



**PROJECT INFORMATION:**

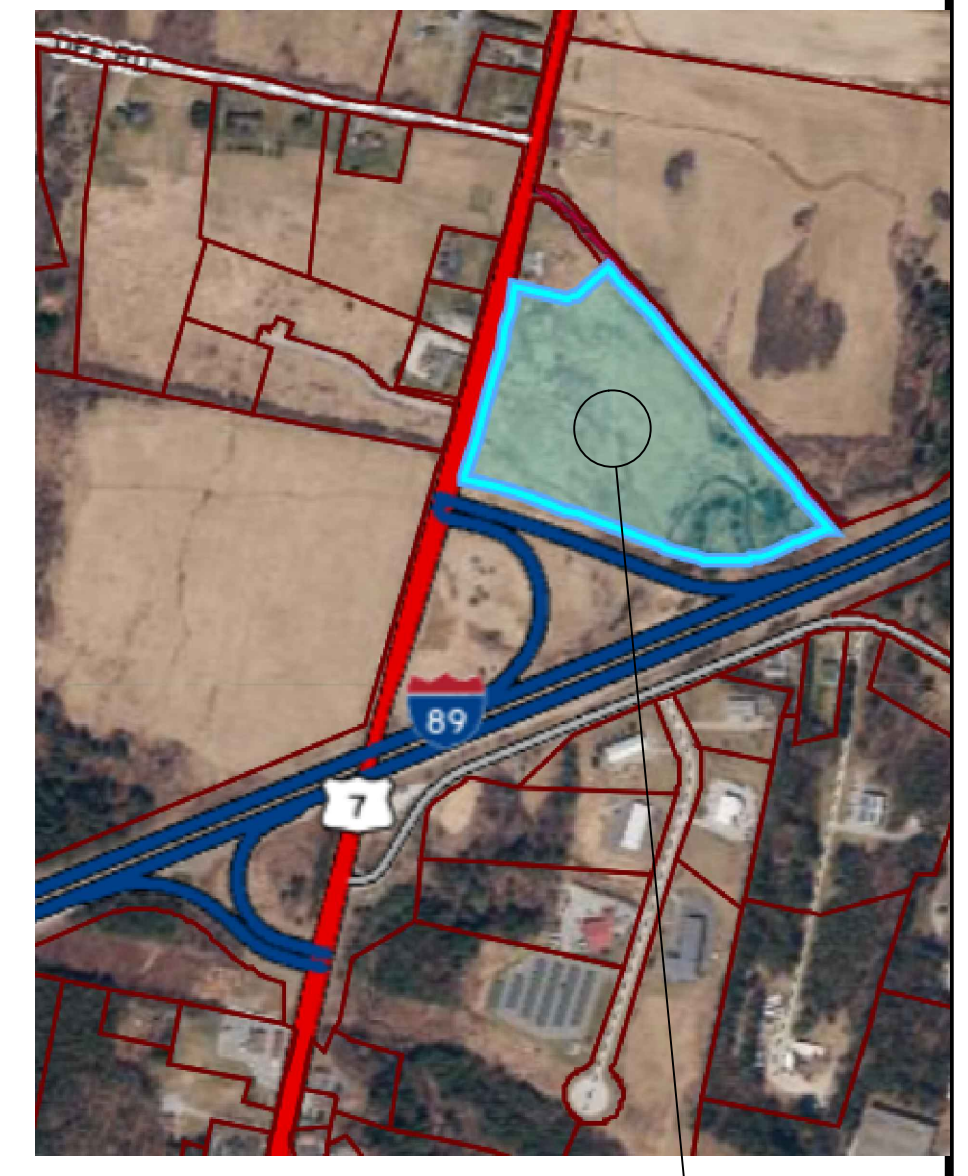
OWNER OF RECORD: RENOVERMONT LLC  
111 LAKESIDE AVE.  
MILTON, VT 05468  
  
PHYSICAL ADDRESS: ETHAN ALLEN HWY  
GEORGIA, VT 05478  
  
PARCEL ID: 117610100  
SPAN: 237-076-12625  
LOT SIZE: 17.6 ACRES

**ZONING DISTRICTS:**

B - BUSINESS (1000 FEET FROM U.S. ROUTE 7)  
MINIMUM LOT SIZE: 1 ACRES  
LOT FRONTAGE: 100 FEET  
MINIMUM SETBACKS: FRONT 50 FEET, SIDE 20 FEET, REAR 20 FEET  
LOT COVERAGE: 50%

AR - AGRICULTURAL/RURAL RESIDENTIAL  
MINIMUM LOT SIZE: 2 ACRES  
LOT FRONTAGE: 150 FEET  
MINIMUM SETBACKS: FRONT 50 FEET, SIDE 20 FEET, REAR 20 FEET

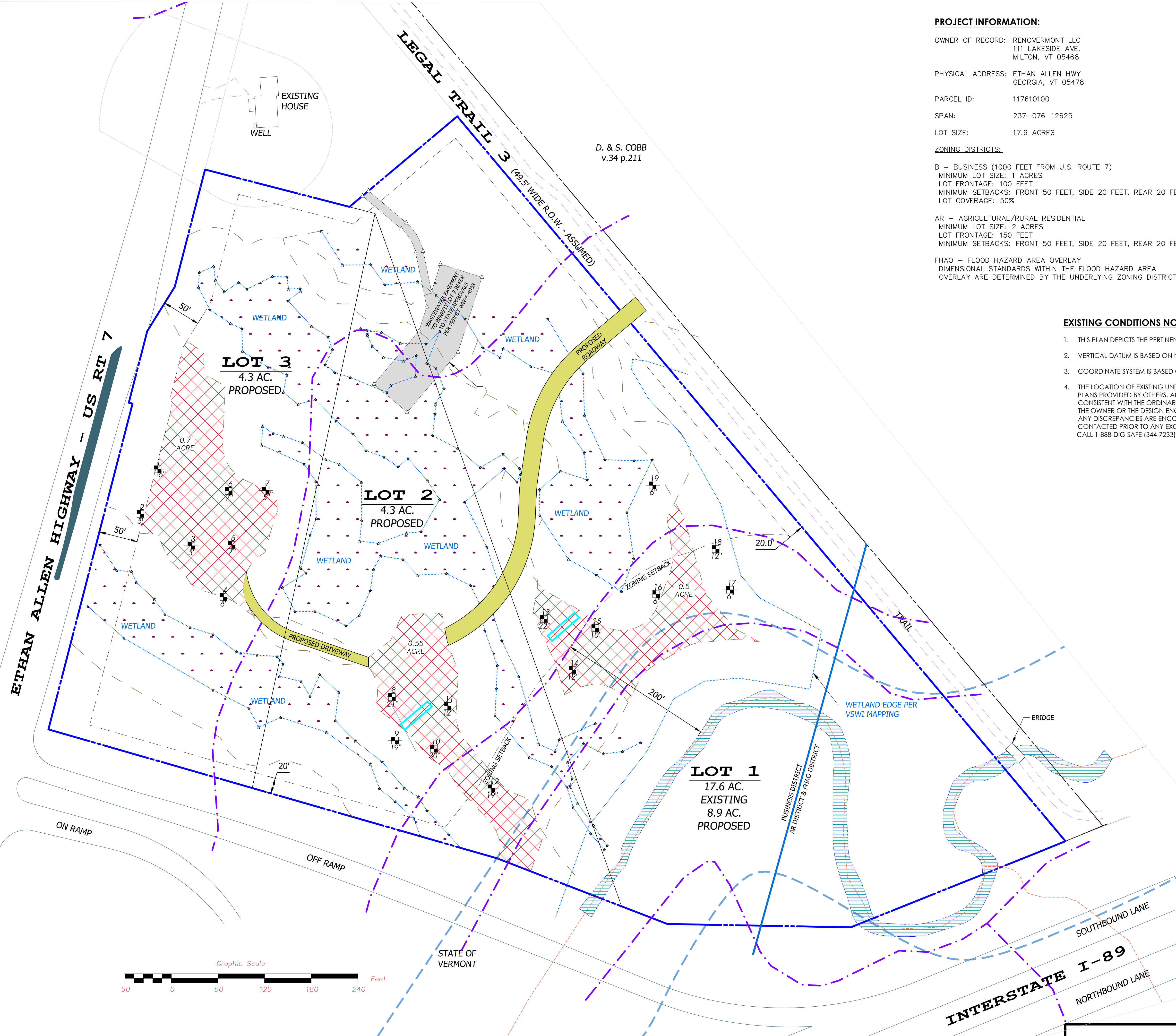
FHAO - FLOOD HAZARD AREA OVERLAY  
DIMENSIONAL STANDARDS WITHIN THE FLOOD HAZARD AREA  
OVERLAY ARE DETERMINED BY THE UNDERLYING ZONING DISTRICTS.



PROJECT LOCATION

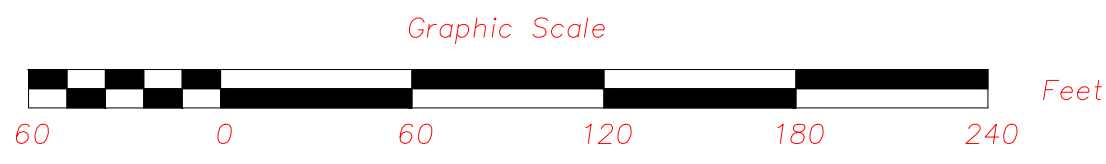
**EXISTING CONDITIONS NOTES:**

1. THIS PLAN DEPICTS THE PERTINENT EXISTING CONDITIONS AS OF SEPTEMBER, 2025.
2. VERTICAL DATUM IS BASED ON NAVD88 (GEOID 12).
3. COORDINATE SYSTEM IS BASED ON VERMONT STATE PLANE (U.S. SURVEY FEET).
4. THE LOCATION OF EXISTING UNDERGROUND UTILITIES AND IMPROVEMENTS SHOWN ARE BASED ON RESEARCH, UTILITY PLANS PROVIDED BY OTHERS, AND/OR SURFACE EVIDENCE ENCOUNTERED AND WERE OBTAINED IN A MANNER CONSISTENT WITH THE ORDINARY STANDARD OF PROFESSIONAL CARE AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR THE DESIGN ENGINEER. ADDITIONAL UTILITIES NOT SHOWN MAY EXIST. ENGINEER SHALL BE NOTIFIED IF ANY DISCREPANCIES ARE ENCOUNTERED. ACTUAL LOCATION OF UNDERGROUND UTILITIES MAY VARY. DIGSAFE MUST BE CONTACTED PRIOR TO ANY EXCAVATION. CALL 1-888-DIG SAFE (344-7233).



**LEGEND**

RIVER CORRIDOR	
PARCEL LINE	
ADJOINER PARCEL	
SETBACK	
OVERHEAD UTILITY	
EASEMENT / R.O.W.	
STORM DRAIN	
CONTOUR	
DRILLED WELL	
SOIL TEST PIT	



Project Name: RENOVERMONT LLC  
ETHAN ALLEN HWY.  
GEORGIA, VT

Sheet Title: SKETCH PLAN

Project #: 25-042  
Date: 1/19/2025  
Drawn By: PM  
Scale: 1" = 60'



Apex Engineering, LLC  
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Sheet # SK-01

Revisions: