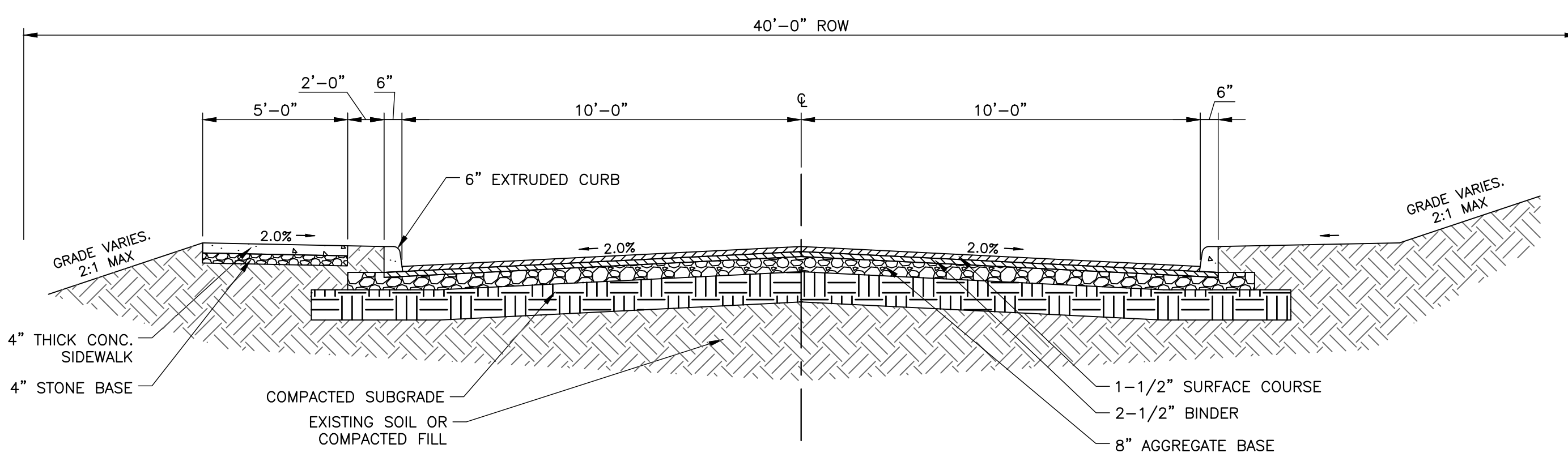




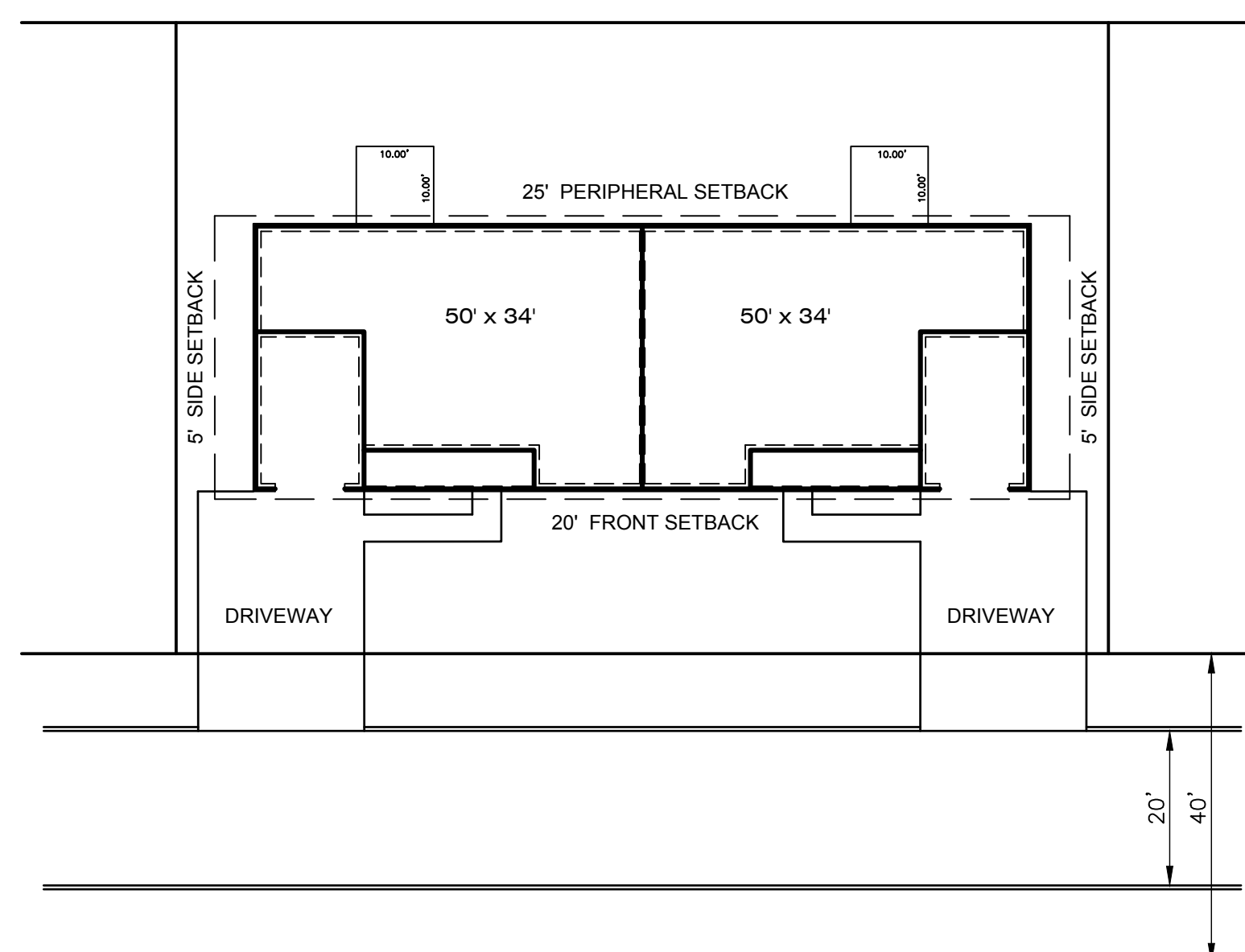
- NOTES:**
1. PARCEL INFORMATION: ADDRESS: 7506 OLD CLINTON PIKE
 - CLT MAP 67
 - PARCEL E8
 - DISTRICT F6
 - DEED: 20190501-0063965
 - ZONING: PR
 2. SETBACKS:
 - FRONT: 20'
 - REAR: 15'
 - SIDE: 5'
 - PERIPHERAL: 35'
 - REAR SETBACK VARIANCE REQUIRED LOTS 1-5
 3. EASEMENTS:
 - 15' UTILITY EASEMENT 7.5' EACH SIDE OF CENTERLINE OF SANITARY SEWER
 - 10' DRAINAGE, UTILITY AND CONSTRUCTION EASEMENTS INSIDE ALL EXTERIOR LOT LINES
 - 5' DRAINAGE, UTILITY AND CONSTRUCTION EASEMENT EXISTS 5' EACH SIDE OF INTERIOR ROW LINES.
 4. TOPOGRAPHIC SURVEY, BOUNDARY SURVEY, LOCATION OF EXISTING UTILITIES AND EXISTING STRUCTURES PROVIDED BY OWNER FROM PROFESSIONAL LAND SYSTEMS 205 LAMAR AVE. CLINTON, TN 37716. DRAWING NO. 10817 DATED 6/12/19.
 5. DIMENSIONS AND EASEMENTS SUBJECT TO CHANGE PRIOR TO FINAL PLAN.
 6. NORTH PROPERTY LINE LANDSCAPE SCREENING/ FENCING

CONCEPT PLAN CERTIFICATION:
I HEREBY CERTIFY THAT I AM A REGISTERED ENGINEER LICENSED TO PRACTICE ENGINEERING UNDER THE LAWS OF THE STATE OF TENNESSEE. I FURTHER CERTIFY THAT THE PLAN AND ACCOMPANYING DRAWINGS, DOCUMENTS, AND STATEMENTS CONFORM, TO THE BEST OF MY KNOWLEDGE, TO ALL APPLICABLE PROVISIONS OF THE KNOXVILLE/KNOX COUNTY SUBDIVISION REGULATIONS EXCEPT AS HAS BEEN ITEMIZED, DESCRIBED AND JUSTIFIED IN A REPORT FILED WITH THE METROPOLITAN PLANNING COMMISSION.

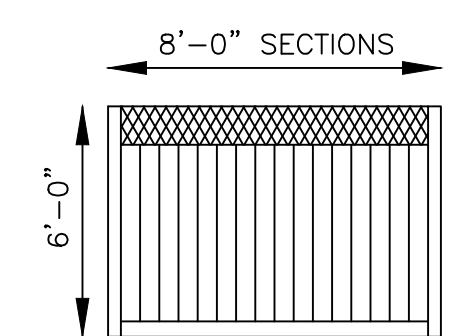
REGISTERED ENGINEER JIMMY H. TAYLOR
TENNESSEE LICENSE NO. 20838
DATE: 8/26/19



TYPICAL ROAD SECTION

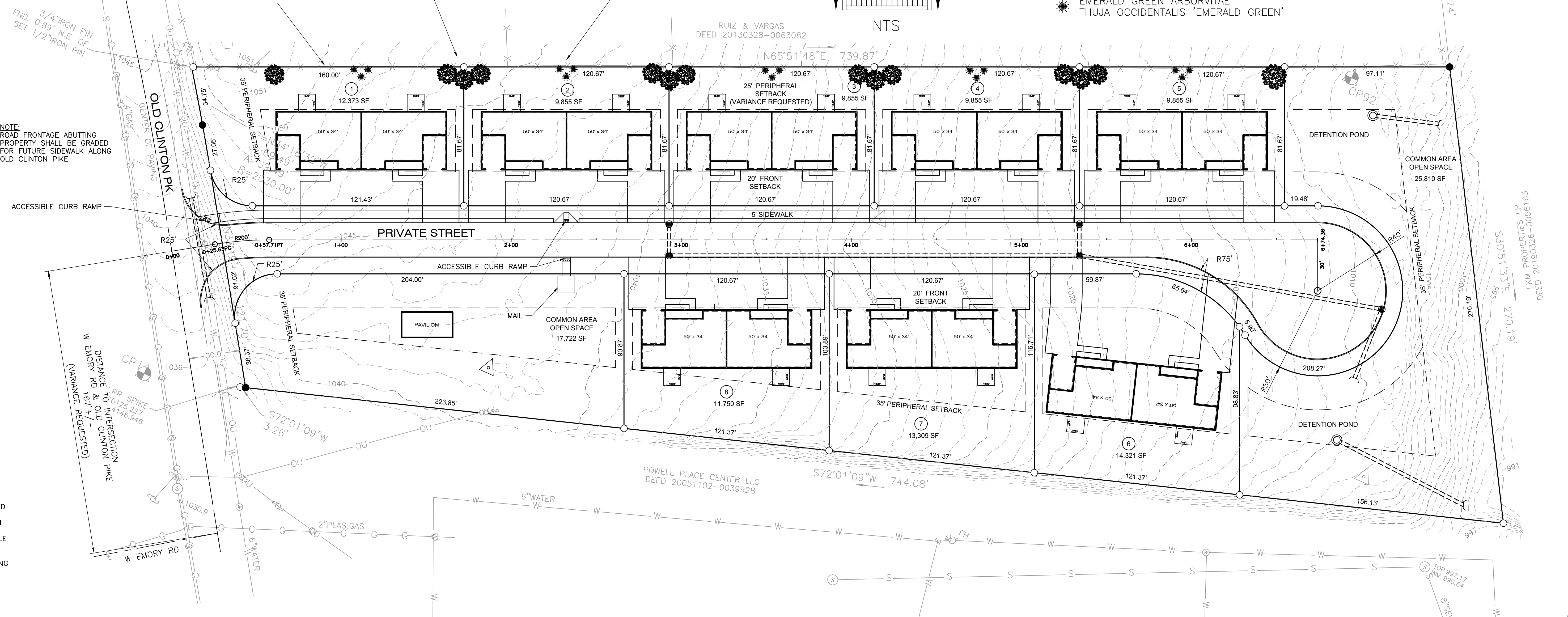


3 TYPICAL LOT LAYOUT

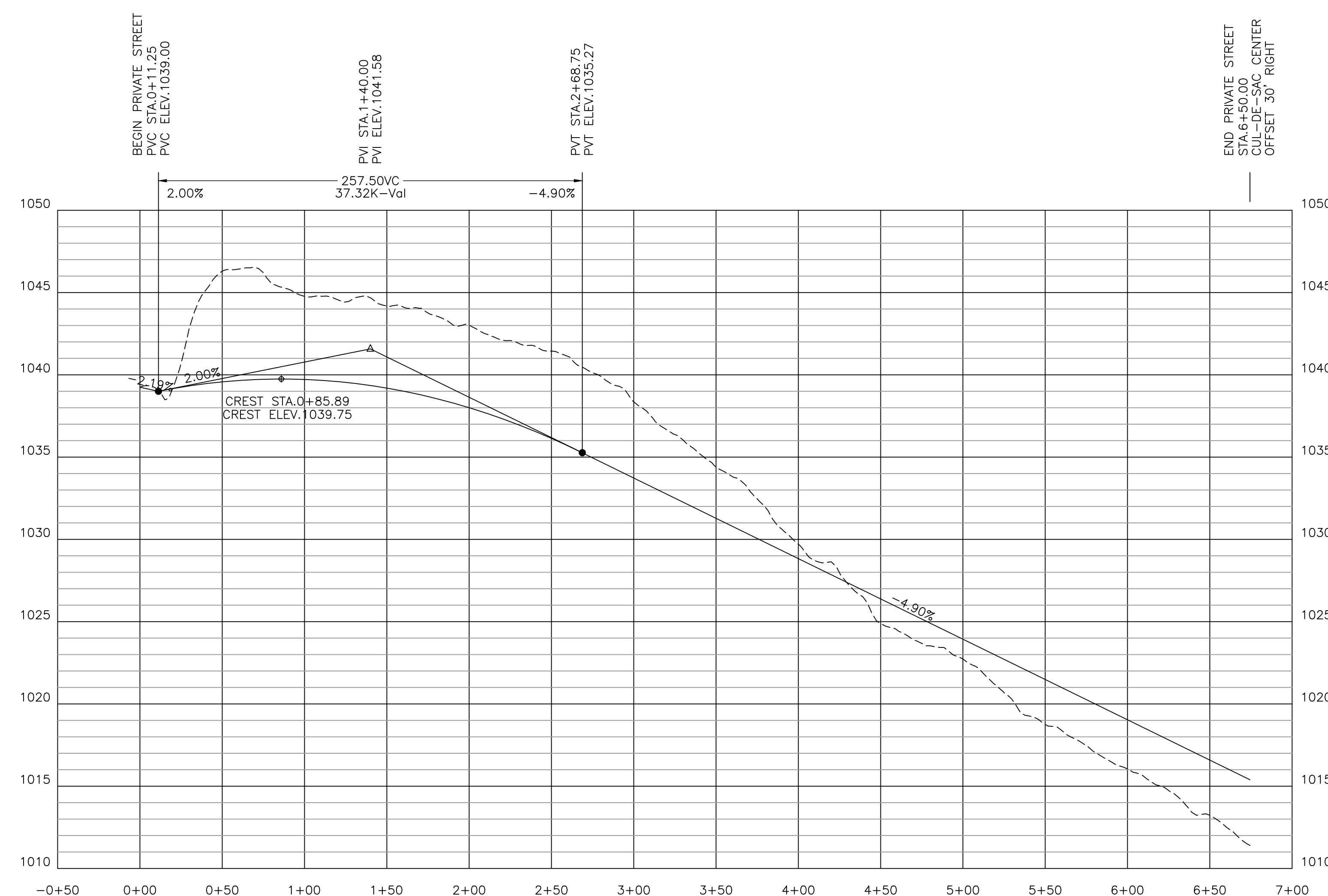


 NELLIE R. STEVENS HOLLY
ILEX x 'NELLIE R. STEVENS'

 EMERALD GREEN ARBORVITAE
THUJA OCCIDENTALIS 'EMERALD GREEN'



CONCEPT PLAN



PRIVATE STREET PROFILE

10-SB-19-C
10-G-19-UR
Revised: 9/23/2019

