

September 18, 2025

To: Teresa Willis  
Berrien County Zoning Administrator  
229-686-2149  
twillis@berriencountyga.gov  
201 N. Davis Street Room 122  
Nashville GA 31639

Re: Subdividing M&P 061-14-000, 061-16-002, Old Valdosta Rd. & Bradford Rd.

Dear Berrien County Zoning Administrator and Planning Commission,

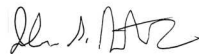
Please recommend denial of the proposed subdividing, because:

1. House lots would produce more runoff, which would run onto neighboring properties, as attested by several neighbors at the previous Public Hearing on August 21, 2025. See attached LIDAR map and attached wetland and flood zone map.
2. Runoff would carry trash and other contamination into Gin Branch Creek that runs north across Bradford Road and west into the Withlacoochee River. See attached map of Gin Branch Creek.
3. Under Bradford Road and along Gin Branch Creek is an aquifer recharge zone, into the groundwater from which we all drink. We do not need to risk more contaminants possibly getting into that. See attached aquifer recharge map.
4. Increased traffic and runoff would erode Bradford and Strawder Roads, requiring more work by the county to fix them.
5. The houses would not be accessory to farm operations as in the Berrien County Comprehensive Plan Strategy for an Agriculture Character Area, which says: "Preserve the rural/agricultural character of these areas by maintaining very low-density residential development primarily accessory to farm operations and large lot sizes."
6. A subdivision in an agricultural area in my experience leads to trespassers, poachers, four-wheelers in fields, trash into fields, people calling the fire department every time someone does a prescribed burn.
7. Residents of this subdivision will expect the roads to be paved at county expense.
8. This subdivision would cost more in services than it would bring in in taxes: for Sheriff and Fire on call, and especially for school buses and places in school for the students; see "The Local Government Fiscal Impacts of Land Use in Lowndes County: Revenue and Expenditure Streams by Land Use Category," Jeffrey H. Dorfman, Ph.D., Dorfman Consulting, December 2007.  
<http://loco.quarterman.org/docs/Lowndes-Report-Final.pdf>
9. This subdivision would serve as a precedent for more subdivisions.

I ask the Planning Commission to recommend denial, and I ask the Berrien County Commissioners to deny the subdividing needed for this subdivision.

For the rivers and the aquifer,

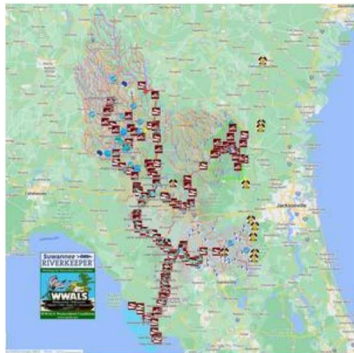
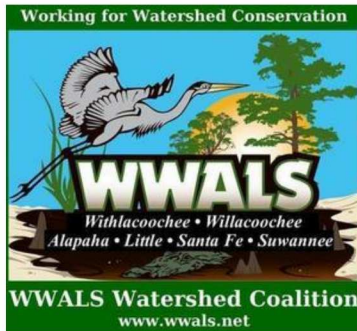
John S. Quarterman



Suwannee Riverkeeper  
229-560-4317

Attachments:

- LIDAR map
- Flood zone and county wetlands map
- Map of Gin Branch Creek
- Aquifer recharge map



PO Box 88, Hahira, GA 31632  
850-290-2350  
[wwalswatershed@gmail.com](mailto:wwalswatershed@gmail.com)

[www.wwals.net](http://www.wwals.net)

[Facebook](#) [Instagram](#)

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WWALS is an IRS 501(c)(3) nonprofit  
charity est. June 2012.

*WWALS advocates for conservation  
and stewardship of the surface waters  
and groundwater of the Suwannee  
River Basin and Estuary, in south  
Georgia and north Florida, among  
them the Withlacoochee, Willacoochee,  
Alapaha, Little, Santa Fe, and  
Suwannee River watersheds, through  
education, awareness, environmental  
monitoring, and citizen activities.*

