

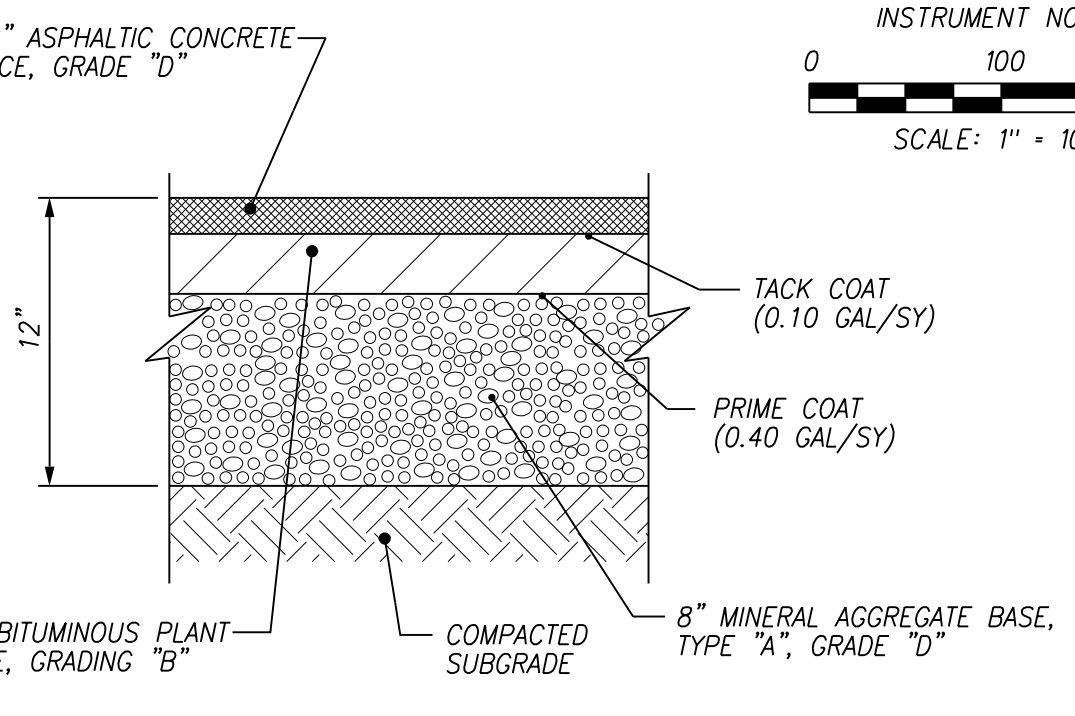
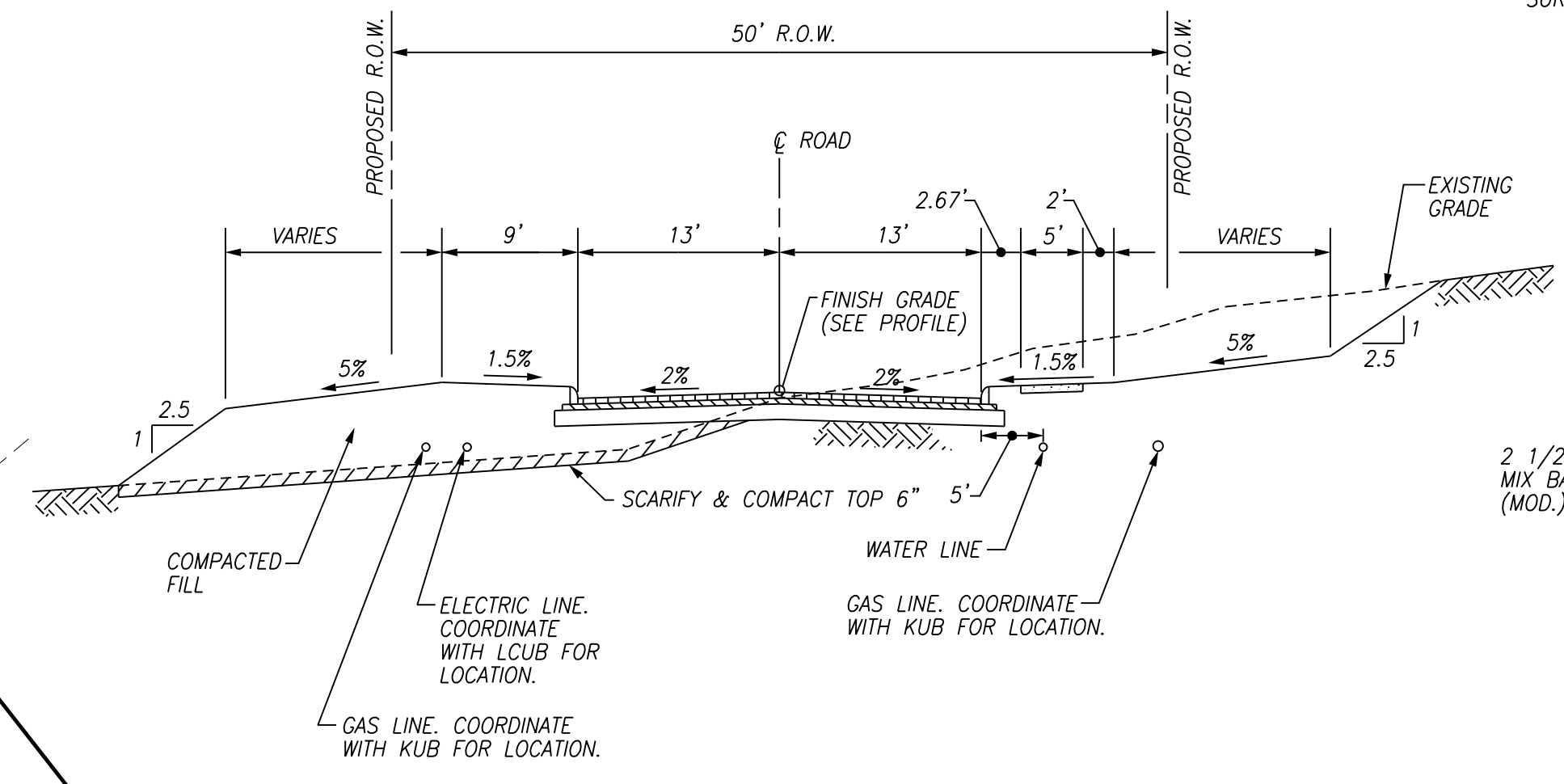
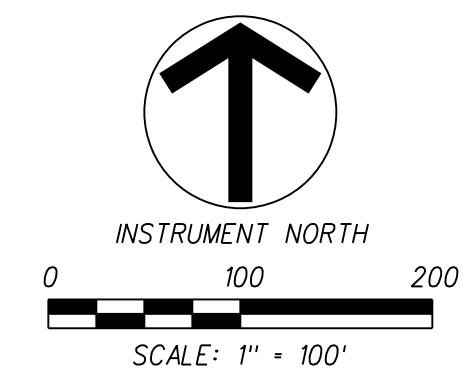
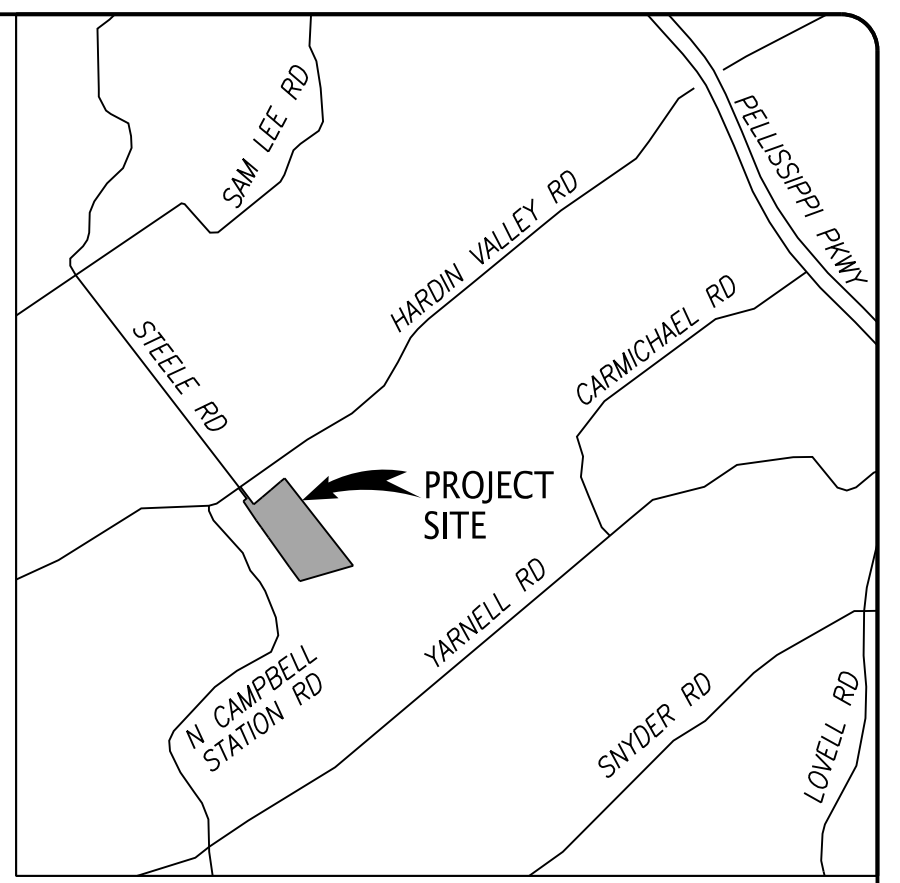
10330 HARDIN VALLEY ROAD  
SUITE 201  
KNOXVILLE, TN 37932  
OFFICE: 865.690.6419  
FAX: 865.690.6448  
www.fulghummacindoe.com

PRELIMINARY  
NOT FOR  
CONSTRUCTION

STEELE ROAD SUBDIVISION  
11446 HARDIN VALLEY ROAD  
KNOXVILLE, TENNESSEE 37932

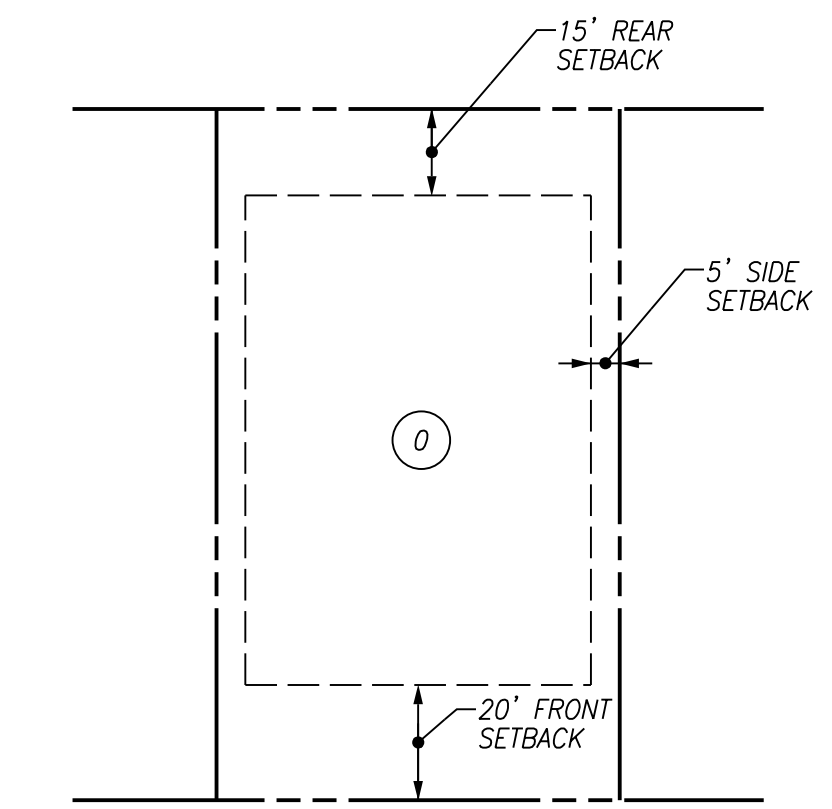
HARDIN VALLEY LAND  
PARTNERS, LLC  
10784 HARDIN VALLEY ROAD  
KNOXVILLE, TN 37931  
CONTACT: RUSTY BITTLE  
TELEPHONE NO.: 865.670.7426  
EMAIL: RUSTY@HARDINVALLEYLAND.COM

CONCEPT PLAN

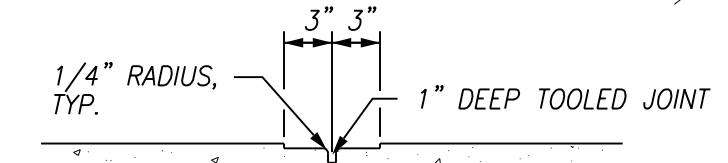
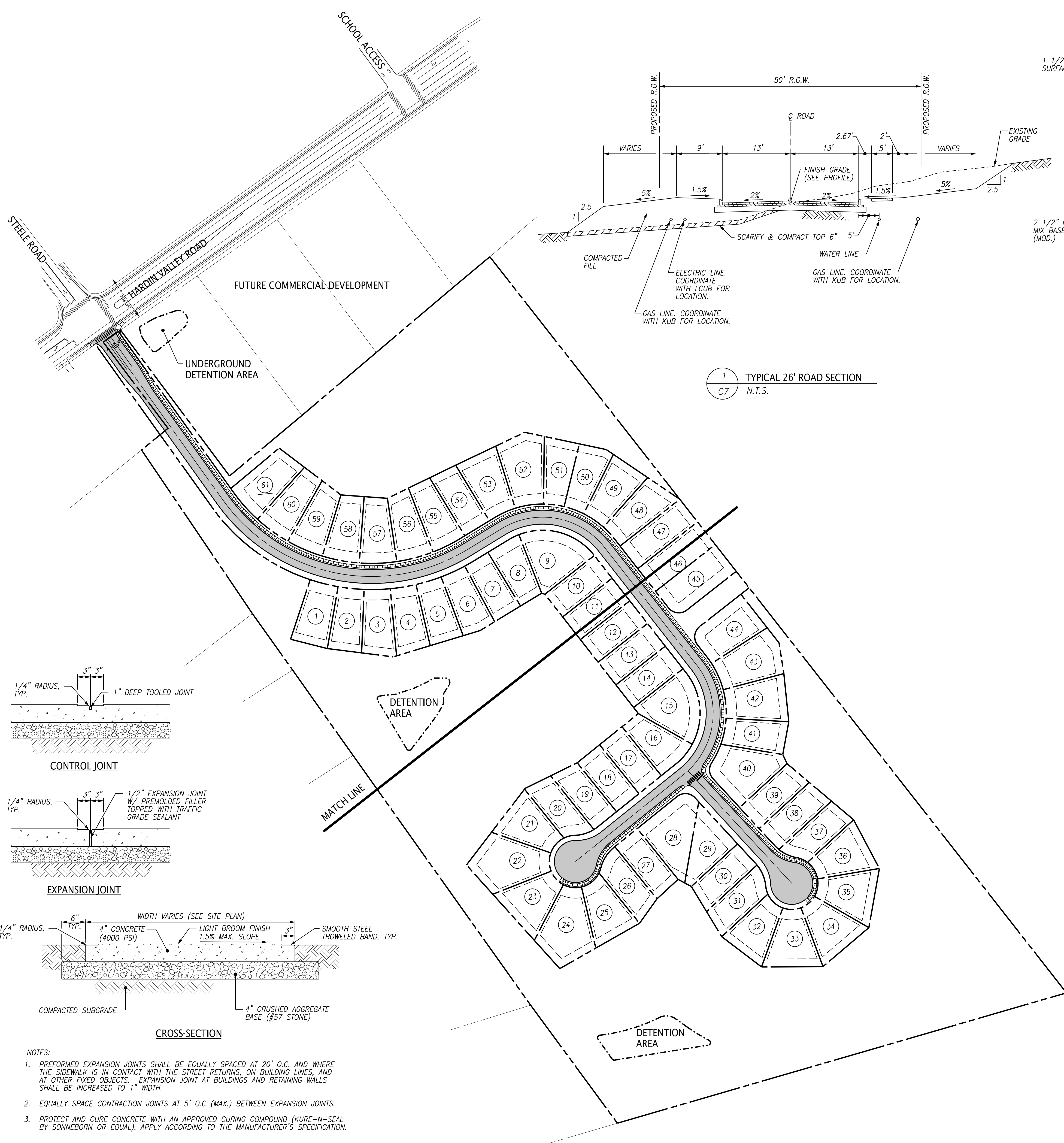


NOTES:  
1. PAVEMENT HAS NOT BEEN DESIGNED FOR CONSTRUCTION TRAFFIC/ACTIVITIES. USE OF THESE SURFACES FOR CONSTRUCTION ACTIVITIES SHALL BE DONE AT THE CONTRACTOR'S CONVENIENCE AND RISK. DAMAGE TO PAVEMENT RESULTING FROM THESE ACTIVITIES SHALL BE REPAIRED IN CONFORMANCE WITH THE INITIAL PAVEMENT SPECIFICATIONS.

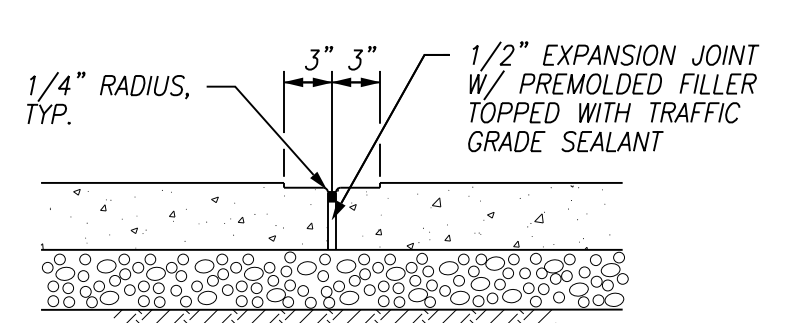
2 ASPHALT PAVEMENT SECTION  
C1 N.T.S.



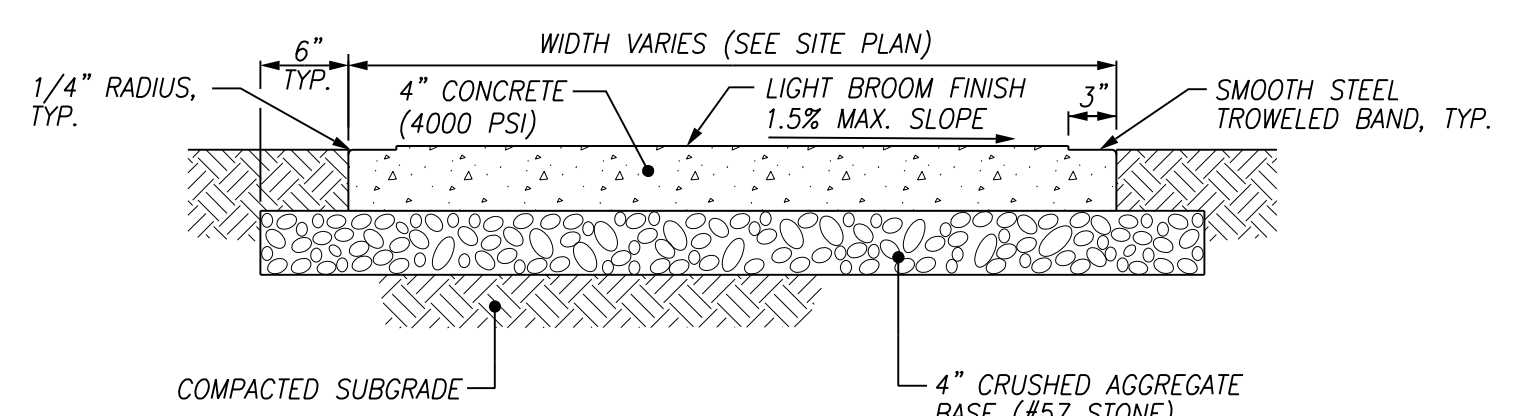
3 TYPICAL INTERIOR LOT  
C1 N.T.S.



CONTROL JOINT



EXPANSION JOINT



CROSS-SECTION

NOTES:  
1. PREFORMED EXPANSION JOINTS SHALL BE EQUALLY SPACED AT 20' O.C. AND WHERE THE SIDEWALK IS IN CONTACT WITH THE STREET RETURNS, ON BUILDING LINES, AND AT OTHER FIXED OBJECTS. EXPANSION JOINT AT BUILDINGS AND RETAINING WALLS SHALL BE INCREASED TO 1\"/>

4 CONCRETE SIDEWALK  
C1 N.T.S.

11-SC-15-C / 11-H-15-UR  
Revised: 10/27/2015

GENERAL NOTES:

1. THE TOPOGRAPHIC & BOUNDARY DATA WAS TAKEN FROM KGIS. EXISTING CONTOURS ARE AT 2-FT. INTERVALS.
2. PROPERTY CONCERNED REFLECTS PARCEL 117.027 AS SHOWN IN KNOX COUNTY CLT MAP 117. ZONING FOR THE PROPERTY IS PR, PLANNED RESIDENTIAL ZONE. TOTAL AREA = 30.5± AC.  
OWNER: HARDIN VALLEY LAND PARTNERS, LLC  
10784 HARDIN VALLEY ROAD  
KNOXVILLE, TN 37932
3. BUILDING SETBACKS ARE 20-FT. IN FRONT, 5-FT. ON SIDE AND 15-FT. IN REAR.
4. ACCESS TO LOTS IS RESTRICTED TO INTERNAL STREETS.
5. PROPOSED IMPROVEMENTS INCLUDE 26' WIDE PUBLIC ROAD, EXTRUDED CURB, STORM SEWER, SANITARY SEWER, WATER, GAS, ELECTRIC, TELEPHONE, AND CABLE TV.

VARIANCE REQUESTS:

1. REDUCE MINIMUM HORIZONTAL RADIUS FROM 250' TO 150' FOR ROAD "A".
2. INCREASE MAXIMUM ROAD GRADE FROM 12% TO 14%.
3. REDUCE K VALUE AT INTERSECTIONS FROM 25 TO 15.
4. INCREASE MAXIMUM GRADE AT INTERSECTIONS FROM 1.00% TO 1.50%.

UTILITY OWNERS:

WATER & SEWER  
WEST KNOX UTILITY DISTRICT (WKUD)  
2328 LOVELL ROAD, P.O. BOX 51370  
KNOXVILLE, TN 37931  
CONTACT: MR. MARTIN GILLENWATERS  
OFFICE PHONE: 865.690.2521, EXT. \*833

ELECTRIC  
LENOIR CITY UTILITY BOARD (LCUB)  
P.O. BOX 449  
LENOIR CITY, TN 37771  
CONTACT: MR. JAY HINES  
OFFICE PHONE: 865.986.6591

GAS  
KNOXVILLE UTILITIES BOARD (KUB)  
P.O. BOX 59017  
KNOXVILLE, TN 37950-9017  
CONTACT: MR. CHRIS MCCORMICK  
OFFICE PHONE: 865.558.2123

TELEPHONE  
AT&T  
9733 PARKSIDE DRIVE  
KNOXVILLE, TN 37922  
CONTACT: MS. VICKIE DAILEY  
OFFICE PHONE: 865.539.8571

ENGINEERING 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 ALL APPLICABLE PROVISIONS OF THE KNOXVILLE-KNOX COUNTY SUBDIVISION REGULATIONS EXCEPT AS HAS BEEN ITEMIZED AND DESCRIBED IN A REPORT FILED WITH THE METROPOLITAN PLANNING COMMISSION.

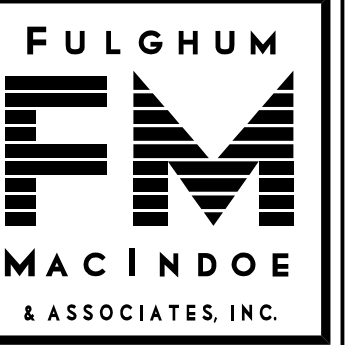
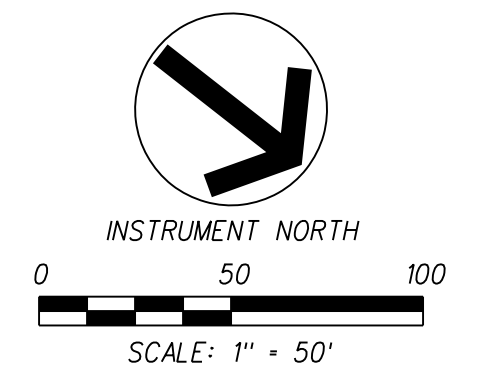
REGISTERED ENGINEER  
TENNESSEE CERTIFICATE NO. \_\_\_\_\_



LEGEND:

- PROPOSED ASPHALT PAVEMENT
- PROPOSED LOT NUMBER
- PROPOSED PROPERTY/ROW LINE
- EXISTING PROPERTY LINE
- PROPOSED ROAD CENTER LINE
- PROPERTY SETBACK

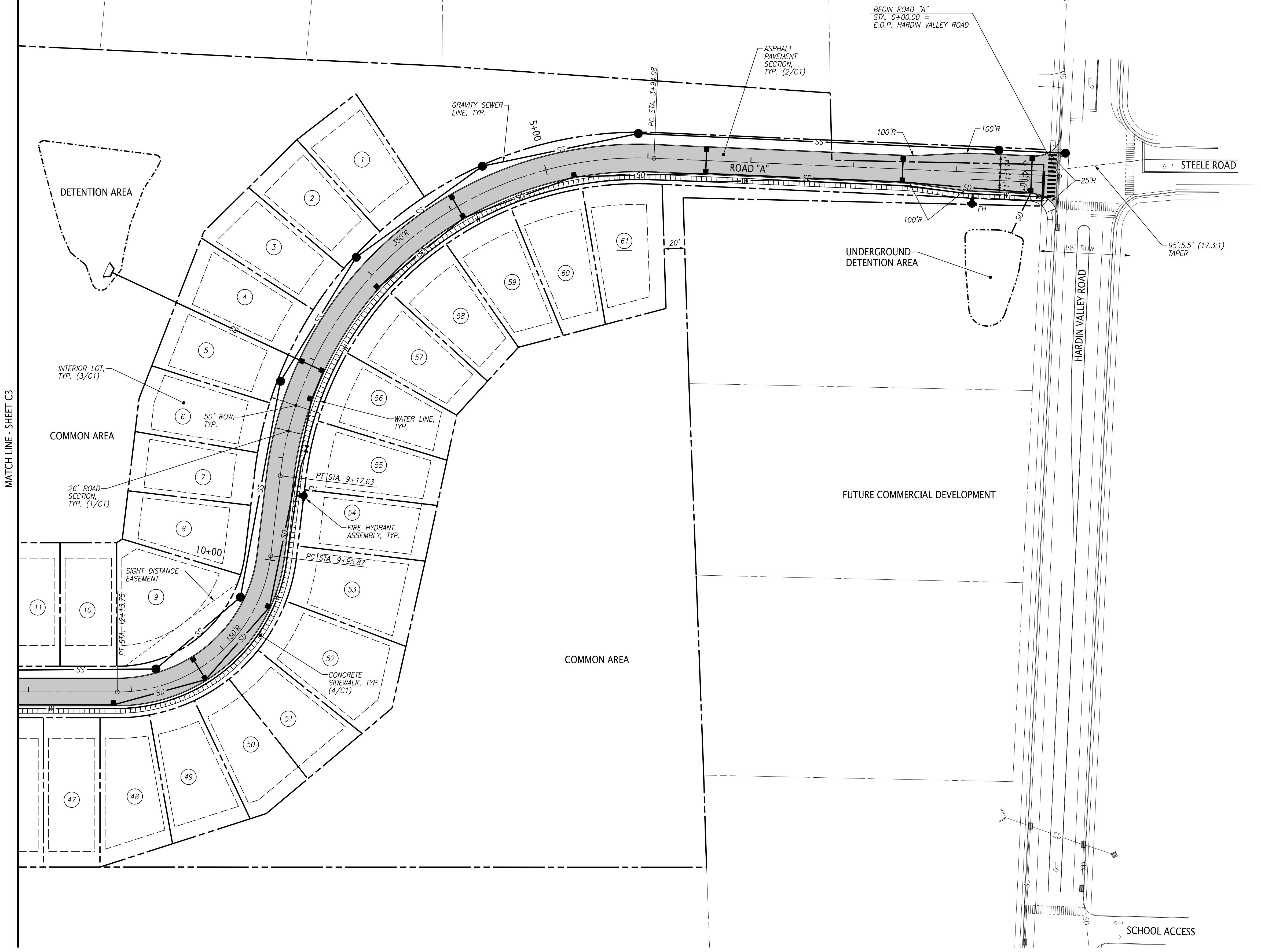
DESIGNED BY	WCF	DATE	10/27/15
ISSUED BY	WCF	DATE	10/05/15
PROJECT NO.	548.001	SHEET NO.	C1
SCALE	1"=100'	DATE	10/05/15



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**NOTES:**

1. REFERENCE SHEET C1 FOR NOTES.



11-SC-15-C / 11-H-15-UR  
Revised: 10/27/2015

**LEGEND:**

- PROPOSED ASPHALT PAVEMENT
- PROPOSED CONCRETE SIDEWALK
- PROPOSED LOT NUMBER
- PROPOSED PROPERTY/ROW LINE
- EXISTING PROPERTY LINE
- PROPOSED ROAD CENTER LINE
- PROPOSED PROPERTY SETBACK
- PROPOSED STORM LINE
- PROPOSED WATER LINE
- PROPOSED SEWER LINE
- PROPOSED LOW PRESSURE SEWER LINE
- PROPOSED SEWER MANHOLE
- PROPOSED GRINDER PUMP
- PROPOSED FIRE HYDRANT
- PROPOSED WATER LINE VALVE
- PROPOSED AREA DRAIN/CATCH BASIN
- PROPOSED HEADWALL
- EXISTING STORM LINE
- EXISTING AREA DRAIN/CATCH BASIN

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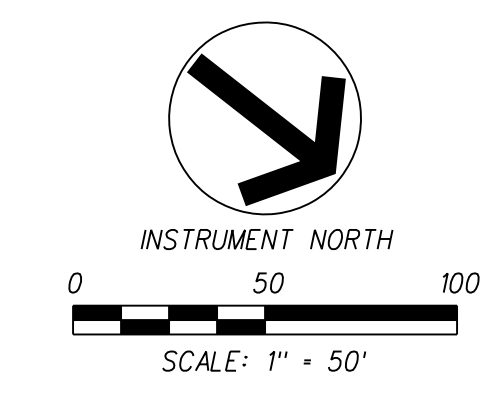
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**CONCEPT PLAN**

PROJ. MGR.	DESIGNED BY	DRAWN BY	Date
	WCF	JCM	10/27/15
	WCF		10/05/15
			Revision/Issue
			No.

Project	Sheet
548.001	C2
Date	
10/05/15	
Scale	
1"=50'	

File Name: \\16480\548\001\DWG\1648001-002.dwg  
Plot Date: 10/27/2015



**NOTES:**

1. REFERENCE SHEET C1 FOR NOTES.



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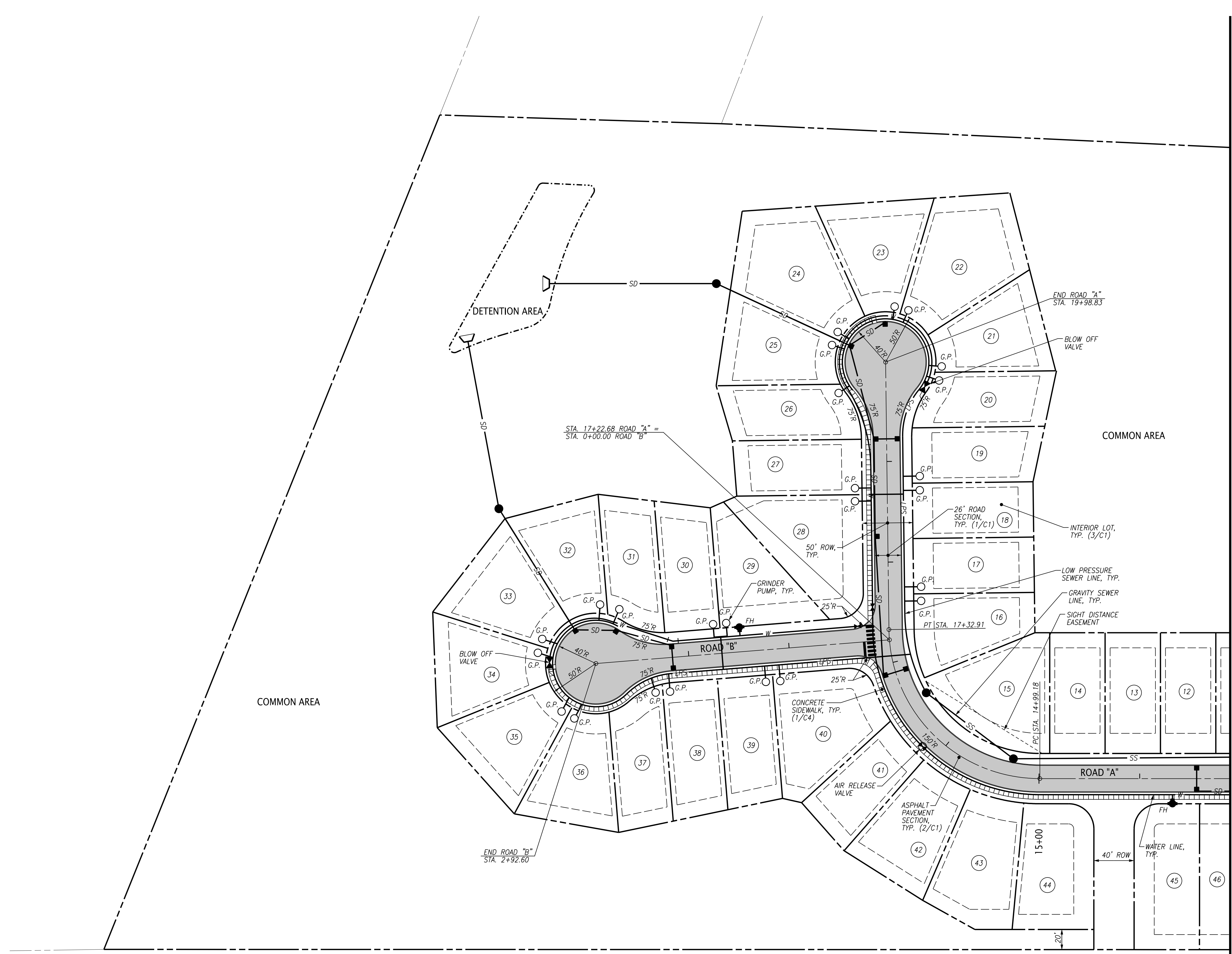
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**CONCEPT PLAN**

PROJ. NO.	DESIGNED BY	DRAWN BY	DATE
548.001	WCF	JCM	10/27/15
	WCF		10/05/15

Project	Sheet
548.001	C3
Date	10/05/15
Scale	1"=50'

**LEGEND:**  
REFERENCE SHEET C2 FOR LEGEND



File Name: \\1548\548\001\DWG\548001-C03.dwg  
 Plot Date: 10/27/2015



