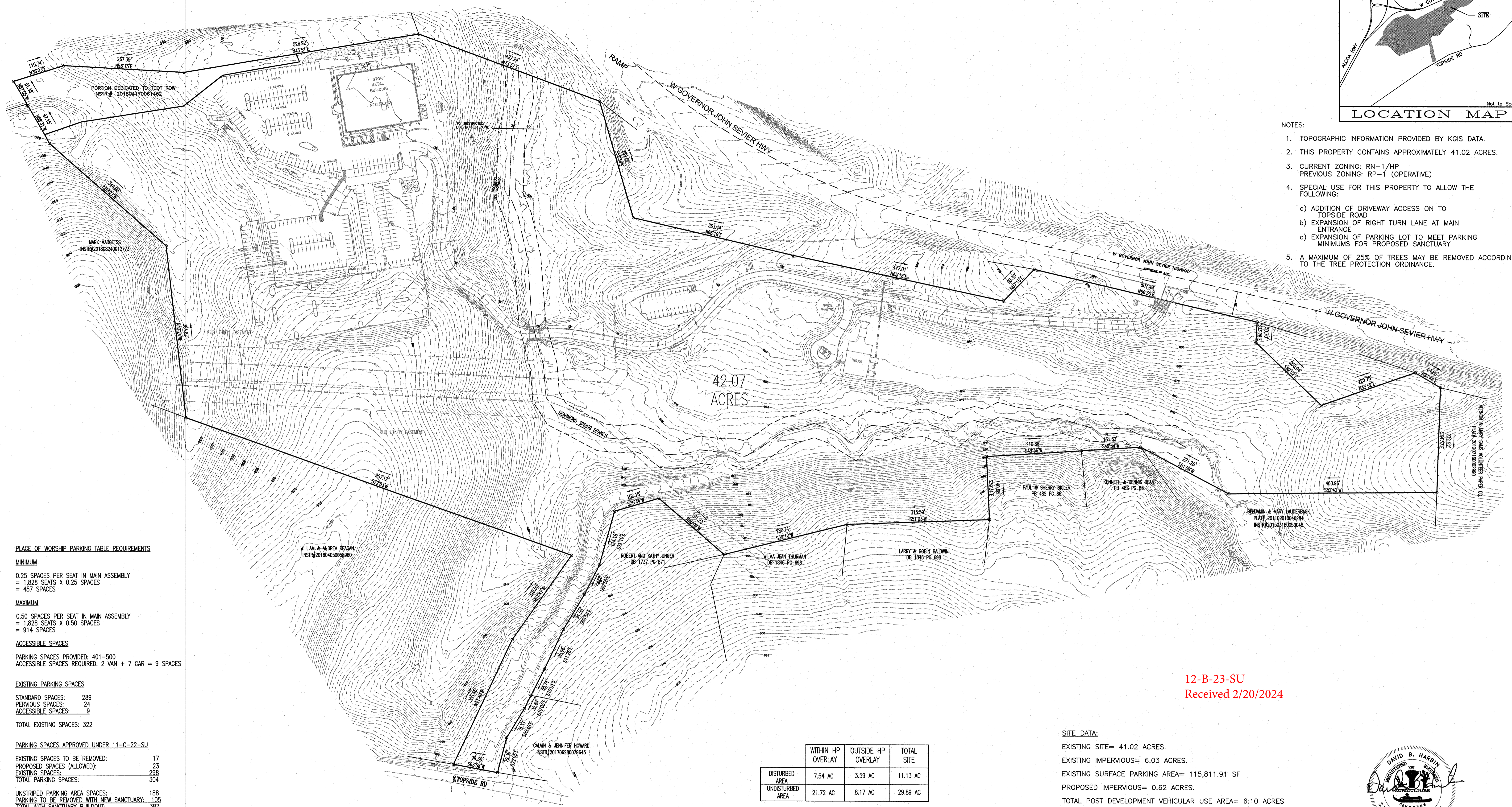


- NOTES:
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 3. CURRENT ZONING: RN-1/HP
PREVIOUS ZONING: RP-1 (OPERATIVE)
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 - a) ADDITION OF DRIVEWAY ACCESS ON TO TOPSIDE ROAD
 - b) EXPANSION OF RIGHT TURN LANE AT MAIN ENTRANCE
 - c) EXPANSION OF PARKING LOT TO MEET PARKING MINIMUMS FOR PROPOSED SANCTUARY
 5. A MAXIMUM OF 25% OF TREES MAY BE REMOVED ACCORDING TO THE TREE PROTECTION ORDINANCE.



PLACE OF WORSHIP PARKING TABLE REQUIREMENTS

MINIMUM
 0.25 SPACES PER SEAT IN MAIN ASSEMBLY
 = 1,828 SEATS X 0.25 SPACES
 = 457 SPACES

MAXIMUM
 0.50 SPACES PER SEAT IN MAIN ASSEMBLY
 = 1,828 SEATS X 0.50 SPACES
 = 914 SPACES

ACCESSIBLE SPACES
 PARKING SPACES PROVIDED: 401-500
 ACCESSIBLE SPACES REQUIRED: 2 VAN + 7 CAR = 9 SPACES

EXISTING PARKING SPACES

STANDARD SPACES:	289
PERVIOUS SPACES:	24
ACCESSIBLE SPACES:	9
TOTAL EXISTING SPACES:	322

PARKING SPACES APPROVED UNDER 11-C-22-SU

EXISTING SPACES TO BE REMOVED:	17
PROPOSED SPACES (ALLOWED):	23
EXISTING SPACES:	298
TOTAL PARKING SPACES:	304

UNSTRIPED PARKING AREA SPACES: 188
 PARKING TO BE REMOVED WITH NEW SANCTUARY: 105
 TOTAL WITH SANCTUARY BUILDOUT: 387

PROPOSED PARKING SPACES

PROPOSED SPACES: 90
 TOTAL PROPOSED PARKING SPACES POST DEVELOPMENT WITH SANCTUARY BUILDOUT: 473

	WITHIN HP OVERLAY	OUTSIDE HP OVERLAY	TOTAL SITE
DISTURBED AREA	7.54 AC	3.59 AC	11.13 AC
UNDISTURBED AREA	21.72 AC	8.17 AC	29.89 AC

12-B-23-SU
 Received 2/20/2024

SITE DATA:
 EXISTING SITE= 41.02 ACRES.
 EXISTING IMPERVIOUS= 6.03 ACRES.
 EXISTING SURFACE PARKING AREA= 115,811.91 SF
 PROPOSED IMPERVIOUS= 0.62 ACRES.
 TOTAL POST DEVELOPMENT VEHICULAR USE AREA= 6.10 ACRES
 TOTAL POST DEVELOPMENT IMPERVIOUS AREA= 6.65 ACRES
 EXISTING DISTURBED AREA= 9.77 ACRES
 PROPOSED DISTURBED AREA= 1.36 ACRES



OWNER/DEVELOPER
CALVARY CHAPEL OF KNOXVILLE
 C/O MARK KIRK
 3330 W GOVERNOR JOHN SEVIER HWY
 KNOXVILLE, TN 37920
 PHONE: (865) 680-9791

12-B-23-SU

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	DBH	DATE	REVISION	APPR.	NO.	DATE	REVISION	APPR.
DRAWN	KPP	2/19/24	REVISED PER PLANNING COMMENTS					
CHECKED	DBH	1/22/24	REVISED PER PLANNING COMMENTS					

SCALE
 HORIZONTAL: 1" = 100'
 VERTICAL: 2" INTERVAL

DATE
 12/20/23

DEED REFERENCES: PLAT INSTR# 201208240012541
 DEED REFERENCES: DEED INSTR# 201804170061462

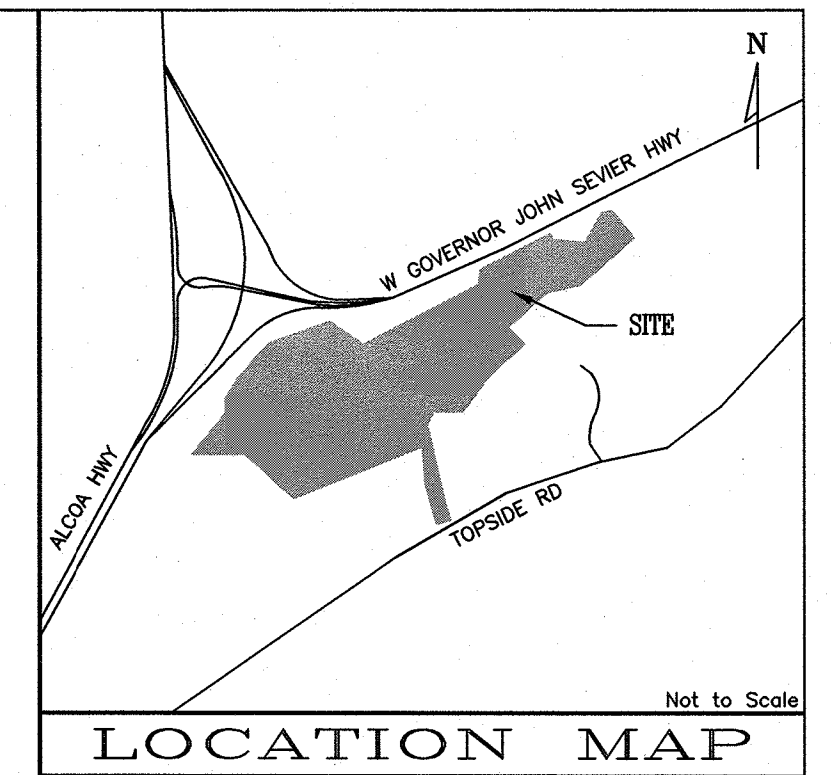
1" = 100'

EXISTING CONDITIONS FOR
CALVARY CHAPEL OF KNOXVILLE

TAX MAP 147 PARCEL 30
 DISTRICT 25, KNOX COUNTY, TENNESSEE
 CITY BLOCK 25919, 25TH WARD, CITY OF KNOXVILLE

25130-EX

SHEET 1 OF 5 SHEET(S)
 Q:\25130\TOPSIDE ROAD ACCESS\25130-UOR.DWG



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 = 457 SPACES

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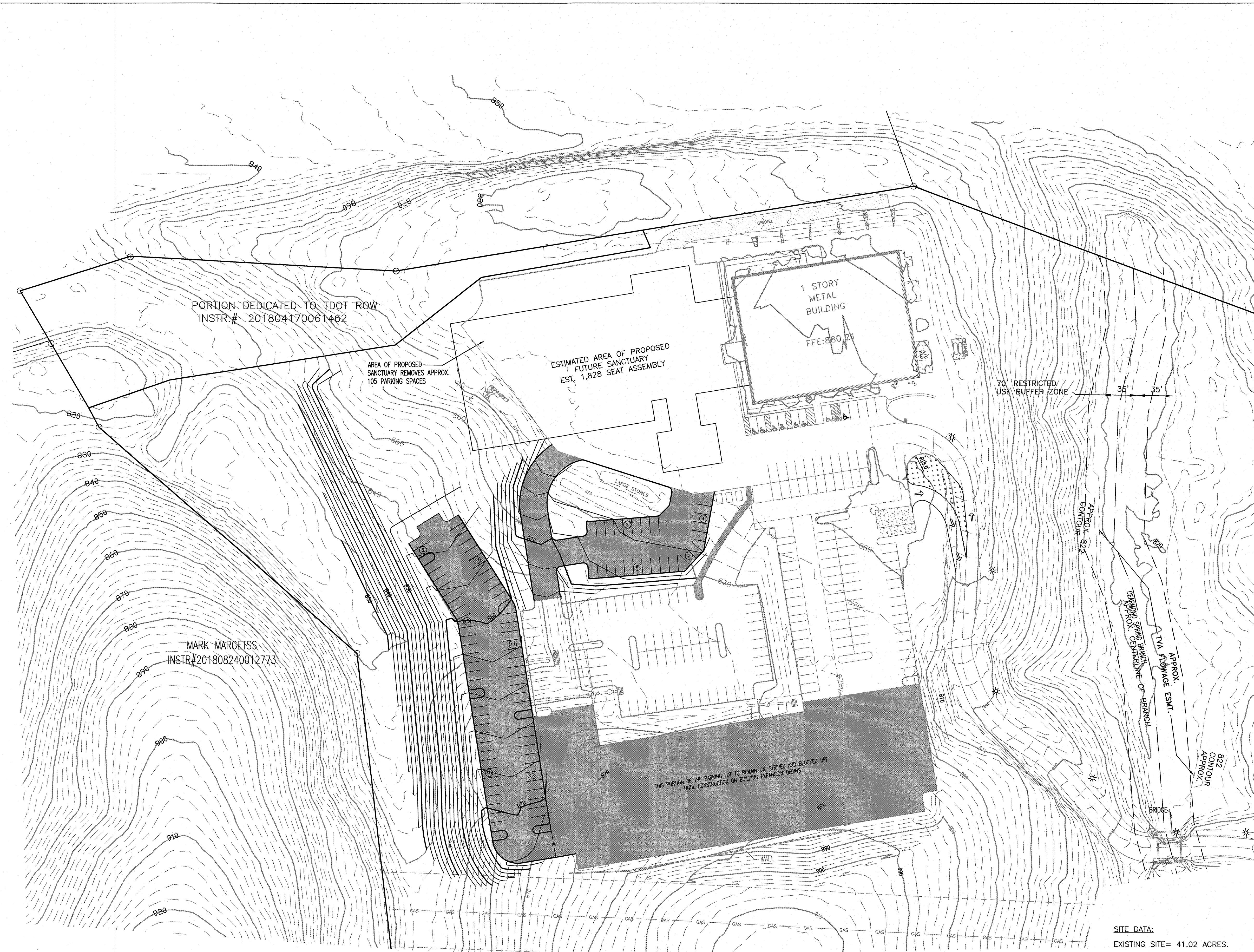
UNSTRIPED PARKING AREA SPACES: 188
 PARKING TO BE REMOVED WITH NEW SANCTUARY: 105
TOTAL WITH SANCTUARY BUILDOUT: 387

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 PROPOSED DISTURBED AREA= 1.36 ACRES

	WITHIN HP OVERLAY	OUTSIDE HP OVERLAY	TOTAL SITE
DISTURBED AREA	7.54 AC	3.59 AC	11.13 AC
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12-B-23-SU

SCALE
 HORIZONTAL: 1"= 50'
 VERTICAL: 2" INTERVAL
 DATE
 12/20/23

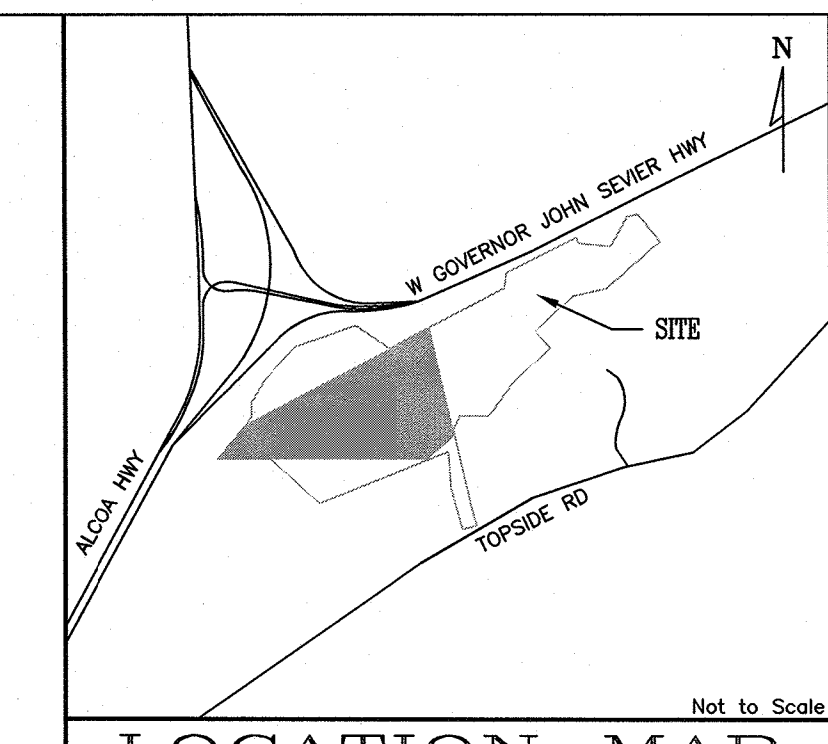
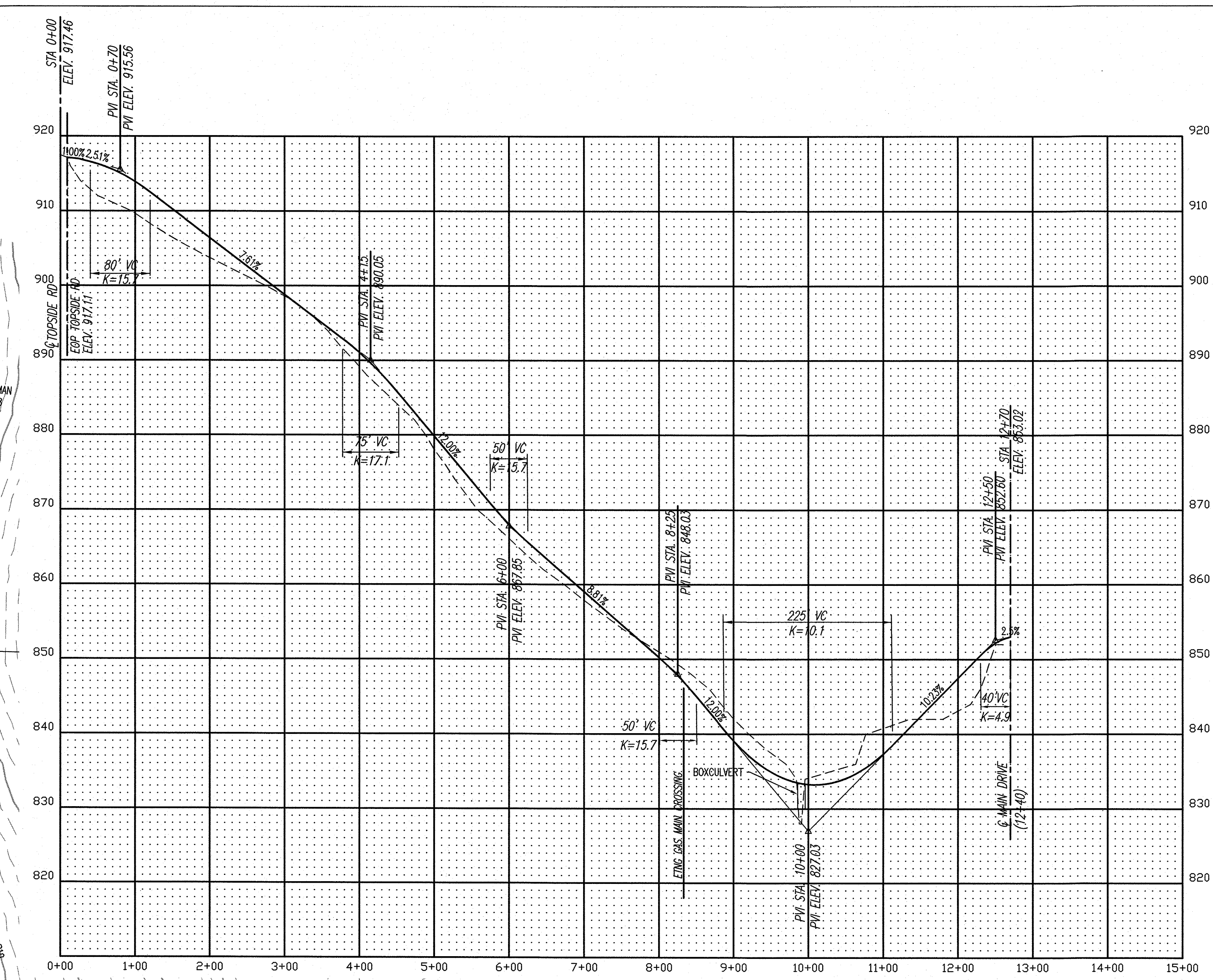
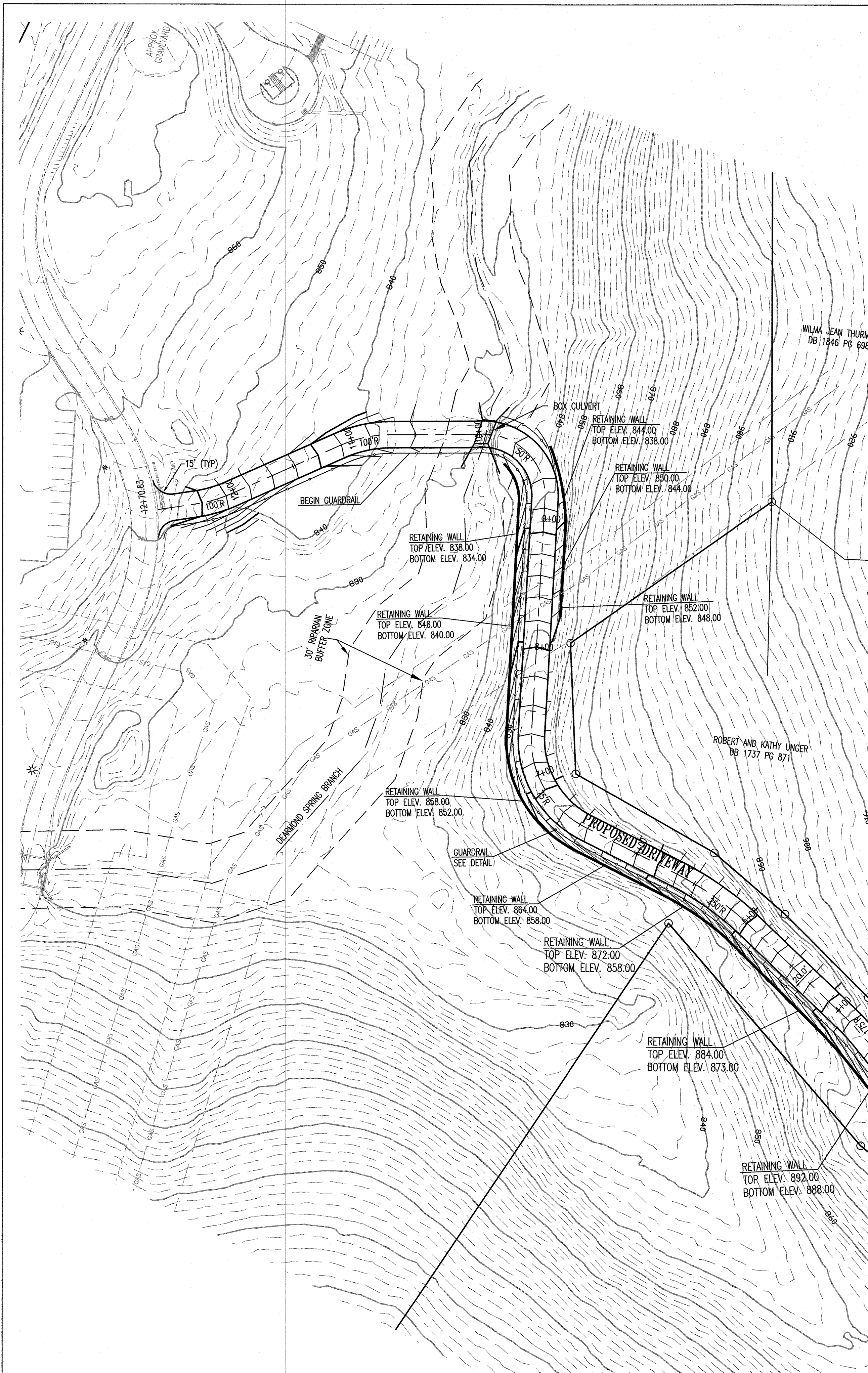
DEED REFERENCES: PLAT INSTR# 201208240012541
 DEED REFERENCES: DEED INSTR# 201804170061462

PROPOSED SANCTUARY FOR CALVARY CHAPEL OF KNOXVILLE
 TAX MAP 147 PARCEL 30
 DISTRICT 25, KNOX COUNTY, TENNESSEE
 CITY BLOCK 25919, 25TH WARD, CITY OF KNOXVILLE

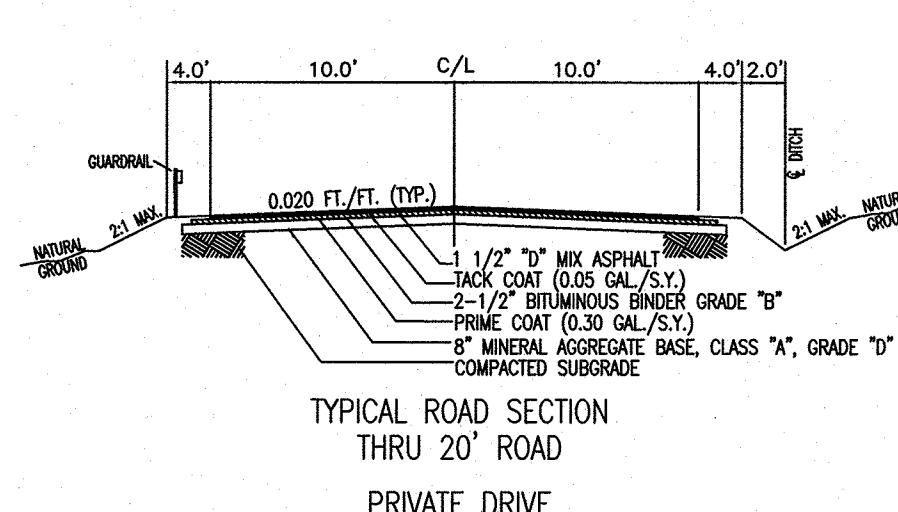
25130-BLDG
 SHEET 2 OF 5 SHEET(S)
 0:\25130\TOPSIDE ROAD ACCESS\25130-UOR.DWG

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	DBH								
DRAWN	KPP								
CHECKED	DBH	NO.	DATE	REVISION	APPR.	NO.	DATE	REVISION	APPR.
		2	2/19/24	REVISED PER PLANNING COMMENTS					
		1	1/22/24	REVISED PER PLANNING COMMENTS					

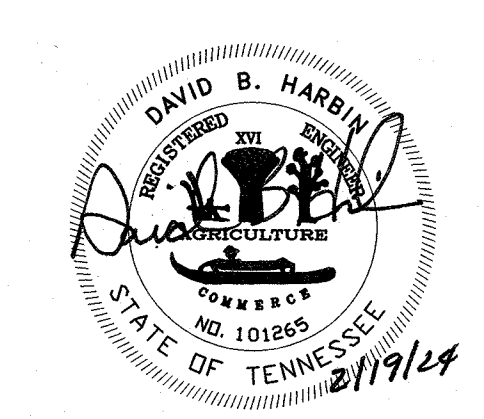


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 - EXPANSION OF RIGHT TURN LANE AT MAIN ENTRANCE
 - EXPANSION OF PARKING LOT TO MEET PARKING MINIMUMS FOR PROPOSED SANCTUARY
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	WITHIN HP OVERLAY	OUTSIDE HP OVERLAY	TOTAL SITE
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DESIGNED	DBH	DATE	REVISION	APPR.	NO.	DATE	REVISION	APPR.
DRAWN	KPP							
CHECKED	DBH	2/19/24	REVISED PER PLANNING COMMENTS					
		1/22/24	REVISED PER PLANNING COMMENTS					

SCALE
 HORIZONTAL: 1" = 50'
 VERTICAL: 2" INTERVAL
 DATE
 12/20/23

DEED REFERENCES: PLAT INSTR# 201208240012541
 DEED REFERENCES: DEED INSTR# 201804170061462

 1" = 50'

PROPOSED DRIVEWAY FOR
CALVARY CHAPEL OF KNOXVILLE
 TAX MAP 147 PARCEL 30
 DISTRICT 25, KNOX COUNTY, TENNESSEE
 CITY BLOCK 25919, 25TH WARD, CITY OF KNOXVILLE

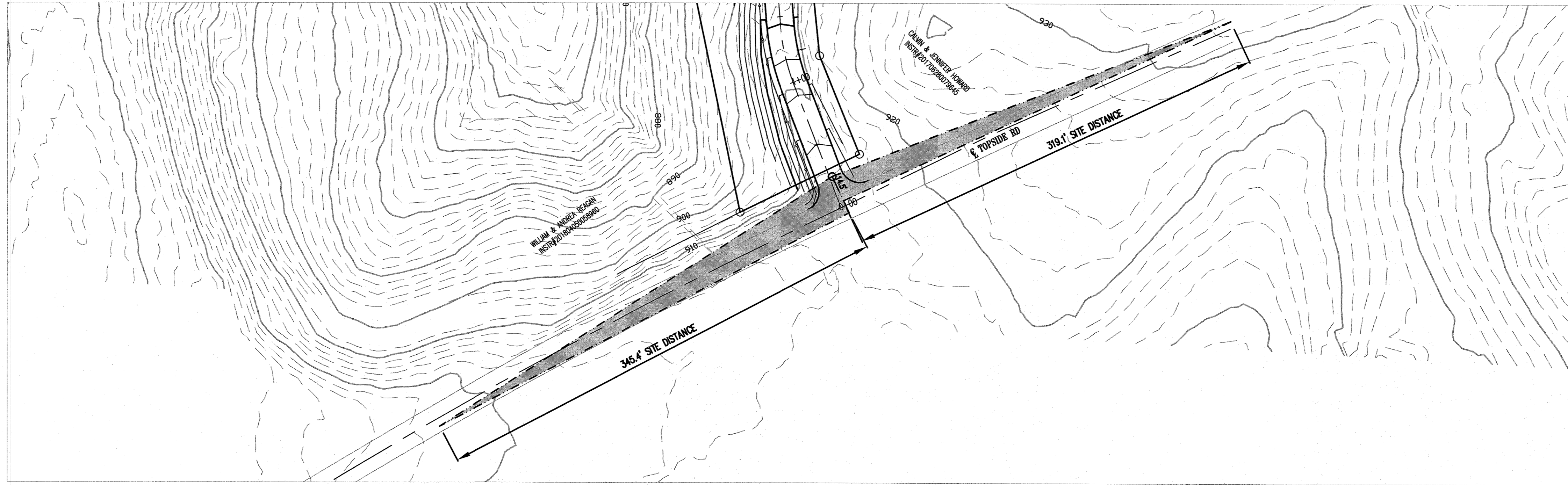
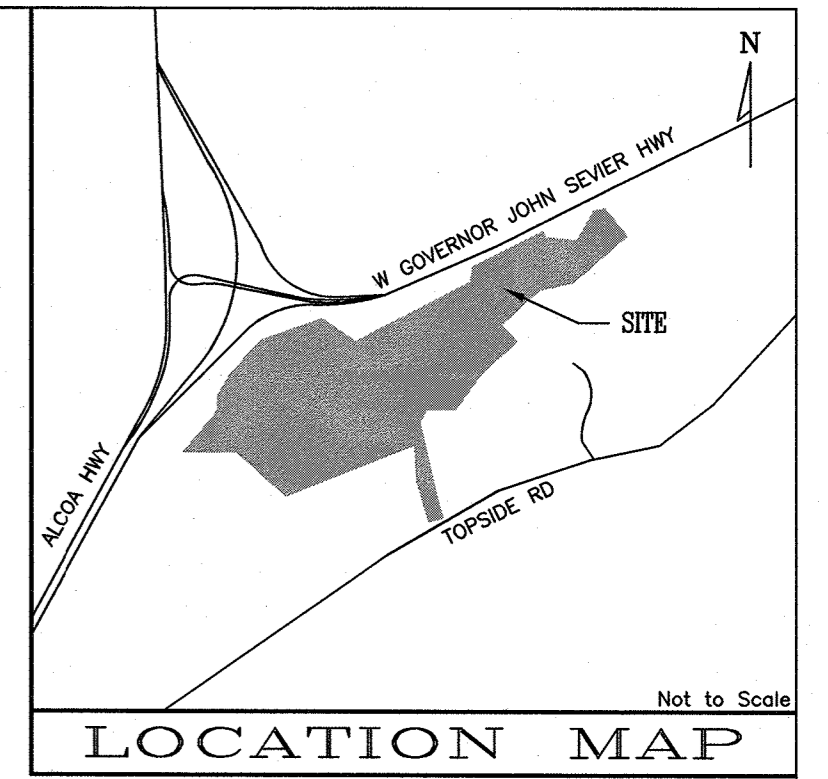
25130-DW
 SHEET 3 OF 5 SHEET(S)
 Q:\25130\TOPSIDE ROAD ACCESS\25130-UOR.DWG

12-B-23-SU

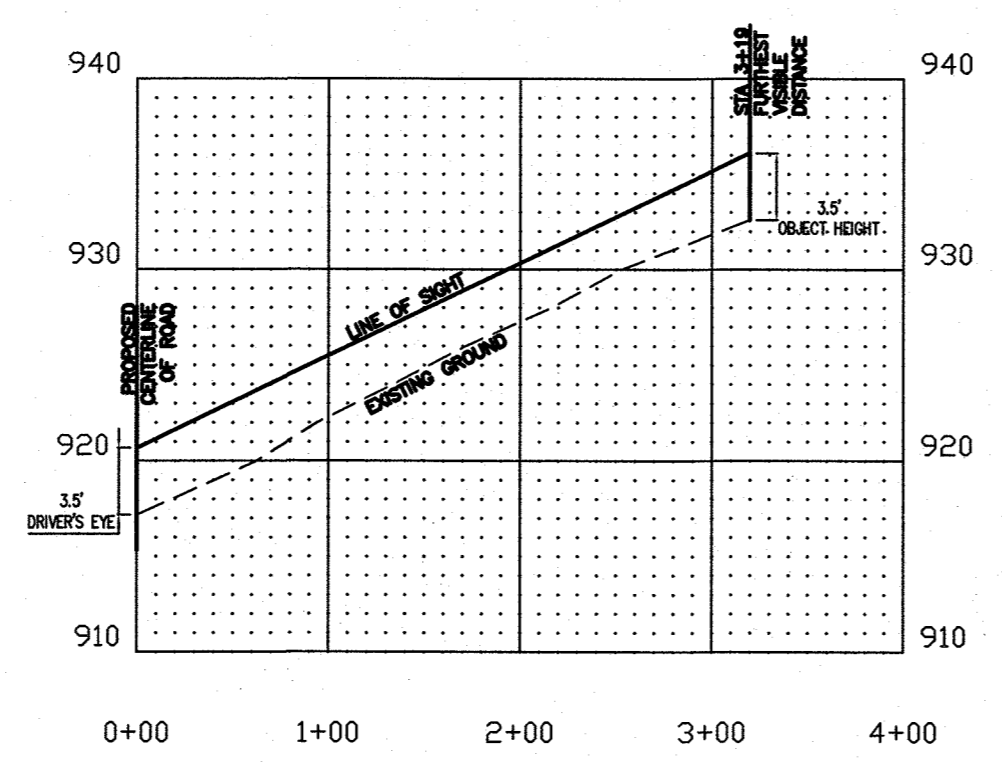
NOTE:
THREE DAYS PRIOR TO ANY EARTHWORK
OR CONSTRUCTION CONTRACTOR MUST
CONTACT:
TENNESSEE ONE-CALL
1-800-351-1111
RECORD AND SAVE YOUR CONFIRMATION
NUMBER.

NOTE:
CONTRACTOR TO NOTIFY ENGINEER
BEFORE START OF CONSTRUCTION

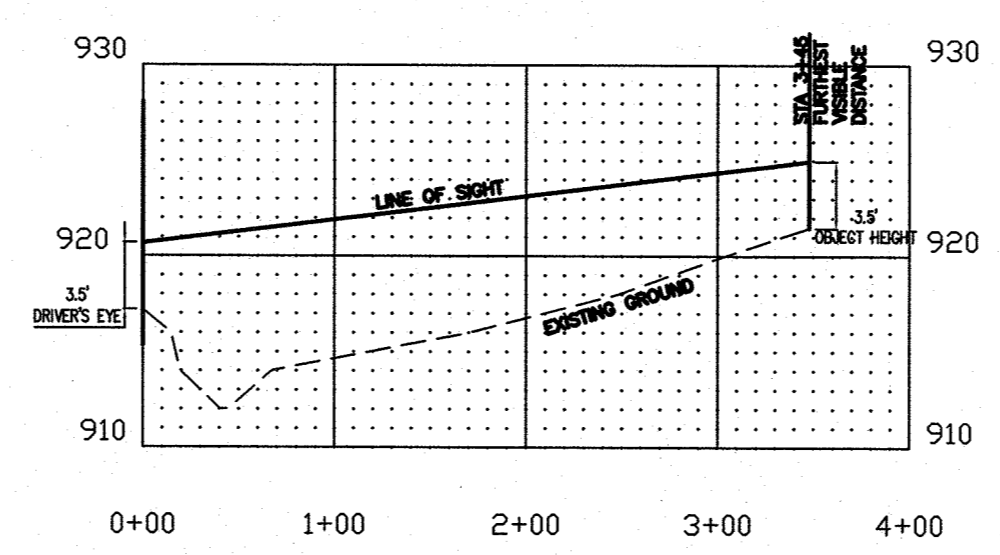
NOTE:
**CONTRACTOR IS RESPONSIBLE FOR
ALL TRENCH SAFETY**
CONTRACTOR SHALL SHORE AND
BRACE ALL OPEN CUT TRENCHES AS
REQUIRED BY STATE AND FEDERAL
LAWS AND LOCAL ORDINANCES; TO
CONFORM WITH RECOMMENDATIONS
SET FORTH IN AGC MANUAL OF
ACCIDENT PREVENTION IN
CONSTRUCTION; TO PROTECT LIFE,
PROPERTY, OR WORK; TO AVOID
EXCESSIVELY WIDE CUTS IN
UNSTABLE MATERIAL.
OSHA RULES SHALL BE ABIDED BY.



- NOTES:
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 5. A MAXIMUM OF 25% OF TREES MAY BE REMOVED ACCORDING TO THE TREE PROTECTION ORDINANCE.



SIGHT DISTANCE PROFILE
LOOKING LEFT



SIGHT DISTANCE PROFILE
LOOKING RIGHT

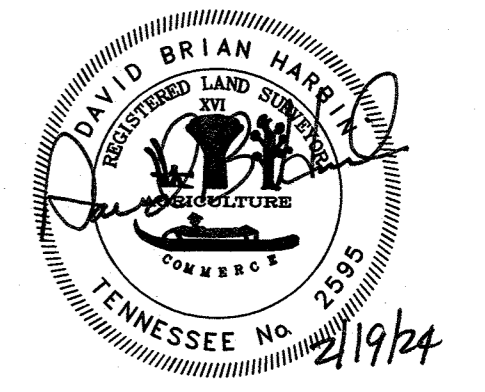
INTERSECTION SITE DISTANCE DATA:
CASE B1 RIGHT TURN FROM STOP

POSTED SPEED LIMIT:
30 MPH FROM NORTH (V)
ASSUMPTIONS:
GRADE <3%
6.5s TIME GAP
USING AASHTO TABLE 9-9:
DESIGN ISD= 290 FT
PROVIDED ISD= 319 FT
KNOX COUNTY REQ. 10X POSTED
SPEED LIMIT= 300 FT

INTERSECTION SITE DISTANCE DATA:
CASE B1 LEFT TURN FROM STOP

POSTED SPEED LIMIT:
30 MPH FROM SOUTH (V)
ASSUMPTIONS:
GRADE <3%
7.5s TIME GAP
USING AASHTO TABLE 9-7:
DESIGN ISD= 335 FT
PROVIDED ISD= 345 FT
KNOX COUNTY REQ. 10X POSTED
SPEED LIMIT= 300 FT

12-B-23-SU

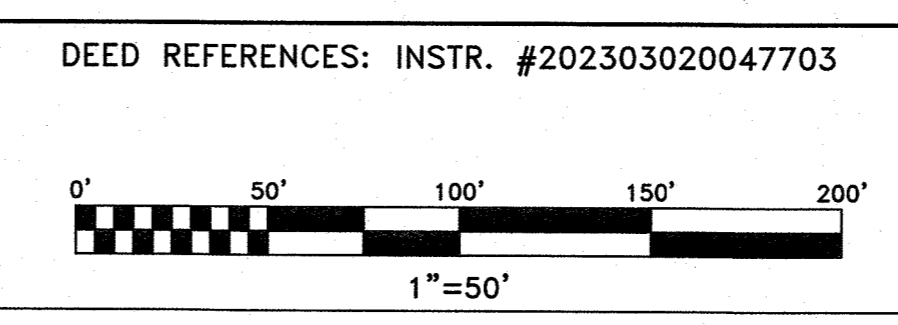


OWNER/DEVELOPER
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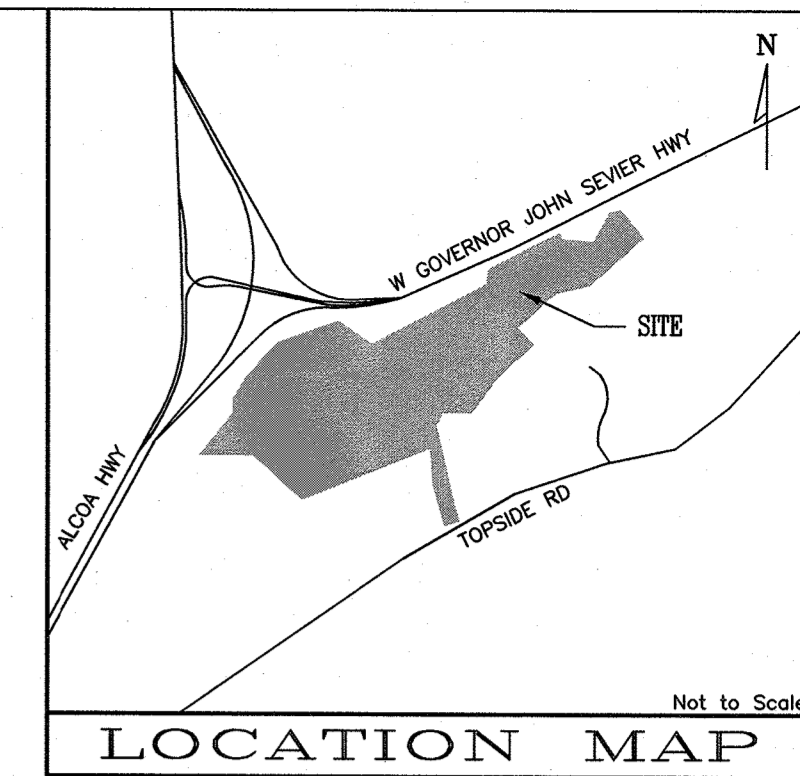
DESIGNED	DBH	NO.	DATE	REVISION	APPR.	NO.	DATE	REVISION	APPR.
DRAWN	KPP	2	2/19/24	REVISED PER PLANNING COMMENTS					
CHECKED	DBH	1	1/22/24	REVISED PER PLANNING COMMENTS					

SCALE
HORIZONTAL: 1"= 50'
VERTICAL: 2" INTERVAL
DATE
12/5/23

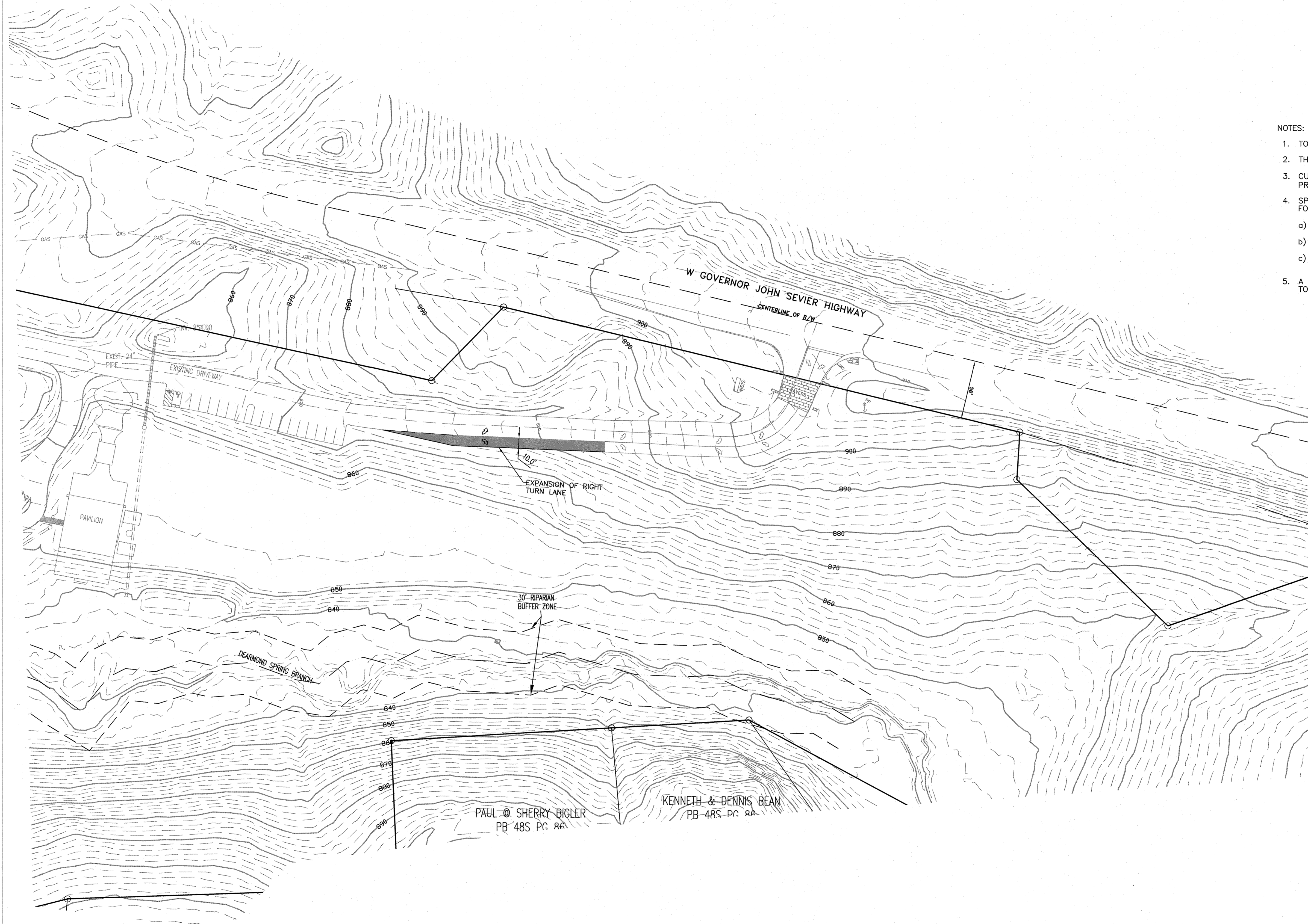


SITE DISTANCE FOR
CALVARY CHAPEL OF KNOXVILLE
TAX MAP 147 PARCEL 30
DISTRICT 25, KNOX COUNTY, TENNESSEE
CITY BLOCK 25919, 25TH WARD, CITY OF KNOXVILLE

25130-SD
SHEET 4 OF 5 SHEET(S)
Q:\25130\TOPSIDE ROAD
ACCESS\25130-UOR.DWG

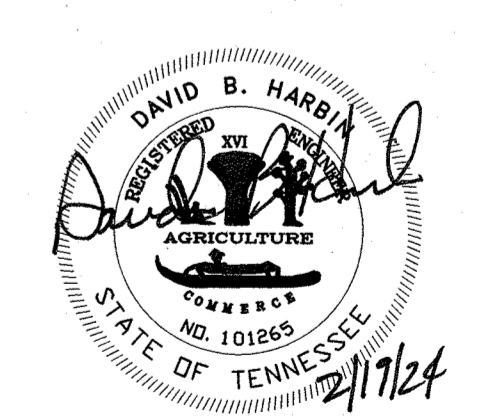


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PAUL © SHERRY BIGLER
PB 48S PG 8A

KENNETH & DENNIS BEAN
PB 48S PG 8A



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12-B-23-SU

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DRAWN	KPP								
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		1	1/22/24	REVISED PER PLANNING COMMENTS					

SCALE
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VERTICAL: 2" INTERVAL

DATE
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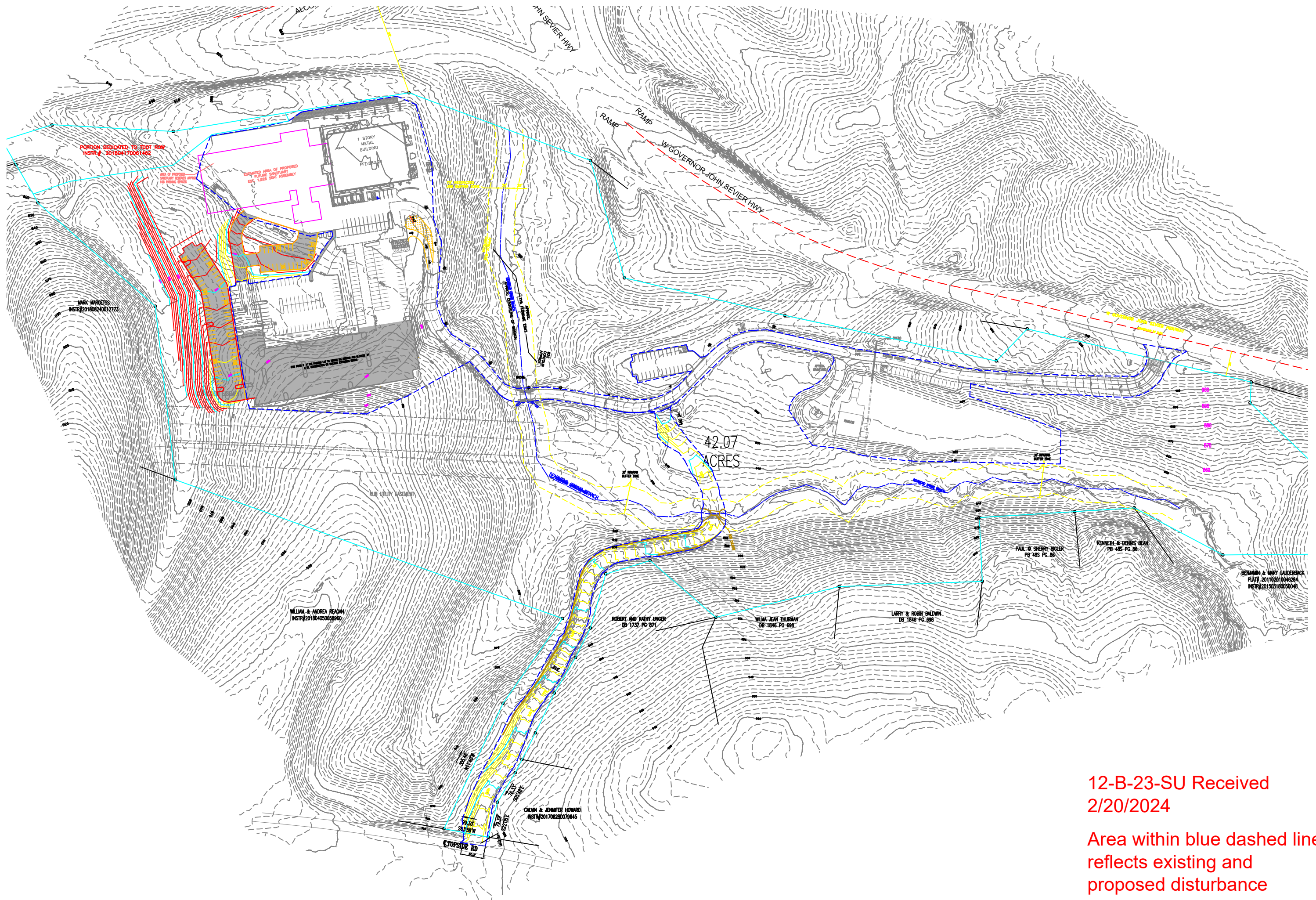
1"=50'

PROPOSED TURN LANE EXPANSION FOR
CALVARY CHAPEL OF KNOXVILLE

TAX MAP 147 PARCEL 30
DISTRICT 25, KNOX COUNTY, TENNESSEE
CITY BLOCK 25919, 25TH WARD, CITY OF KNOXVILLE

25130-TL

SHEET 5 OF 5 SHEET(S)
Q:\25130\TOPSIDE ROAD ACCESS\25130-UOR.DWG



12-B-23-SU Received
2/20/2024

Area within blue dashed line
reflects existing and
proposed disturbance

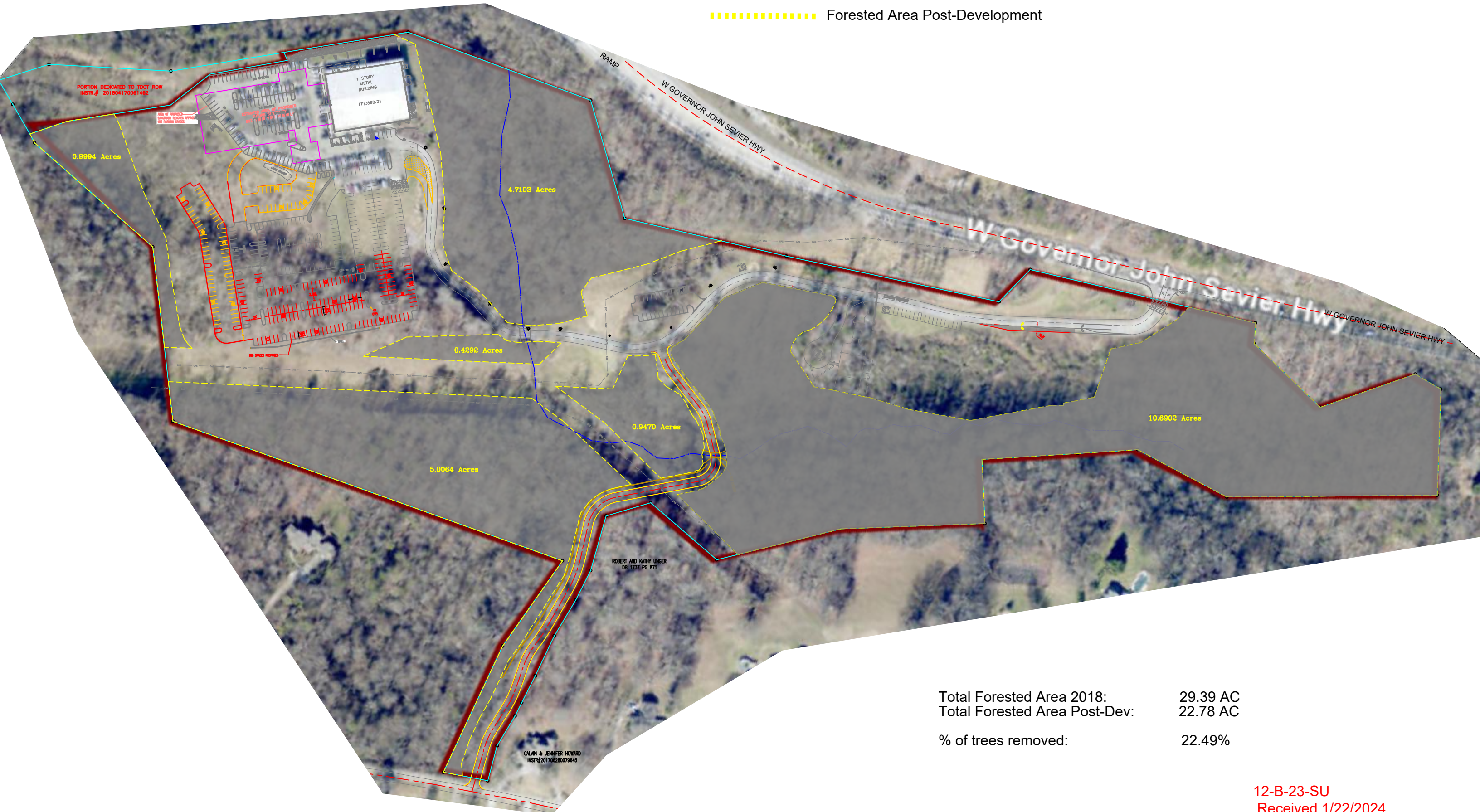
Forested Area 2018



Total Forested Area: 29.39 AC

12-B-23-SU
Received 1/22/2024

■■■■■■■■■■ Forested Area Post-Development



Total Forested Area 2018:	29.39 AC
Total Forested Area Post-Dev:	22.78 AC
% of trees removed:	22.49%

12-B-23-SU
Received 1/22/2024