SITE NOTES:

1. BOUNDARY AND EASEMENT INFORMATION TAKEN FROM SURVEY BY JOSEPH R. EVANS DATED APRIL 21ST, 1984. SURVEY IS FROM DEED IN BOOK 818, PAGES 223-224.
2. CURRENT ZONING IS R-6, HONEYBEE RENTALS, LLC IS REQUESTING THE PROPERTY BE REZONED TO R-7.
3. PROPERTY IS 2.02 ACRES. PROPOSED UNITS SHOWN ARE 600 SF.
4. IMAGE SHOWN IS FROM GOOGLE EARTH. EXACT LOCATION OF EXISTING STRUCTURES FROM PROPERTY LINE IS APPROXIMATE.
5. DETENTION POND SHOWN ON THE SITE IS FOR REFERENCE ONLY, EXACT SIZE AND LOCATION WILL BE DETERMINED ONCE THE PROPERTY IS DESIGNED.
6. CURRENT ZONING IS R-6, HONEYBEE RENTALS, LLC IS REQUESTING THE PROPERTY BE REZONED TO R-7. SEE ZONING REQUIREMENTS FOR DENSITY CALCULATIONS BELOW:

ZONING REQUIREMENTS:

PER CHART 3-7 IN THE WHITFIELD COUNTY ZONING ORDINANCE, R-7 ZONING HAS A MINIMUM LOT SIZE OF 7,500 SF FOR 1ST UNIT, 1,000 SF FOR 2ND UNIT, AND 1,945 SF FOR UNITS THEREAFTER/ACRE.

OF UNITS: 11 EXISTING + 6 PROPOSED = **17**
REQUIRED LOT SIZE: 7,500 + 1,000 + 29,175F = **37,675 SF**
PROVIDED LOT SIZE: 2.02 ACRES / **87,991 SF**

811 Know what's below. Call before you dig.

0 15 30 60
SCALE: 1" = 30'
ARCH D (24"x36")

DENSON ENGINEERING
ENGINEERING THAT WORKS
VARNELL, GA 30756
PO BOX 1
770.316.1637

HONEYBEE RENTALS, LLC

#	DATE	ISSUE/REVISION

ENGINEER'S PRELIMINARY SEAL

Address:

3950 S DIXIE HWY
DALTON, GA
PARCEL: 13-116-01-000

Designed By: PJD
Date: 5.20.25
Project: 25-0020-DE

C1 SITE PLAN