front facade, which is a unique trait found in Hart County. The property, which includes a Queen Anne cottage farm house, appears to be abandoned and may be lost to neglect if left unmaintained. Another property with excellent examples of agricultural outbuildings is located on Kings Road. One of the barns is of log construction. Two other farms with excellent collections of intact outbuildings are located on Mouchet and Lankford Roads. There are many areas in Hart County exhibiting outstanding scenic views, as well as picturesque countryside, agricultural landscapes, and river corridors. Important agricultural elements in Hart County are the numerous pecan groves. Historically, grafted pecan trees from throughout the county's nurseries were shipped to South Georgia. Some pecan groves can still be seen at the Kay Nursery, in Vanna and Bowersville, and Northeast of Hartwell south of Hart State Park.

## LUMPKIN

### National Register of Historic Places

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- **Auraria Hotel** (added 1978 - Building - #78003530)  
E of GA 9E, Auraria



*Nancy Hart Cabin Monument,  
Revolutionary War Hero, Hartwell*



*Lumpkin County Courthouse Gold  
Museum, Dahlonega*

- **Calhoun Mine** (added 1973 - **Structure** - #73002292)  
3 mi. S of Dahlonega off GA 60, Dahlonega
- **Dahlonega Commercial Historic District** (added 1983 - **District** - #83000235) Chestates, Park, and Main Sts., Dahlonega
- **Dahlonega Consolidated Gold Mine** (added 1980 - **District** - #80001111) NE of Dahlonega, Dahlonega
- **Dahlonega Courthouse Gold Museum** (added 1971 - **Building** - #71001100) Also known as **Old Lumpkin County Courthouse** U.S. 19, Dahlonega
- **Davis, Daniel M., House** (added 1998 - **District** - #98000227) GA 9, 1.5 SW of jct. of GA 9 and GA 52, Dahlonega
- **Fields Place-Vickery House** (added 1978 - **Building** - #78000994) Also known as **Vickery House** W. Main St. and Vickery Dr., Dahlonega
- **Hawkins Street Historic District** (added 1995 - **District** - #95000504) Roughly, Hawkins St. from Church St. to N. Meaders St., including adjacent parts of Water, N. Chestatee and N. Park Sts., Dahlonega
- **Holly Theatre** (added 2002 - **Building** - #02000080) 69 W. Main St., Dahlonega
- **Lumpkin County Jail** (added 1985 - **Building** - #85002086) Also known as **Old Lumpkin County Jail** Clarksville St., Dahlonega
- **Price Memorial Hall** (added 1972 - **Building** - #72000387) College Ave., Dahlonega
- **Seven Oaks** (added 1982 - **Building** - #82002452) Also known as **Price, Col. William P., House** 403 S. Park St., Dahlonega

#### Unlisted Significant Sites

- ***Chestatee River Diving Bell, circa 1850-1875 (extremely rare maritime technological artifact to be placed in Hancock Park, Dahlonega), first historic resource to have Facebook Page***
- ***Chestatee River Scenic Blueway Corridor (proposed)***
- ***Steamboat Chestatee Historic Site, circa 1875 (preserved shipwreck site associated with historic diving bell), located south of Dahlonega in Chestatee River***



*Old Lumpkin County Jail, Dahlonega*



*Wreck of the Steamboat Chestatee, circa 1875, Chestatee River*



*The Chestatee River Diving Bell, an extremely rare form of maritime technology, is to be housed in Dahlonega's Hancock Park*

- **Captain McDonald House**, Yahoola Creek Park, Lumpkin County
- **Lumpkin County Courthouse**, circa 1960, Dahlonega
- **Poore Cabin**, circa 1836-site of Indian Treaty signing, located south of Dahlonega along the Gainesville Highway (endangered site)
- **"The Station"**, 1838 fort and headquarters of Winfield Scott, located off the Auraria Road
- **Wahoo Church Cemetery**, SR 52
- **Anticoch Church Cemetery**, circa 1830, Auraria
- **Etowah River Tunnel**, near Blackburn Park
- **Trahlyta's Grave**, Stonepile Gap
- **Pyrite Railroad grade**, circa 1870 – Clermont to Yahoola Creek Park (proposed bicycle/pedestrian corridor)
- **Desoto Falls**, Frog Town Creek, Lumpkin County

Rural resources can include numerous aspects of a community. These resources include, but are not limited to, barns and outbuildings associated with agricultural activity, open space such as pastures and fields, abandoned rail beds, bridges, and scenic byways. Lumpkin County's history, for the most part, is centered around its history as one of the sites of the nation's first gold rush and its rural heritage. Its landscape reflects this heritage and should be preserved as much as possible.

## RABUN

### National Register of Historic Places

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- **Hambidge Center Historic District** (added 1982 - **District** - #82000146) W of Dillard on Betty's Creek Rd., Dillard
- **Hoojah Branch Site (9RA34)** (added 1987 - **Site** - #86003667) Also known as **USDA--Forest Service Site No. GA05S17;9RA34** Address Restricted, Dillard
- **Kilby, James Henry and Rachel, House** (added 2005 - **Building** - #05000078) 28 Tumbling Waters Ln., Clayton
- **Second Rabun County Courthouse** (added 1978 - **Building** - #78003533) Also known as **Bleckley House;First Courthouse** Warwoman Rd., Clayton
- **Tallulah Falls Depot** (added 1988 - **Building** - #88000607) US 441, Tallulah Falls
- **York House** (added 1982 - **Building** - #82002459)



"Pass not by, Stranger! Stop! Silently bare your head, drop a stone upon her grave, and make a wish straight from her heart. The spirit of eternal youth and happiness hovers near to grant the wishes of all who love the hills and valleys of her native home."

*From the Song of Trahlyta*



*Etowah River Tunnel – Dug by gold miners to divert the river, do not enter if you cannot see the light at the other end – Lumpkin County*



*Tallulah Falls Railway steam engine making the northward approach into Clayton*

Also known as **York House;Gibson-York House**  
N of Mountain City off US 23/441, Mountain City

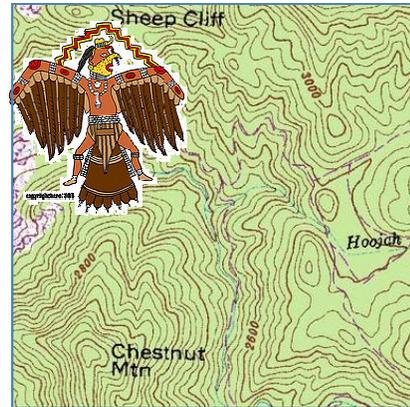
#### Unlisted Significant Resources

- **Historic Route of the Tallulah Falls Railroad**, (Location being recognized for use as a bicycle/pedestrian greenway corridor) Proposed Linear Historic District
- **Shortline Trail Park** (Tallulah Falls Railroad-DNR)
- **Lakemont Historic District** (proposed/in progress)
- **Wiley Crossroad Community**
- **Tiger Historic District** (proposed)
- **Clayton Historic Commercial District** (proposed)
- **United States Post Office**, circa 1957, Clayton
- **Rabun County Elementary School**, circa 1955 (rehabilitation), Clayton
- **Stekoa Creek Park**, Clayton
- **Stekoa Creek Grist Mill**, circa 1840
- **Foxfire Museum**
- **Blue Ridge Railroad Grade**, circa 1840 (South Carolina/Georgia Route)
- **Old Log School**, Mountain City
- **Burnette's Service Station**, circa 1958, Mountain City
- **Dillard Historic Commercial District**
- **Historic Dillard School and Cannery** (City Hall)
- **Dillard House**
- **Sky Valley Lodge**, circa 1968 (endangered), Sky Valley
- **Ellicott Rock Wilderness Area**, northeast Rabun County
- **Chattooga Wild and Scenic Waterway** (proposed Blueway)
- **Tate City Historic District**, mining town (proposed)
- **Black Rock Mountain State Park**
- **William Bartram Trail**
- **Rabun Bald**, historic landmark at 4,696 feet

#### STEPHENS

#### National Register of Historic Places

- **Eastanollee Auditorium** (added 2000 - **Building** - #00000301) NE corner of Eastanollee School Rd. and Red Hollow Rd., Eastanollee



Hoojah Branch Site, 800-1500 AD  
Rabun County NRHP



Clayton Elementary School, circa 1955,  
Rehabilitation Project 2010



Original Dillard House and Restaurant  
Annex, circa 1960



Gumlog Community

- **Jarrett--Hayes House** (added 1994 - **Building** - #94000572)  
Also known as **Liberty Lodge** Co. Rt. 3, NE side, about 2 mi. E of GA 184, Toccoa
- **Martin Historic District** (added 1995 - **District** - #95000825)  
Along both sides of GA 17 and the Norfolk Southern RR tracks, Martin
- **Riverside** (added 1982 - **Building** - #82002465)  
Also known as **Prather Residence** N of Toccoa on GA 3, Toccoa
- **Schaefer-Marks House** (added 1976 - **Building** - #76000647) Also known as **Sunnyfield** 316 E. Doyle St., Toccoa
- **Simmons, James B., House** (added 1983 - **Building** - #83000241) 130 W. Tugalo St., Toccoa
- **Stephens County Courthouse** (added 1980 - **Building** - #80001232) Courthouse Sq., Toccoa
- **Traveler's Rest** (added 1966 - **Building** - #66000283)  
Also known as **Jarrett Manor** E of Toccoa on U.S. 123, Toccoa
- **Walters-Davis House** (added 1982 - **Building** - #82002464)  
429 E. Tugalo St., Toccoa

#### Unlisted Significant Resources

- **Clear View Subdivision**, circa 1950-1969 Toccoa
- **Deveraux Ruins**, Gus Turnbull Road
- **Toccoa Historic Downtown Commercial District**
- **Historic Elberton Air Line** (Elberton/Broad Street terminus for proposed excursion train route)
- **Avon Street Historic District** (proposed)
- **Currahee Military Museum**, Toccoa (Southern RR Depot)
- **Historic Texaco Service Station**, circa 1952, Currahee Street, Toccoa
- **Paul Anderson Park**, Toccoa
- **Toccoa Falls**, Toccoa
- **John J. Latourno Building Complex**, Prather Bridge Road, Toccoa
- **North Broad River Trestle Viewshed** (endangered)
- **Martin Depot** (endangered), Martin
- **Avalon Historic Crossroad Community** (endangered area)
- **Tugaloo River State Park**
- **Tugaloo River Archaeological Area** (proposed)
- **Tugaloo River Hydroelectric Complex** (1950s)



*The Martin Historic District is located along the route of the Elberton Air Line Railroad*



*Liberty Lodge, circa 1850, was built by the son of Devereux Jarrett*



*Clearview Subdivision, Mid Century Ranch House Neighborhood, Toccoa*



*Travelers Rest Historic Site, Jarrett Community*

- **North Highway 17 Scenic Byway** (proposed); Toccoa to Hollywood

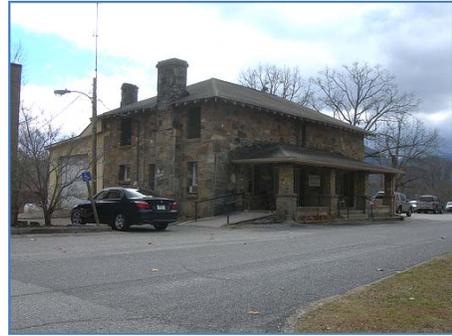
## TOWNS

### National Register of Historic Places

- **Towns County Jail** (added 1985 - **Building** - #85002087)  
Also known as **Old Towns County Jail** Courthouse Square, Hiawassee
- **Young Harris College Historic District** (added 1983 - **District** - #83000245) Young Harris College Campus, Appleby Dr., Young Harris

### Unlisted Significant Resources

- **Esso Service Station** circa 1958, Highway 76 east of Downtown Hiawassee
- **Towns County Courthouse** circa 1958, Rare Mid Century Modern Design, Preserved Interior Design (endangered)
- **Hiawassee Downtown Commercial District** (proposed) Master Plan completed September 2010
- **Georgia Mountain Fair Grounds**
- **Lake Chatuge**
- **Old Hiawassee Bank**, East side of square now part of Drug Store
- **Old Sparks Ford Dealership**, Located on East Side of Square – Demolished 2010
- **Historic Log House**, Located at first block east of square-removed
- **Berrong House**, East of Square behind Dairy Queen
- **Boarding Student Cabins (2)**, River Street just south of Courthouse
- **Fred Gibson House**, River Street one block South of Courthouse
- **Woods-Nicholson Home**, closed Street 2 blocks west of Courthouse
- **Berrell-Sims Home**, ½ Mile west of square
- **Old Jim Kimsey House**, Highway 76 two blocks west of courthouse
- **Historic Service Station**, One block west of square along Highway 76



*Historic Towns County Jail, Hiawassee*



*Towns County Courthouse, circa 1958  
(endangered)*



*Georgia Mountain Fair Grounds,  
Hiawassee*

- **Law Office**, West Side of Square (reproduction Victorian Elements)
- **Girls Dormitory**, on hill beside old high school
- **Old Towns County High School**, on hill opposite old courthouse site
- **Brown-Woods Home**, on ridge ½ Mile North of Square at Woods Trailer Park
- **Friendship Baptist Church**, Hwy 76, 2 Miles west of Hiawassee
- **Kimsey-Denton Home**, Hwy 76, 2 Mile west of Hiawassee
- **Union Hill Methodist Church**, Sunnyside Road (288) 1 Mi West end of Hog Creek Rd.
- **Old Tom Barrett Home**, End of Hog Creek Road off Sunny Side Rd. West
- **Discount Clothing Store** (1940), Highway 76 – 3 Miles west of Hiawassee on Right
- **Woods Grove Baptist Church**, Highway 17, One Mile North of No. 76
- **Mrs. Ella Parker House**, Crooked Creek Road, ½ Mile west of Hwy. 17
- **Alexander-Campbell Mill**, Highway 66 at Crooked Creek Road
- **Brasstown Baptist Church**, Highway 66, ½ Mile South of North Carolina Line
- **Hunt-Barnard Home**, Gumlog Road, ½ Mile west of Highway 66
- **Many Forks Baptist Church**, Gumlog Rd. 1 Mile north of Union County Line
- **Nichols Home**, Hwy. 66, ½ Mile north of Young Harris on right
- **Mrs. Birdie Miller House**, Young Harris Highway 76
- **Henry Stephens Brown House**, Young Harris, Highway 76
- **Doctor Coleman House**, Young Harris
- **Doctor Adams House**, Young Harris at Entrance to Campus
- **Susan B. Harris Memorial Chapel**, Young Harris College Campus
- **Sharp Hall**, Young Harris College Campus
- **Old Well**, Young Harris College Campus
- **United States Post Office** circa 1957, Young Harris
- **Old Union Baptist Church**, Highway 76, ½ Mile west of Young Harris



Susan B. Harris Chapel,  
Young Harris College

- **Old Evans-Green House**, Young Harris, 2<sup>nd</sup> House down Platt Town Road
- **Stephens-Townsend-Seabolt Home**, Townsend Mill Rd. 1<sup>st</sup> left off 76 after bridge
- **Townsend Mill**, ½ Mile down Townsend Mill Rd.
- **Old Frank Lloyd House**, Highway 76-East of Hiawassee-Inside City Limits
- **Country Music Building**, Hwy 76, E. of Hiawassee across from New School
- **Harvey Brown House**, 1 Mile down Fodder's Creek Road of Sunny Side
- **George-Elisha Brown House**, 1 Mile down Fodders Creek Road on east side
- **Enotah Baptist Church & Cemetery**, 2 Miles down Fodders Creek Road
- **Berry Woodring Home Place**, Bald Mountain Park at end of Fodder's Creek Road
- **Mt. Zion Baptist Church & Cemetery**, Highway 75, 3 Mile north of Unicoi Gap
- **Mr. W.S. Brown House**, Highway 75, 3 Miles north of Unicoi Gap
- **Wyly-Brown Home**, Hwy 75, 3 Miles N of Unicoi Gap next to Zion Church
- **Log House Restoration**, End of gravel road of Hwy 75, 1<sup>st</sup> road on left
- **Nicholson Home**, Streakheel Road, 1 Mile E of Noble's Store on 75
- **Old Kelly Home**, Streakheel Road by Iron Bridge
- **Woods-Coleman Home**, Bear Meat Road, 1 Mile N of Hwy. 76
- **Arendale-McKinney Home**, Bear Meat Road, 1 ½ Miles N of Hwy. 76
- **Lower Hightower Baptist Church**, Hwy.76, 3 Miles E of Hwy 75 on right at Swallow Creek Road
- **Old John Lyon Place**, Swallow Creek Rd., ½ Mile S of Hwy 76
- **Henson-Walls House**, Swallow Creek Rd., ½ Miles S of Hwy 76
- **Frank Shook Home**, End of 1<sup>st</sup> Road on Left up Scataway Road (turn @ CH)
- **Old Pine Grove School**, on ridge above Pine Grove Church, 1 mile up Scataway

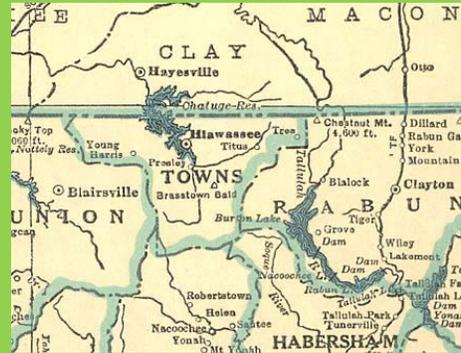


*Young Harris Post Office, circa 1958*

- **Burrell-Ramsey Home**, Hwy 76, 4 Miles E of Hwy 75 Int. beyond Scataway Road
- **John Corn House**, N. Side of Hwy 76, 3 Miles W of Rabun Co. Line
- **Corn Family Cemetery**, on ridge E of Corn House – Hwy 76 3 miles west of Rabun
- **Upper Hightower Baptist Church**, Hwy 76, 2 Miles from Rabun County Line
- **Old Milton-Maney Home Place**, End of 1<sup>st</sup> gravel road on left off Titus Road
- **Boyd Chapel Methodist Church**, 2nd gravel rd. to left of Titus Rd on Ridge behind trailer
- **Boyd Chapel Unity Cemetery**, ½ Mile on R on 2<sup>nd</sup> gravel rd. to L off Titus Road
- **Old Titus Store and Post Office**, 2 Miles up Titus Rd. Turn off 76 at Upper Hightower Ch.
- **Homer Berrong House**, on ridge across from Old Titus Store and Post Office
- **Mrs. Grady Eller House**, 3 Miles up Titus Rd. on Right
- **Old Berrong Grist Mill**, Hwy 76, 2Mi W of Rabun Co. Line behind Grocery
- **Burrell-Black Home**, Hwy76, 1<sup>st</sup> mailbox W of House of Seven Gables
- **House of Seven Gables**, Hwy 76 & Barefoot Rd. 1 ½ Mi W of Rabun Co. Line
- **Old Uncle John Barnett House**, 1/8 Mi up Barefoot Rd from Hwy 76
- **Jack Eller Home**, ¼ Mi up Barefoot Rd on Right
- **Mountain Home**, Hwy 76, 1 Mi W of Rabun Co. Line X from 7 Gables
- **Tate City Log Home**, Tate City – 6 Mi up narrow gravel road off blacktop
- **Roadside Motor Court Cabins**, circa 1930, Highway 76 west of Hiawassee in left (endangered by neglect)

#### Archaeological Sites

- **Cherokee Indian Village**, across street from Blue Ridge Electric, Young Harris (The campsite was 500 feet from college)
- **Spanish Grave Site**, near Spanish Mountain
- **Quanasee**, south of Hiawassee and left of river, C. 1690



Towns County and Environs, 1955



Hiawassee Motor Court Cabins, circa 1930, Highway 76 (endangered)



Village of Chief Fadder, Young Harris

- *Village of Chief Fadder, Bald Creek Park at Fadder Road*

## UNION

### National Register of Historic Places

- **Blood Mountain Archeological Area** (added 1976 - **District** - #76002323) Address Restricted, Blairsville
- **Old Union County Courthouse** (added 1980 - **Building** - #80001249) Courthouse Sq., Blairsville
- **Raburn--Casteel House** (added 2001 - **Building** - #01001181) US 129, 4 mi. N. of Blairsville, Blairsville
- **Track Rock Gap Archeological Area** (added 1976 - **District** - #76002336) Address Restricted, Blairsville
- **Union County Jail** (added 1985 - **Building** - #85002088) Also known as **Old Union County Jail** Blue Ridge Rd., Blairsville
- **Walasi-Yi Inn** (added 1979 - **Building** - #79000749) S of Blairsville on U.S. 129, Blairsville

### Unlisted Significant Sites

- *Choestoe Community School (Relocated)*
- *Wolf Creek Centennial Farm (2006), Robert & Janice Lance*
- *Cherokee Indian Trail of Tears*
- *Appalachian Trail*
- *Helton Creek Falls, Chattahoochee National Forest*
- *Union County Museum, Historic Courthouse, Blairsville*
- *Vogel State Park and Heritage Area*
- *Brasstown Bald Visitor's Center & Museum (National Register Eligible)*
- *Byron Herbert Reese Farm and Heritage Site*
- *Brasstown Valley Resort and Archaeological Area (proposed)*
- *Blairsville Historic Commercial District (proposed)*
- *Blairsville City Cemetery, circa 1870 to Present*

## WHITE

### National Register of Historic Places

- **Harshaw-Stovall House** (added 1984 - **Building** - #84001302) GA 255, Sautee



*Track Rock Gap Archeological Area*



*Byron Herbert Reese*



*Choestoe School Rehabilitation,  
Union County*



*Historic White County Courthouse,  
Cleveland*

- **Nacoochee Valley** (added 1980 - **District** - #80001264)  
GA 17, GA 75 and GA 255, Nacoochee and Sautee
- **Old White County Courthouse** (added 1970 - **Building** - #70000226) On GA 115, Cleveland
- **Sautee Valley Historic District** (added 1986 - **District** - #86002742) Also known as **Se Also:Nacoochee Valley Historic District;Harshaw--Stoval House**  
GA 255 and Lynch Mountain Rd., Sautee
- **Stovall, John, House** (added 1991 - **Building** - #91000784)  
Stovall Rd. S of jct. with GA 255, White
- **White County Jail** (added 1985 - **Building** - #85002089)  
Also known as **Old White County Jail** Main St., Cleveland

### Unlisted Significant Sites

- **Gainesville and Northwestern Railroad** (proposed bicycle & pedestrian trail and greenway)
- **Unicoi Turnpike** (proposed bicycle & pedestrian greenway)
- **Richardson-Lumsden House** (c. 1830) Endangered Property
- **Hardeman Farm, 1850-1890, Junction Highway 17 & 76**
- **Nora Mill, circa 1880, Highway 76 South of Helen**
- **Sautee-Nacoochee School & Gymnasium, Sautee-Nacoochee**
- **North Georgia Folk Pottery Museum, Sautee-Nacoochee**
- **Old Sautee-Nacoochee Store**
- **Slave Cabin, Sautee-Nacoochee School Campus**
- **Anna Ruby Falls, Chattahoochee National Forest, Helen**
- **Dukes Creek Falls, Chattahoochee National Forest, Helen**
- **Raven Cliff Falls, Raven Cliffs Wilderness, Helen**
- **Russell-Brasstown National Scenic Byway, White and Union Counties**
- **Appalachian Trail, historic architecture and natural beauty**
- **North Georgia Wine Trail, rural architectural and cultural tourism route**

*Local regulation of historic, cultural, and natural resources is highly encouraged and should follow state and federal guidelines. When possible, preservation design measures should be implemented to limit disturbance and direct development activity away from sensitive areas.*



*Nacoochee Indian Mound*



*Richardson-Lumsden House, circa 1830 – Oldest house in White County (threatened by development)*



*Russell-Brasstown Scenic Byway*

## National Historic Landmarks

**National Historic Landmarks (NHL)** are nationally significant historic places (buildings, sites, districts, structures, and objects) designated by the Secretary of the Interior because they possess exceptional value or quality in illustrating or interpreting the heritage of the United States. Authorized by the Historic Sites Act of 1935 and administered by the National Park Service (NPS), the NHL program focuses attention on places of exceptional value to the nation as a whole, by recognizing and promoting the preservation efforts of private organizations, individuals, and government agencies. The NPS regards NHL designation as an attractive alternative to federal acquisition of historic properties in effect, a supplement to the National Park System. All NHLs are included in the National Register of Historic Places; however, all entities listed in the Register are not considered NHLs.

Acknowledged as the nation's most significant historic places, fewer than 2,500 historic places bear this national distinction. NHL designation is an official recognition by the federal government of the national significance of historic properties, which:

- Recognizes that properties are important to the entire nation;
- Affords designated NHLs the same benefits of properties listed in the National Register;
- Allows owners of landmarks to manage their property as they choose, provided no Federal license, permit, or funding is involved;
- Affords the ACHP an opportunity to comment on Federal projects with the potential to affect a landmark and the proposed project's effects on the property;
- Offers opportunities for owners to obtain Federal and State tax incentives for historic preservation (when applicable); and
- Provides a bronze plaque bearing the name of the landmark and attesting to its national significance to the owner, if requested.



*The Brasstown Bald Fire Tower is a rare example of Mid Century Modern design.  
Union County*

## **National Register of Historic Places**

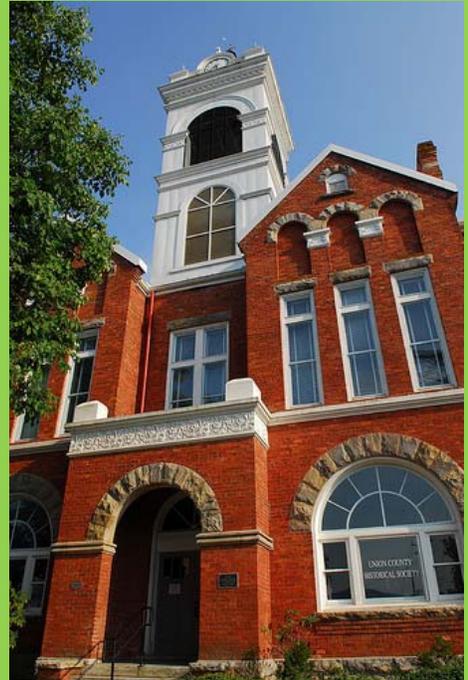
**The National Register of Historic Places** is the official list of the Nation's historic buildings, structures, sites, objects, and districts worthy of preservation. Authorized under the National Historic Preservation Act of 1966, it is part of a national program to coordinate and support public and private efforts to identify, evaluate, and protect our historic and archeological resources. The National Register is administered by the National Park Service under the Secretary of the Interior.

Listing in the National Register provides formal recognition of a property's historical, architectural, or archaeological significance based on national standards. Properties can be nominated to the National Register individually, as a historic district, or as a Multiple Property Submission (MPS), which is a thematic nomination that simultaneously nominates groups of related significant properties.

### ***Eligibility Requirements***

To be eligible for listing in the National Register, historic resources (districts, sites, buildings, structures, and objects) generally must be at least 50 years old; must possess integrity of location, design, setting, materials, workmanship, feeling, and association; and must be considered significant in American history, architecture, archaeology, engineering, and culture. The National Register includes:

- All historic areas in the National Park System;
- National Historic Landmarks that have been designated by the Secretary of the Interior for their significance to all Americans; and
- Properties significant to the Nation, State, or community that have been nominated by State historic preservation offices, Federal agencies, and Tribal preservation offices, and have been approved by the National Park Service.



*Historic Union County Courthouse,  
Blairsville*

### ***Results of Listing***

Listing in the National Register honors a historic place by recognizing its importance to its community, state, or the Nation. Under Federal law, owners of private property listed in the National Register are free to maintain, manage, or dispose of their property as they choose provided that there is no Federal involvement. Owners have no obligation to open their properties to the public, to restore them or even to maintain them, if they choose not to do so. Owners of listed properties may be able to obtain Federal investment tax credits and Georgia historic preservation tax incentives provided certain qualifications are met.

### **Georgia Trust for Historic Preservation's Places in Peril**

In 2006 the Georgia Trust for Historic Preservation initiated its annual *Places in Peril* program to identify and raise awareness about Georgia's significant historic, archaeological, and cultural resources that are threatened by demolition, neglect, lack of maintenance, inappropriate development, or insensitive public policy. Each listed property also represents an entire category of historic resources that are threatened throughout Georgia. Through its *Places in Peril* initiative, the Georgia Trust encourages owners and individuals, organizations and communities to employ proven preservation tools, financial resources and partnerships in order to reclaim, restore, and revitalize historic properties that are in peril. More information about the *Places in Peril* program can be accessed at [www.georgiatrust.org](http://www.georgiatrust.org).

### **Preserve America**

The Preserve America initiative began in 2003 to encourage support community efforts to preserve and enjoy our priceless cultural and natural heritage. The goals of the initiative include a greater shared knowledge about the nation's past, strengthened regional identities and local pride, increased local participation in preserving the country's cultural and natural heritage assets, and support for the economic vitality of our communities.



*Jarrett Family Cemetery,  
Stephens County*



*Jarrett Ruins (1850), Gus Turnbull Road,  
Stephens County*



*Rabun County's Lakemont was founded by Tallulah Falls Railway personnel – this community is making great strides using historic preservation planning as a development tool*

The major components of the Preserve America initiative include the: *Preserve America Presidential Awards, Preserve America Communities, Preserve America Grants, Preserve America Teacher of the Year Award, and Educational Outreach* activities (mostly in conjunction with the History Channel's Save Our History initiative). Within the Middle Georgia Region, there are three (3) designated Preserve America Communities; the Cities of Forsyth, Fort Valley, and Macon. Benefits to designated Preserve America Communities include White House recognition; eligibility to apply for Preserve America grants; a certificate of recognition; a Preserve America Community road sign; authorization to use the Preserve America logo on signs, flags, banners, and promotional materials; listing in a Web-based Preserve America Community directory; inclusion in national and regional press releases; official notification of designation to state tourism offices and visitors bureaus; and enhanced community visibility and pride.

Preserve America is a White House initiative in cooperation with the Advisory Council on Historic Preservation (ACHP) and in partnership with the U.S. Departments of Agriculture, Commerce, Defense, Education, Housing and Urban Development, Interior, and Transportation; U.S. General Services Administration; National Endowment for the Humanities; Presidents Committee on the Arts and the Humanities; Institute of Museum and Library Services; and the President's Council on Environmental Quality. More information on this initiative can be found at [www.preserveamerica.gov](http://www.preserveamerica.gov).

The communities that reside within the Georgia Mountains Region are dependent upon this resource database to guide their comprehensive planning and development strategies. In the near future, it is highly recommended that funding be made available to accurately map these sites using the GIS technology found within many Georgia Regional Commission offices. Under the direction of a skilled preservation planning professional, an accurate RIR mapping program could be easily created to better assess, update, and monitor activity within each county and city to ensure quality, sustainable development practices for years to come.

## **IMPLEMENTATION AND RESOURCE MANAGEMENT**

Implementation of the Regional Resource Plan will involve the direct pursuit of the policies and management measures identified throughout the document, promulgation of the Plan to all stakeholders, and the continued effort to establish and build upon the “green” environmental infrastructure of the region. GMRC staff will be responsible for acting upon the individual development guidelines and other management measures recommended for all Regionally Important Resources, and will produce a status report on the progress with every measure on an annual basis. Staff will also look to regularly produce a summary of the state of all RIRs and will monitor land use and development trends for evolving impacts on the region.

### **Green Infrastructure**

The Georgia Departments of Community Affairs and Natural Resources recognize the need to preserve minimum standards and conditions in order for local resources and ecology to prove sustainable. To support this level of wise stewardship across the state, one goal of the *Regional Resource Plans* being written by the RCs is to build towards a vast and connected array of preserved areas: Natural landscapes with limited development that connect with one another as best as possible and allowing the vegetation and wildlife to flourish as a form of green infrastructure.

To this end, the *Regional Resource Plan* includes a map that shows how the various elements within the plan come together in the Georgia Mountains region. This will allow the GMRC and other stakeholders to view the region with an understanding of where there are preserved areas, how they fit within the regional context and how they should be managed so as to maximize their environmental health and viability. This map will be used in conjunction with the guidance measures for each resource to coordinate regional planning activities and as a guide for development within and around those resources.

### **Connectivity between Resources**

As GMRC staff work to promote and implement the Plan, there will also be an effort to research the areas between confirmed Regionally Important Resources for the

purposes of identifying lands that could be used to establish future connections among conservation areas. In some cases these lands may not individually satisfy the criteria defined at the front of this Plan, but will aid the overall, regional environmental effort by expanding the green infrastructure and therefore aspiring for a more sustainable local ecology.

### **Broadcasting of the Regional Resource Plan**

Upon adoption the *Regional Resource Plan* will be promulgated within the region by the Regional Commission through consultation with the local governments and with other stakeholder groups participating in the conservation and management of land and natural and cultural resources. This will include distribution of the Plan and regular communication with all parties about the coordination of implementation measures and supporting actions.

In working with the local governments GMRC staff will to encourage them to include the established *Regionally Important Resource Map* as conservation areas in their local comprehensive plan, and adopt all necessary protection measures, policies, and enhancement activities that will promote the preservation of these areas. To assist with this effort the GMRC will discuss the RIRs in their FY11 planning workshops, and will include reference to the *Regional Resource Plan* as a line item in comprehensive plan review materials.

GMRC staff will also consult with all land trusts and conservation or environmental protection groups active in the region in an effort to coordinate activities and foster greater protection of the areas identified on the *Regionally Important Resources Map*. Staff will seek to participate in meetings and workshops that promote the awareness of the *Regional Resource Plan*, and in turn alert the RC to events and conditions that may impact the identified resources. These stakeholder groups will also be invited to offer comment that can assist with the monitoring of implementation activities and help shape future updates to the Plan.

### **Update and Amendment Process**

The GMRC will provide an annual summary of progress related to Plan implementation along with the annual

update of the Regional Agenda required by DCA. This will give GMRC staff and the Council an opportunity to regularly reflect on the status of regionally important resources and related management and conservation efforts. Further, the Plan will be updated at least every five years with a revised assessment of current conditions and a report of accomplishments regarding implementation measures.

Notable changes in conditions or the introduction of possible new threats will be used to trigger a review of the *Regional Resource Plan* and consideration for update or amending. Amendments may also be requested at the discretion of local governments and identified stakeholders. Amendments to the Plan will follow the rules and minimum standards outlined by DCA, and will include at least one public hearing in addition to outreach to the potentially affected stakeholders. If the Plan is ever amended then revised editions will be distributed to all member governments as well as all identified stakeholder groups within the region.

#### **Alternative Dispute Resolution**

Alternative dispute resolution of conflicts relating to the *Regional Resource Plan* may be initiated in accordance with the *Rules for Alternative Dispute Resolution* adopted by the State Board of Community Affairs.



**Georgia Mountains Regional  
Commission**