



# Whitfield County

Board of Commissioners

Board Members  
Jevin Jensen, Chairman  
Barry W. Robbins  
Robby Staten  
John Thomas  
Greg Jones

May 10, 2021

Honorable David Pennington  
Mayor, City of Dalton  
P.O. Box 1205  
Dalton, GA 30722

RE: Tax Parcel No. 12-126-06-001

Dear Mayor Pennington:

At the May 10, 2021 Regular Business Meeting of the Whitfield County Board of Commissioners, the Board voted 3-0 to have no land use classification objection to the annexation of Tax Parcel No. 12-126-06-001.

Regards,

*Mark Gibson*

Mark Gibson  
County Administrator

cc: Ashley O'Donald, Chief Appraiser  
Ethan Calhoun, Northwest Georgia Regional Commission  
Jess Hansen, GIS Coordinator  
David Metcalf, Emergency Services Director  
File

**William C Cason III**  
Chief of Police  
ccason@daltonga.gov  
www.daltonpd.com  
[www.cityofdaltong-ga.gov/police](http://www.cityofdaltong-ga.gov/police)



Public Safety Commission  
Bill Weaver  
Terry Mathis  
Anthony Walker  
Truman Whitfield

**DALTON POLICE DEPARTMENT**  
301 Jones Street, Dalton, Georgia 30720  
Phone: 706-278-9085 • Fax: 706-272-7905

Date: April 14, 2021

To: Chief Cliff Cason

From: Captain Barry Woods

RE: 2100 Cleveland Hwy (12-126-06-001)

Chief Cason:

I have reviewed the annexation request for 2100 Cleveland Hwy. Parcel Numbers 12-126-06-001. On the map provided with the annexation request it appears that there are two residential structures on the parcel subject to annexation. I traveled to the location to see if the residential structures were still on the property and to determine the condition of the structures. The parcel currently has two residential structures that appear to be vacant. These residential structures are in a dilapidated state and in their current condition would not be in compliance with City of Dalton Ordinance Chapter 22, Buildings and Building Regulations, and International Property Maintenance Code 301.3, Vacant Structures and Land.

On the annexation application it proposes annexing 2.0 acres while Whitfield County Tax Parcel Information shows that 12-126-06-001 is 3.34 acres. There is a survey attached to the annexation application which shows the parcel divided into two tracts with one of the residential structures being on each tract. On the survey both tracts show the same parcel number with Tract 1 being 2 acres. It appears that the request is to annex Tract 1 of Parcel 12-126-06-001.

Other than the condition of the two residential structures on the parcel, the annexation of the parcel would have no bearing on the Dalton Police Department's law enforcement services in this area.

Sincerely,

A handwritten signature in blue ink, appearing to read "Barry Woods", is written over a horizontal line.

Captain Barry Woods

**PUBLIC WORKS DEPARTMENT**  
**P. ANDREW PARKER, P.E., DIRECTOR**  
[aparker@daltonga.gov](mailto:aparker@daltonga.gov)

535 N. Elm Street  
P.O. Box 1205  
Dalton, GA 30722-1205  
Office: (706) 278-7077  
FAX: (706) 278-1847



**DAVID PENNINGTON, MAYOR**

**CITY COUNCIL MEMBERS**

**GARY CREWS**  
**TYREE GOODLETT**  
**ANNALEE HARLAN**  
**DEREK WAUGH**

## M E M O R A N D U M

**TO:** David Pennington III, Mayor  
Attn: Bernadette Chattam, City Clerk

**FROM:** P. Andrew Parker, P.E.   
Public Works Director

**RE:** Annexation Request  
Robin Norwood, Angie Callahan, Vickie Ownbey, &  
Kay Crider  
2100 Cleveland Highway  
2.0 Acres  
Parcel Number: 12-126-06-001  
Zoning Classification: C-2

**DATE:** April 21, 2021

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Regarding the subject request, please be advised that the Public Works Department has no direct objections to the annexation of the above referenced parcel.

Please note, however, as per the Road Maintenance Agreement between the City and County Public Works Departments (dated 04/17/2013), Beulah Drive is a County maintained roadway. Additionally, Cleveland Hwy is a Georgia DOT State Route. Any new points of site access (curb cuts/driveways) will need to be coordinated with the appropriate agency as outlined above.

# DALTON FIRE DEPARTMENT

**TODD PANGLE**  
Fire Chief  
Telephone 706-278-7363  
Fax 706-272-7107  
tpangle@daltonga.gov

404 School Street  
Dalton, GA 30720



**PUBLIC SAFETY COMMISSION**  
Terry Mathis  
Anthony Walker  
Bill Weaver  
Truman Whitfield

April 16, 2021

David Pennington, III  
Mayor, City of Dalton

Re: Annexation proposal for parcel #12-126-06-001, 2100 Cleveland Highway

Greetings,

At the present time there is no indication the proposed annexation of the above listed property would render a reduction in the level of fire protection by Dalton Fire Department. The property in its current state is undeveloped and meets all requirements for fire protection. I have included the results of the staff analysis conducted by our Prevention Division.

Additional fire protection, such as the addition of hydrants, may be required to manage risks associated with development of the property. However, until such time as plans are made known, no further recommendation can be made as to additional specific fire protection needs for this property.

Dalton Fire Department would not oppose annexation of this property, with the contingency for expansion of fire protection, and apparatus access measures relative to development of the property.

Thank you,

A handwritten signature in black ink that reads "Todd Pangle".

Todd Pangle  
Fire Chief  
Dalton Fire Department

Fire Chief  
Todd Pangle



**DALTON FIRE DEPARTMENT  
PREVENTION DIVISION**

**Fire Marshal**  
Matt Daniel  
404 School Street  
Dalton, GA 30720  
(706) 529-7486  
[mdaniel@daltonga.gov](mailto:mdaniel@daltonga.gov)

**Fire Inspectors**  
Donnie Blankenship  
(706) 278-7363 x227  
[dblankenship@daltonga.gov](mailto:dblankenship@daltonga.gov)  
Scott Hearn  
(706) 278-7363 x247  
[shearn@daltonga.gov](mailto:shearn@daltonga.gov)  
Dale Stratton  
(706) 278-7363 x248  
[dstratton@daltonga.gov](mailto:dstratton@daltonga.gov)

April 16, 2021

Re: Annexation Analysis

**Property Address/Parcel:** 12-126-06-001, 2100 Cleveland Highway

**Access:** Access to the sight does not appear to be an issue. Appears to be mostly on grade.

**Water Supply:** According to Dalton Utilities map there is a 6" main located on the east side of Cleveland Highway. This should provide adequate water supply for potential development. There is a fire hydrant located on a 6" main on the southwest corner of the parcel. Additional fire hydrants may be required depending on the structures size, intended use and commodity.

**Property Use:** Empty lot for potential commercial development. Appropriate state minimum standards for life safety will apply once occupancy type is determined.

**Setbacks:** Setback requirements do not appear to be an issue. There are high voltage power lines that cross the property from east to west at the south section of the parcel.

Respectfully,

Matt Daniel  
Captain  
Prevention Division



April 15, 2021

Mr. David Pennington, III  
Mayor, City of Dalton  
Post Office Box 1205  
Dalton, Georgia 30722-1205

**RE: Annexation Request for Robin Norwood, Angie Callahan, Vickie Ownbey and Kay Crider – 2100 Cleveland Highway (2.0 acres)**

Dear Mayor Pennington:

As requested in your April 9, 2021, memorandum, Dalton Utilities has reviewed the above referenced annexation request for 2.0 acres located at 2100 Cleveland Highway. This property is further described as parcel number 12-126-06-001 by the Whitfield County Tax Assessor's Office.

Dalton Utilities can provide water, wastewater, natural gas and telecommunications services to this site from nearby existing utility infrastructure. We are unable to provide electrical service to this location.

Please do not hesitate to contact me at (706) 529-1011 or [mbuckner@dutil.com](mailto:mbuckner@dutil.com) should any questions arise or if we may be of assistance.

Sincerely,

A handwritten signature in black ink that reads "Mark Buckner".

Mark Buckner, P.E.