

METROPOLITAN PLANNING COMMISSION USE ON REVIEW INFORMATION

TAX MAP 138-H, GROUP A, PARCEL 16
INSTRUMENT No. 201510280026455

Rotated to Plat
Instrument No. 200312120061220



TAX MAP 138-H, GROUP A, PARCEL 15
INSTRUMENT No. 201604080058342

TAX MAP 138-H, GROUP A, PARCEL 15.01
INSTRUMENT No. 200903180058682

TAX MAP 138-H, GROUP A, PARCEL 11
DEED BOOK 1707, PAGE 267

TAX MAP 138-H, GROUP A, PARCEL 13
DEED BOOK 2052, PAGE 808

General Notes

1. Location of all underground utilities shown hereon are approximate and are based on field location of visible structures such as water meters, sewer manholes, etc. The utilities shown hereon may not comprise all of the existing utilities in this area, either in service or abandoned. In accordance with The Underground Utility Damage Prevention Act, prior to any excavation work call Tennessee One Call System, Inc. at 1-800-351-1111.
2. Minimum building setbacks per zoning.
3. Vertical Datum Assumed Elevations.
4. Horizontal Datum Assumed Coordinates.
5. Maximum size for an individual storage unit not to exceed 600 sq. ft.
6. Total new construction 9,050 square feet.
7. The contractor is solely responsible for all jobsite safety, including but not limited to compliance with all applicable OSHA regulations.
8. See Architectural drawings for exact building dimensions and details. Any building shown in the Civil Plans are for general purposes and should not be used to layout the building or its appurtenances (stairs, door, decks, etc.)
9. Confirm all structures are beyond required setbacks and easements.
10. G.C. is to coordinate the building Foundation Plan with the Overall Site. Verify all dimensions and elevations prior to construction and notify architect of any any discrepancies before start of construction.
11. G.C. is to ensure positive drainage away from buildings.
12. Contractor to field verify critical grades prior to construction.
13. Contractor to coordinate any new site grading with engineer prior to construction in order to ensure proper cohesion with overall site drainage.
14. Roof leaders shall be ASTM D3034 PVC. Laid at 2% minimum slope.

LEGEND:

- New Construction
- New Paving
- New Grass

GRADING AND EROSION CONTROL NOTES:

1. EROSION CONTROL MEASURES SHOWN ON THIS PLAN ARE A MINIMUM REQUIREMENT.
2. CONTRACTOR IS RESPONSIBLE FOR MAINTAINING, MODIFYING AND ADDING EROSION CONTROL MEASURES DURING CONSTRUCTION TO KEEP SILT FROM EXITING THIS SITE.
3. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL APPLICABLE PERMITS AND COMPLYING WITH ALL LOCAL, STATE, AND FEDERAL REGULATIONS RELATED TO SITE GRADING AND STORMWATER RUNOFF.
4. EROSION CONTROL SHALL BE MAINTAINED UNTIL LAWNS HAVE BEEN ESTABLISHED.
5. AFTER LAWNS HAVE BEEN ESTABLISHED CONTRACTOR SHALL REMOVE ALL TEMPORARY EROSION CONTROL MEASURES, i.e., SILT FENCE.
6. CONTRACTOR TO FIELD VERIFY ROAD GRADES PRIOR TO CONSTRUCTION.
7. CONTRACTOR TO COORDINATE ALL NEW SITE GRADING WITH OWNER'S REP. ENGINEER PRIOR TO CONSTRUCTION IN ORDER TO ENSURE PROPER COHESION WITH OVERALL SITE DRAINAGE PLAN.
8. ADJUST SWALES AS NECESSARY TO MAINTAIN POSITIVE DRAINAGE AWAY FROM THE FUTURE BUILDING FOUNDATIONS.
9. SEED AND MULCH DISTURBED AREAS IMMEDIATELY AFTER CONSTRUCTION.
10. APPLY TEMPORARY SEEDING WHENEVER GRADING OPERATIONS ARE TEMPORARILY HALTED FOR OVER 14 DAYS AND FINAL GRADING OF EXPOSED SURFACES IS TO BE COMPLETED WITHIN ONE YEAR. APPLY TEMPORARY SEEDING TO SOIL STOCKPILES.
11. APPLY PERMANENT SEEDING WHENEVER GRADING OPERATIONS ARE COMPLETED AND ALL CONSTRUCTION OPERATIONS WILL NOT IMPACT THE DISTURBED AREA. APPLY PERMANENT SEEDING TO ALL NON-CONSTRUCTION AREAS, WHICH SHOW SIGNS OF EXCESSIVE EROSION.
12. CONTRACTOR TO FIELD VERIFY CRITICAL GRADES AT ENTRANCES PRIOR TO CONSTRUCTION.
13. VERIFY EXACT SIZE DEPTH AND LOCATION OF ALL UNDERGROUND UTILITIES PRIOR TO CONSTRUCTION.
14. CONTRACTOR IS SOLELY RESPONSIBLE FOR JOBSITE SAFETY; INCLUDING BUY NOT LIMITED TO COMPLIANCE WITH ALL APPLICABLE OSHA REGULATIONS.
15. NO SLOPE SHALL BE STEEPER THAN 2(H):1(V).
16. SLOPES STEEPER THAN 3(H):1(V) SHALL HAVE EROSION CONTROL BLANKETS.
17. ADEQUATE DRAINAGE, EROSION AND SEDIMENT CONTROL MEASURES, BEST MANAGEMENT PRACTICES, AND/OR OTHER STORMWATER MANAGEMENT FACILITIES SHALL BE PROVIDED AND MAINTAINED AT ALL TIMES DURING CONSTRUCTION. DAMAGES TO ADJACENT PROPERTY AND/OR THE CONSTRUCTION SITE CAUSED BY THE CONTRACTOR'S OR PROPERTY OWNER'S FAILURE TO PROVIDE AND MAINTAIN ADEQUATE DRAINAGE AND EROSION/SEDIMENT CONTROL FOR THE CONSTRUCTION AREA SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNER AND/OR CONTRACTOR.
18. THIS SITE IS A PRIORITY CONSTRUCTION ACTIVITY

TOPOGRAPHIC SURVEY

of 8234 CHAPMAN HIGHWAY

HONEY BADGER PROPERTIES

P.O. BOX 11365 KNOXVILLE, TN 37939
865.809.3439

TAX MAP 138-H, GROUP A, PARCEL 14
INSTRUMENT No. 201610030021329 (DEED)
INSTRUMENT No. 200312120061220 (PLAT)

CIVIL DISTRICT No. 9, KNOX COUNTY, TENNESSEE

ZONING: CA

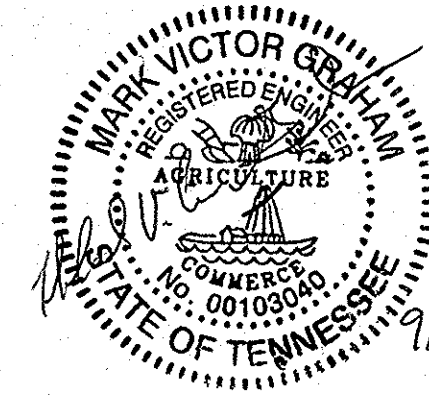
TOTAL SITE ACREAGE: 3.29 Acres

TOTAL DISTURBED AREA: 0.58 Acres

TOTAL EXISTING IMPERVIOUS: 2.81 Acres

TOTAL POST IMPERVIOUS: 2.81 Acres

BASE PLAN PROVIDED BY RICHARD A. WEBB



10-A-17-UR
Revised: 9/28/2017



SCALE: 1"=30'

September 28, 2017

