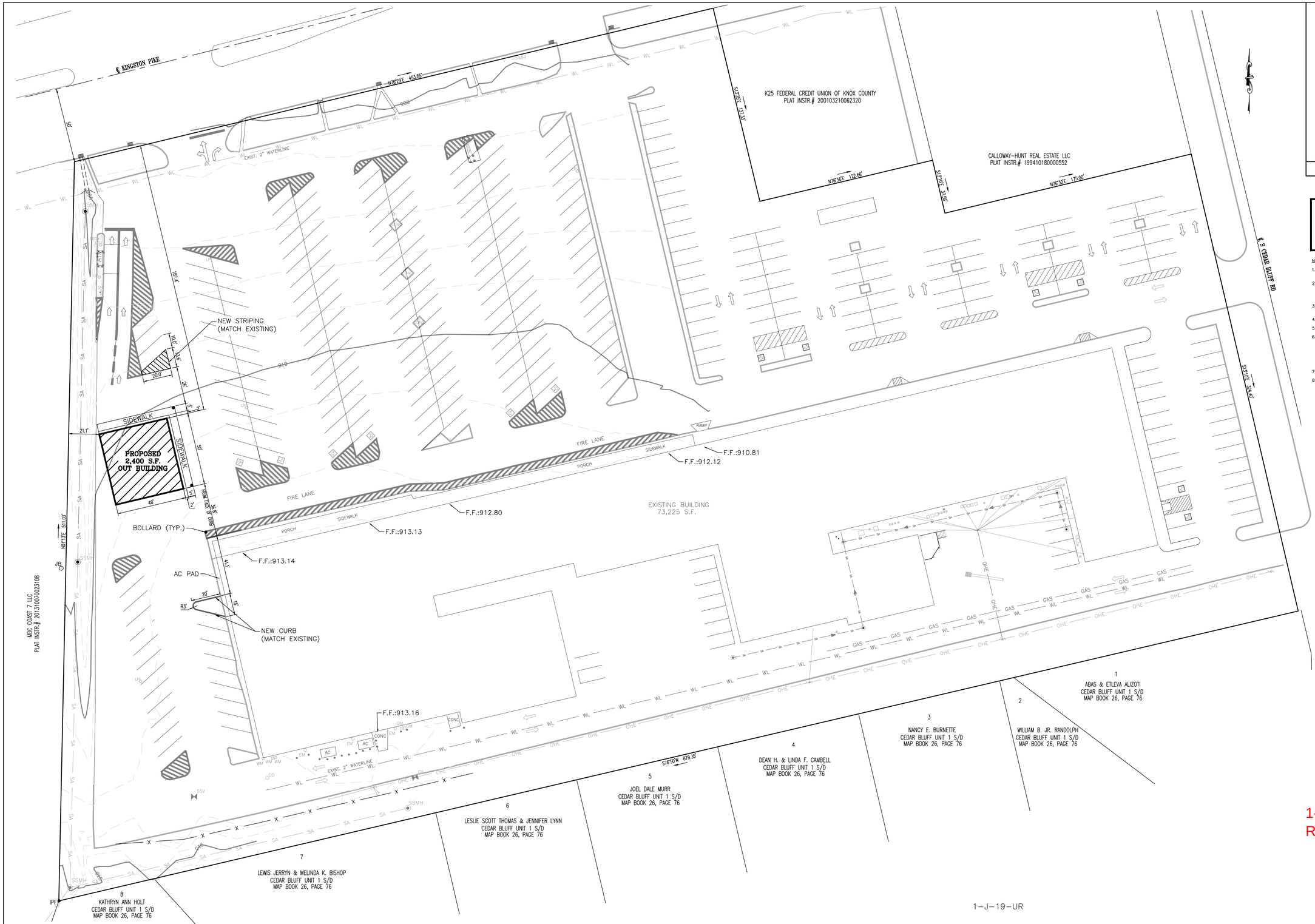
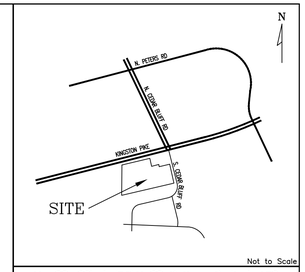




LOCATION MAP

USE-ON-REVIEW REQUEST
CONSTRUCT 2,400 S.F.
OUT BUILDING WITHIN THE
SHOPPING CENTER ZONE

NOTES:

1. IRON PINS FOUND (IPF) SHOWN ON PLAT. ALL OTHERS SET BY BHN&P, UNLESS NOTED OTHERWISE ON PLAT.
2. 10' UTILITY, DRAINAGE AND CONSTRUCTION EASEMENTS INSIDE ALL EXTERIOR LOT LINES AND ALONG ALL ROADS, 5' UTILITY, DRAINAGE AND CONSTRUCTION EASEMENTS ALONG BOTH SIDES OF ALL INTERIOR LOT LINES, PLUS OTHER EASEMENTS AS SHOWN.
3. SANITARY SEWER EASEMENT OF 15', 7.5' EACH SIDE OF SEWER AS INSTALLED. (WHERE APPLICABLE).
4. THIS PROPERTY IS ZONED SC.
5. THIS PROPERTY CONTAINS 8.219 ACRES.
6. UTILITY PROVIDERS:

   WATER: FIRST UTILITY DISTRICT
   SEWER: FIRST UTILITY DISTRICT
   ELECTRICITY: KNOXVILLE UTILITY BOARD
   GAS: KNOXVILLE UTILITIES BOARD
   TELEPHONE: AT&T SOUTHEAST
7. BOUNDARY SURVEY BY BHN&P
8. THIS PLAN ELIMINATES 19 PARKING SPACES.

PARKING

TOTAL BUILDING AREA: 75,625 S.F.
REQUIRED PARKING SPACES: 378
PARKING SPACES PROVIDED: 304

REQUIRED ACCESSIBLE SPACES: AUTO=8, VAN=2 TOTAL=10
ACCESSIBLE SPACES PROVIDED: AUTO=10, VAN=2 TOTAL =12

1-J-19-UR
Revised: 12/21/2018

OWNER
CEDAR BLUFF COMPANY
132 SHERLAKE RD
KNOXVILLE, TN 37922
PHONE: 693-0711

BATSON, HIMES, NORVELL & POE
REGISTERED ENGINEERS & LAND SURVEYORS
4334 PAPERMILL DRIVE
KNOXVILLE, TENNESSEE 37909
PHONE: (865) 588-6472
FAX: (865) 588-6473
email@bhn-p.com

DESIGNED
DRAWN SEW
CHECKED DBH

NO.	DATE	REVISION	APPR.

NO.	DATE	REVISION	APPR.

SCALE
HORIZONTAL: 1"= 30'

DATE
11/21/18

DEED REFERENCE: DEED BOOK 1425, PAGE 19

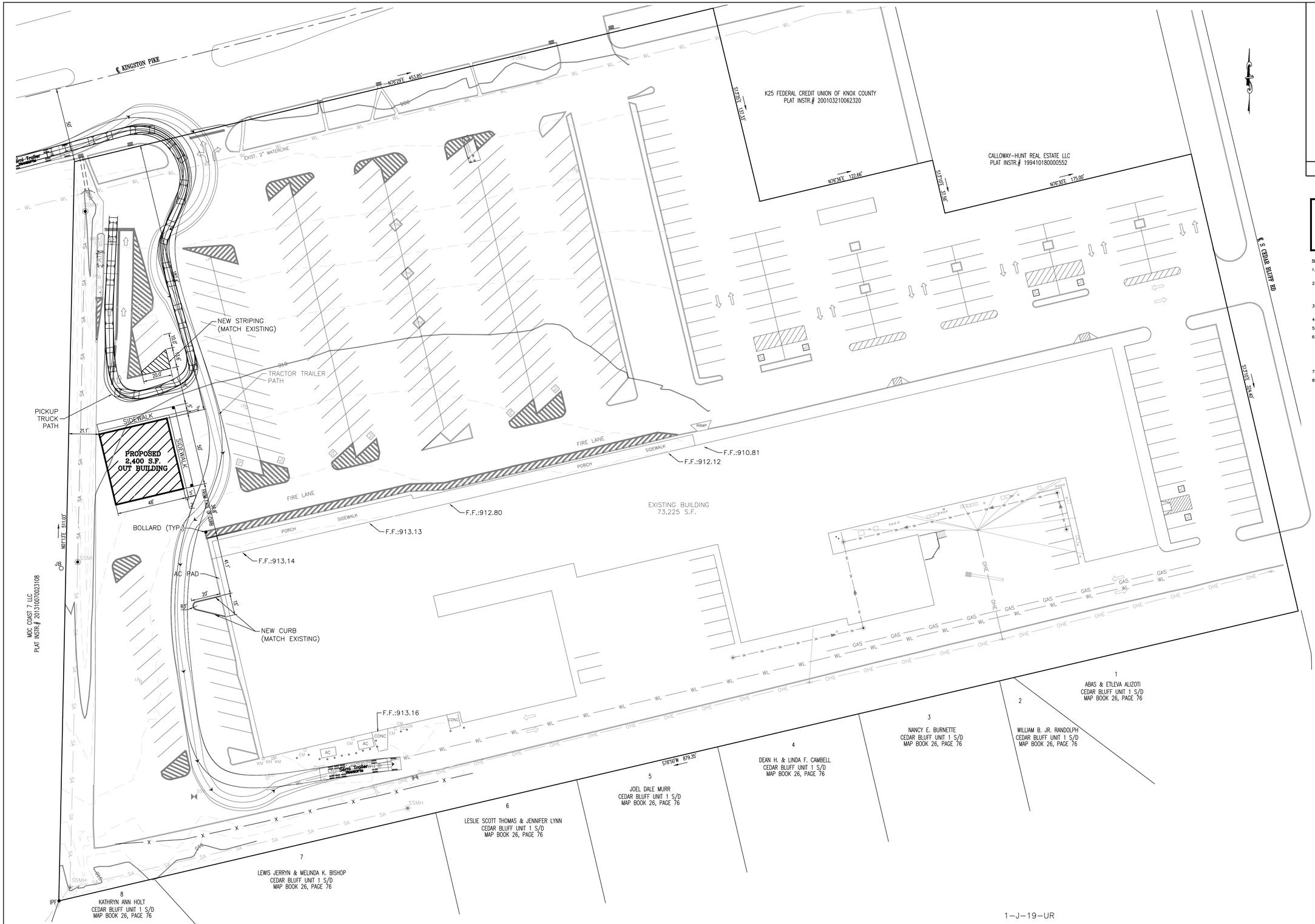
0 30' 60' 120'
1"=30'

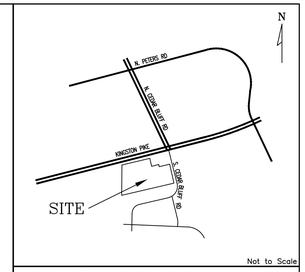
SITE PLAN FOR
CEDAR BLUFF COMPANY
CLT MAP 132 GF PARCEL 001
DISTRICT 6, KNOX COUNTY, TENNESSEE

14231-SP

SHEET 2 OF 2 SHEET(S)

Q:\14231\14231-D.DWG





LOCATION MAP

USE-ON-REVIEW REQUEST
CONSTRUCT 2,400 S.F.
OUT BUILDING WITHIN THE
SHOPPING CENTER ZONE

NOTES:

1. IRON PINS FOUND (IPF) SHOWN ON PLAT. ALL OTHERS SET BY BHN&P, UNLESS NOTED OTHERWISE ON PLAT.
2. 10' UTILITY, DRAINAGE AND CONSTRUCTION EASEMENTS INSIDE ALL EXTERIOR LOT LINES AND ALONG ALL ROADS, 5' UTILITY, DRAINAGE AND CONSTRUCTION EASEMENTS ALONG BOTH SIDES OF ALL INTERIOR LOT LINES, PLUS OTHER EASEMENTS AS SHOWN.
3. SANITARY SEWER EASEMENT OF 15', 7.5' EACH SIDE OF SEWER AS INSTALLED (WHERE APPLICABLE).
4. THIS PROPERTY IS ZONED SC.
5. THIS PROPERTY CONTAINS 8.219 ACRES.
6. UTILITY PROVIDERS:

   WATER: FIRST UTILITY DISTRICT
   SEWER: FIRST UTILITY DISTRICT
   ELECTRICITY: KNOXVILLE UTILITY BOARD
   GAS: KNOXVILLE UTILITIES BOARD
   TELEPHONE: AT&T SOUTHEAST
7. BOUNDARY SURVEY BY BHN&P
8. THIS PLAN ELIMINATES 19 PARKING SPACES.

PARKING

TOTAL BUILDING AREA: 75,625 S.F.
REQUIRED PARKING SPACES: 378
PARKING SPACES PROVIDED: 304

REQUIRED ACCESSIBLE SPACES: AUTO=8, VAN=2 TOTAL=10
ACCESSIBLE SPACES PROVIDED: AUTO=10, VAN=2 TOTAL =12

OWNER
CEDAR BLUFF COMPANY
132 SHERLAKE RD
KNOXVILLE, TN 37922
PHONE: 693-0711

BATSON, HIMES, NORVELL & POE
REGISTERED ENGINEERS & LAND SURVEYORS
4334 PAPERMILL DRIVE
KNOXVILLE, TENNESSEE 37909
PHONE: (865) 588-6472
FAX: (865) 588-6473
email@bhn-p.com

DESIGNED
DRAWN SEW
CHECKED DBH

NO.	DATE	REVISION	APPR.	NO.	DATE	REVISION	APPR.

SCALE
HORIZONTAL: 1"= 30'

DATE
11/21/18

DEED REFERENCE: DEED BOOK 1425, PAGE 19

0 30' 60' 120'
1"=30'

SITE PLAN FOR
CEDAR BLUFF COMPANY
CLT MAP 132 GF PARCEL 001
DISTRICT 6, KNOX COUNTY, TENNESSEE

14231-SP-TURN

SHEET 2 OF 2 SHEET(S)

Q:\14231\14231-D.DWG