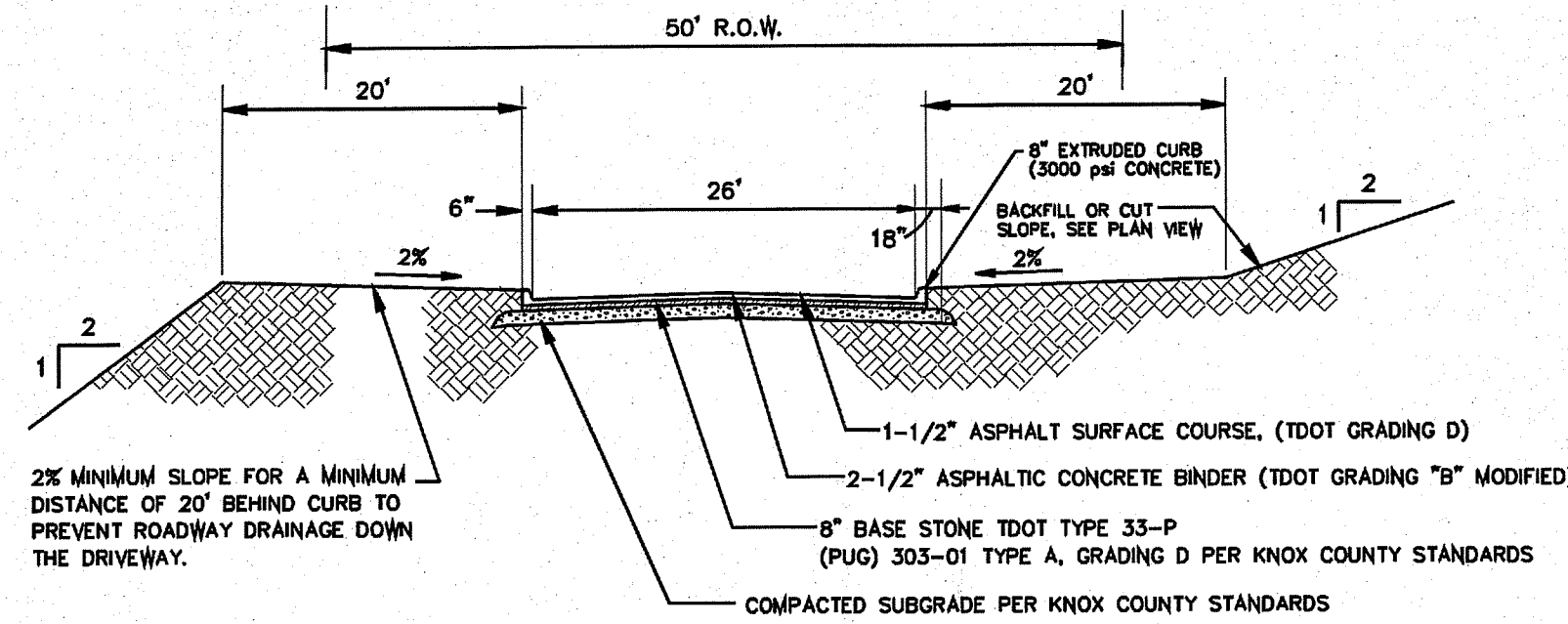
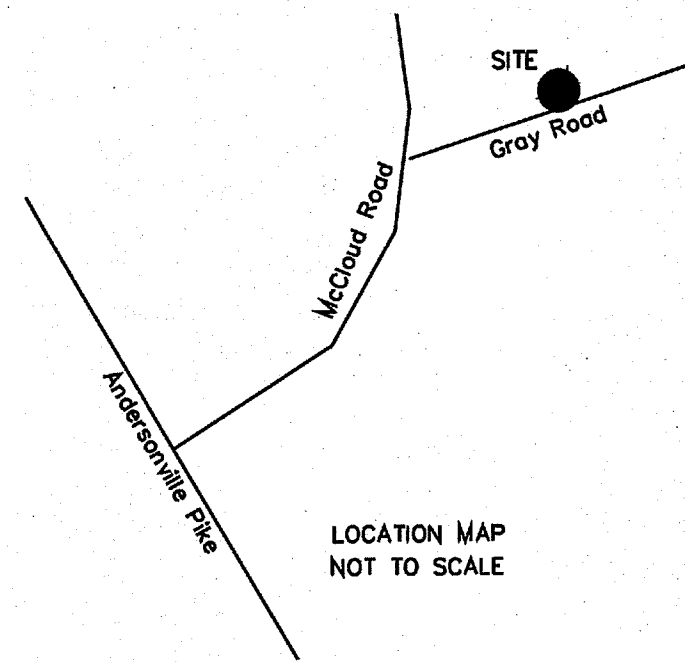
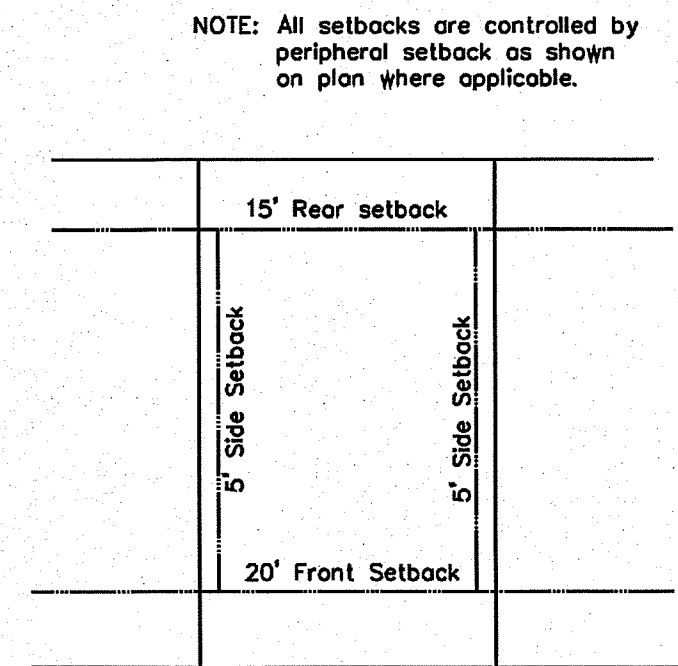




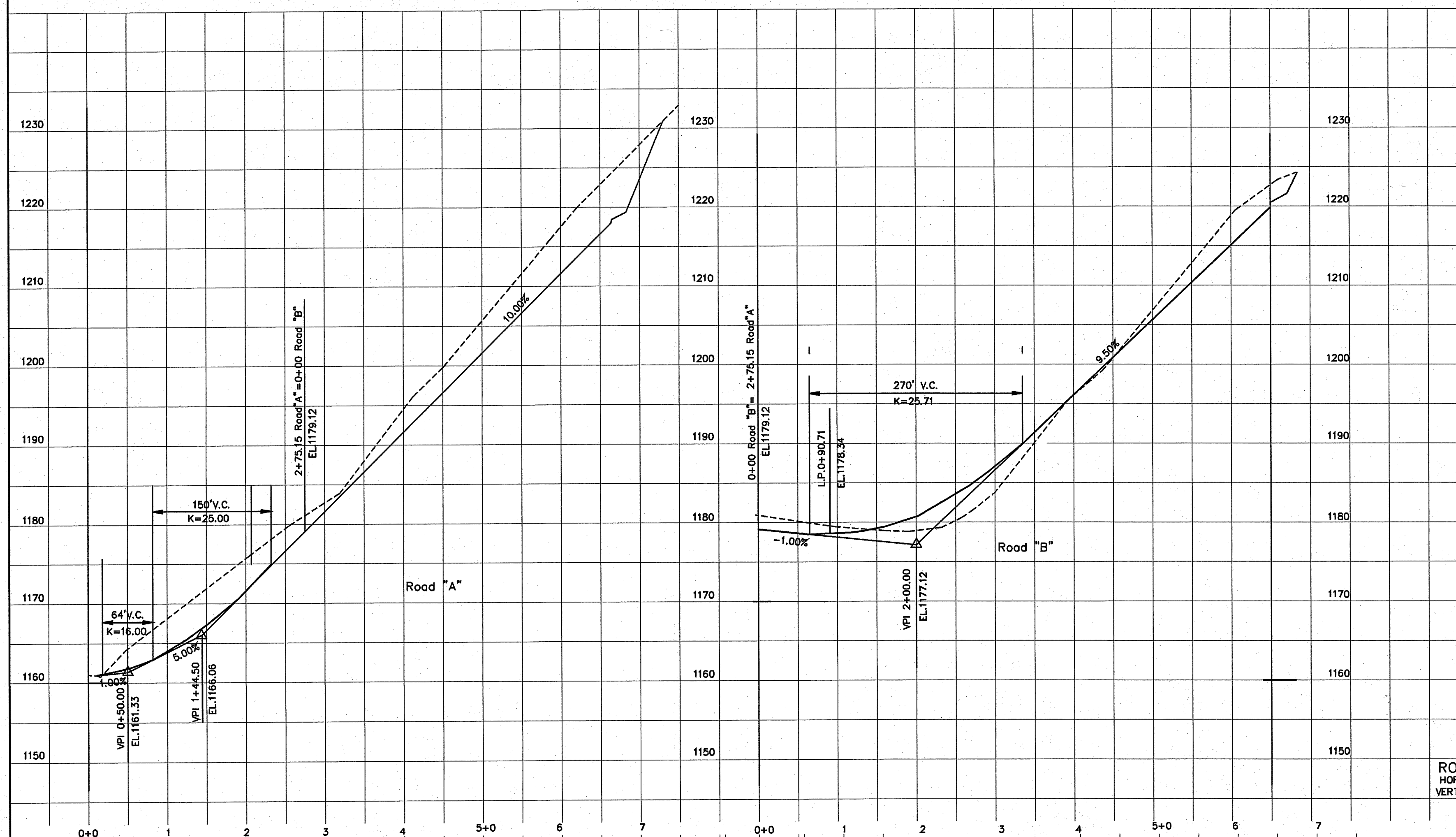
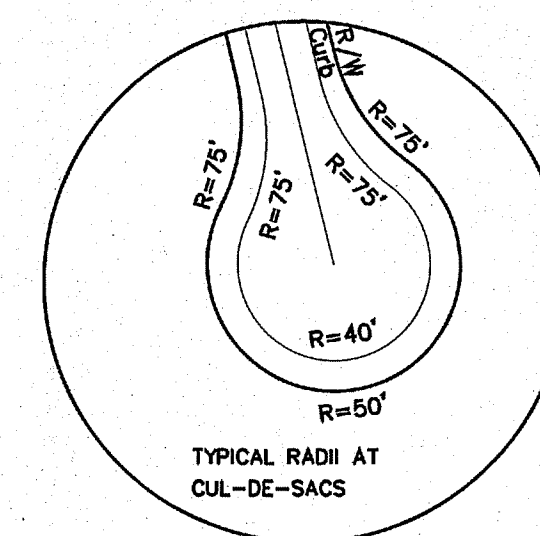
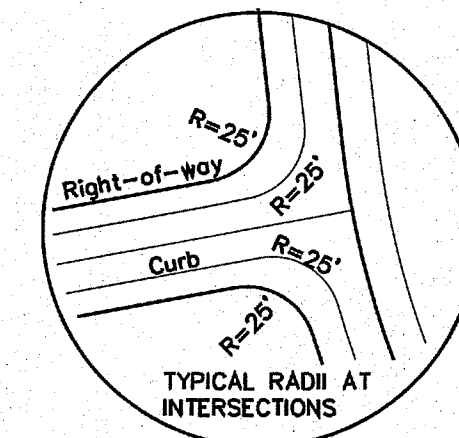
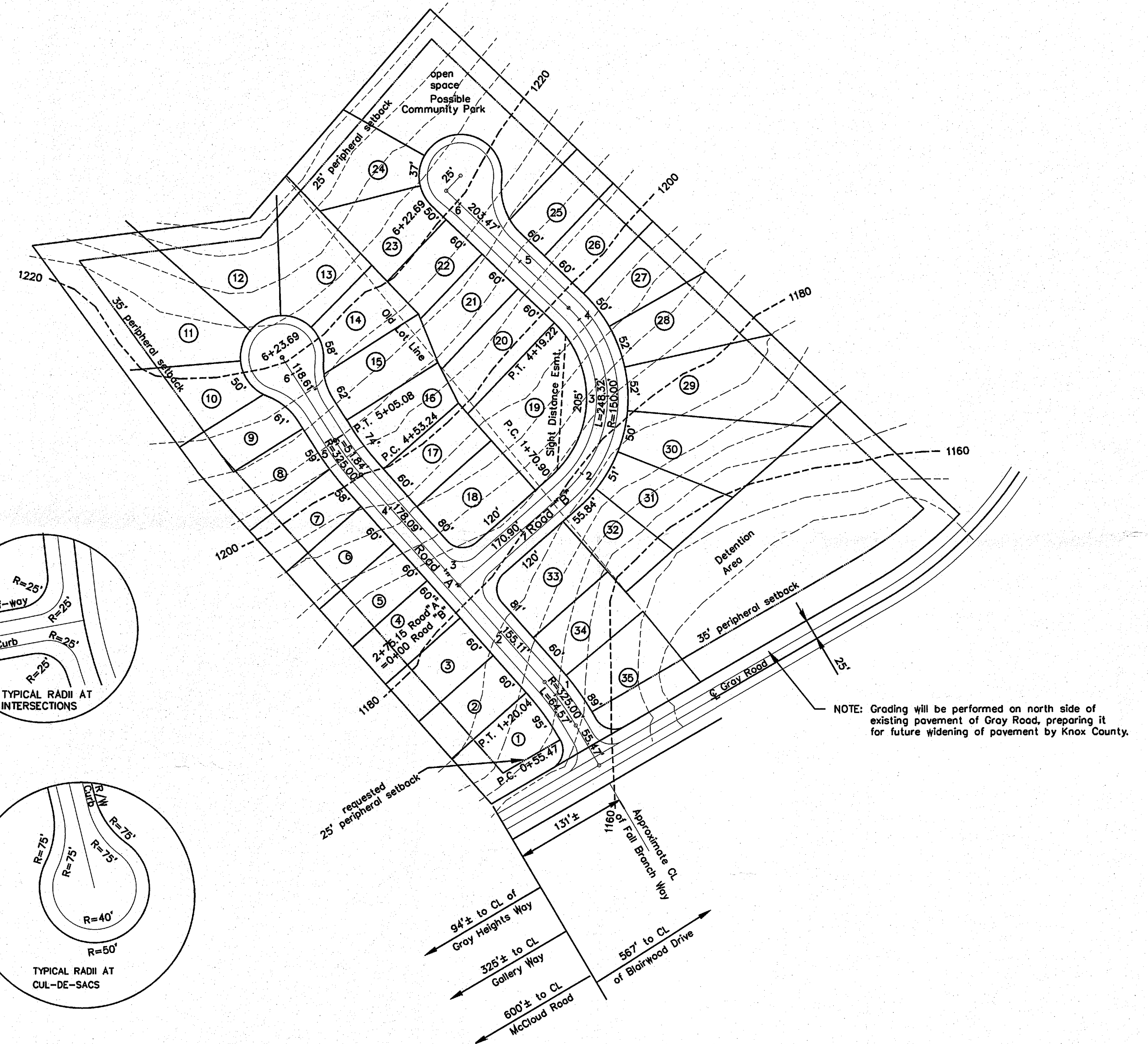
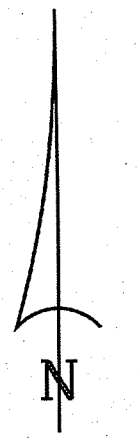
TYPICAL ROADWAY CROSS-SECTION
NTS



TYPICAL LOT LAYOUT
NTS

NOTE: All setbacks are controlled by peripheral setback as shown on plan where applicable.

1. CLT MAP 028, PARCELS 246.01 & 246.02.
2. NO. OF LOTS - 35.
3. AREA SUBDIVIDED - 11.61± ACRES.
4. THIS PROPERTY IS ZONED PR.
5. ALL LOTS ON THIS PLAT WILL HAVE ACCESS FROM INTERNAL STREET SYSTEM ONLY.
6. 10' UTILITY & DRAINAGE EASEMENT INSIDE ROAD LOT LINES, 5' INSIDE ALL OTHER INTERIOR LOT LINES AND EXTERIOR LOT LINES.
7. BUILDING SETBACKS: FRONT - 20'
SIDE - 5'
REAR - 15'
PERIPHERAL - 25' OR 35' AS NOTED



ROAD PROFILE
HOR. Scale: 1"=100'
VERT. Scale: 1"=10'

CERTIFICATION OF CONCEPT PLAN
I hereby certify that I am a Surveyor, licensed to do surveying under the laws of the State of Tennessee. I further certify these plans 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.

TN RLS #1306



SURVEYOR:
JIM SULLIVAN
2543 CREEKSTONE CIRCLE
MARYVILLE, TN. 37804
PH. 406-7324

OWNER:
MESANA INVESTMENTS, LLC
P.O. BOX 11315
KNOXVILLE, TN. 37939
PH. (865) 693-3356

REVISED
NOV 27 2018

MPC FILE NO.'S 12-SB-18-C & 12-I-18-UR

CONCEPT PLAN & SITE PLAN
GRAY BELL SPRINGS
CLT MAP 028, PARCELS 246.01 & 246.02
DISTRICT 6 - KNOX CO., TENN.
SCALE: 1"=100' OCT. 29, 2018