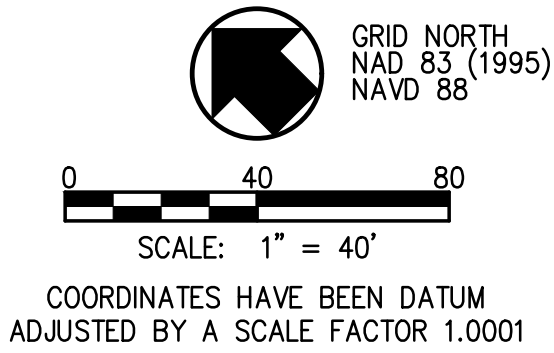


CORRIDOR PARK
#200408310018676
1101 KNOXVILLE REALTY
#201508170010547

EF KNOXVILLE, LLC
#200712170047275



NOTES:

1. THE BOUNDARY AND TOPOGRAPHIC DATA SHOWN WAS PROVIDED BY CANNON & CANNON, INC. DATED 10/26/2020.
2. UNLESS NOTED OTHERWISE, DIMENSIONS ARE TAKEN FROM OUTSIDE FACE OF BUILDING AND/OR FACE OF CURB.
3. THE MINERAL AGGREGATE BASE AND ASPHALTIC SURFACE COURSES SHALL MEET THE MATERIALS, EQUIPMENT, CONSTRUCTION, AND TESTING REQUIREMENTS OF THESE DRAWINGS, AND KNOX COUNTY STANDARD SPECIFICATIONS.
4. PROPERTY CONCERNED REFLECTS PARCEL 69 AS SHOWN ON KNOX COUNTY CLT TAX MAP NO. 131. ZONING FOR THE PROPERTY IS 08/TO "OFFICE, MEDICAL, AND RELATED SERVICES ZONE/TECHNOLOGY OVERLAY ZONE". TOTAL AREA IS 12.35± ACRES. THE TOTAL DISTURBED AREA IS APPROXIMATELY 12± ACRES.
5. TRAFFIC CONTROL DEVICES AND PAVEMENT MARKING SHALL CONFORM TO THE FEDERAL HIGHWAY ADMINISTRATION "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES."
6. ALL SETBACKS SHALL BE IN ACCORDANCE WITH THE KNOX COUNTY ZONING ORDINANCE.
7. OWNER: USCC REAL ESTATE CORP. - UNITED STATES CELLULAR CORPORATION, ATTN: DAVID BRIGGS P.O. BOX 31369, CHICAGO, IL 60631
8. PERIMETER SLOPES SHALL BE LANDSCAPED AND ARE NOT TO EXCEED 2:1 (H:V) UNLESS PROPER STABILIZATION IS PROPOSED BY A GEOTECHNICAL ENGINEER.
9. PROPOSED LANDSCAPE WILL COMPLY WITH KNOX COUNTY STANDARDS.

PROPOSED DEVELOPMENT

MULTI-FAMILY RESIDENTIAL:	
TOTAL UNITS	216 UNITS
TOTAL ACREAGE	12.35 AC.
UNITS PER ACRE	17.5 UNITS/AC.

PARKING TABLE

REQUIRED:

1½ SPACES/UNIT FOR THE FIRST 20 UNITS

1 BEDROOM UNITS: 72 UNITS

1½ SPACES/UNIT FOR THE FIRST 20 UNITS

1 ½ x 20 UNITS = 30 SPACES
PLUS 1 SPACE/UNIT IN EXCESS OF 20 UNITS
1 x 52 UNITS = 52 SPACES

2 OR MORE BEDROOM UNITS: 144 UNITS

1½ SPACES/UNIT IN EXCESS OF 20 UNITS

1 ½ x 144 = 216 SPACES

TOTAL SPACES REQUIRED:
30 + 52 + 216 = 298 SPACES

TOTAL SPACES PROVIDED: 329 SPACES

TOTAL STANDARD SPACES 288 SPACES
TOTAL ACCESSIBLE SPACES 20 SPACES
REQUIRED (301-400) 6 STANDARD +2 VAN =8 TOTAL
GARAGE SPACES 21 SPACES

TTODA MAXIMUM SPACES ALLOWED: 521 SPACES

175% MINIMUM REQUIRED SPACES

TTODA DEVELOPMENT INTENSITY GUIDELINES

GROUND AREA COVERAGE (GAC): 20%
GAC=GROSS BUILDING AREA /GROSS LOT AREA
2.48 AC/12.35 AC=0.20
REQUIRED: GAC NOT TO EXCEED 25%

FLOOR AREA RATIO (FAR): 55%
FAR=GROSS FLOOR AREA/GROSS LOT AREA
6.81 AC/12.35 AC=0.56
REQUIRED: FAR NOT TO EXCEED 30%

IMPERVIOUS AREA RATIO (IAR): 52%
IAR=GROSS IMPERVIOUS AREA/GROSS LOT AREA
6.41 AC/12.35 AC=0.52
REQUIRED: IAR NOT TO EXCEED 70%

PROPOSED TRAFFIC IMPROVEMENTS

1. INSTALL STOP SIGNS AT THE SITE ACCESS LOCATIONS ON THE SITE ACCESS APPROACHES TO CORNERSTONE DRIVE AND MURDOCK DRIVE.
2. AT THE INTERSECTION OF CORNERSTONE DRIVE AT MURDOCK DRIVE, SHORTEN THE EXISTING WESTBOUND RIGHT-TURN LANE STORAGE FROM 250' TO 150' AND SHORTEN THE EXISTING RIGHT-TURN LANE TAPER FROM 200' TO 150' TO ALLOW FOR THE PROPOSED SITE ACCESS ALONG MURDOCK DRIVE TO BE INSTALLED OUTSIDE OF THE EXISTING RIGHT-TURN LANE TAPER.
3. AT THE PROPOSED SITE ACCESS INTERSECTION ALONG MURDOCK DRIVE, INSTALL A WESTBOUND RIGHT-TURN LANE WITH 150 FEET OF STORAGE AND A 150-FOOT TAPER.

LEGEND

	PROPOSED ASPHALT PAVEMENT
	PROPOSED CONCRETE SIDEWALK
	PROPOSED CONCRETE PAVEMENT
	EXIST. R.O.W.
	BUILDING SETBACK LINE
	EXIST. EASEMENT LINE
	DETAIL REFERENCE (DETAIL NO./SHEET NO.)
	NUMBER OF PARKING SPACES
	COORDINATE POINT
	ACCESSIBLE PARKING
	ACCESSIBLE RAMP

UOR AND TTODA COMMENTS	02-22-2021
------------------------	------------

REVISIONS	DATE
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CANNON & CANNON INC
CONSULTING ENGINEERS - FIELD SURVEYORS

TEL 865.670.8555 8550 Kingston Pike
WWW.CANNON-CANNON.COM Knoxville, TN 37919

CLIENT: **BERKLEY HALL COMPANIES**
500 D STREET
GREENSBORO, NORTH CAROLINA 27405
(336)451 9413

PROJECT: **875 CORNERSTONE MULTI-FAMILY**
875 CORNERSTONE DRIVE
KNOXVILLE, TENNESSEE 37932

SITE LAYOUT PLAN

	CCI PROJECT NO.	01554-0000
	DRAWING DATE	FEBRUARY 22, 2021
	PM	AWG PIC -
	DRAWN	DKN CHECKED -
UOR1.01		

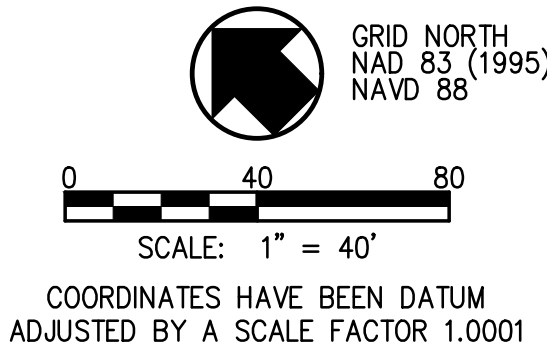
02-22-2021

3-C-21-UR
3-A-21-TOB

NOT FOR CONSTRUCTION

CORRIDOR PARK
#200408310018676
1101 KNOXVILLE REALTY
#201508170010547

EF KNOXVILLE, LLC
#200712170047275



NOTES:

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9. PROPOSED LANDSCAPE WILL COMPLY WITH KNOX COUNTY STANDARDS.
10. REFER TO SHEET C0.02 FOR HORIZONTAL CONTROL INFORMATION.

LEGEND

- PROPOSED HEAVY DUTY ASPHALT PAVEMENT
- CONCRETE SIDEWALK
- CONCRETE PAVEMENT
- PROPOSED LIGHT DUTY ASPHALT PAVEMENT
- EXIST. R.O.W.
- BUILDING SETBACK LINE
- EXIST. EASEMENT LINE
- 1
C3.01
- 22
- 1
- ACCESSIBLE PARKING
- ACCESSIBLE RAMP

MURDOCK ROAD BUSINESS PARK
#200506210102889
BUSH JANKINS PROPERTIES, GP
#201503240020396

MURDOCK DRIVE
(42' PUBLIC R/W)

FIRE TRUCK TURN
MANEUVER

FIRE TRUCK TYP.

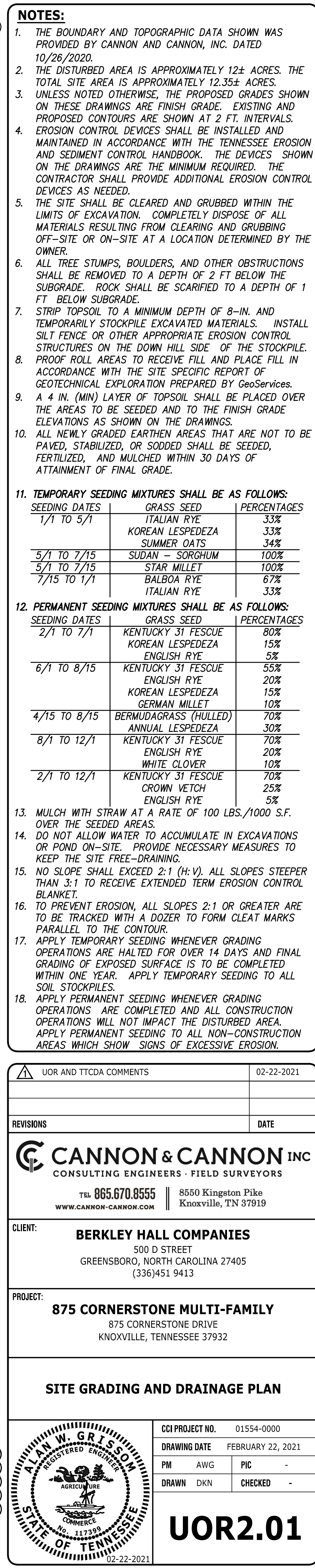
CORNERSTONE DRIVE
(60' PUBLIC R/W)

3
MURDOCK ROAD
BUSINESS PARK
#200506210102889
FORT PROPERTIES V, LLC
#201707250005505

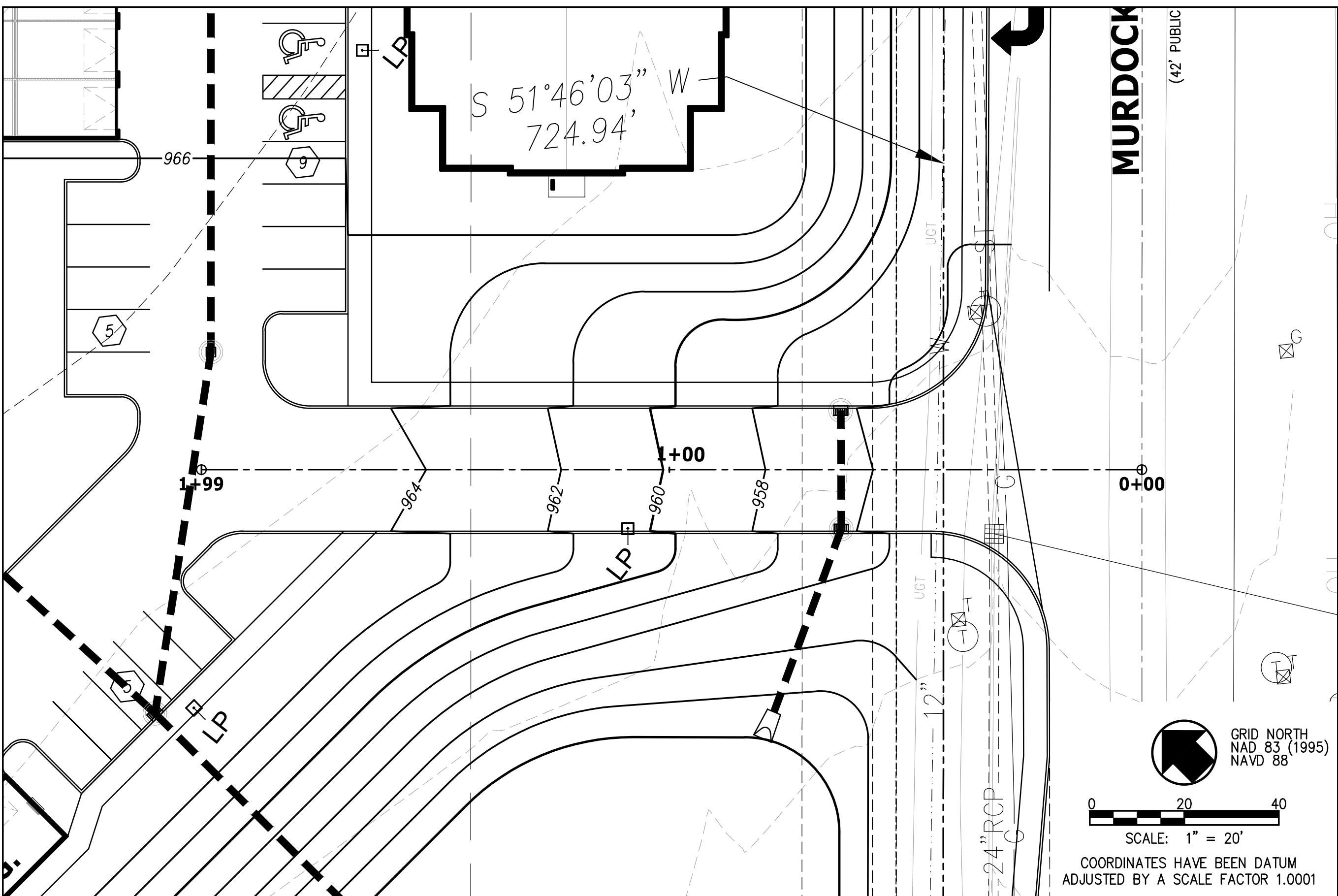
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3-A-21-TOB

NOT FOR CONSTRUCTION

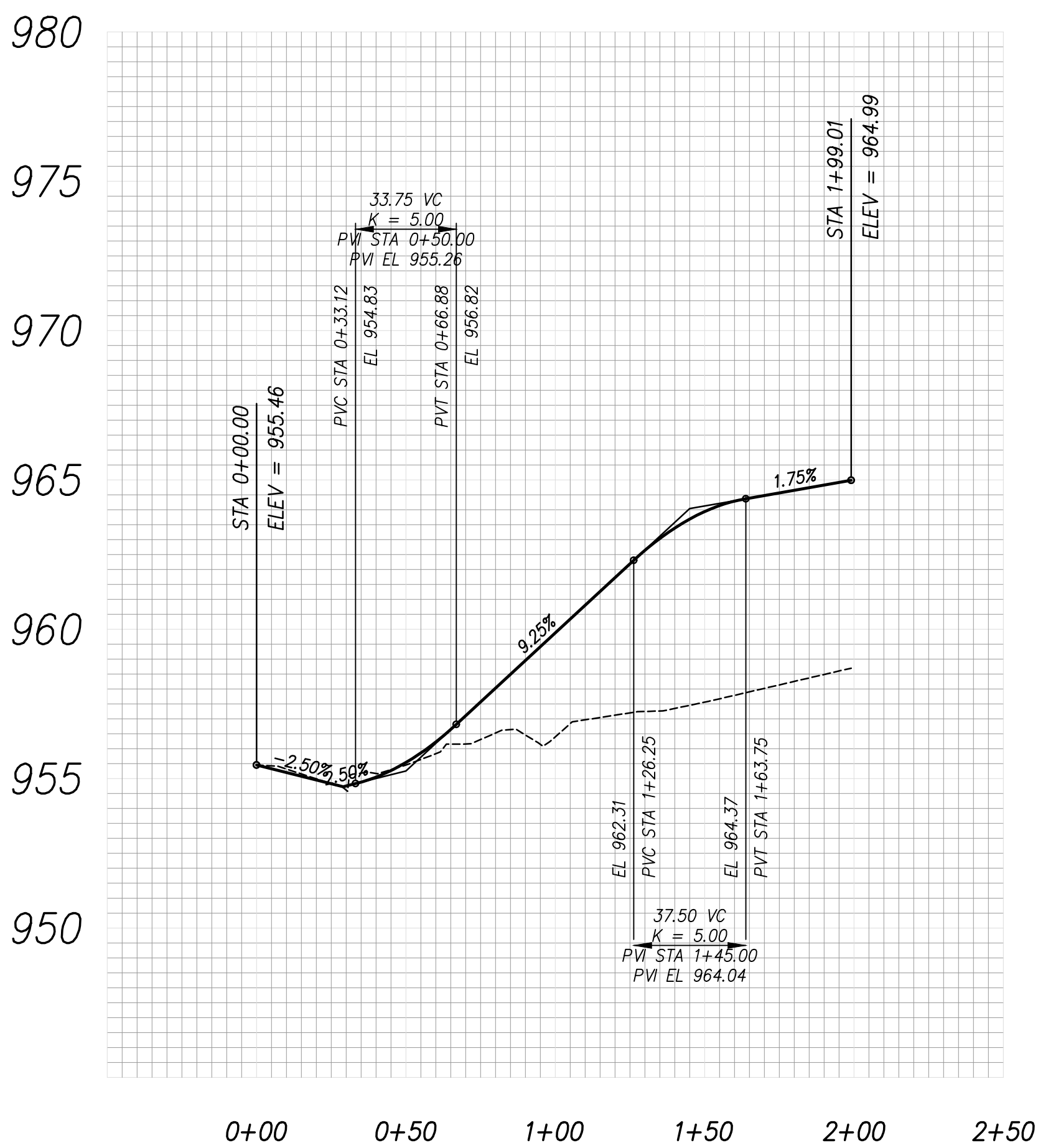
UOR AND TTCA COMMENTS	02-22-2021
REVISIONS	DATE
CANNON & CANNON INC CONSULTING ENGINEERS - FIELD SURVEYORS TEL 865.670.8555 8550 Kingston Pike WWW.CANNON-CANNON.COM Knoxville, TN 37919	
CLIENT:	BERKLEY HALL COMPANIES 500 D STREET GREENSBORO, NORTH CAROLINA 27405 (336)451 9413
PROJECT:	875 CORNERSTONE MULTI-FAMILY 875 CORNERSTONE DRIVE KNOXVILLE, TENNESSEE 37932
TRUCK TURN PLAN	
	CCI PROJECT NO. 01554-0000
	DRAWING DATE FEBRUARY 22, 2021
	PM AWG PIC -
	DRAWN DKN CHECKED -
UOR1.02	
02-22-2021	



DRIVEWAY OFF MURDOCK DRIVE

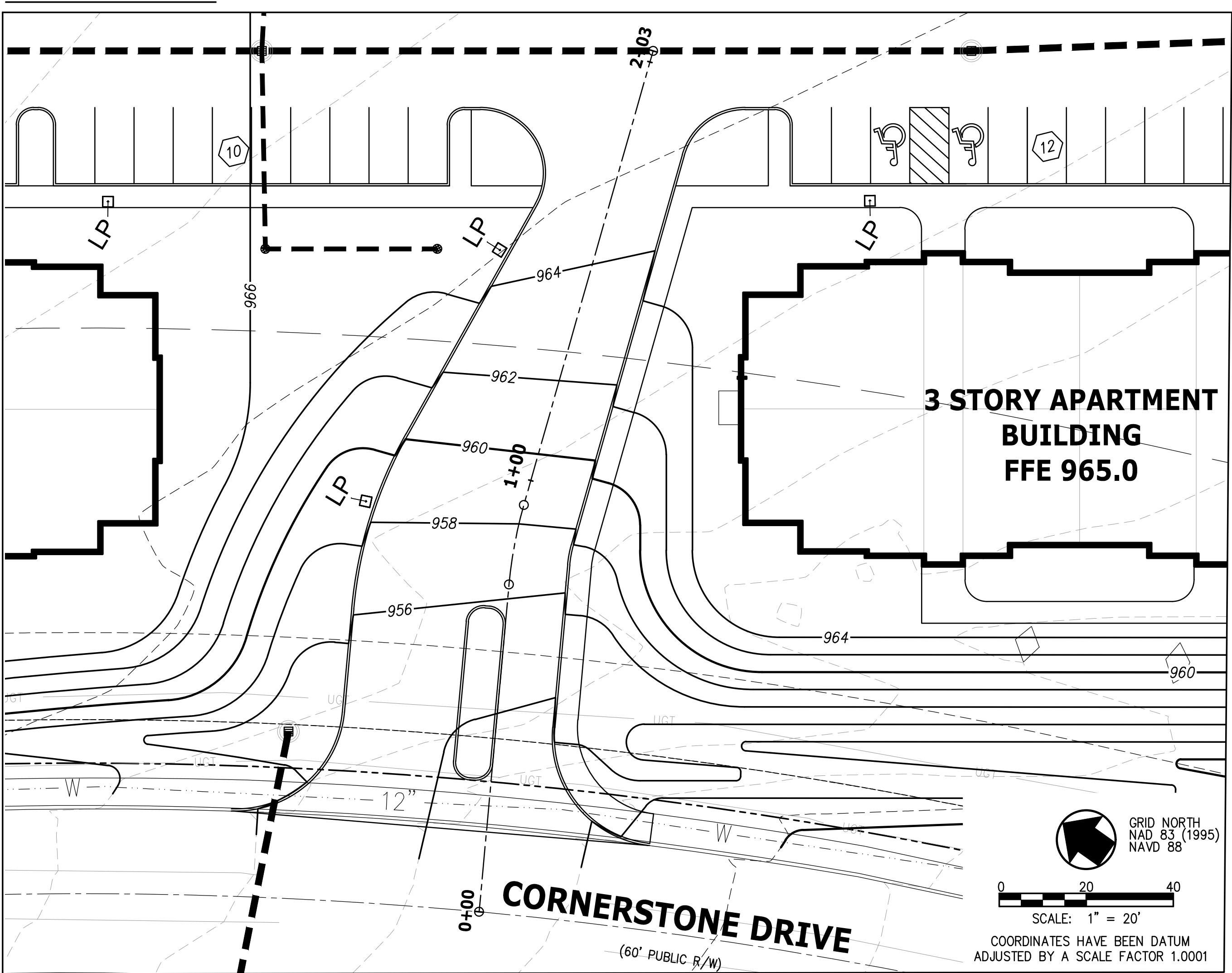


MURDOCK DRIVE CONNECTOR PROFILE

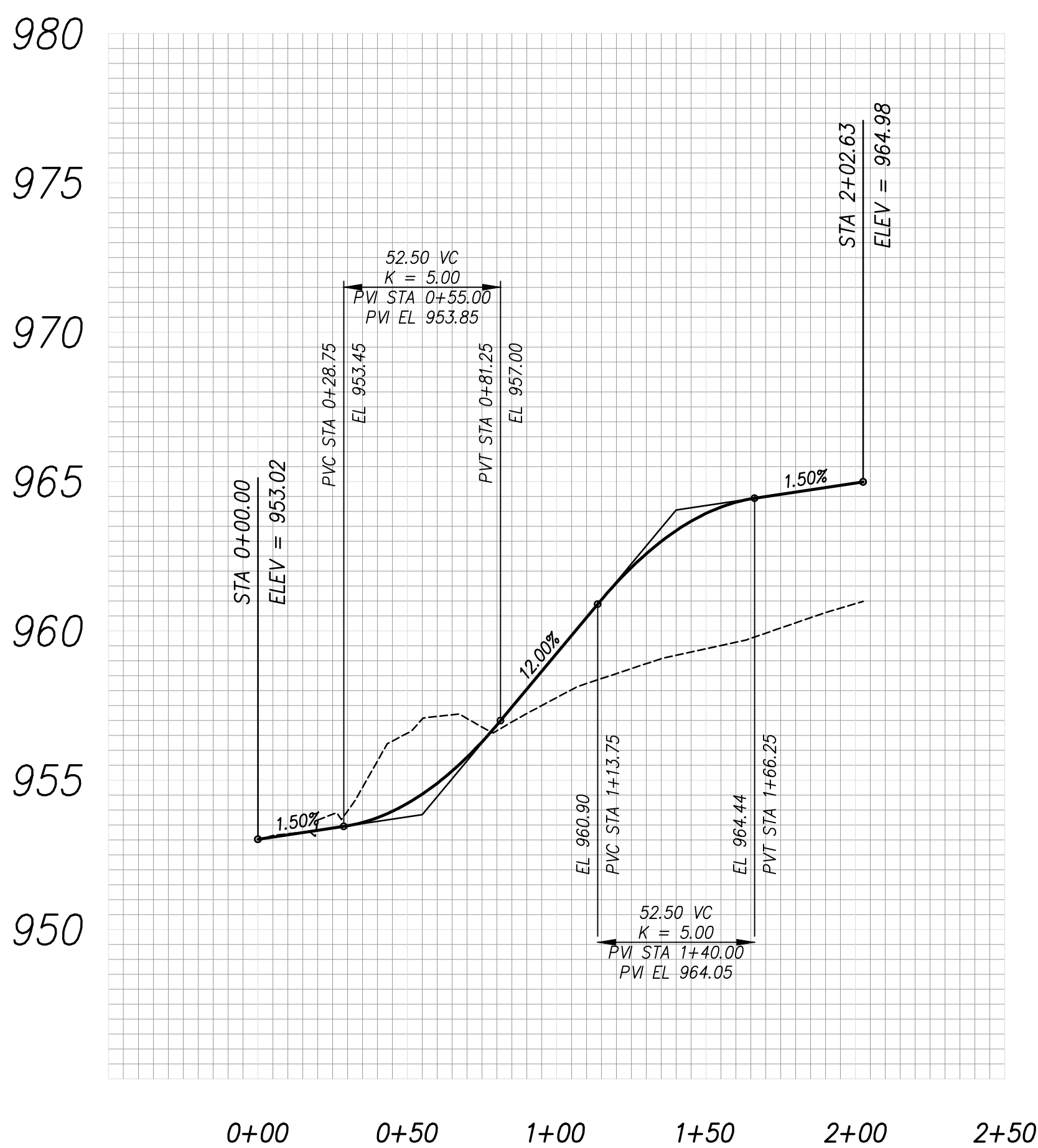


SCALE: HORIZ: 1"=40' VERT: 1"=10'

DRIVEWAY OFF CORNERSTONE DRIVE



CORNERSTONE DRIVE CONNECTOR PROFILE



SCALE: HORIZ: 1"=40' VERT: 1"=10'

NOTES:

1. REFER TO SHEET C2.01 FOR GENERAL NOTES AND GRADING PLAN.

UROR AND TTCD COMMENTS	02-22-2021
REVISIONS	DATE
CANNON & CANNON INC CONSULTING ENGINEERS · FIELD SURVEYORS TEL 865.670.8555 8550 Kingston Pike WWW.CANNON-CANNON.COM Knoxville, TN 37919	
CLIENT:	BERKLEY HALL COMPANIES 500 D STREET GREENSBORO, NORTH CAROLINA 27405 (336)451 9413
PROJECT:	875 CORNERSTONE MULTI-FAMILY 875 CORNERSTONE DRIVE KNOXVILLE, TENNESSEE 37932
DRIVEWAY PROFILES	
	CCI PROJECT NO. 01554-0000
	DRAWING DATE FEBRUARY 22, 2021
	PM AWG PIC -
	DRAWN DKN CHECKED -
UOR3.01	

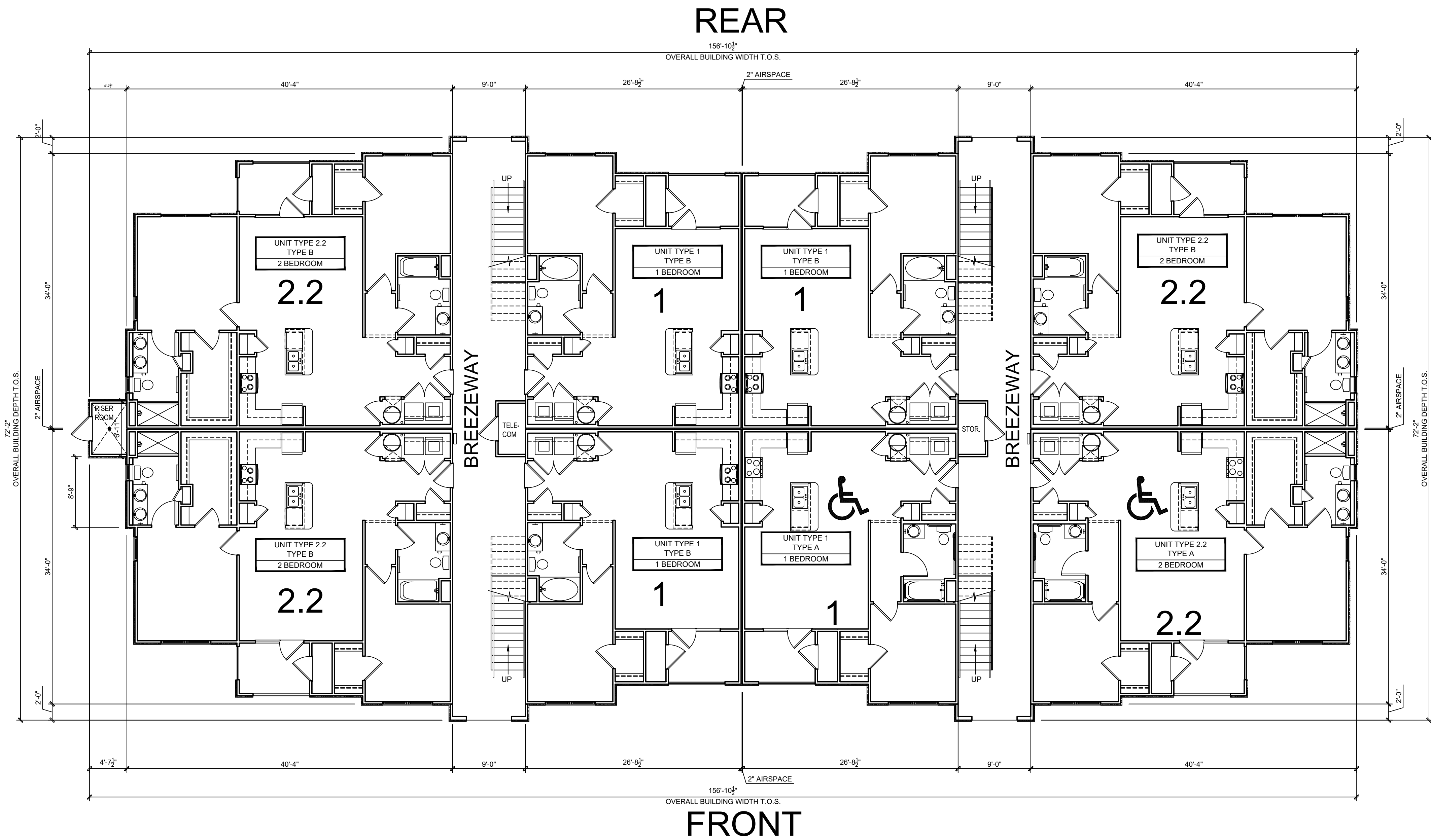
3-C-21-UR
3-A-21-TOB
NOT FOR CONSTRUCTION

MURDOCK DR APARTMENTS

Knoxville, Tennessee

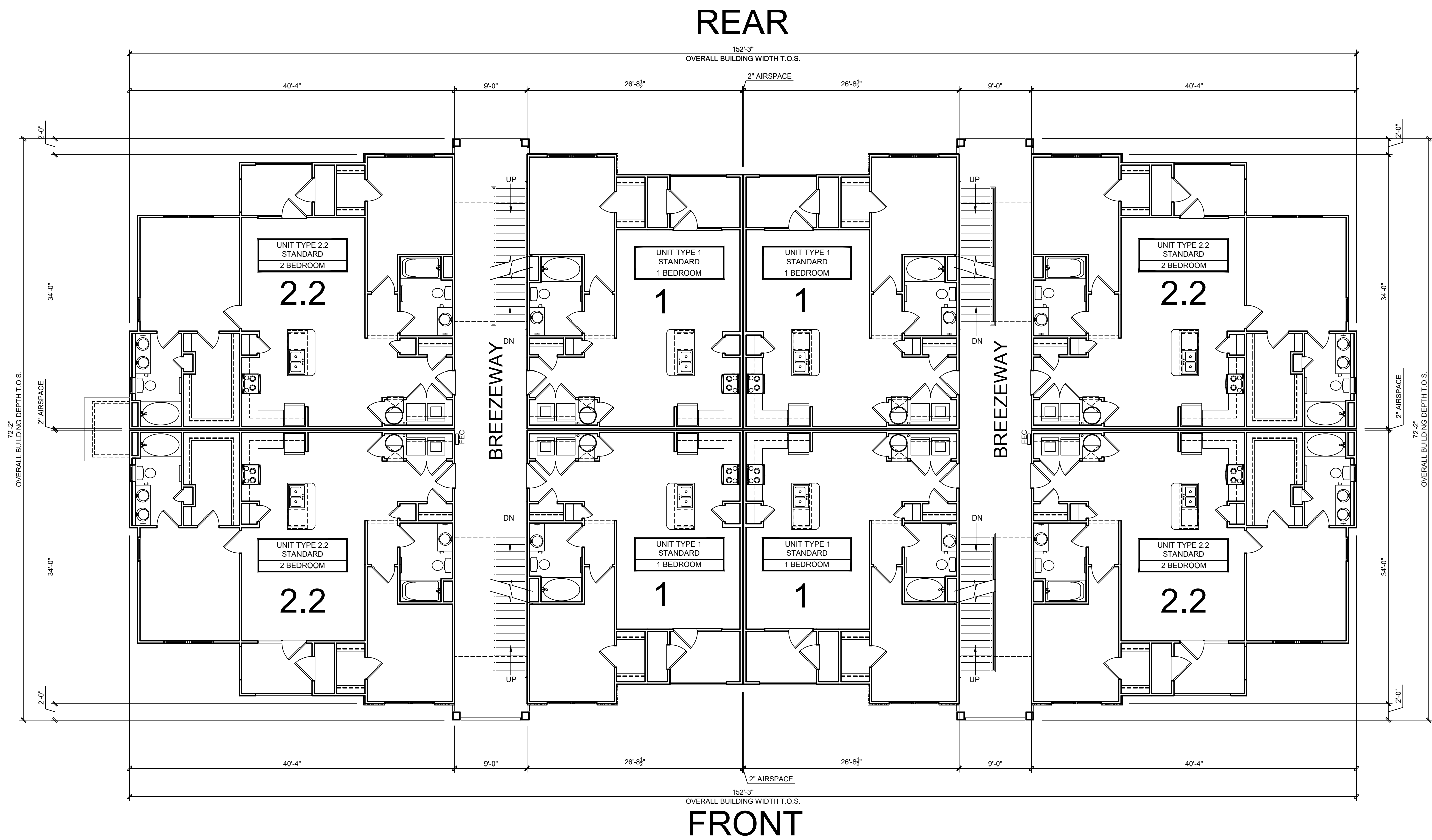


= FULLY ACCESSIBLE
TYPE A DWELLING UNIT



MURDOCK DR APARTMENTS

Knoxville, Tennessee

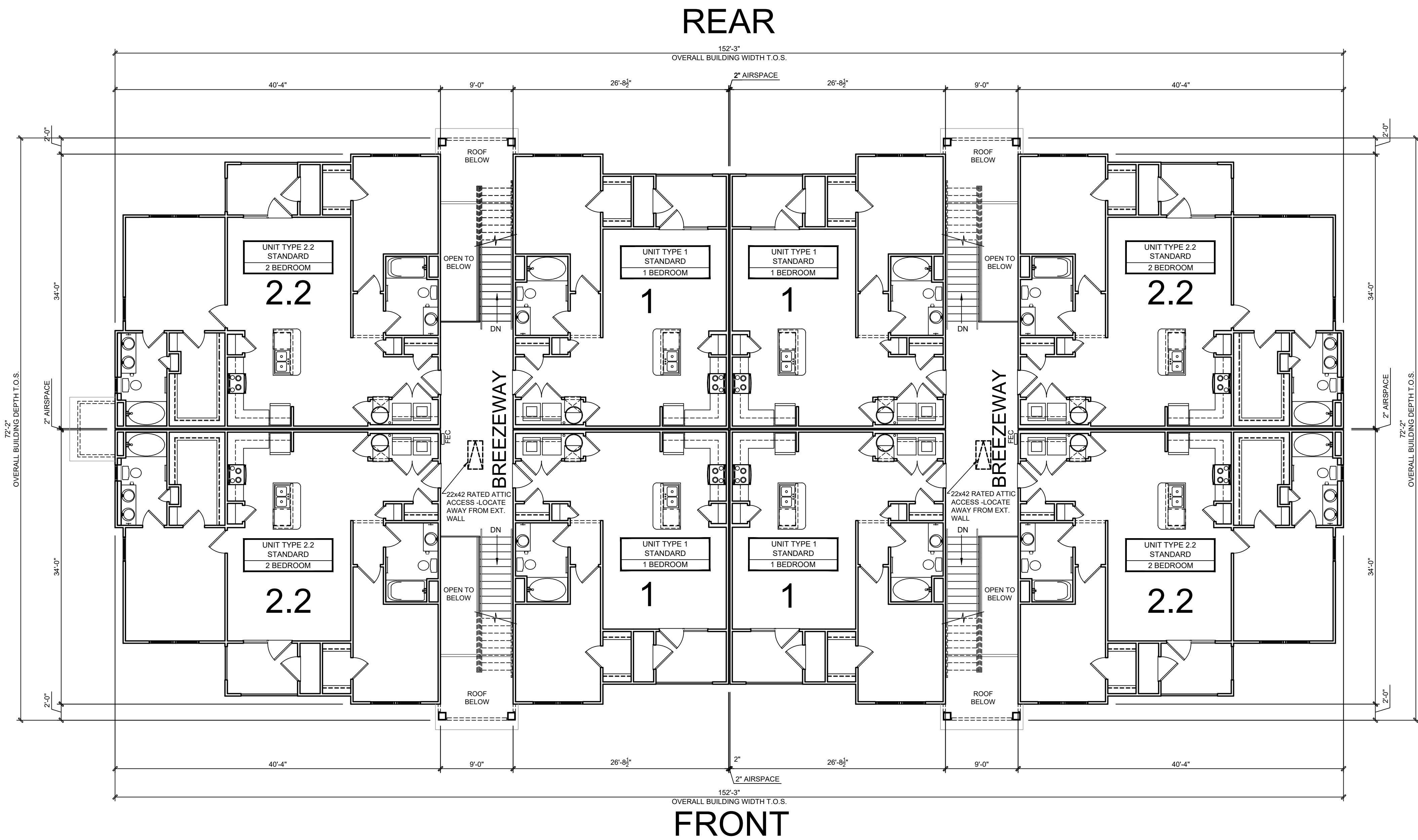


1	BUILDING TYPE 1 - SECOND FLOOR PLAN		SHEET TITLE:
	Scale: 1/8" = 1'-0"		Building Type 1 - Second Floor Plan
	1. All drawings are to be coordinated with all site information by owner and contractor, and applicable codes. 2. Contractor is to notify architect immediately of conditions or items varying from depicted information. 3. Planworx Architecture, P.A. is not responsible for constructed variations from the information depicted. 4. Planworx Architecture, P.A. will not assume any liability for expenses associated with errors and omissions on these drawings unless offset by verified construction savings as a result of Planworx Architecture, P.A. Design. 5. Planworx Architecture, P.A. retains ownership of all of designs depicted and implied herein. 6. Planworx Architecture, P.A. is not responsible for estimating, maintaining, or regulating construction costs associated with these plans. © Copyright 2021 - PLANWORX ARCHITECTURE, P.A. All rights reserved. Reproduction of this sheet, in whole or in part, is strictly prohibited. Plans may be used once by client. Unauthorized use strictly prohibited. PLANS NOT VALID FOR CONSTRUCTION W/O APPROPRIATE PROFESSIONAL SEALS.		SHEET NUMBER:

A1.11

MURDOCK DR APARTMENTS

Knoxville, Tennessee



MURDOCK DR APARTMENTS

Knoxville, Tennessee



1 BUILDING TYPE 1 - FRONT/REAR ELEVATION
Scale: 1/8" = 1'-0"



2 BUILDING TYPE 1 - LEFT SIDE ELEVATION
Scale: 1/8" = 1'-0"



3 BUILDING TYPE 1 - RIGHT SIDE ELEVATION
Scale: 1/8" = 1'-0"

ARCHITECTURAL PLANS EXTERIOR MATERIALS	
	= ASPHALT SHINGLE ROOF
	= STANDING SEAM METAL ROOF
	= FIBER CEMENT SIDING
	= FIBER CEMENT VERTICAL SIDING PANELS W/ FIBER CEMENT BATTENS
	= CULTURED STONE VENEER
	= STONE HEADER

SHEET TITLE:
Building Type 1 -
Exterior Elevations

SHEET NUMBER:

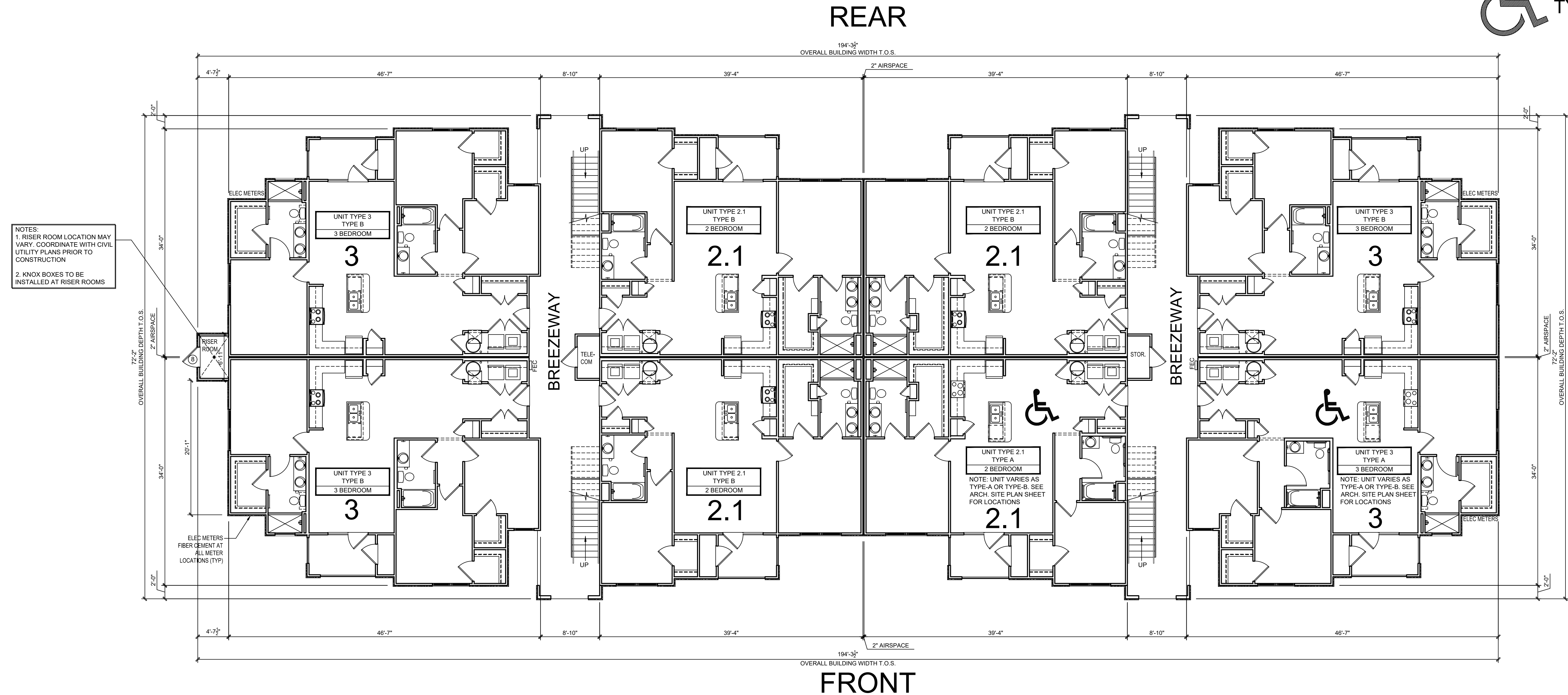
A1.15

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Knoxville, Tennessee



= FULLY ACCESSIBLE
TYPE A DWELLING UNIT



1

BUILDING TYPE 2 - FIRST FLOOR PLAN

Scale: 1/8" = 1'-0"

1. All drawings are to be coordinated with all site information by owner and contractor, and applicable codes. 3. Planworx Architecture, P.A. is not responsible for constructed variations from the information depicted

2. Contractor is to notify architect immediately of conditions or items varying from depicted information.
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3. Planworx Architecture, P.A. is not responsible for constructed variations from the information depicted

Drawings unless offset by verified construction savings as a result of Planworx Architecture, P.A. Design.
 ID FOR CONSTRUCTION W/O APPROPRIATE PROFESSIONAL SEALS

5. Planworx Architecture, P.A. retains ownership of all of designs depicted and implied herein.

6. Planworx Architecture, P.A. is not responsible for estimating, maintaining, or regulating construction costs associated with these plans.

SHEET TITLE:

Building Type 2 - First Floor Plan

SHEET NUMBER: _____

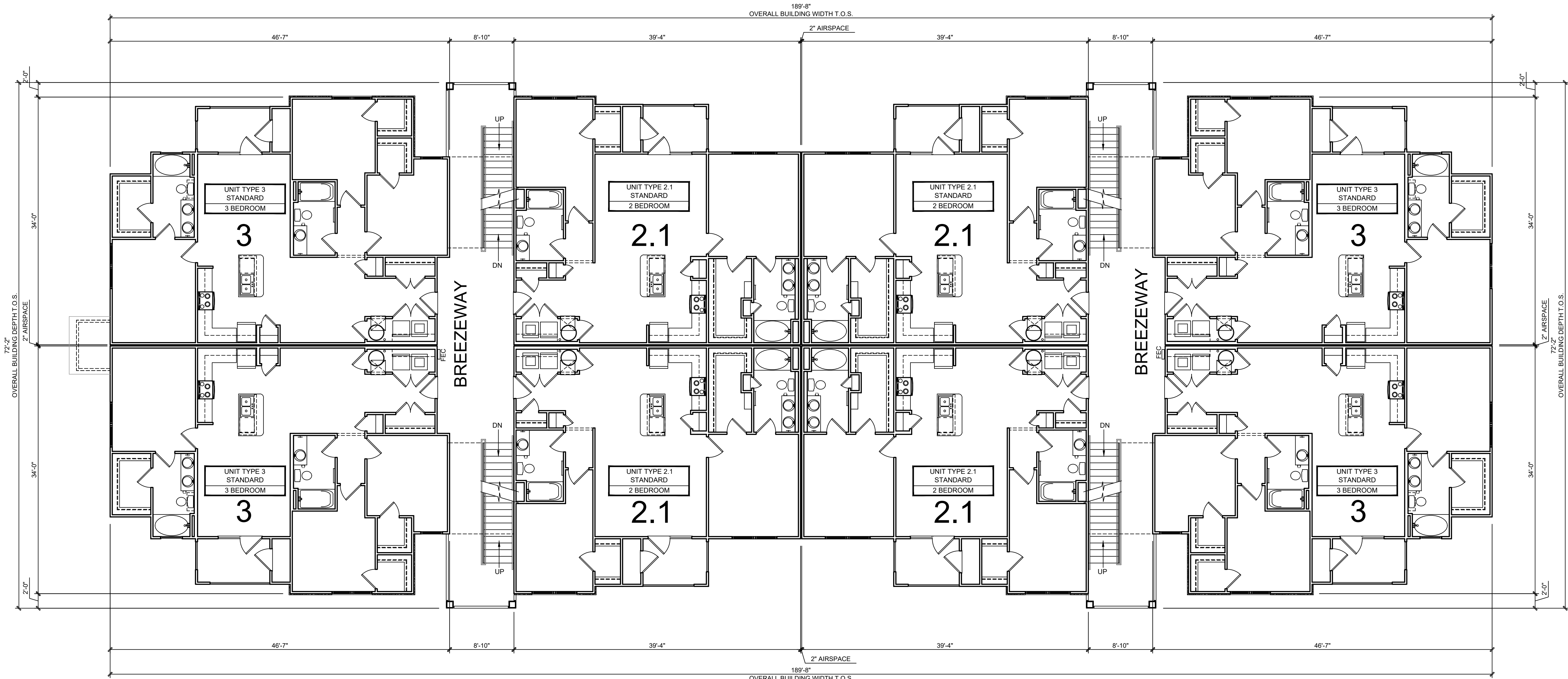
A1.20

MURDOCK DR APARTMENTS

Knoxville, Tennessee



REAR



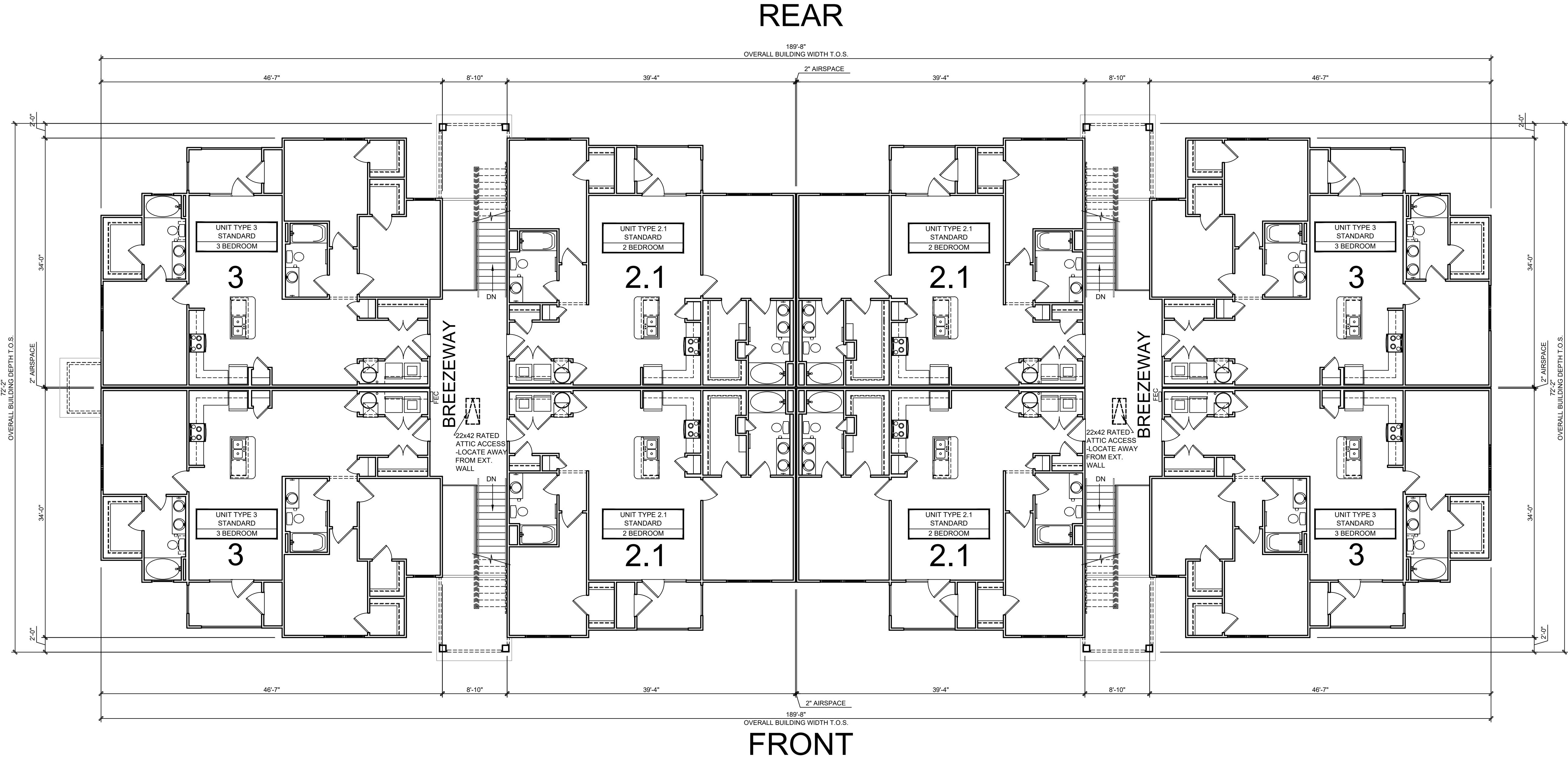
FRONT

1	BUILDING TYPE 2 - SECOND FLOOR PLAN		SHEET TITLE:
	Scale: 1/8" = 1'-0"		Building Type 2 - Second Floor Plan
	1. All drawings are to be coordinated with all site information by owner and contractor, and applicable codes. 2. Contractor is to notify architect immediately of conditions or items varying from depicted information. 3. Planworx Architecture, P.A. is not responsible for constructed variations from the information depicted. 4. Planworx Architecture, P.A. will not assume any liability for expenses associated with errors and omissions on these drawings unless offset by verified construction savings as a result of Planworx Architecture, P.A. Design. 5. Planworx Architecture, P.A. retains ownership of all of designs depicted and implied herein. 6. Planworx Architecture, P.A. is not responsible for estimating, maintaining, or regulating construction costs associated with these plans. © Copyright 2021 - PLANWORX ARCHITECTURE, P.A. All rights reserved. Reproduction of this sheet, in whole or in part, is strictly prohibited. Plans may be used once by client. Unauthorized use strictly prohibited. PLANS NOT VALID FOR CONSTRUCTION W/O APPROPRIATE PROFESSIONAL SEALS.		SHEET NUMBER:

A1.21

MURDOCK DR APARTMENTS

Knoxville, Tennessee



1	BUILDING TYPE 2 - THIRD FLOOR PLAN		SHEET NUMBER: A1.22
	Scale: 1/8" = 1'-0"		
<div>1. All drawings are to be coordinated with all site information by owner and contractor, and applicable codes. 2. Contractor is to notify architect immediately of conditions or items varying from depicted information. 3. Planworx Architecture, P.A. is not responsible for constructed variations from the information depicted. 4. Planworx Architecture, P.A. will not assume any liability for expenses associated with errors and omissions on these drawings unless offset by verified construction savings as a result of Planworx Architecture, P.A. Design. 5. Planworx Architecture, P.A. retains ownership of all of designs depicted and implied herein. 6. Planworx Architecture, P.A. is not responsible for estimating, maintaining, or regulating construction costs associated with these plans. © Copyright 2021 - PLANWORX ARCHITECTURE, P.A. All rights reserved. Reproduction of this sheet, in whole or in part, is strictly prohibited. Plans may be used once by client. Unauthorized use strictly prohibited. PLANS NOT VALID FOR CONSTRUCTION W/O APPROPRIATE PROFESSIONAL SEALS.</div>			

MURDOCK DR APARTMENTS

Knoxville, Tennessee



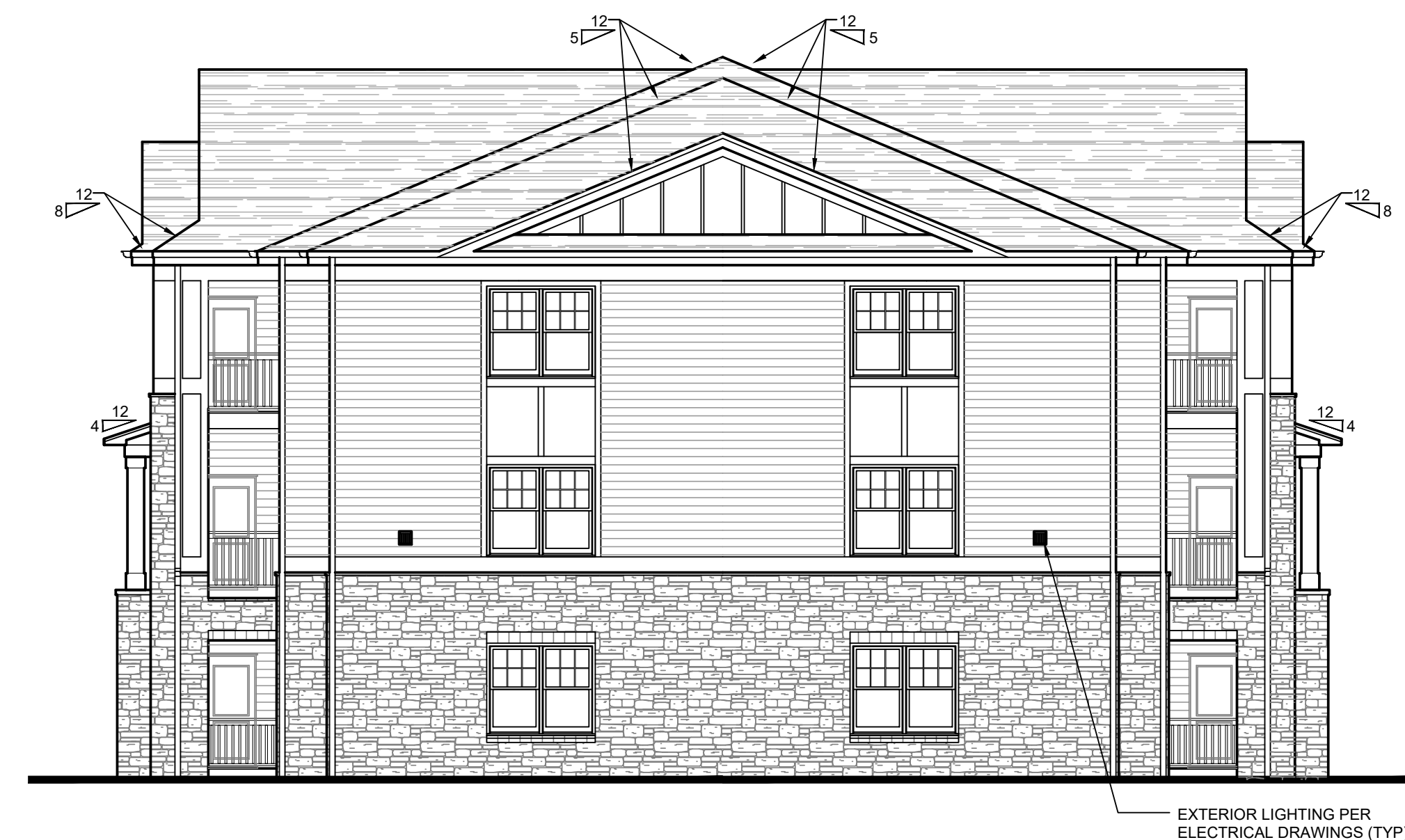
1 BUILDING TYPE 2 - FRONT/REAR ELEVATION

Scale: 1/8" = 1'-0"



2 BUILDING TYPE 2 - LEFT ELEVATION

Scale: 1/8" = 1'-0"



2 BUILDING TYPE 2 - RIGHT SIDE ELEVATION

Scale: 1/8" = 1'-0"

ARCHITECTURAL PLANS EXTERIOR MATERIALS

SHEET TITLE:

Building Type 2 -
Exterior Elevations

SHEET NUMBER:

A1.25

1. All drawings are to be coordinated with all site information by owner and contractor, and applicable codes. 3. Planworx Architecture, P.A. is not responsible for constructed variations from the information depicted. 5. Planworx Architecture, P.A. retains ownership of all of designs depicted and implied herein.

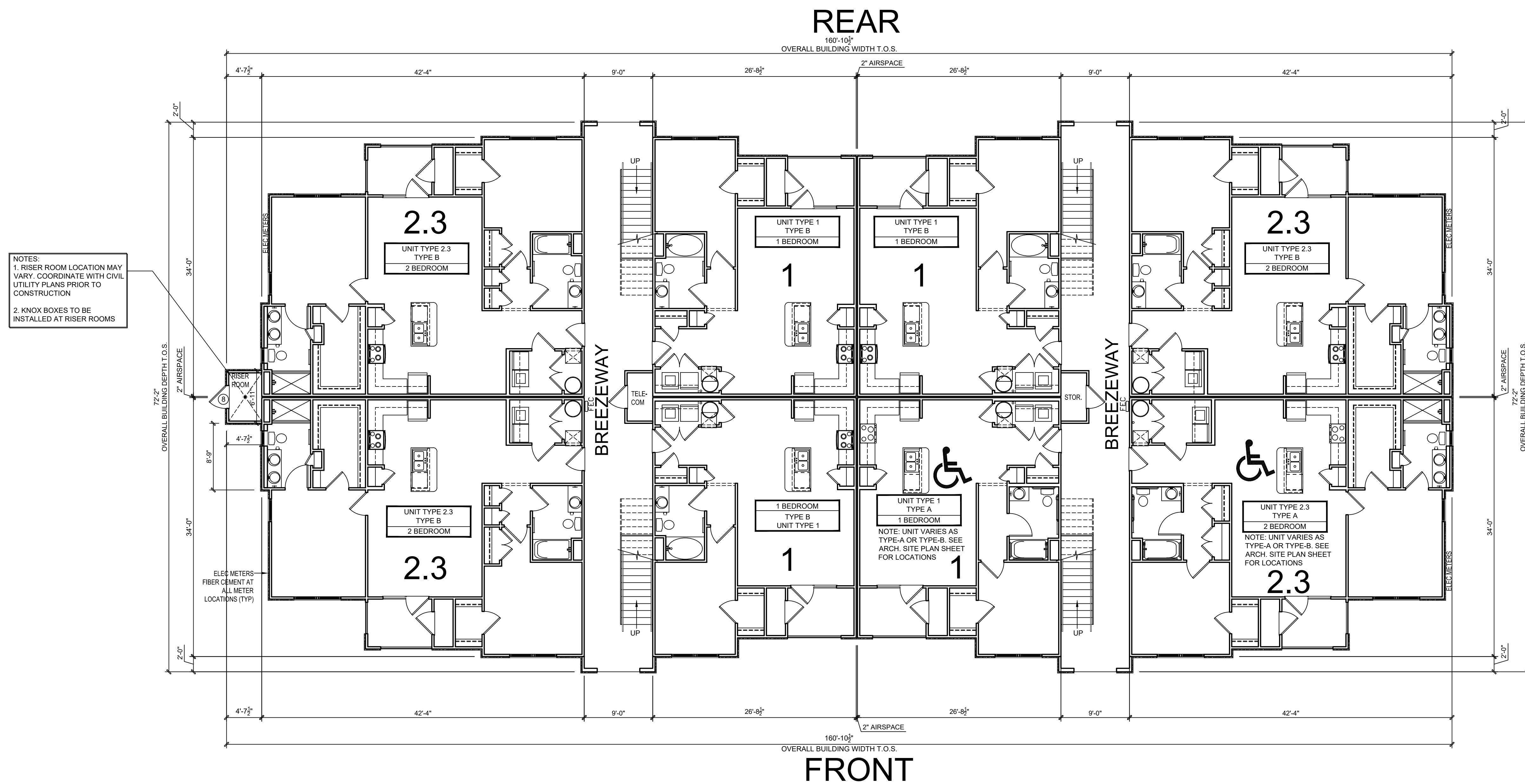
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Knoxville, Tennessee



= FULLY ACCESSIBLE
TYPE A DWELLING UNIT



1

BUILDING TYPE 3 - FIRST FLOOR PLAN

Scale: 1/8" = 1'-0"

1. All drawings are to be coordinated with all site information by owner and contractor, and applicable codes. 3. Planworx Architecture, P.A. is not responsible for constructed variations from the information depicted. 5. Planworx Architecture, P.A. retains ownership of all of designs depicted and implied herein.

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SHEET TITLE:

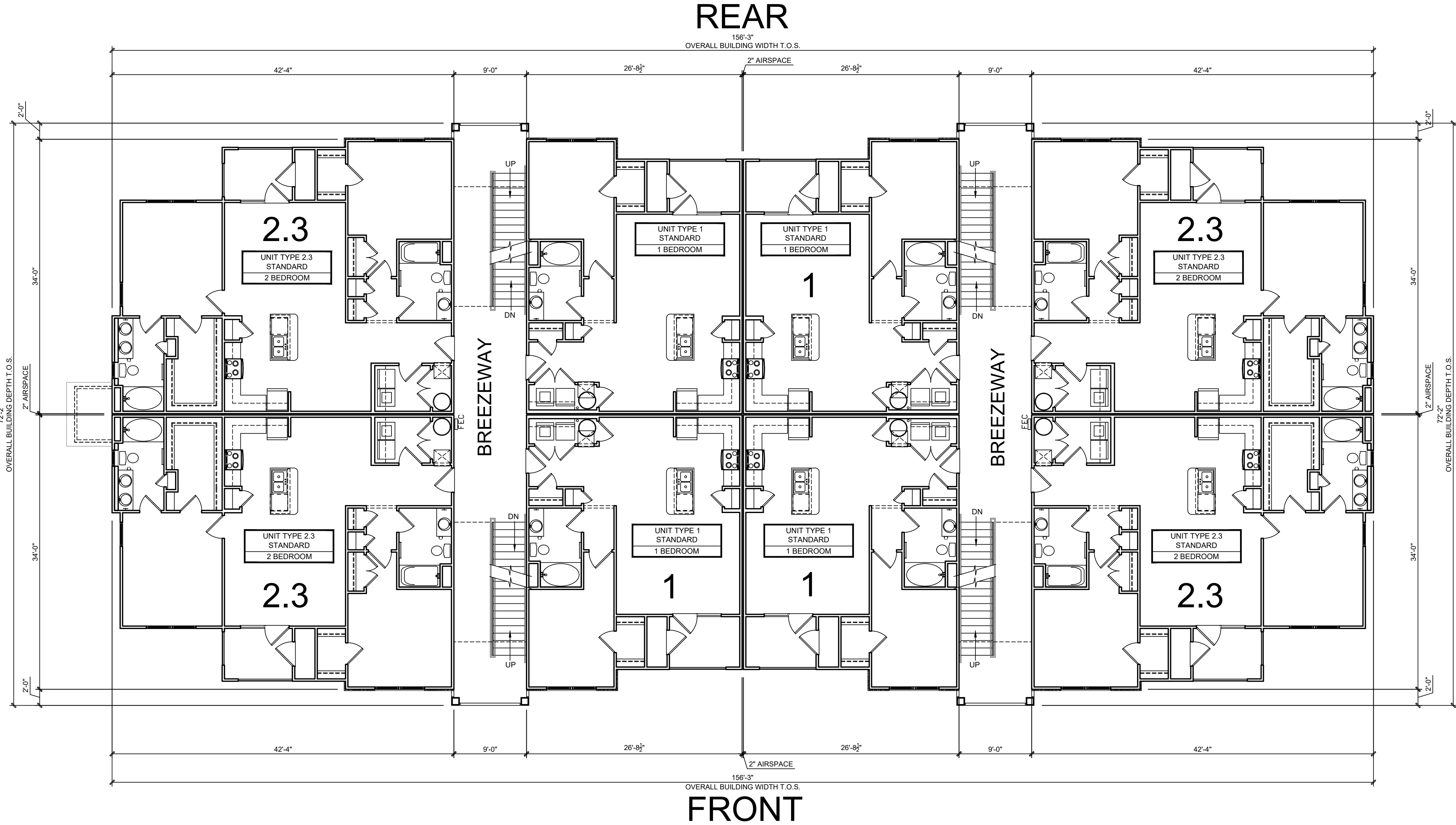
Building Type 3 - First Floor Plan

SHEET NUMBER:

A1.30

MURDOCK DR APARTMENTS

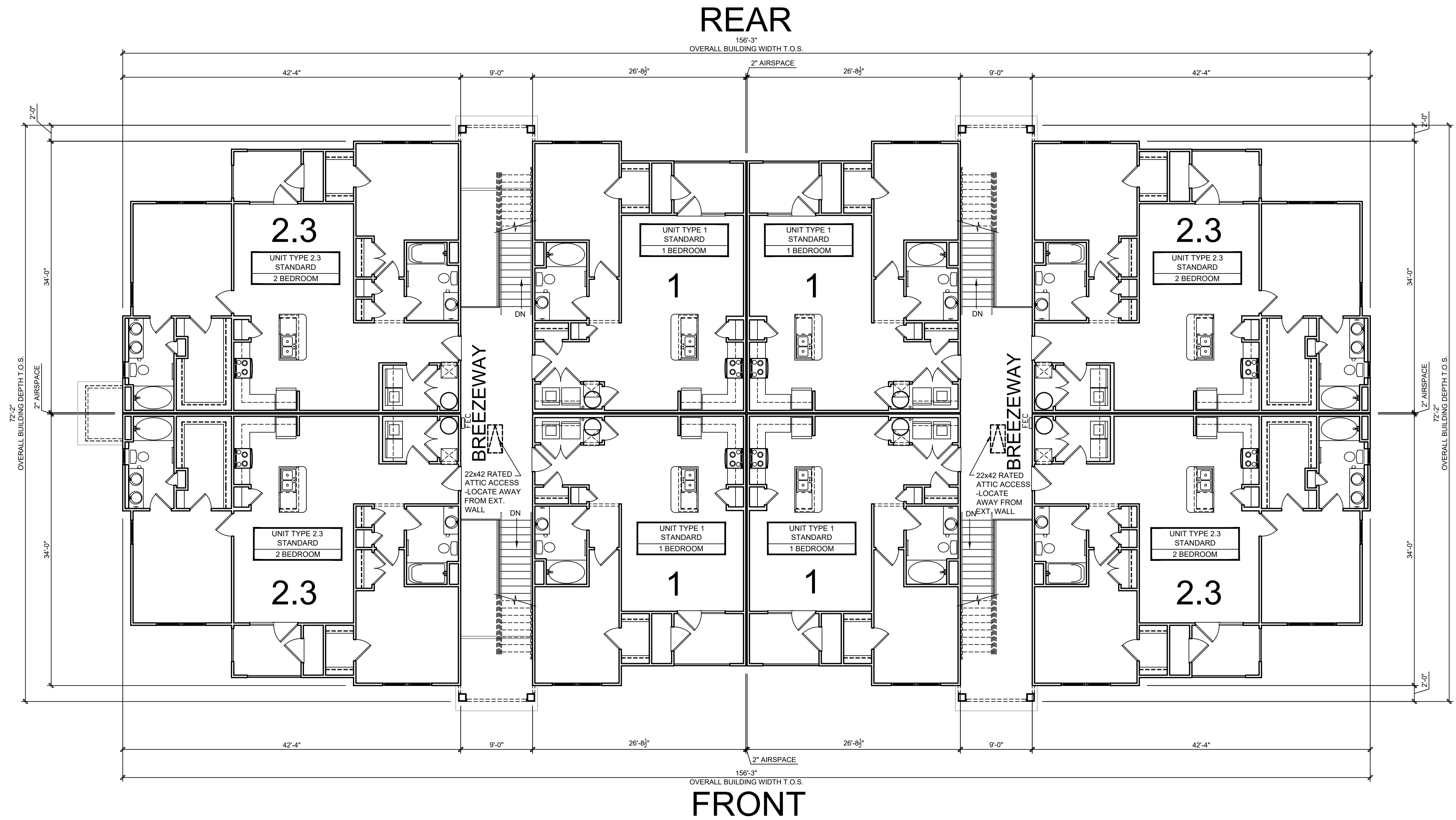
Knoxville, Tennessee



1	BUILDING TYPE 3 - SECOND FLOOR PLAN		SHEET NUMBER:
	Scale: 1/8" = 1'-0"		A1.31
	<div>1. All drawings are to be coordinated with all site information by owner and contractor, and applicable codes. 2. Contractor is to notify architect immediately of conditions or items varying from depicted information. 3. Planworx Architecture, P.A. is not responsible for constructed variations from the information depicted. 4. Planworx Architecture, P.A. will not assume any liability for expenses associated with errors and omissions on these drawings unless offset by verified construction savings as a result of Planworx Architecture, P.A. Design. 5. Planworx Architecture, P.A. retains ownership of all of designs depicted and implied herein. 6. Planworx Architecture, P.A. is not responsible for estimating, maintaining, or regulating construction costs associated with these plans. © Copyright 2021 - PLANWORX ARCHITECTURE, P.A. All rights reserved. Reproduction of this sheet, in whole or in part, is strictly prohibited. Plans may be used once by client. Unauthorized use strictly prohibited. PLANS NOT VALID FOR CONSTRUCTION W/O APPROPRIATE PROFESSIONAL SEALS.</div>		

MURDOCK DR APARTMENTS

Knoxville, Tennessee



1	BUILDING TYPE 3 - THIRD FLOOR PLAN	
	Scale: 1/8" = 1'-0"	
	<div>1. All drawings are to be coordinated with all site information by owner and contractor, and applicable codes.</div> <div>2. Contractor is to notify architect immediately of conditions or items varying from depicted information.</div> <div>3. Planworx Architecture, P.A. is not responsible for constructed variations from the information depicted.</div> <div>4. Planworx Architecture, P.A. will not assume any liability for expenses associated with errors and omissions on these drawings unless offset by verified construction savings as a result of Planworx Architecture, P.A. Design.</div> <div>5. Planworx Architecture, P.A. retains ownership of all of designs depicted and implied herein.</div> <div>6. Planworx Architecture, P.A. is not responsible for estimating, maintaining, or regulating construction costs associated with these plans.</div> <div>© Copyright 2021 - PLANWORX ARCHITECTURE, P.A. All rights reserved. Reproduction of this sheet, in whole or in part, is strictly prohibited. Plans may be used once by client. Unauthorized use strictly prohibited. PLANS NOT VALID FOR CONSTRUCTION W/O APPROPRIATE PROFESSIONAL SEALS.</div>	

SHEET NUMBER: <div>A1.32</div>

MURDOCK DR APARTMENTS

Knoxville, Tennessee



1

BUILDING TYPE 3 - FRONT/REAR ELEVATION
Scale: 1/8" = 1'-0"



2

BUILDING TYPE 3 - LEFT SIDE ELEVATION
Scale: 1/8" = 1'-0"



3

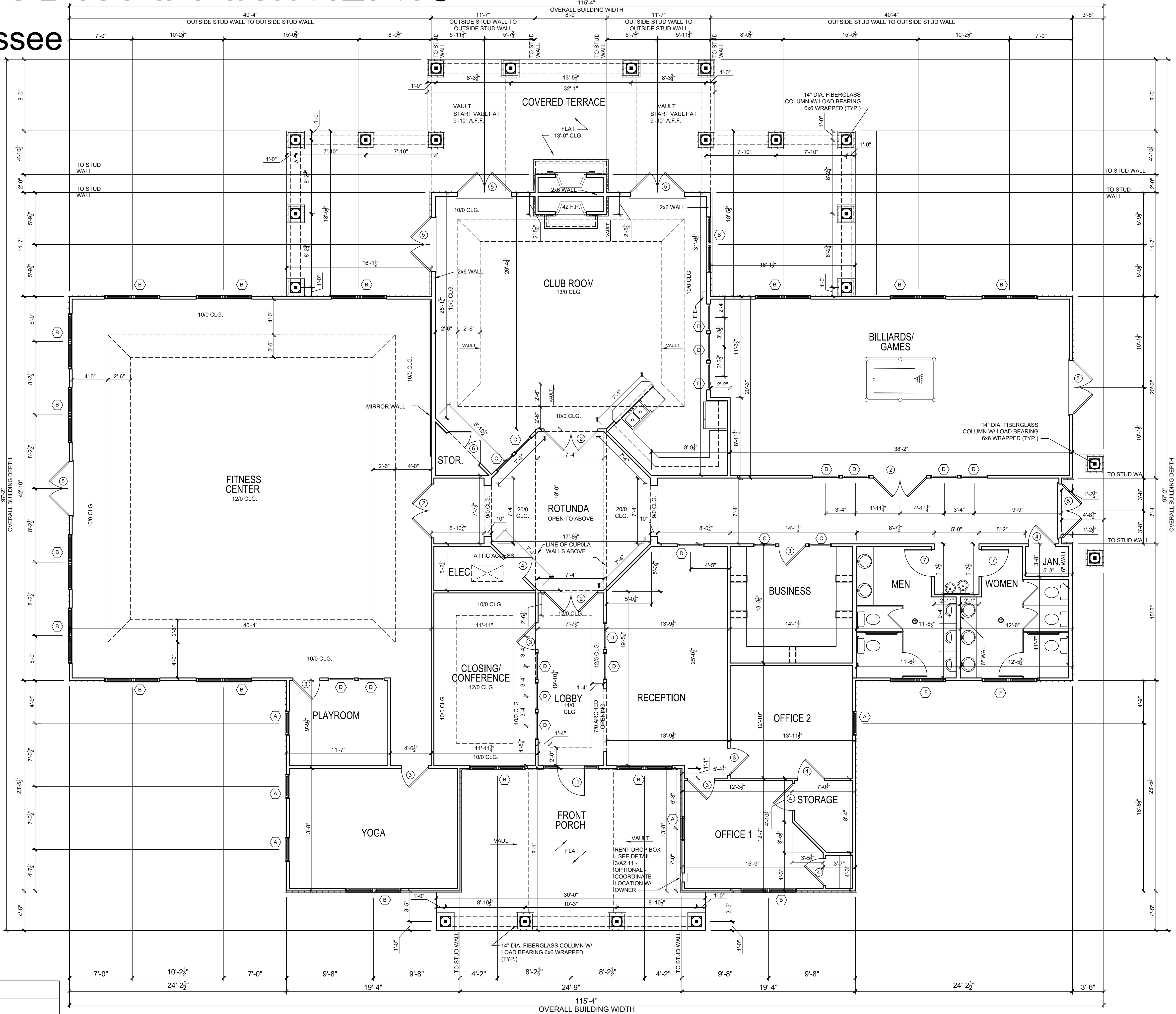
BUILDING TYPE 3 - RIGHT SIDE ELEVATION
Scale: 1/8" = 1'-0"

ARCHITECTURAL PLANS EXTERIOR MATERIALS	
	= ASPHALT SHINGLE ROOF
	= STANDING SEAM METAL ROOF
	= FIBER CEMENT SIDING
	= FIBER CEMENT VERTICAL SIDING PANELS W/ FIBER CEMENT BATTENS
	= CULTURED STONE VENEER
	= STONE HEADER

1. All drawings are to be coordinated with all site information by owner and contractor, and applicable codes. 2. Contractor is to notify architect immediately of conditions or items varying from depicted information. 3. Planworx Architecture, P.A. is not responsible for constructed variations from the information depicted. 4. Planworx Architecture, P.A. will not assume any liability for expenses associated with errors and omissions on these drawings unless offset by verified construction savings as a result of Planworx Architecture, P.A. Design. 5. Planworx Architecture, P.A. retains ownership of all of designs depicted and implied herein. 6. Planworx Architecture, P.A. is not responsible for estimating, maintaining, or regulating construction costs associated with these plans. © Copyright 2021 - PLANWORX ARCHITECTURE, P.A. All rights reserved. Reproduction of this sheet, in whole or in part, is strictly prohibited. Plans may be used once by client. Unauthorized use strictly prohibited. PLANS NOT VALID FOR CONSTRUCTION W/O APPROPRIATE PROFESSIONAL SEALS.

MURDOCK DR APARTMENTS

Knoxville, Tennessee



SQUARE FOOTAGE	
HEATED (PAINT TO PAINT)=	6,161
HEATED (GROSS)=	6,292
PORCHES=	1,747
BUILDING TOTAL (MINUS BRICK)=	8,039

1

CLUBHOUSE FLOOR PLAN

Scale: 3/16" = 1'-0"

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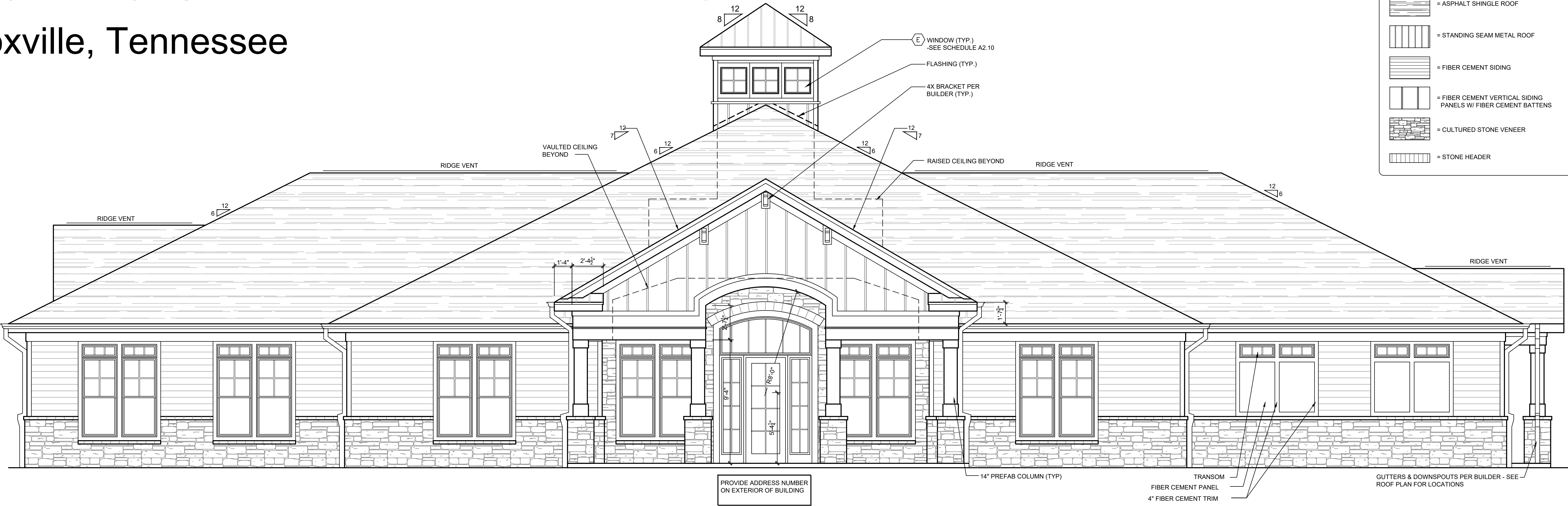
SHEET TITLE:

Clubhouse Floor Plan

A2.10

MURDOCK DR APARTMENTS

Knoxville, Tennessee



ARCHITECTURAL PLANS EXTERIOR MATERIALS	
	= ASPHALT SHINGLE ROOF
	= STANDING SEAM METAL ROOF
	= FIBER CEMENT SIDING
	= FIBER CEMENT VERTICAL SIDING PANELS W/ FIBER CEMENT BATTENS
	= CULTURED STONE VENEER
	= STONE HEADER

1

FRONT ELEVATION - CLUBHOUSE

Scale: 1/4" = 1'-0"



2

LEFT SIDE ELEVATION - CLUBHOUSE

Scale: 1/4" = 1'-0"

SHEET TITLE:
Clubhouse Elevations

SHEET NUMBER:

A2.14

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MURDOCK DR APARTMENTS

Knoxville, Tennessee



ARCHITECTURAL PLANS EXTERIOR MATERIALS	
	= ASPHALT SHINGLE ROOF
	= STANDING SEAM METAL ROOF
	= FIBER CEMENT SIDING
	= FIBER CEMENT VERTICAL SIDING PANELS W/ FIBER CEMENT BATTENS
	= CULTURED STONE VENEER
	= STONE HEADER



1 REAR ELEVATION - CLUBHOUSE
Scale: 1/4" = 1'-0"



2 RIGHT SIDE ELEVATION - CLUBHOUSE
Scale: 1/4" = 1'-0"

SHEET TITLE:
Clubhouse Elevations

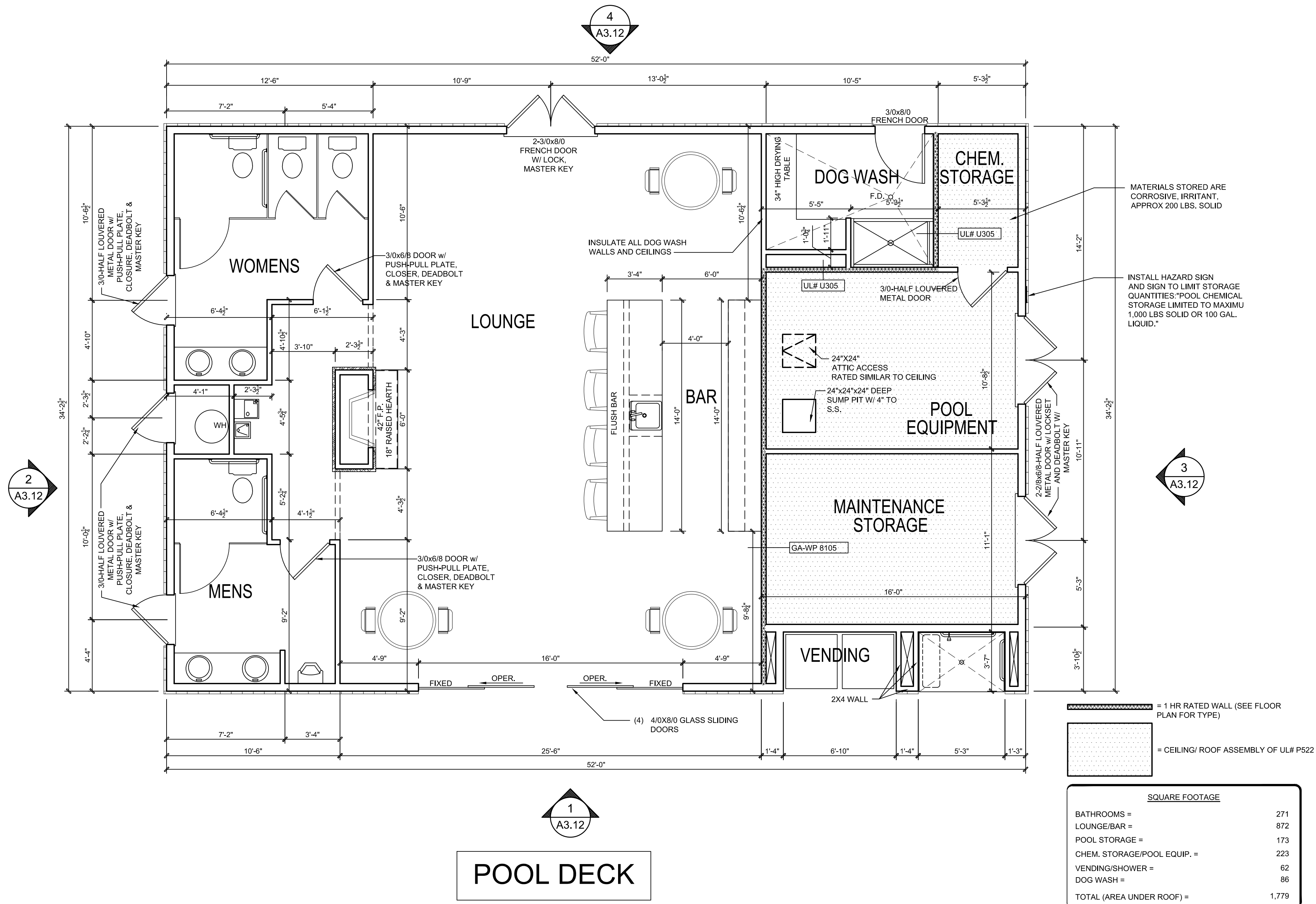
SHEET NUMBER:

A2.15

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MURDOCK DR APARTMENTS

Knoxville, Tennessee



SHEET TITLE:
Pool House Floor Plan

1 POOLHOUSE FLOOR PLAN
Scale: 1/4" = 1'-0"

A3.10

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MURDOCK DR APARTMENTS

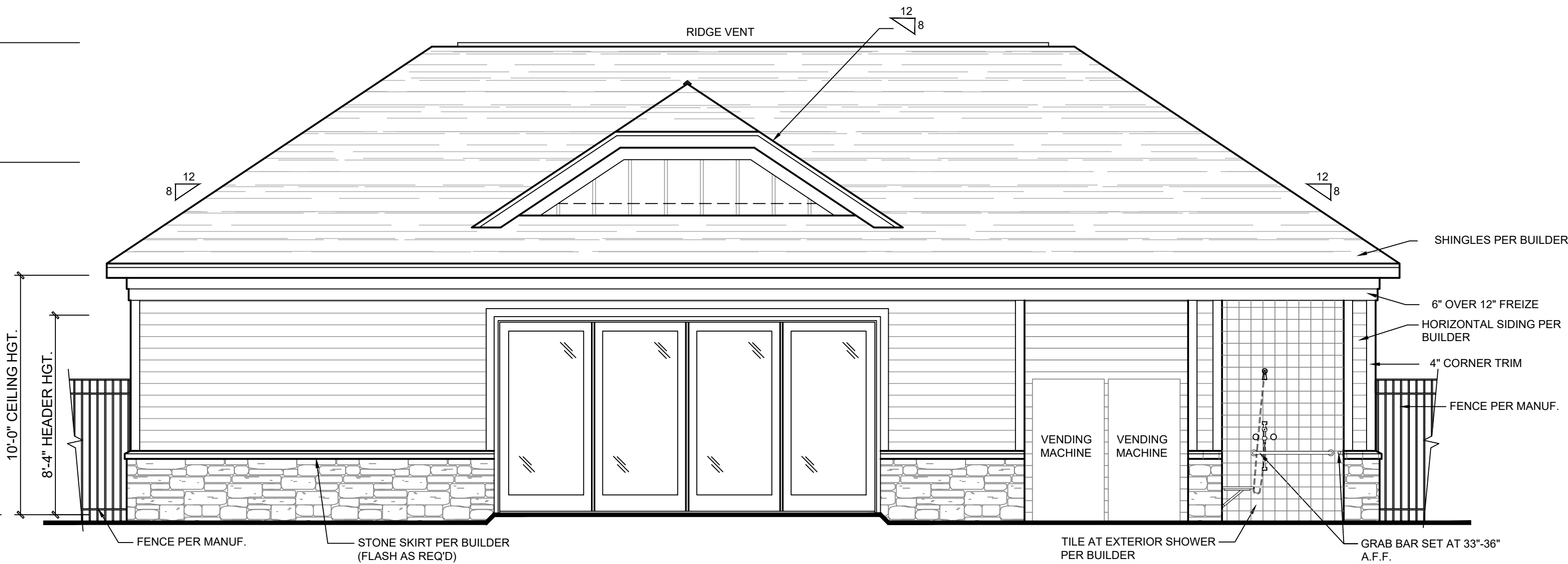
Knoxville, Tennessee



ROOF MAX. HGT.
FINISH LEVEL - 19' 8-1/2"

MID ROOF HGT.
14'-9"

FINISHED FLOOR
ELE: 0'-0"



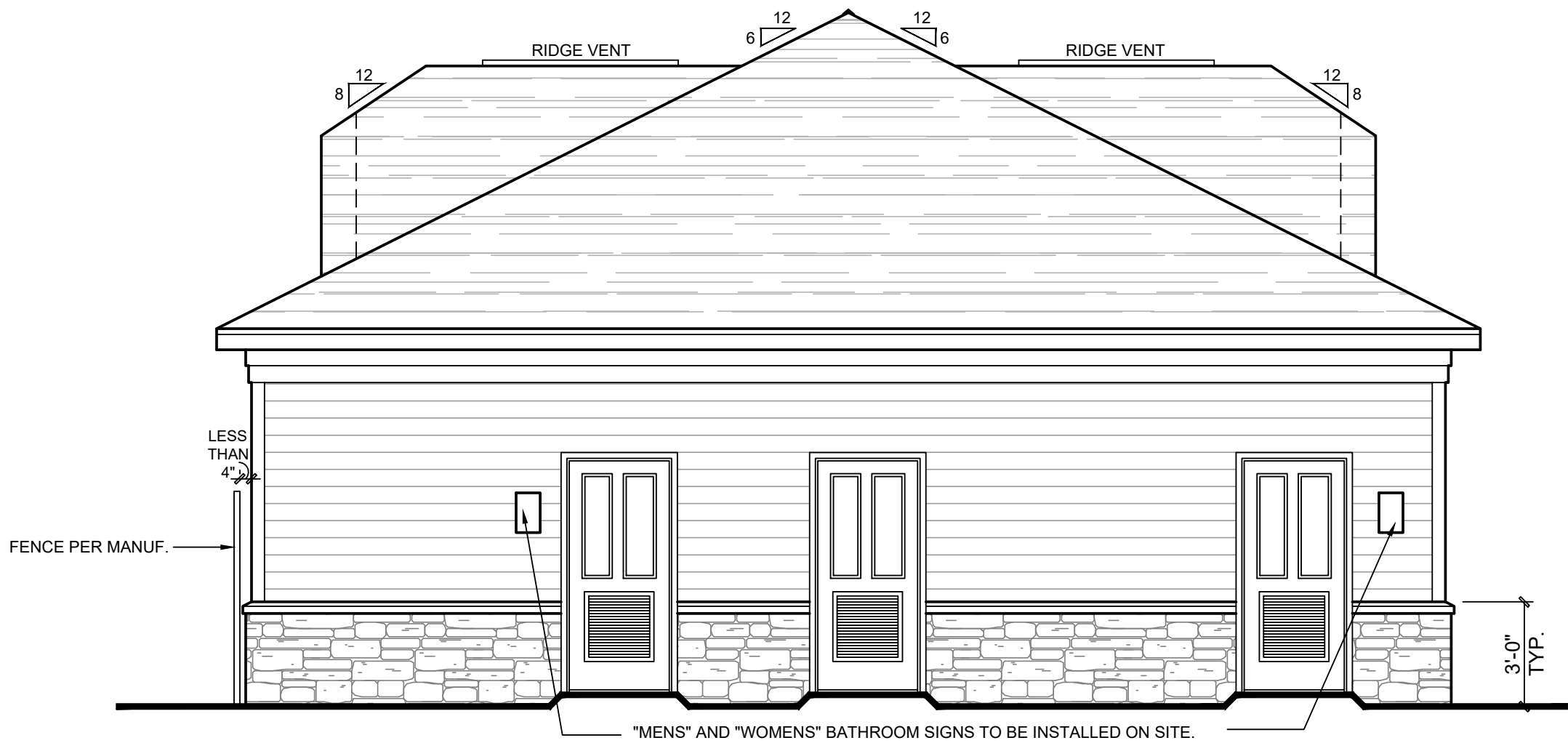
ARCHITECTURAL PLANS EXTERIOR MATERIALS	
	= ASPHALT SHINGLE ROOF
	= STANDING SEAM METAL ROOF
	= FIBER CEMENT SIDING
	= FIBER CEMENT VERTICAL SIDING PANELS W/ FIBER CEMENT BATTENS
	= CULTURED STONE VENEER
	= STONE HEADER

ELEVATION GENERAL NOTES	
ROOFS	
*USE ICE AND WATER SHIELD AT ALL ROOF PLANES SLOPED BELOW 4:12.	
PAINT ALL ROOF PENETRATIONS TO MATCH SHINGLE COLOR	
ROOF VENTILATION	
SEE ROOF PLANS FOR ATTIC VENTILATION CALCULATION REQUIREMENTS.	

1

FRONT ELEVATION - POOL HOUSE

Scale: 1/4" = 1'-0"



2

LEFT SIDE ELEVATION - POOL HOUSE

Scale: 1/4" = 1'-0"

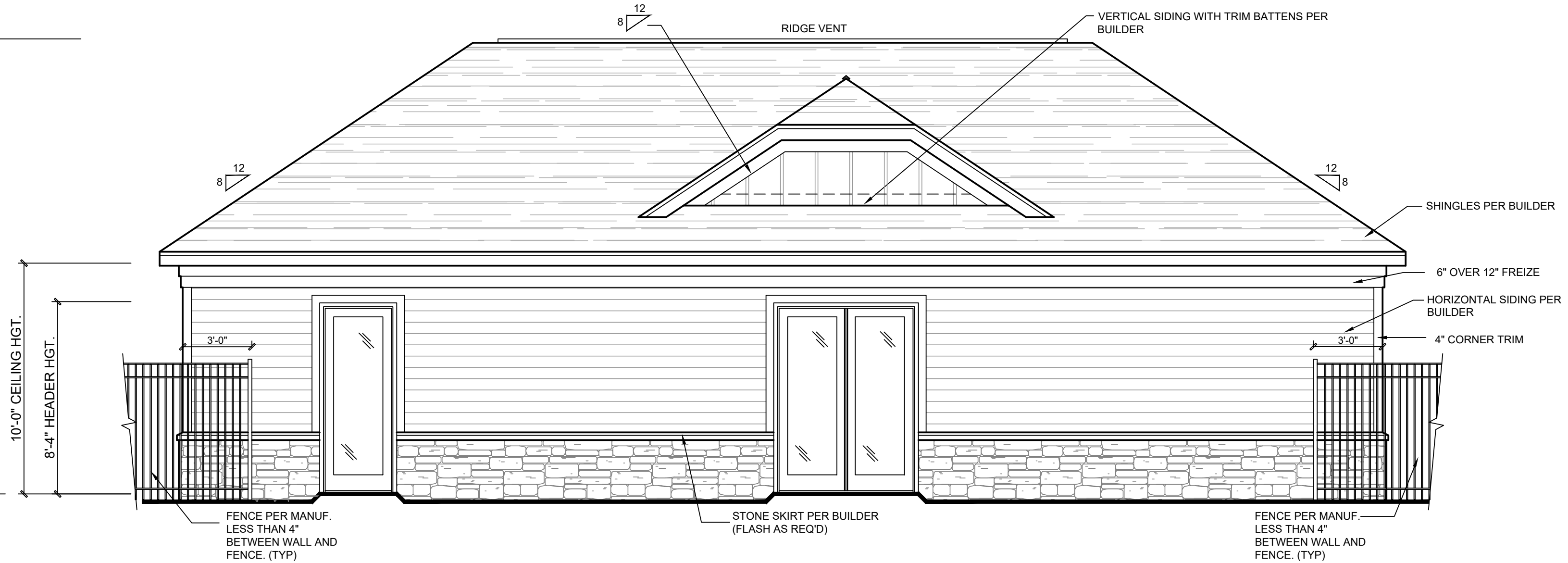
3

RIGHT SIDE ELEVATION - POOL HOUSE

Scale: 1/4" = 1'-0"

ROOF MAX. HGT.
FINISH LEVEL - 19' 8-1/2"

FINISHED FLOOR
ELE: 0'-0"



4

REAR ELEVATION - POOL HOUSE

Scale: 1/4" = 1'-0"

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MURDOCK DR APARTMENTS

Knoxville, Tennessee



ARCHITECTURAL PLANS

EXTERIOR MATERIALS

= ASPHALT SHINGLE ROOF

= STANDING SEAM METAL ROOF

= FIBER CEMENT SIDING

= FIBER CEMENT VERTICAL SIDING
PANELS W/ FIBER CEMENT BATTENS

= CULTURED STONE VENEER

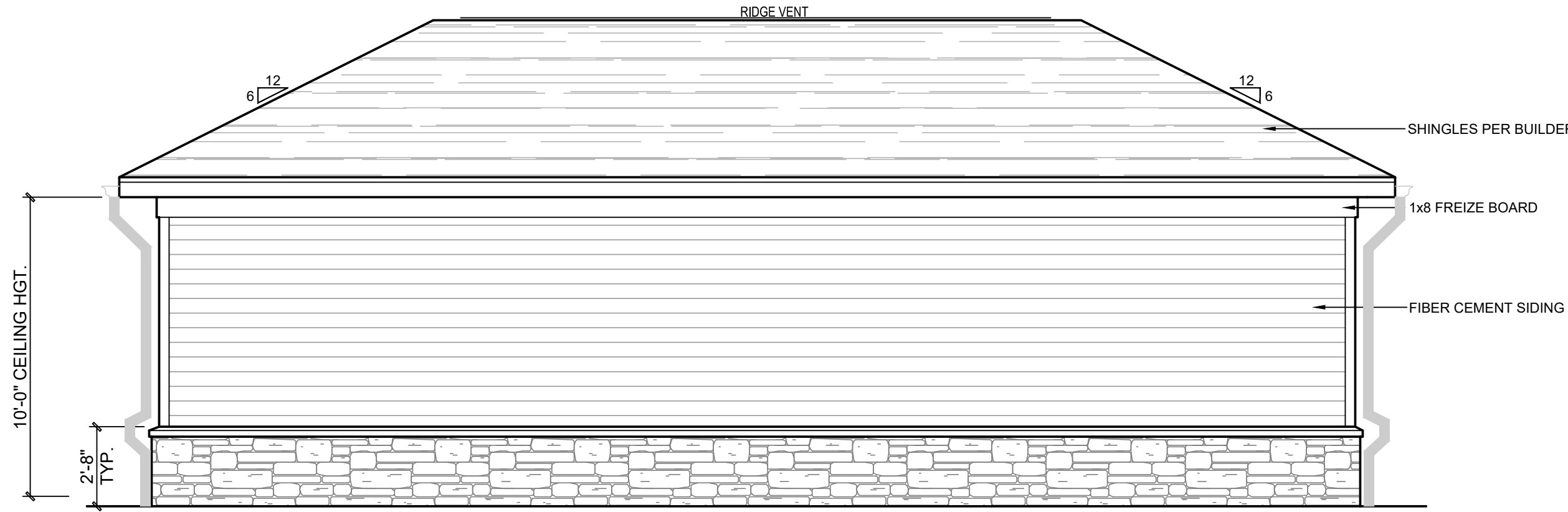
= STONE HEADER



5

FRONT ELEVATION - MAINTENANCE BUILDING

Scale: 1/4" = 1'-0"



4

REAR ELEVATION - MAINTENANCE BUILDING

Scale: 1/4" = 1'-0"



40'-0" FRAMING TO FRAMING DIM

35'-5" TRAVEL DISTANCE

18'-4" FRAMING TO FRAMING DIM

PTAC

22" x 42" ATTIC ACCESS

8/0 x 7/0 OVERHEAD GARAGE DOOR W/ MOTOR

8/0 x 7/0 OVERHEAD GARAGE DOOR W/ MOTOR

30x58 METAL DOOR METAL DOOR PANEL W/ METAL FRAME INSULATED W/ KEYED LOCKSET & KICK PLATE

7'-6" 12'-6" 12'-6" 7'-6"

40'-0" FRAMING TO FRAMING DIM

SQUARE FOOTAGE

GARAGE / MAINTENANCE BAY = 733

1

FLOOR PLAN - MAINTENANCE BUILDING

Scale: 1/4" = 1'-0"

2

LEFT ELEVATION - MAINTENANCE BUILDING

Scale: 1/4" = 1'-0"

3

RIGHT ELEVATION - MAINTENANCE BUILDING

Scale: 1/4" = 1'-0"

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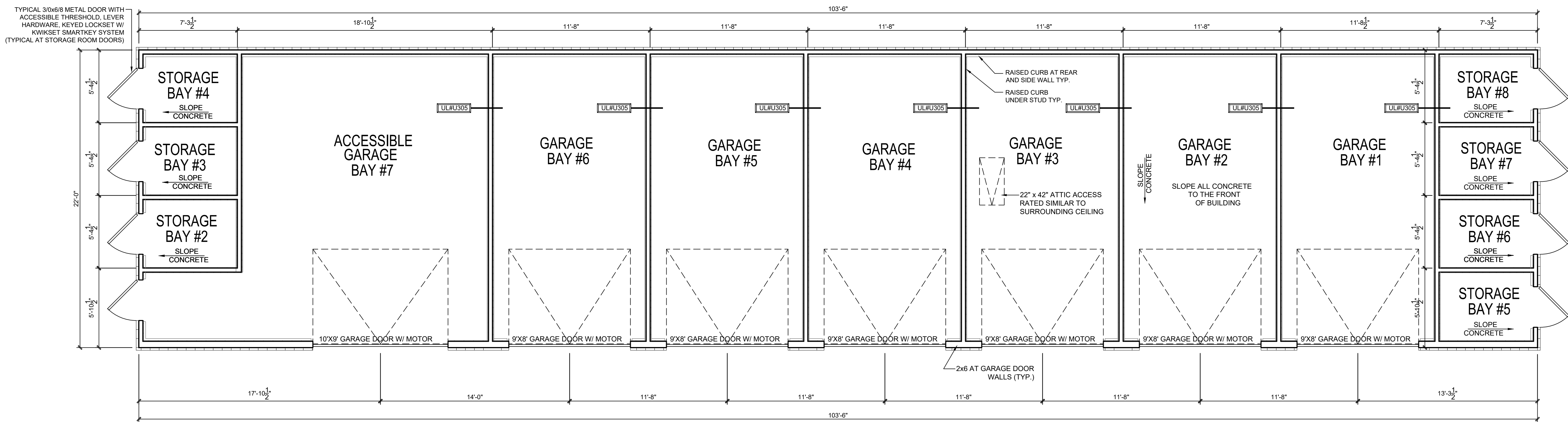
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MURDOCK DR APARTMENTS

Knoxville, Tennessee



SQUARE FOOTAGE	
TOTAL BUILDING SQUARE FOOTAGE =	2,277
TYP. BAY (PAINT TO PAINT) =	238
ACCESSIBLE BAY (PAINT TO PAINT) =	421
TYP. STORAGE (PAINT TO PAINT) =	35

SHEET TITLE:
Garage Type 2 Floor Plan

SHEET NUMBER:

A4.20

1

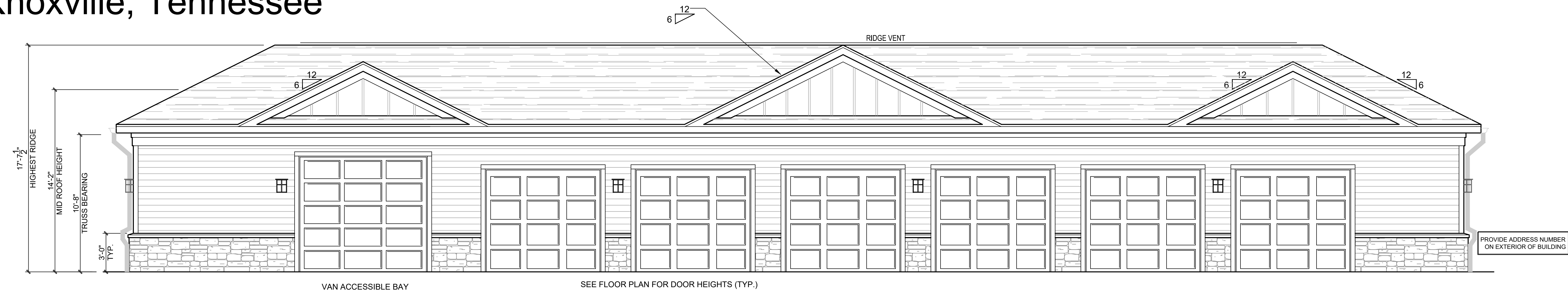
GARAGE TYPE 2 - BUILDING PLAN

Scale: 1/4" = 1'-0"

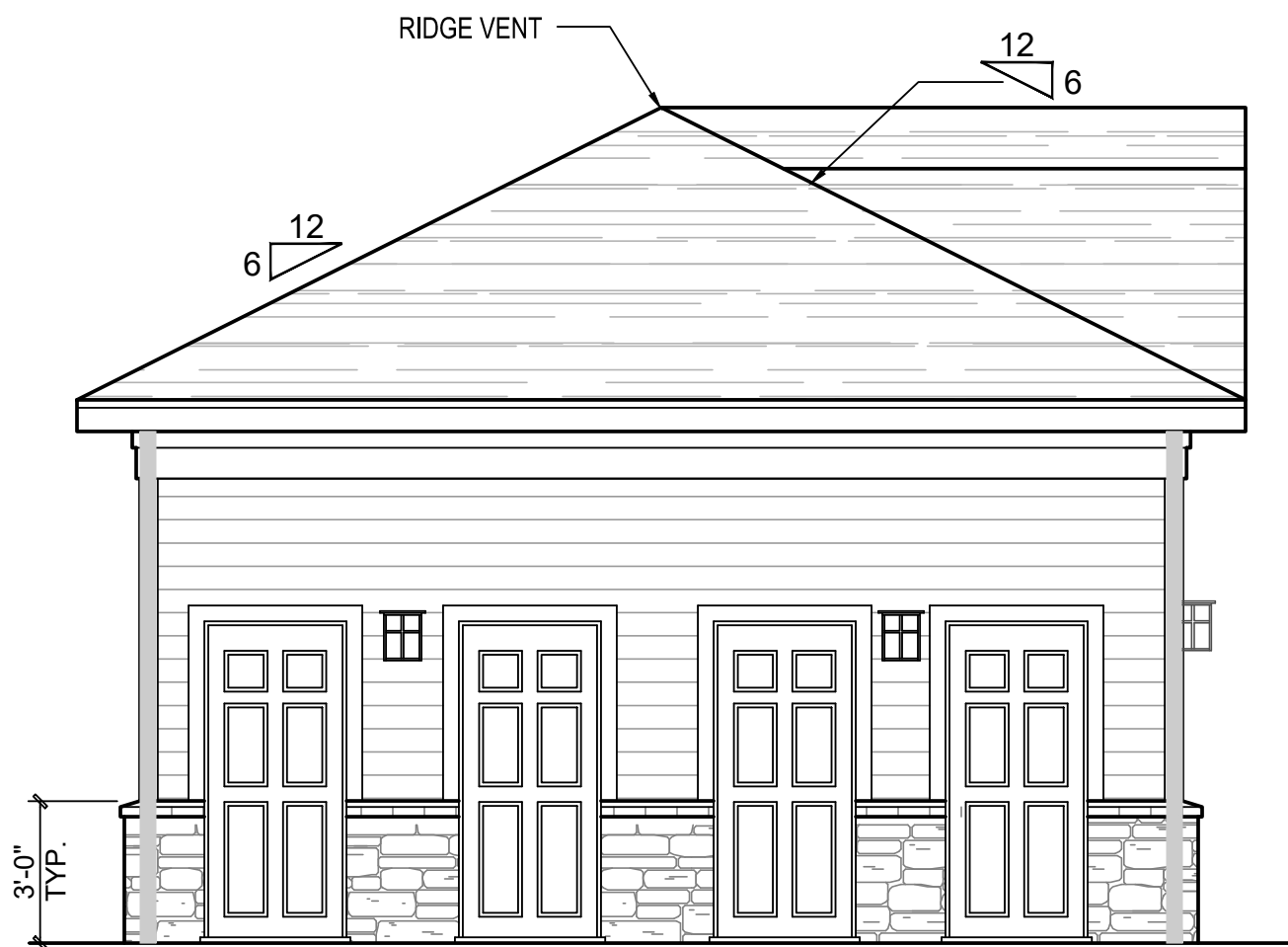
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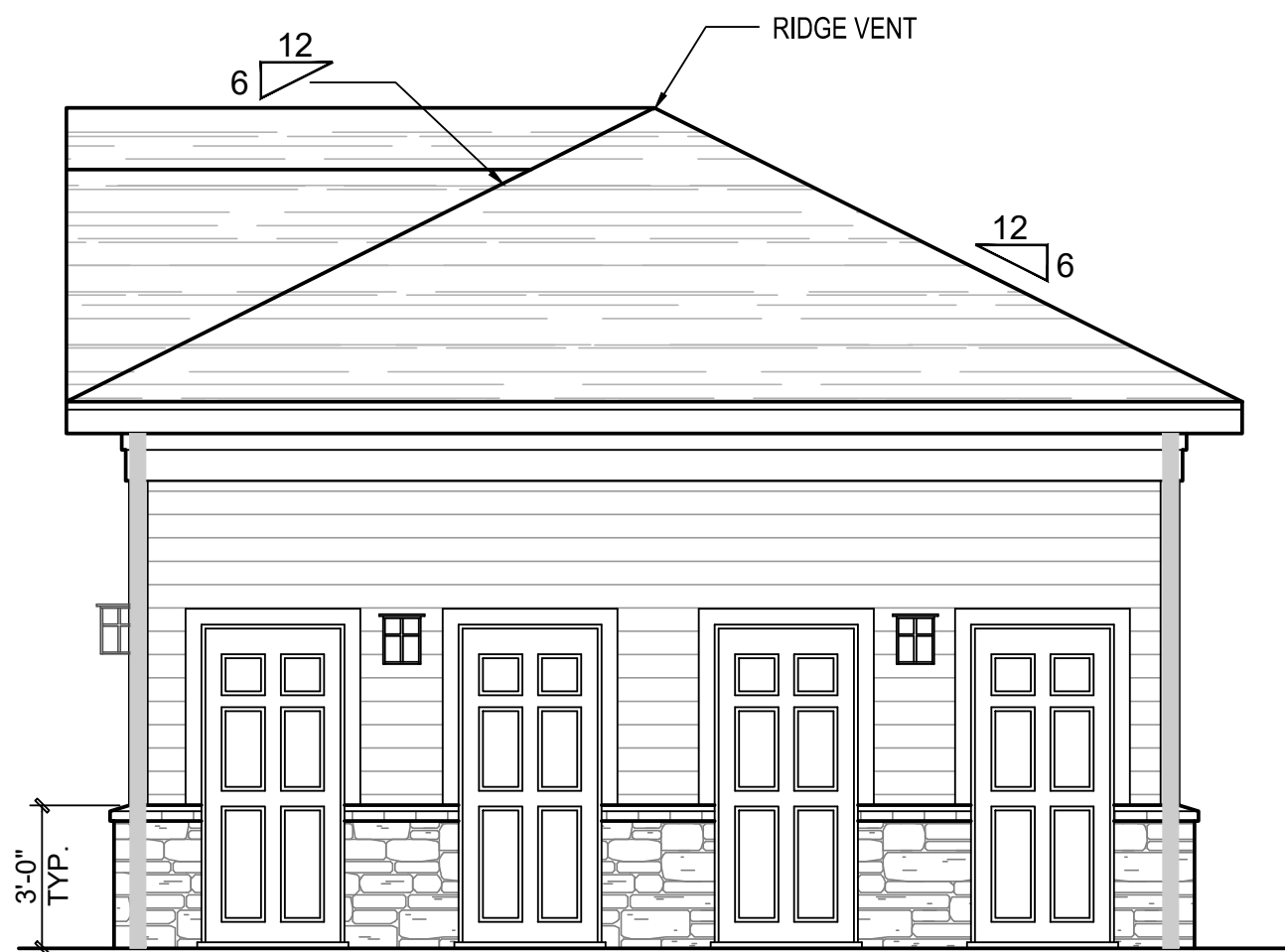
Knoxville, Tennessee



1 FRONT ELEVATION - GARAGE TYPE 2 (VAN ACCESSIBLE)
Scale: 1/4" = 1'-0"

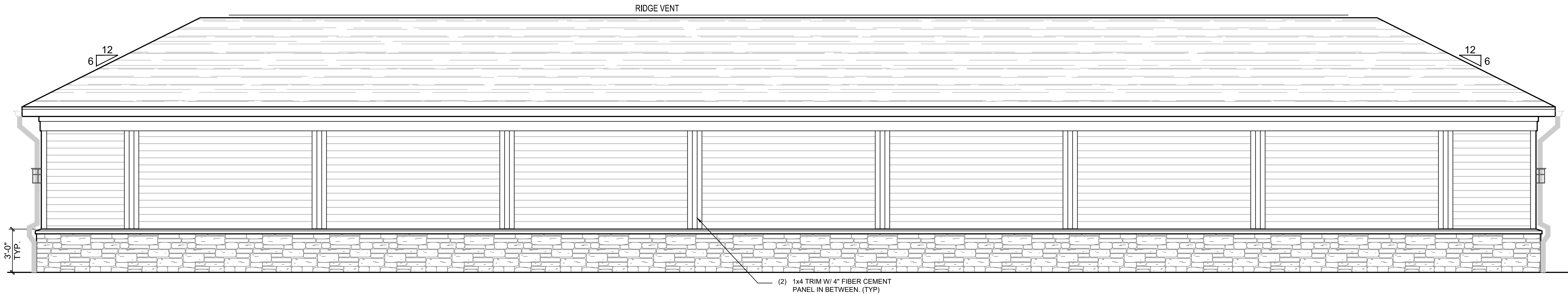


2 LEFT SIDE ELEVATION - GARAGE TYPE 2 (VAN ACCESSIBLE)
Scale: 1/4" = 1'-0"



3 RIGHT SIDE ELEVATION - GARAGE TYPE 2 (VAN ACCESSIBLE)
Scale: 1/4" = 1'-0"

ARCHITECTURAL PLANS EXTERIOR MATERIALS	
	= ASPHALT SHINGLE ROOF
	= STANDING SEAM METAL ROOF
	= FIBER CEMENT SIDING
	= FIBER CEMENT VERTICAL SIDING PANELS W/ FIBER CEMENT BATTENS
	= CULTURED STONE VENEER
	= STONE HEADER



4 REAR ELEVATION - GARAGE TYPE 2 (VAN ACCESSIBLE)
Scale: 1/4" = 1'-0"

SHEET TITLE:
Garage Type 2
Elevations

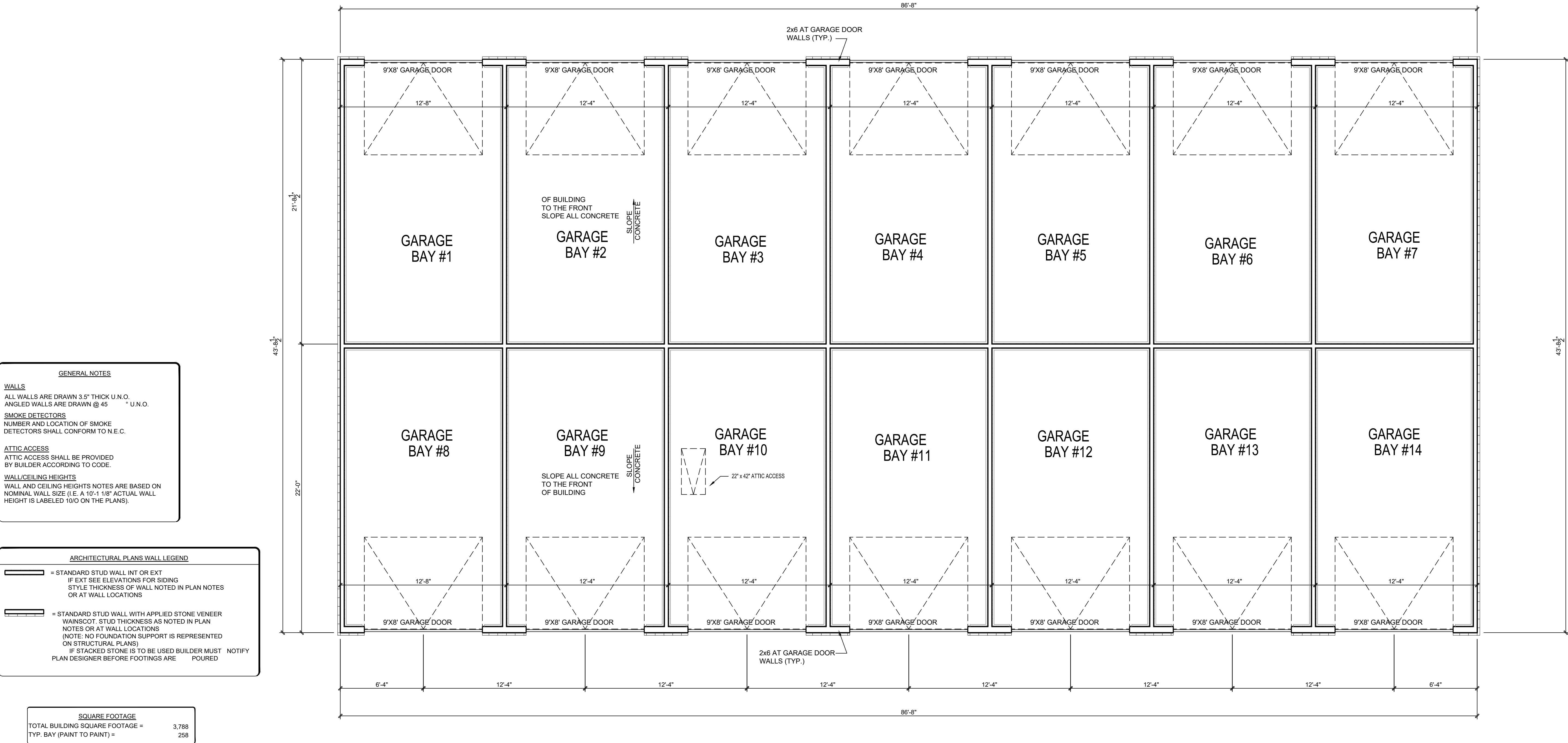
SHEET NUMBER:

A4.22

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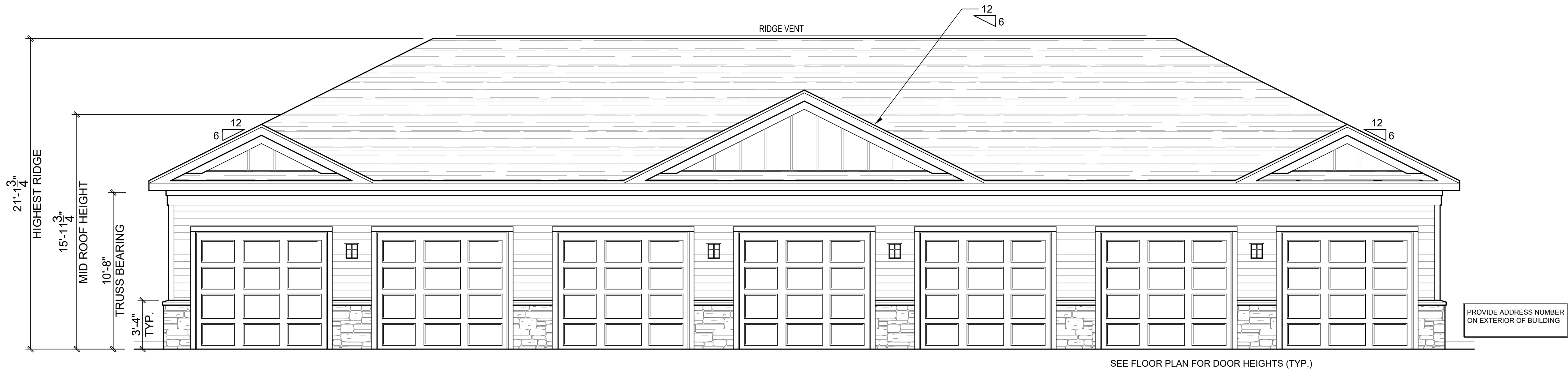
MURDOCK DR APARTMENTS

Knoxville, Tennessee

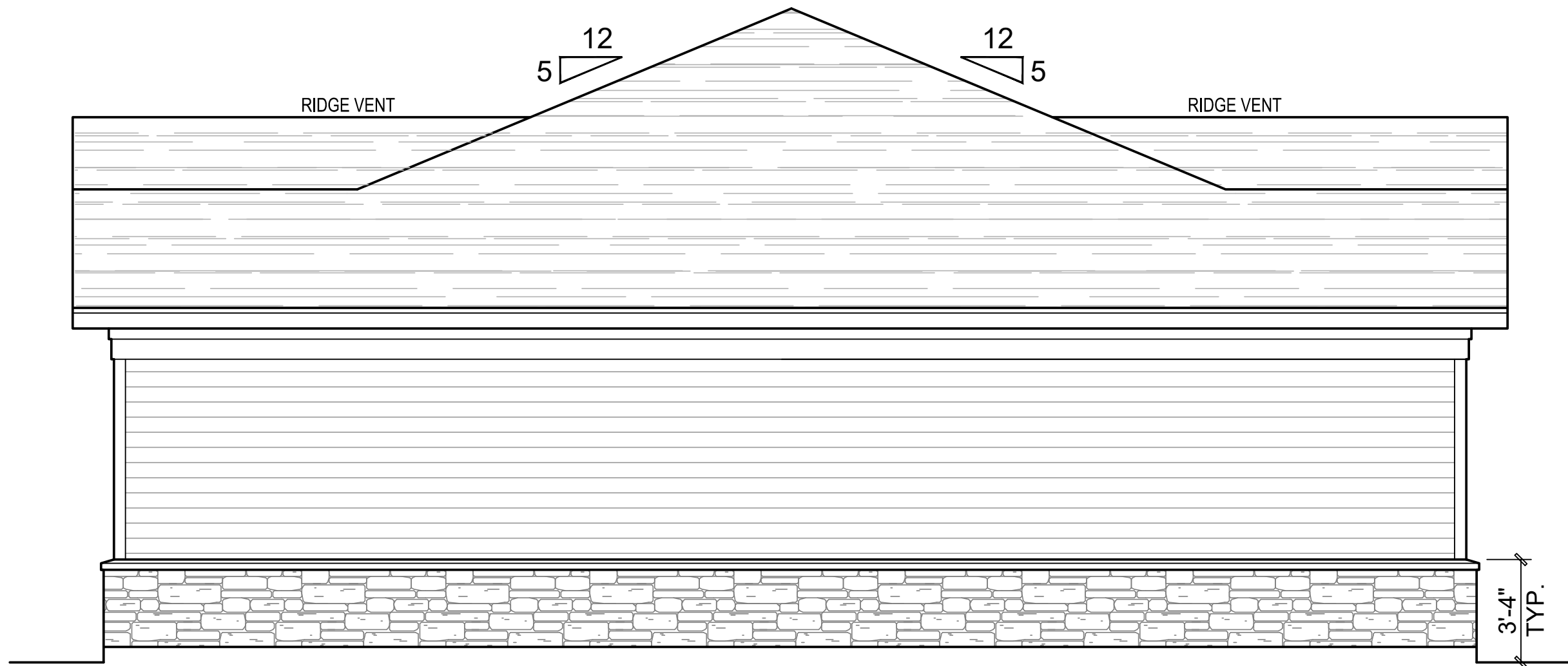


MURDOCK DR APARTMENTS

Knoxville, Tennessee



1 TYPICAL FRONT/REAR ELEVATION - GARAGE TYPE 3
Scale: 1/4" = 1'-0"



ELEVATION GENERAL NOTES

ROOFS

★ USE ICE AND WATER SHIELD AT ALL ROOF PLANES SLOPED BELOW 4:12.

PAINT ALL ROOF PENETRATIONS TO MATCH SHINGLE COLOR

ROOF VENTILATION

SEE ROOF PLANS FOR ATTIC VENTILATION CALCULATION REQUIREMENTS.

ARCHITECTURAL PLANS

EXTERIOR MATERIALS

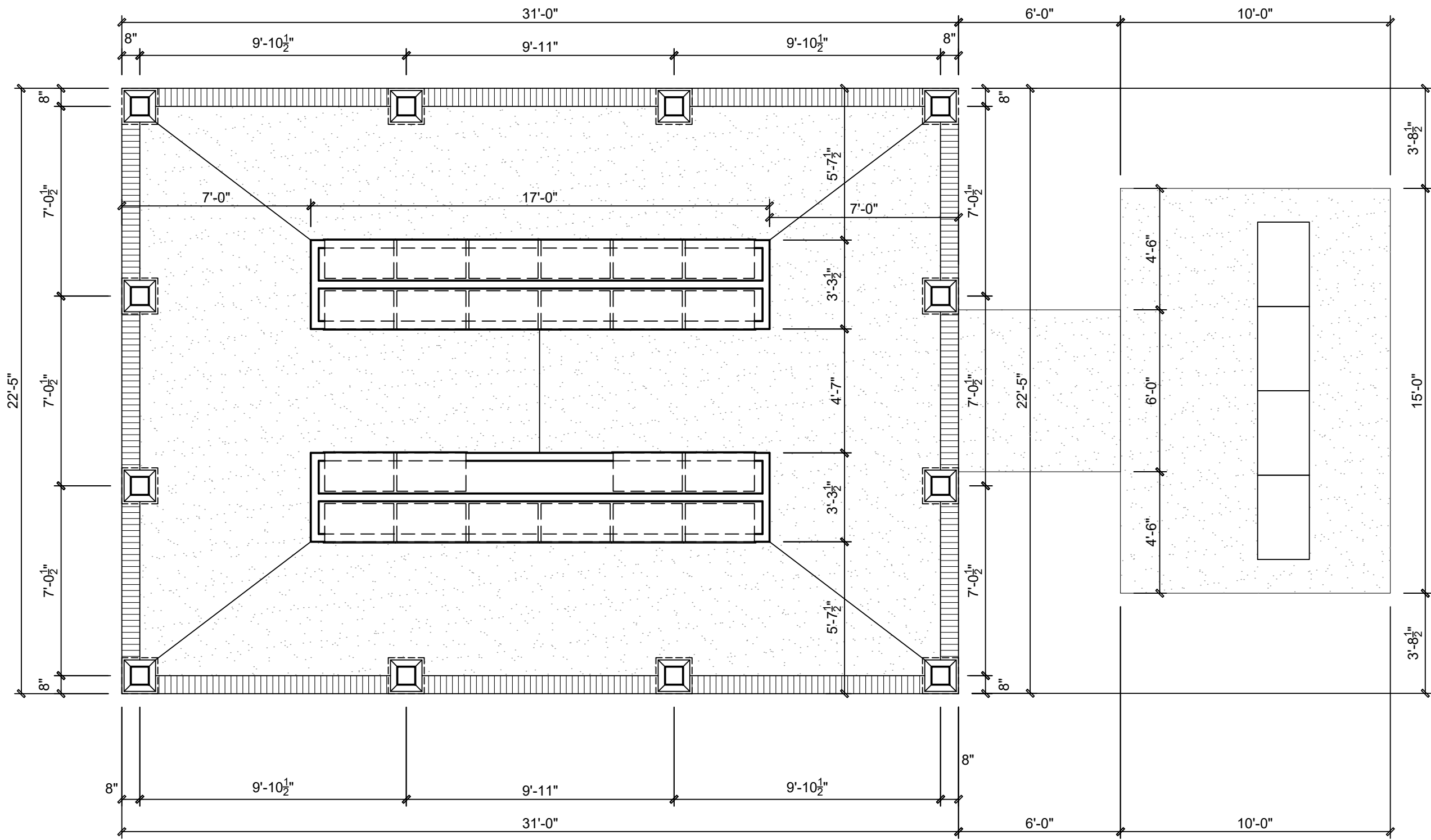
- ASPHALT SHINGLE ROOF
- STANDING SEAM METAL ROOF
- FIBER CEMENT SIDING
- FIBER CEMENT VERTICAL SIDING PANELS W/ FIBER CEMENT BATTENS
- CULTURED STONE VENEER
- STONE HEADER

2 TYPICAL SIDE ELEVATION - GARAGE TYPE 3
Scale: 1/4" = 1'-0"

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MURDOCK DR APARTMENTS

Knoxville, Tennessee



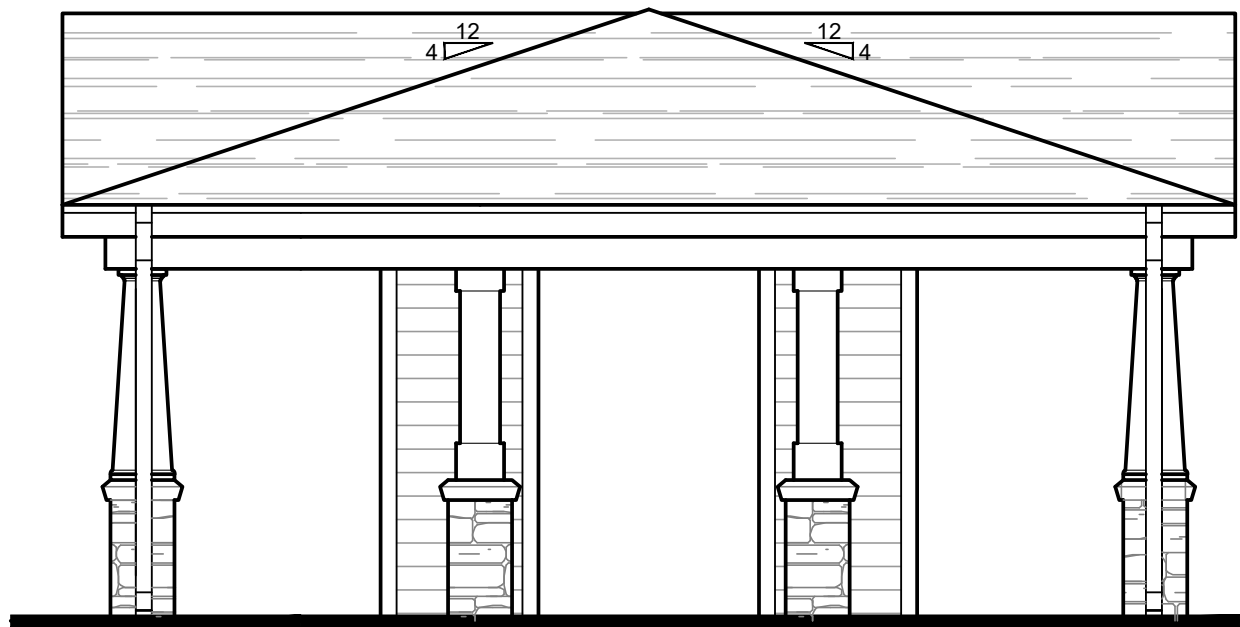
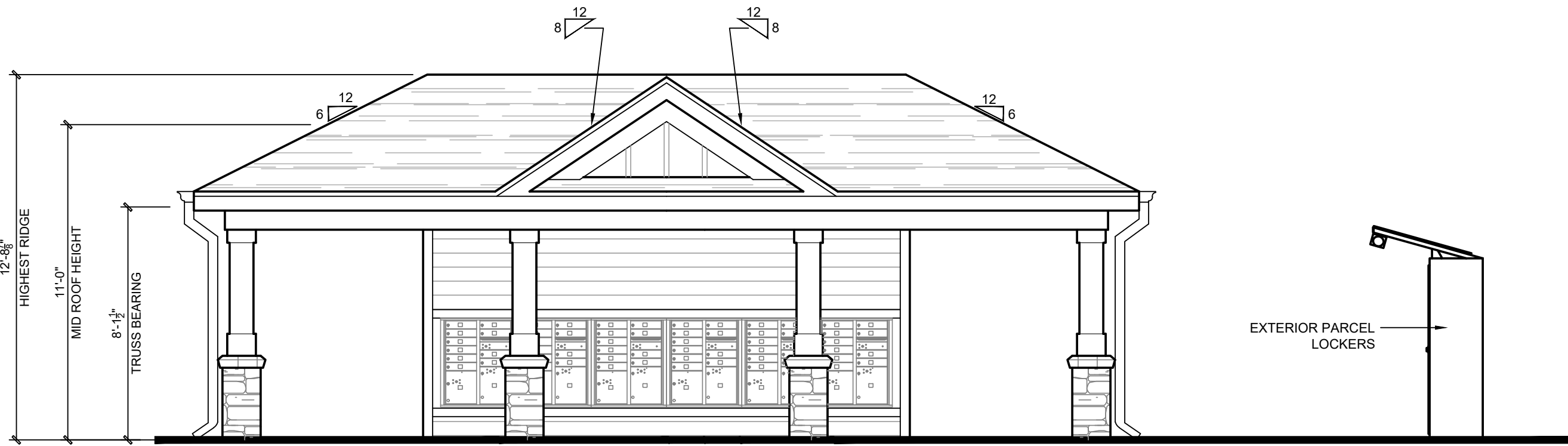
ELEVATION GENERAL NOTES
ROOFS
★USE ICE AND WATER SHIELD AT ALL ROOF PLANES SLOPED BELOW 4:12.

PAINT ALL ROOF PENETRATIONS TO MATCH SHINGLE COLOR.
ROOF VENTILATION
SEE ROOF PLANS FOR ATTIC VENTILATION CALCULATION REQUIREMENTS.

SQUARE FOOTAGE
MAIL BOX BAY SHELL = 130
TOTAL COVERED AREA = 755

3

MAIL KIOSK - FLOOR PLAN
Scale: 1/4" = 1'-0"



ARCHITECTURAL PLANS
EXTERIOR MATERIALS

= ASPHALT SHINGLE ROOF

= STANDING SEAM METAL ROOF

= FIBER CEMENT SIDING

= FIBER CEMENT VERTICAL SIDING PANELS W/ FIBER CEMENT BATTENS

= CULTURED STONE VENEER

= STONE HEADER

1

MAIL KIOSK - FRONT/REAR ELEVATION
Scale: 1/4" = 1'-0"

2

MAIL KIOSK - TYPICAL SIDE ELEVATION
Scale: 1/4" = 1'-0"

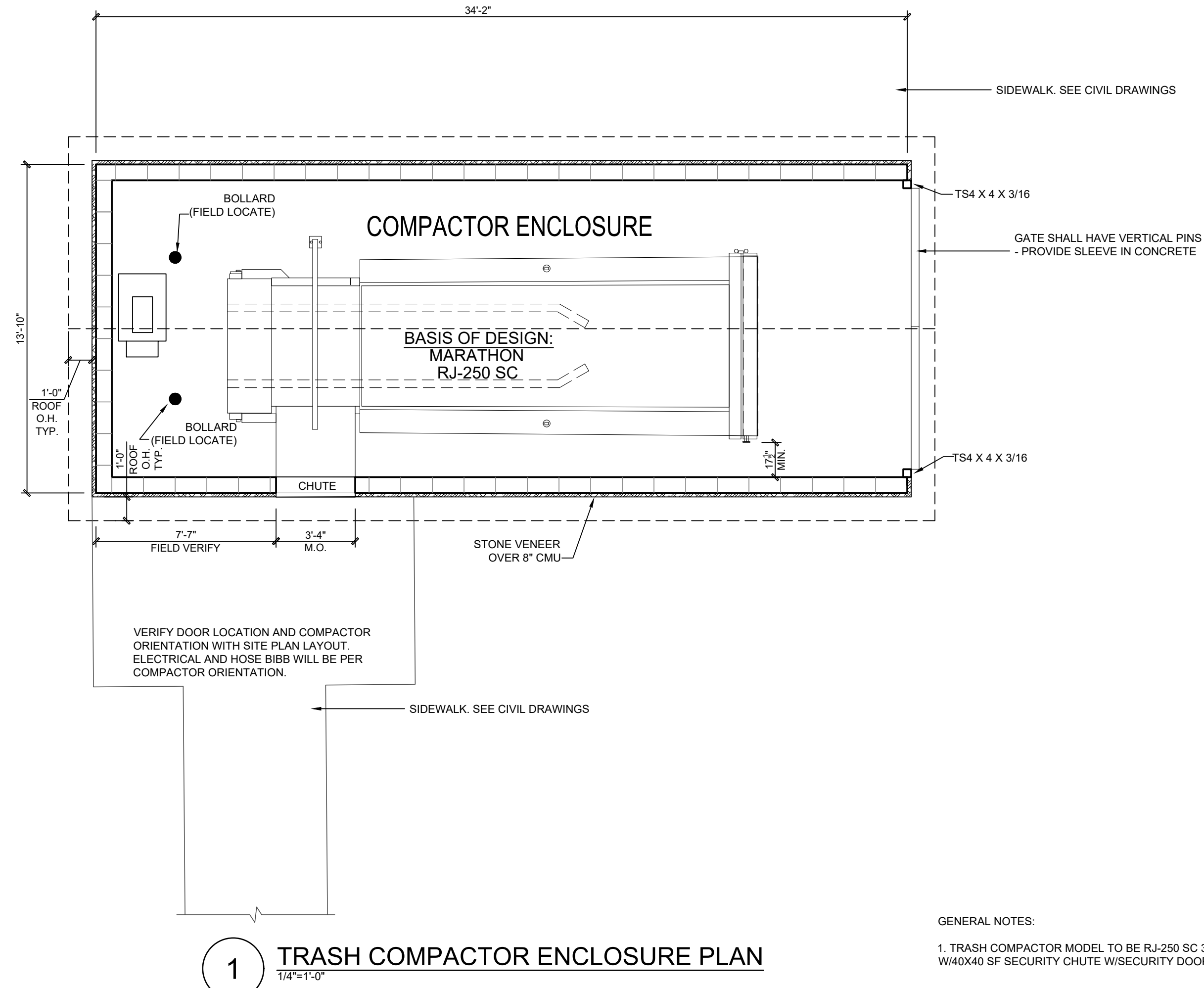
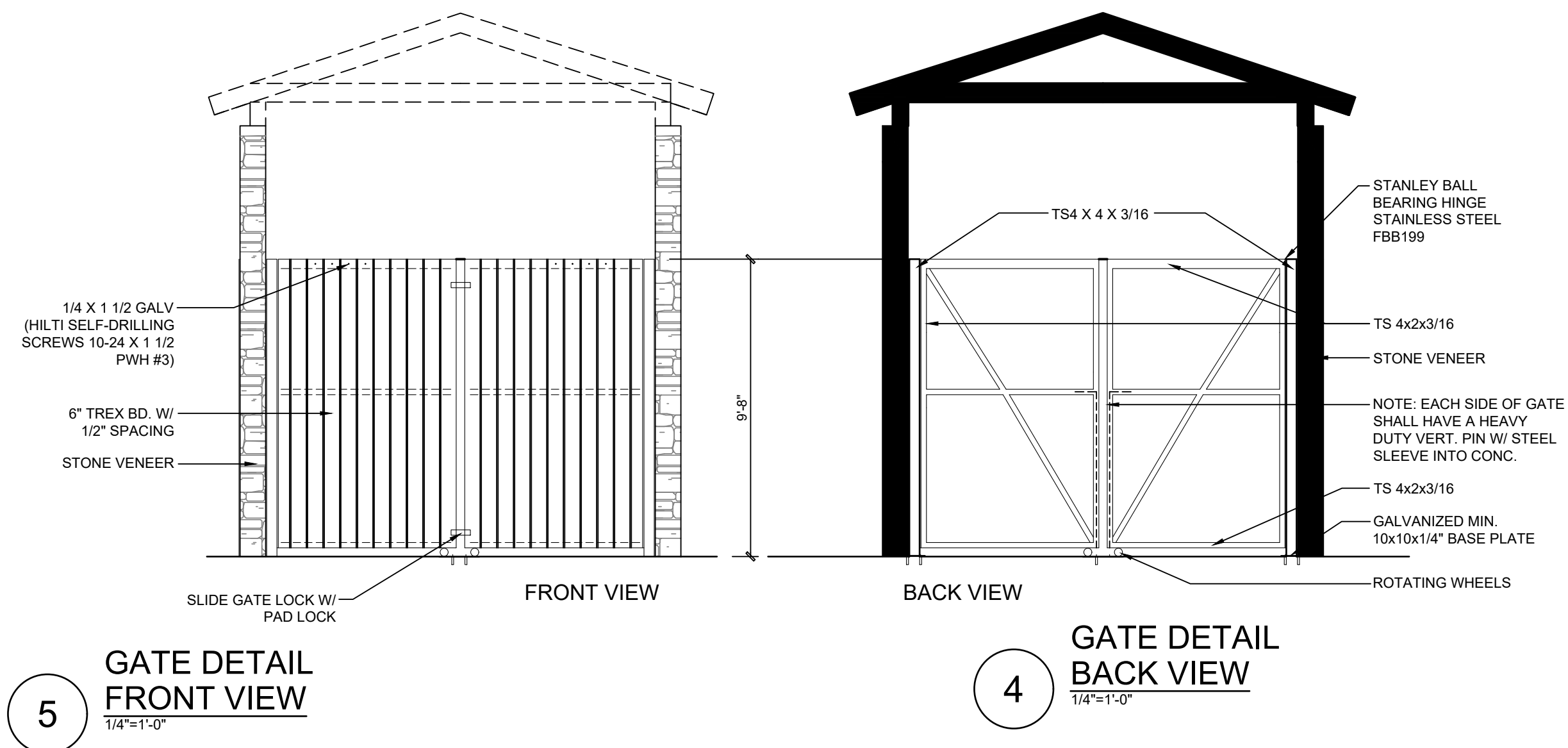
SHEET TITLE:
Mail Kiosk Plan & Elevations

SHEET NUMBER:
A5.10

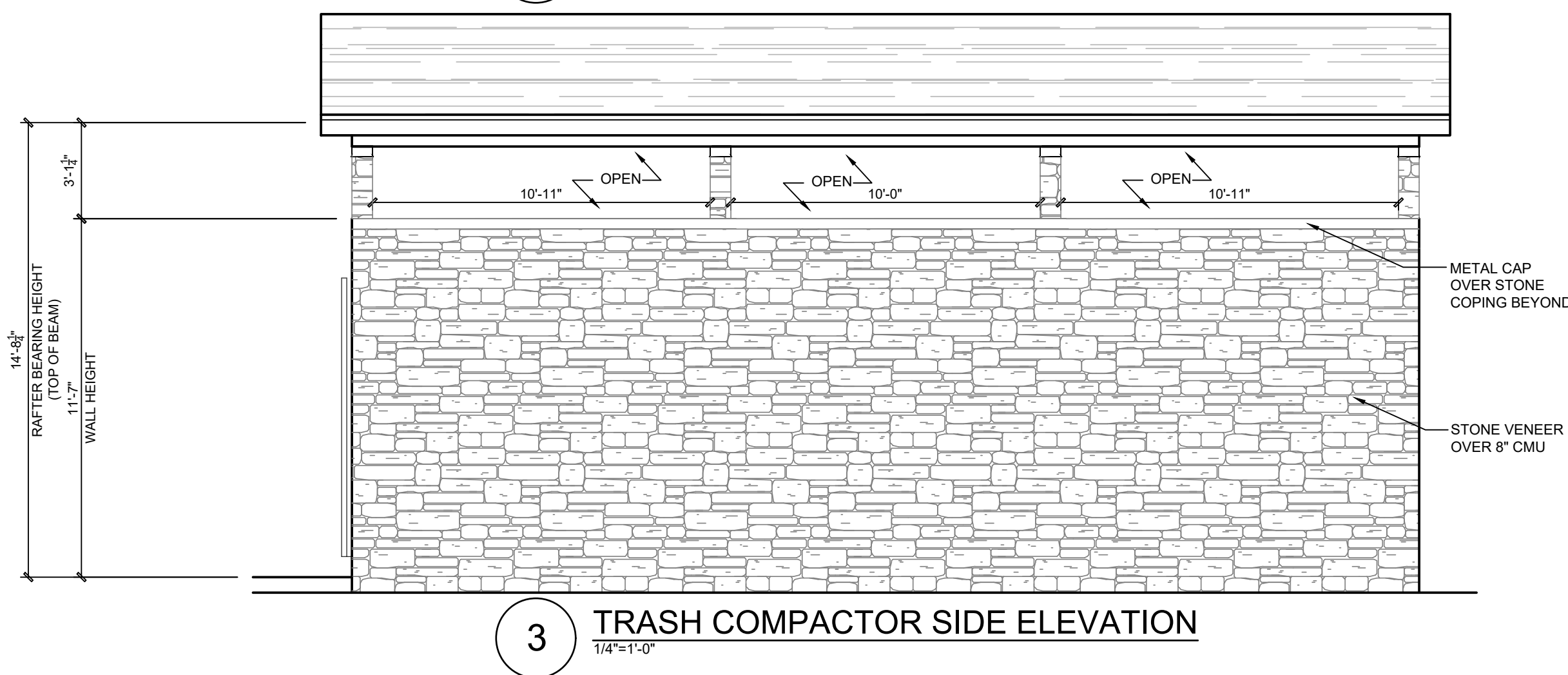
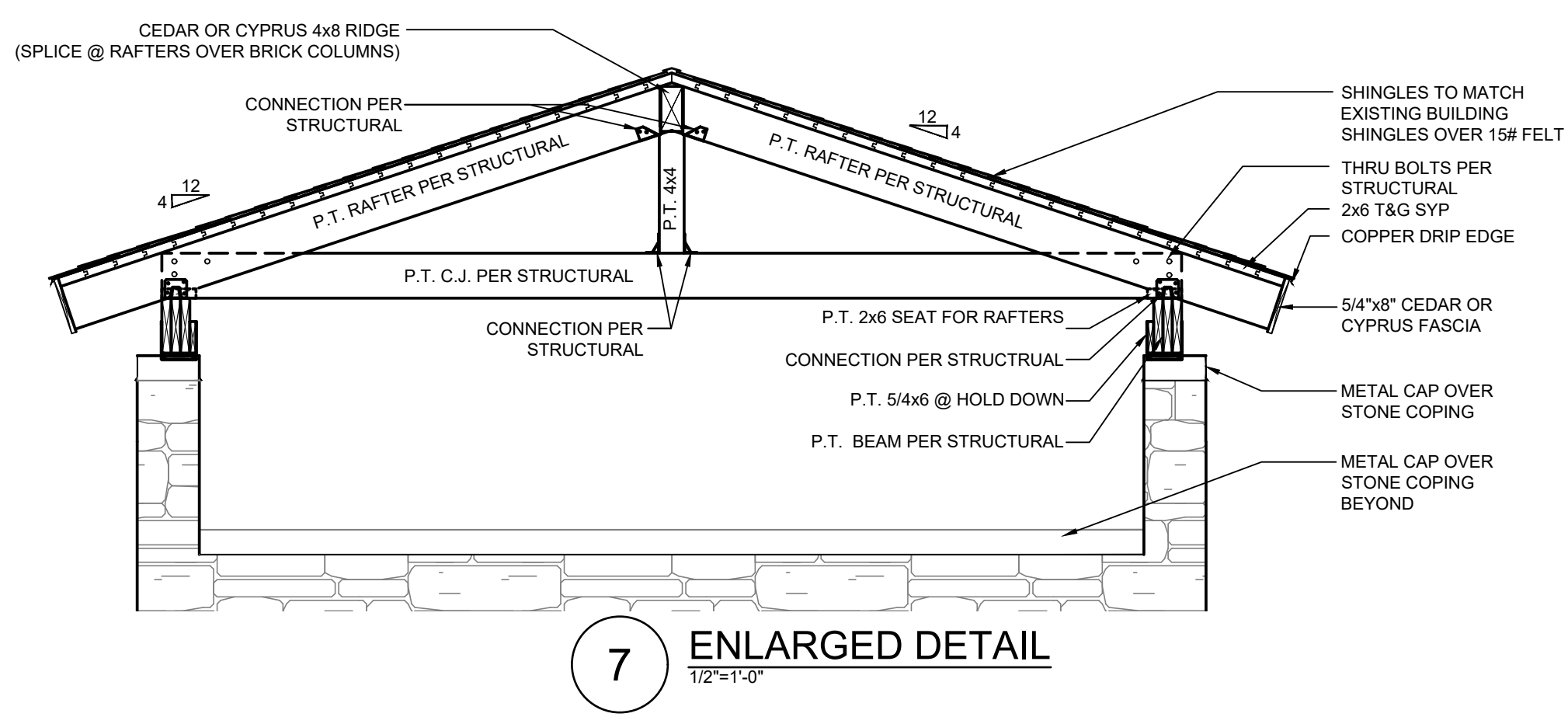
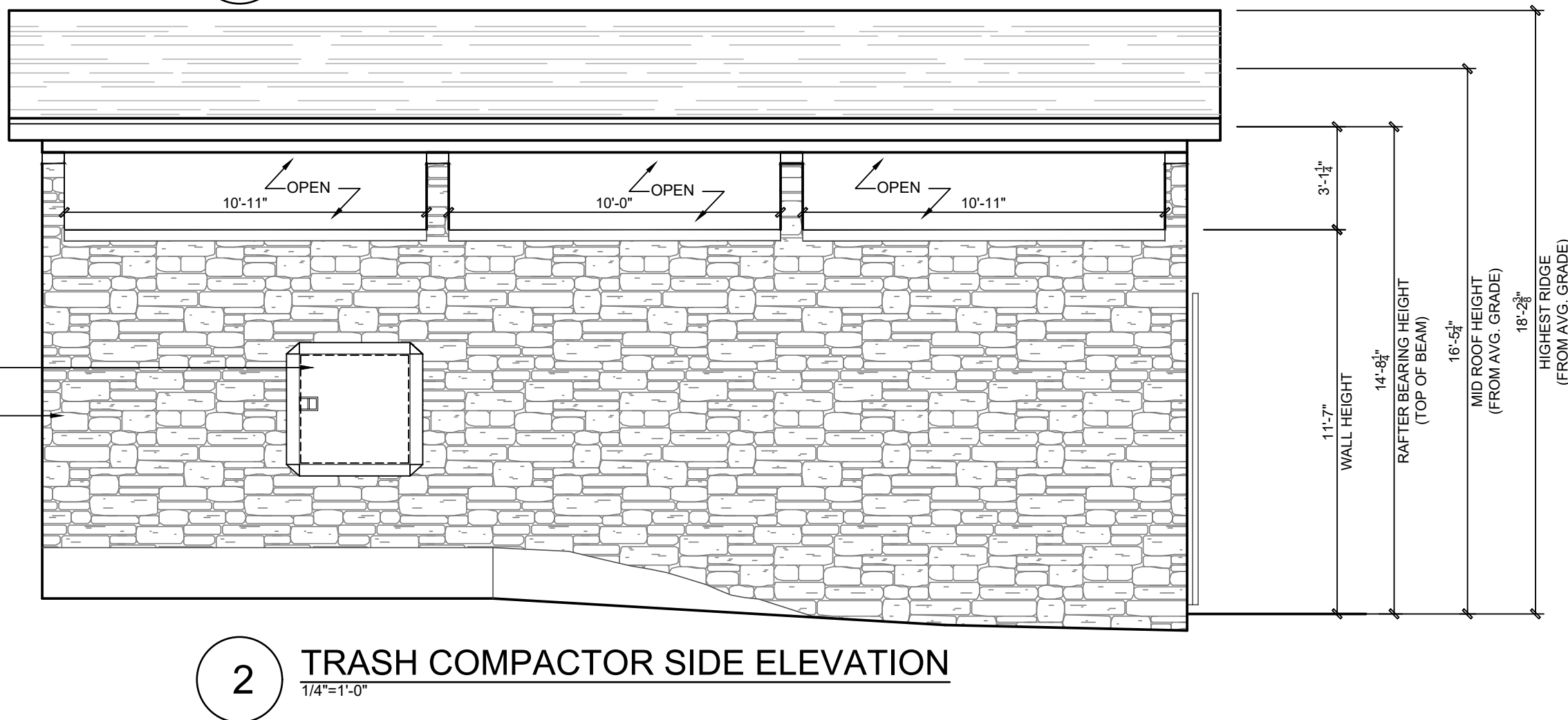
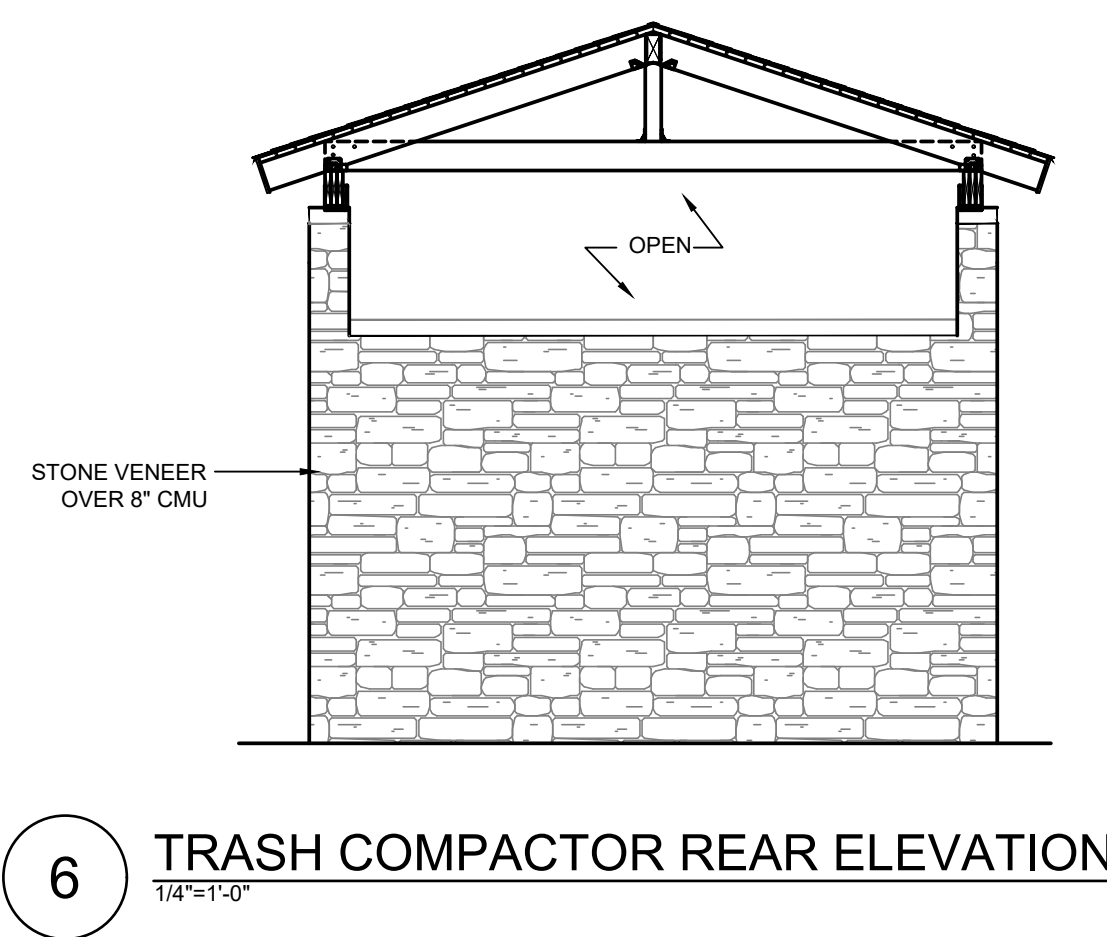
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MURDOCK DR APARTMENTS

Knoxville, Tennessee

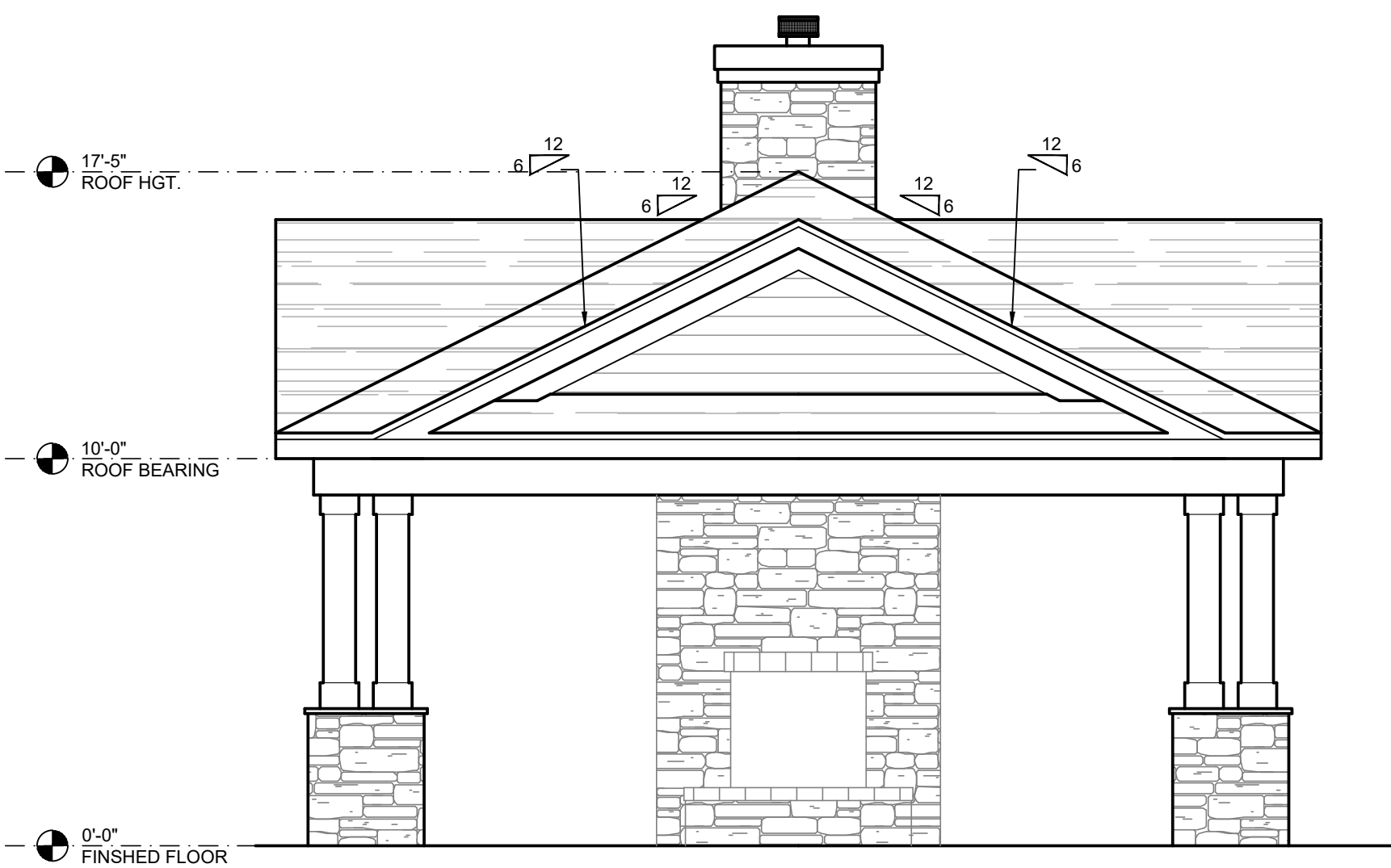


GENERAL NOTES:
1. TRASH COMPACTOR MODEL TO BE RJ-250 SC 34 CY 44 FH W/40X40 SF SECURITY CHUTE W/SECURITY DOOR 60" ABOVE GRADE

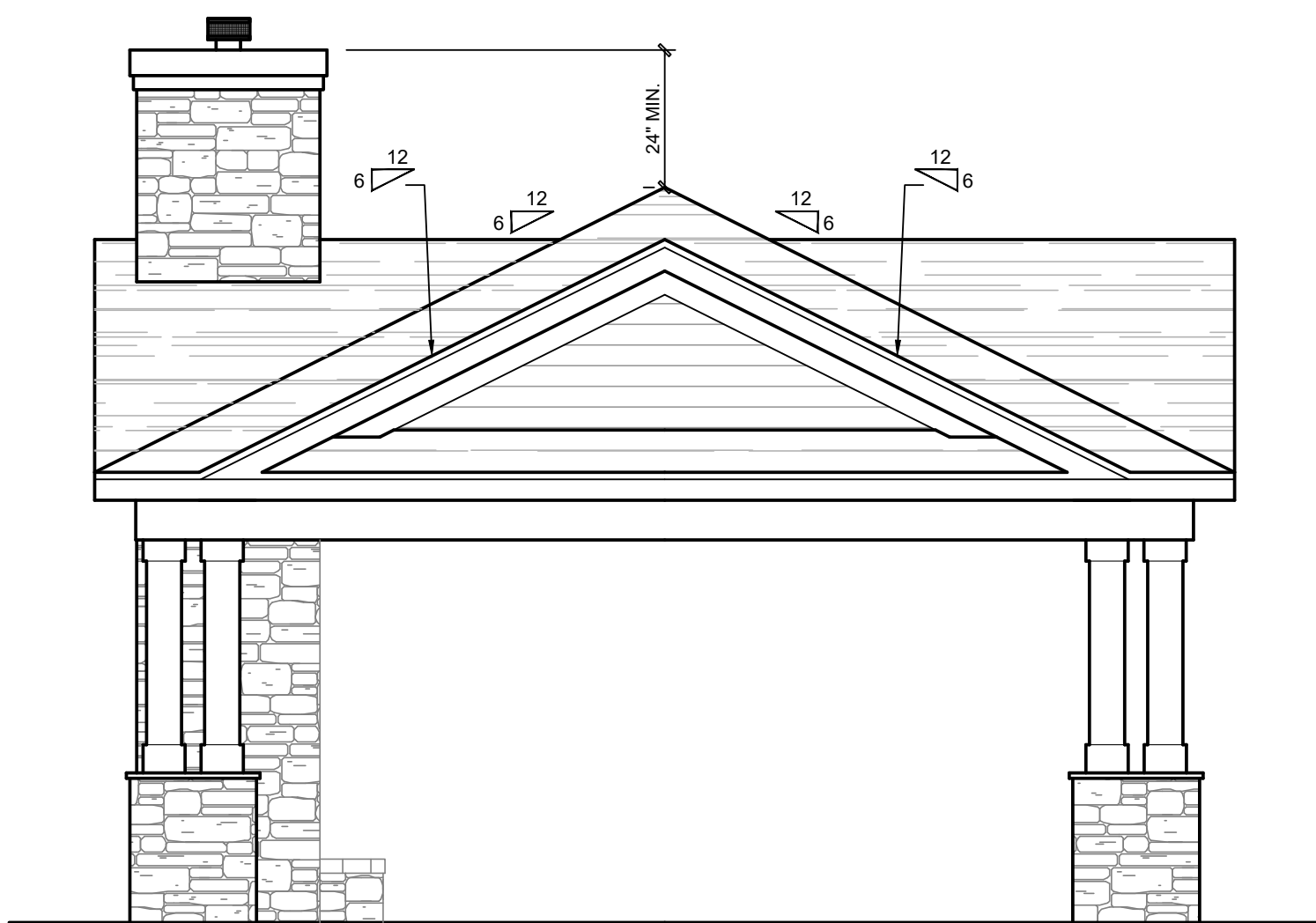


MURDOCK DR APARTMENTS

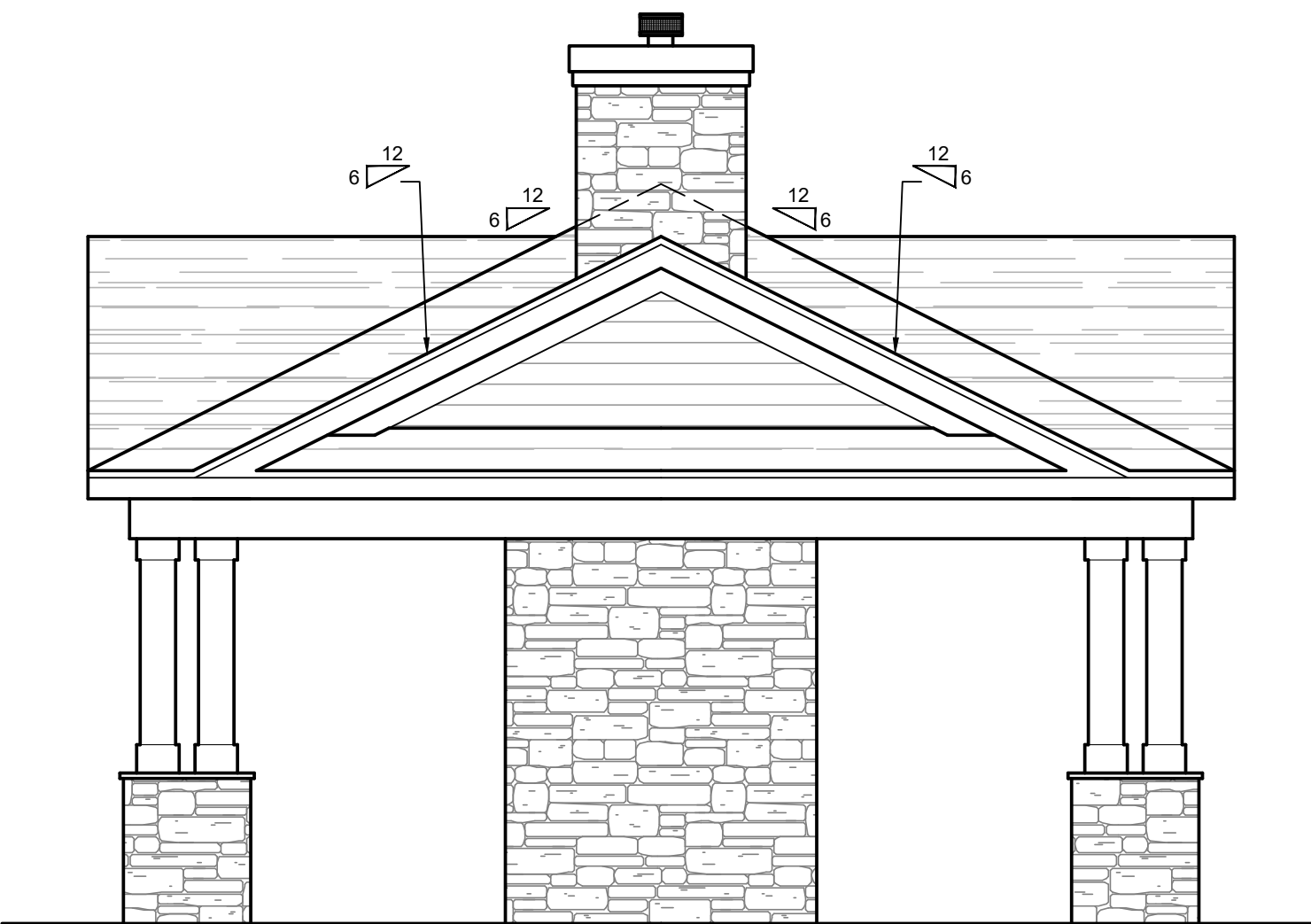
Knoxville, Tennessee



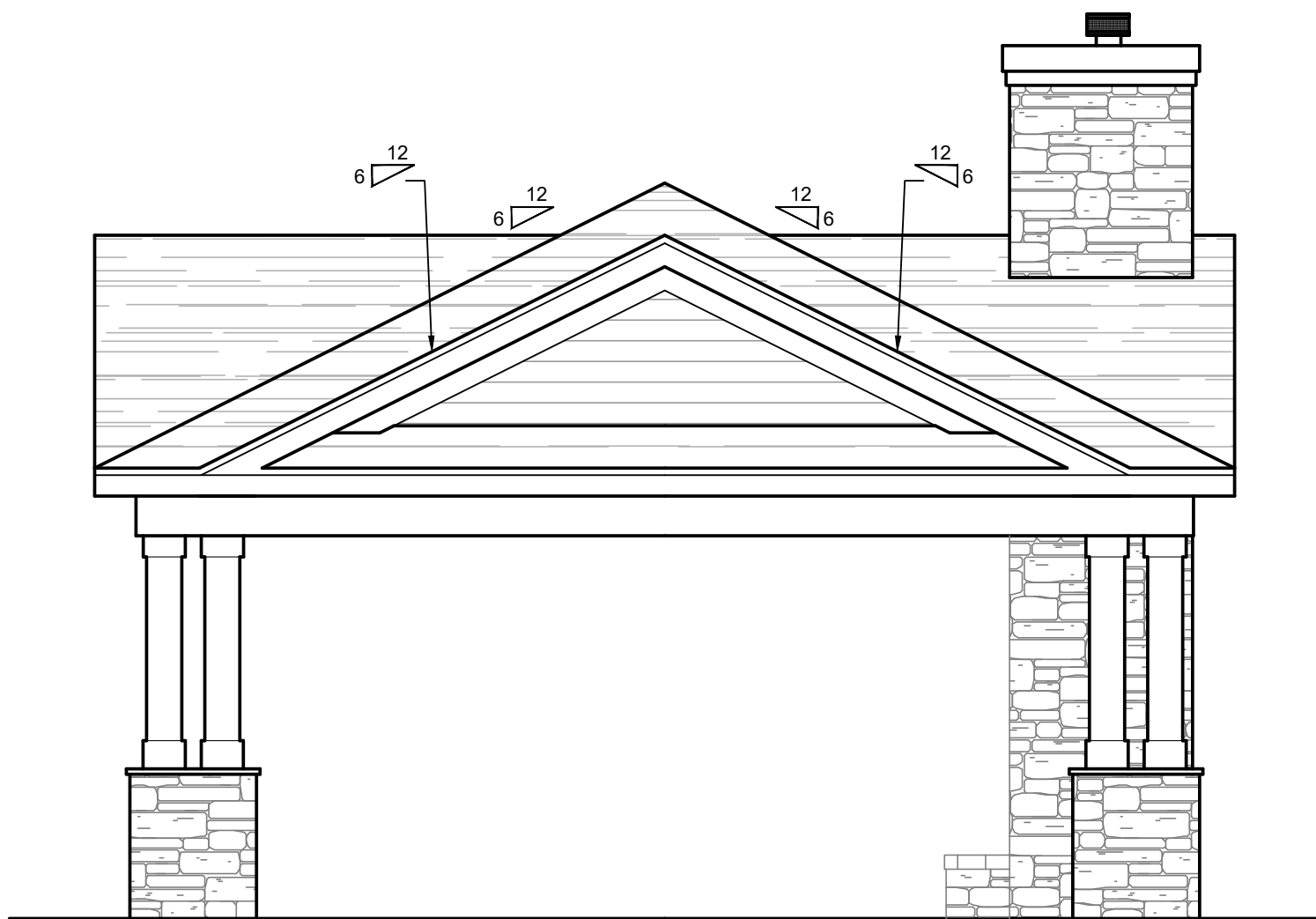
FRONT ELEVATION



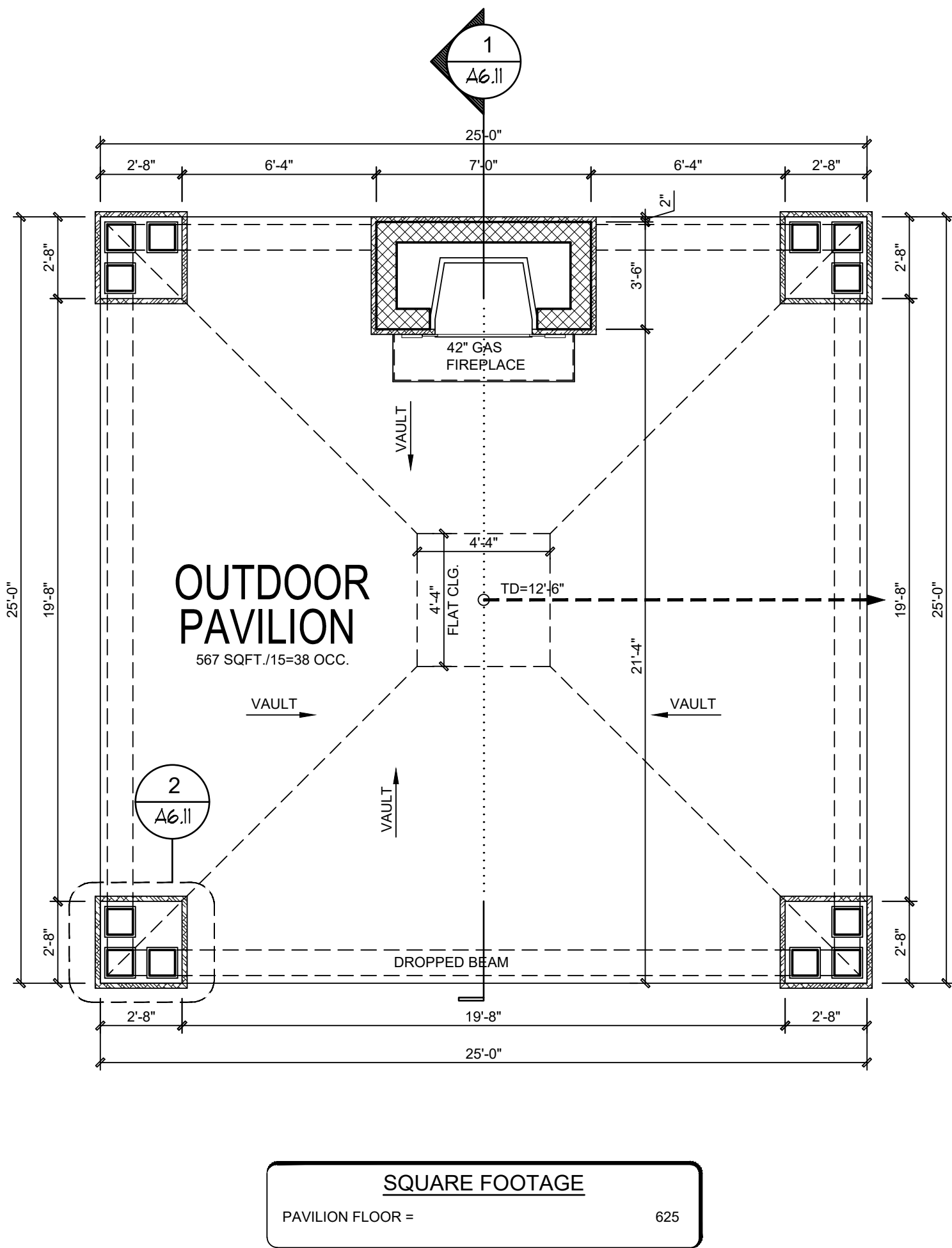
LEFT ELEVATION



REAR ELEVATION



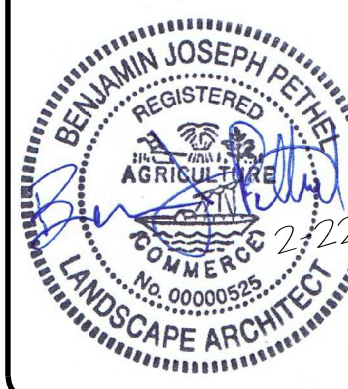
RIGHT ELEVATION



<div>1</div> <div>ELEVATIONS</div> <div>Scale: 1/4" = 1'-0"</div>	<div>2</div> <div>FLOOR PLAN</div> <div>Scale: 1/4" = 1'-0"</div>	<div>SHEET TITLE:</div> <div>Pavilion Floor Plan & Elevations</div> <div>SHEET NUMBER:</div> <div>A7.10</div>
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THE PENLAND STUDIO
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2110 HOLDERWOOD LANE
KNOXVILLE, TENNESSEE 37922
BPETHEL@PENLANDSTUDIO.COM
865.335.3584
WWW.PENLANDSTUDIO.COM



CCI PROJECT NO.		01554-0000	
DRAWING DATE		FEBRUARY 22, 2021	
PM	AWG	PIC	-
DRAWN	TPS	CHECKED	TPS

UOR L1.01

#2015081/0010347



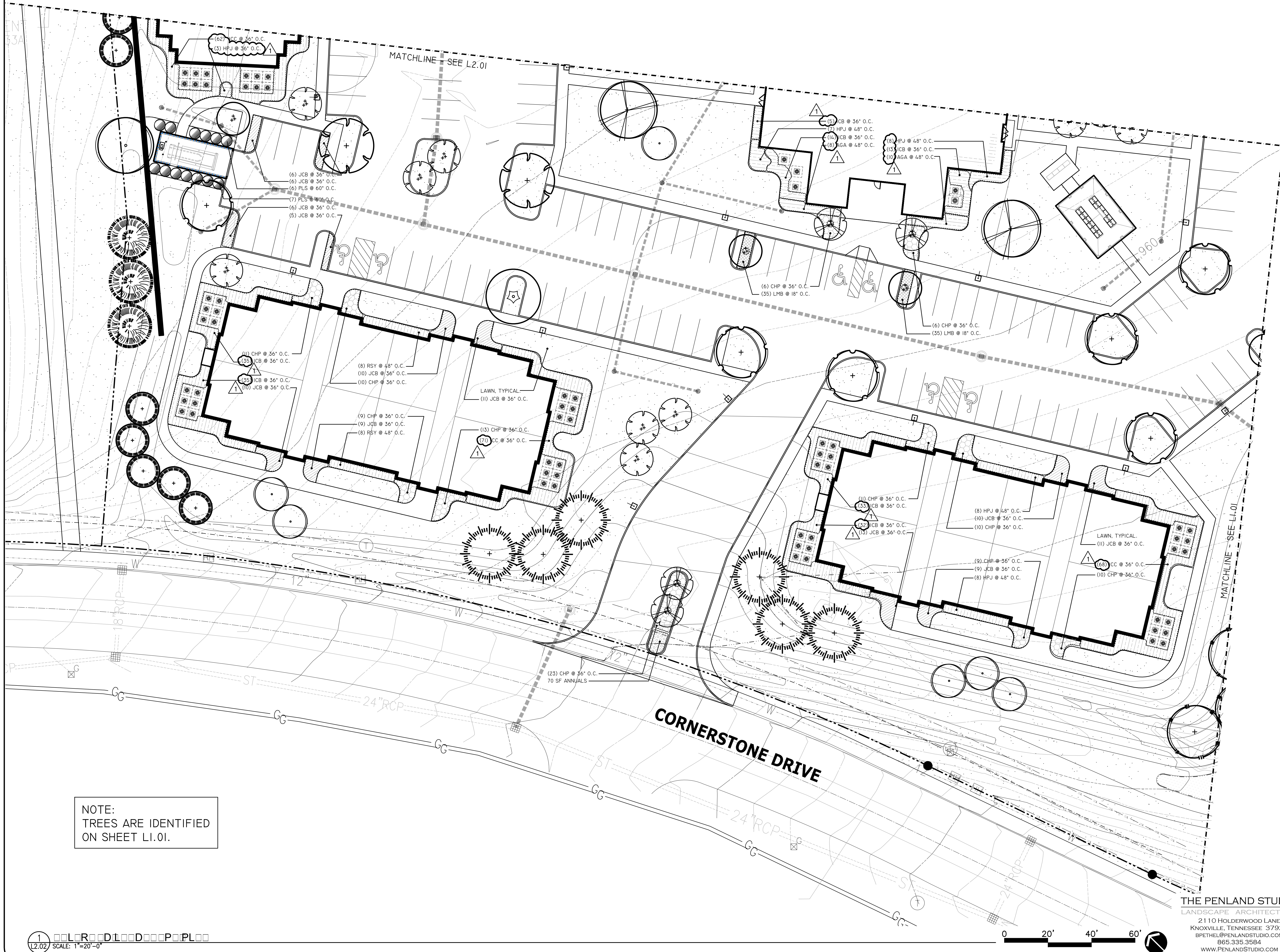
NOTE:
TREES ARE IDENTIFIED
ON SHEET L1.01.

1 L2.01 L R D L D P P L
SCALE: 1"=20'-0"

0 20' 40' 60'

THE PENLAND STUDIO
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2110 HOLDERWOOD LANE
KNOXVILLE, TENNESSEE 37922
BPETH@PENLANDSTUDIO.COM
865.335.3584
WWW.PENLANDSTUDIO.COM

UOR AND TTCA COMMENTS	02/22/2021
REVISIONS	DATE
CANNON & CANNON INC CONSULTING ENGINEERS - FIELD SURVEYORS TEL 865.670.8555 8550 Kingston Pike WWW.CANNON-CANNON.COM Knoxville, TN 37919	
CLIENT: BERKLEY HALL COMPANIES 500 D STREET GREENSBORO, NORTH CAROLINA 27405 (336)451 9413	
PROJECT: 875 CORNERSTONE MULTI-FAMILY 875 CORNERSTONE DRIVE KNOXVILLE, TENNESSEE 37932	
ENLARGED LANDSCAPE PLAN USE ON REVIEW	
	CDI PROJECT NO. 01554-0000
	DRAWING DATE FEBRUARY 22, 2021
	PM AWG PIC
	DRAWN TPS CHECKED TPS
UOR L2.01	

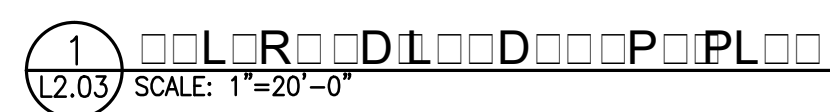
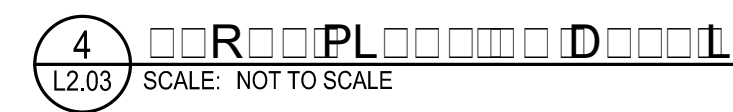
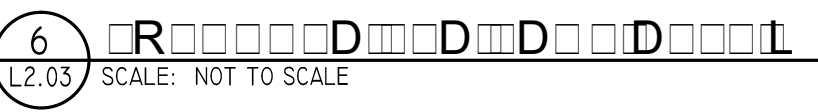
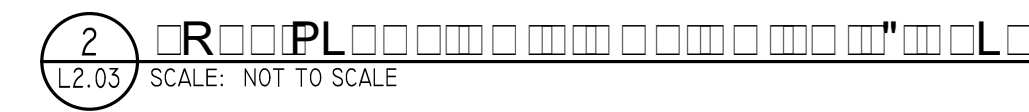
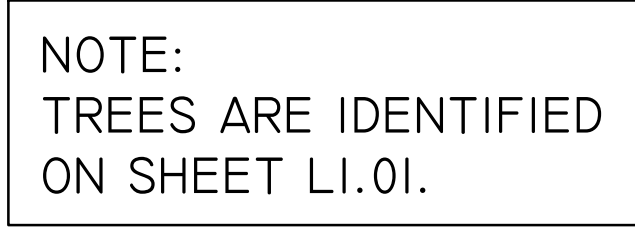


NOTE:
TREES ARE IDENTIFIED
ON SHEET L1.01.

1 L2.02 SCALE: 1"=20'-0"

THE PENLAND STUDIO
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UR AND TTCA COMMENTS		02/22/2021	
REVISIONS		DATE	
CANNON & CANNON INC CONSULTING ENGINEERS - FIELD SURVEYORS TEL 865.670.8555 8550 Kingston Pike WWW.CANNON-CANNON.COM Knoxville, TN 37919			
CLIENT: BERKLEY HALL COMPANIES 500 D STREET GREENSBORO, NORTH CAROLINA 27405 (336)451 9413			
PROJECT: 875 CORNERSTONE MULTI-FAMILY 875 CORNERSTONE DRIVE KNOXVILLE, TENNESSEE 37932			
ENLARGED LANDSCAPE PLAN USE ON REVIEW			
		CDI PROJECT NO. 01554-0000	
DRAWING DATE		FEBRUARY 22, 2021	
PM	AWG	PIC	-
DRAWN	TPS	CHECKED	TPS
UOR L2.02			



UOR L2.03