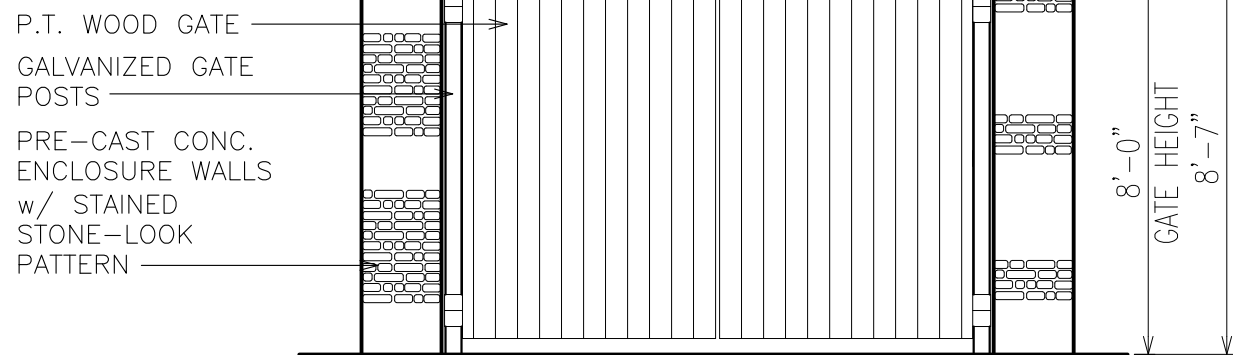


- LANDSCAPE PLAN NOTES:
1. TYPICAL ISLAND LANDSCAPING: 11 CARISSA HOLLY, TREES AS INDICATED.
 2. "CIRCLE" WITH LIRIROPE, ±100, 4"
 3. PARTIAL ISLAND, 8 CARISSA HOLLY
 4. LANDSCAPED PENINSULAS: LIRIROPE, 4" MATCH DENSITY OF "CIRCLE" SEE NOTE 2 ABOVE.
 5. GRASS AREAS.
 6. BEDS AT BUILDING: LIRIROPE, 4", MATCH DENSITY OF CIRCLE, SEE NOTES 2 ABOVE.
 7. SEED AND STRAW "PHASE 2" AREA, "OUTDOOR FELLOWSHIP AREA" AND "FUTURE PLAYGROUND AREA" TO ACHIEVE UNIFORM DENSE LAWN
 8. STEEP SLOPE AREAS ARE EXISTING TO REMAIN. CLEAN OUT ANY UNDESIRABLE WEED PLANTS AND STABILIZE AS REQUIRED.
 9. FRONT ELEVATIONS HAVE 4,398 S.F. x 0.5 = 2,199 S.F. OF LANDSCAPING BEDS. PROVIDED: FRONT: 2,587 > 2,199
 - 10.1. NORTH SIDE: 1100 > 739
 - 10.2. SOUTH SIDE: 982 > 739
 11. ENTRY AREAS WITH LIRIROPE, 4", MATCH DENSITE OF "CIRCLE" SEE NOTE 2 ABOVE
 12. PRE-CAST CONCRETE STONE-LOOK DUMPSTER ENCLOSURE w/ WOOD GATE, SEE A4 THIS SHEET.
 13. PARKING AREA PLANTINGS:
 - 13.1. PARKING AREA TOTAL: 123,719 S.F.
 - 13.2. 5% OF PARKING AREA: 6,186 S.F.
 - 13.3. TOTAL LANDSCAPING PLANTING BED AREAS:
 - 13.3.1. BUILDING AREAS: 4,696
 - 13.3.2. ENTRANCE AREAS: 590
 - 13.3.3. PARKING AREAS: 15,602

- LANDSCAPING GENERAL NOTES:
1. PROPERTY LINES ARE BASED ON SURVEY PROVIDED BY OWNER. SEE CIVIL DRAWINGS FOR MEETS AND BOUNDS.
 2. TOTAL SITE AREA IS 10.55 ACRES.
 3. SITE IS GOVERNED BY THREE OVERLAPPING SETS OF GUIDELINES. THE MOST STRINGENT IN EACH CASE SHALL GOVERN:
 - 3.1. KNOX COUNTY ZONING ORDINANCE
 - 3.2. TENNESSEE TECHNOLOGY CORRIDOR DEVELOPEMENT AUTHORITY.
 - 3.3. VISTA DEL MONTE DEVELOPMENT GUIDELINES
 4. DEVELOPED AREA SHALL HAVE LANDSCAPING TO CONFORM TO ALL APPLICABLE CODES AND STANDARDS.
 5. TREE AND PLANT SCHEDULES ARE INCLUDED IN THE LANDSCAPING DESIGN.
 6. THERE ARE NO ENVIRONMENTALLY SENSITIVE AREAS WITHIN THE LIMITS OF DEVELOPMENT IN THIS SITE.
 7. THERE IS TO BE NO CLEARING WITHIN THE REQUIRED LANDSCAPE BUFFER AREA, EXISTING TREES ARE NUMEROUS AND ARE ADEQUATE TO MEET LANDSCAPING BUFFER.
 8. DETENTION POND MAINTENANCE PLAN:
 - 8.1. AS DIRECTED BY DEVELOPMENT COVENANTS AND RESTRICTIONS, OTHERWISE:
 - 8.1.1. BI-WEEKLY MOWING AND/OR TRIMMING WITH A STRING-LINE TRIMMER.
 - 8.1.2. PRUNING AND SHAPING OF DECORATIVE PLANTS ON A MONTHLY BASIS OR AS PER ACCEPTED HORTICULTURAL PRACTICES.
 9. WHERE REQUIRED: SLOPE STABILIZATION FOR SLOPES GREATER THAN 2 1/2:1, INCLUDING SEED MIX APPLICATION, GROUND SURFACE PREPARATION AND ANY REPEAT APPLICATIONS (IF NEEDED) MUST BE INSTALLED BY A PROFESSIONAL WHO IS FAMILIAR WITH THE PROPER MANNER IN WHICH THIS MUST BE COMPLETED IN ORDER TO PROVIDE THE BEST CHANCE OF SUCCESS.
 10. FOR SLOPES STEEPER THAN 2 1/2:1 SLOPE STABILIZATION WILL BE REQUIRED TO BE INSTALLED IMMEDIATELY ONCE FINISHED GRADES ARE ACHIEVED.
 11. PROVIDE DARK MULCH AROUND PLANTS AS REQUIRED.

LANDSCAPING SCHEDULE & LEGEND					
SYMB.	COMMON NAME <i>Scientific Name</i>	QUANTITY (APPROX)	HEIGHT AT MATURITY	EVERGREEN/ DECIDUOUS	REMARKS:
	SUGAR MAPLE <i>Acer Saccharum</i>	27	40'-50' LARGE	DECIDUOUS	
	NATCHEZ CREPE MYRTLE <i>Lagerstroemia 'indica' 'Natchez'</i>	28	15'-20' MEDIUM	DECIDUOUS	
	NELLIE R. STEVENS HOLLY <i>Ilex cornuta 'Nellie R Stevens'</i>	20	20'-25' LARGE	EVERGREEN	
	SAUCER MAGNOLIA <i>Magnolia x soulangeana</i>	4	12'-15' SMALL	DECIDUOUS	
	SWEETBAY MAGNOLIA <i>Magnolia virginiana</i>	3	12'-15' MEDIUM	DECIDUOUS	
	YELLOW TWIG DOGWOOD <i>Cornus sericea 'Flaviramea'</i>	8	8'-10' SMALL	DECIDUOUS	
	'BLOODGOOD' JAPANESE MAPLE <i>Acer Palmatum 'Bloodgood'</i>	6	8'-10' SMALL	DECIDUOUS	
	CARISSA HOLLY <i>Ilex cornuta 'carissa'</i>	±115	N/A	EVERGREEN	EXACT QUANTITY DETERMINED IN FIELD. SEE LANDSCAPE NOTE 1
	MASS OF LIRIROPE, 4" <i>Lirirope muscari 'Big Blue'</i>	AS REQ'D	N/A	EVERGREEN	EXACT QUANTITY DETERMINED IN FIELD. SEE LANDSCAPE PLAN NOTE 2.
	LESCO "TRANSITION BEND" TALL FESCUE <i>festuca arundinacea</i>	5 lbs/ 1000 S.F.	N/A	N/A	SEE LANDSCAPE PLAN NOTE 7.
	DENSIFORMIS YEW <i>taxus x media 'Densiformis'</i>	66	N/A	EVERGREEN	
	HAMELIN DWARF FOUNTAIN GRASS <i>Pennisetum alopecuroides 'Hamelin'</i>	62	N/A	DECIDUOUS	
	PRAGENSE VIBURNUM <i>Viburnum x pragense</i>	13	N/A	EVERGREEN	
	SKIP LAUREL <i>prunus laurocerasus</i>	19	N/A	EVERGREEN	



A1 LANDSCAPING PLAN
1" = 40'-0"

A2 ENTRY LANDSCAPING
1" = 20'-0"

A4 DUMPSTER ENCLOSURE
1/4" = 1'-0"

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TTCA CASE # 3-C-21-TOB
TENNESSEE TECHNOLOGY
CORRIDOR DEVELOPMENT
AUTHORITY &
VISTA DEL MONTE DESIGN
DEVELOPMENT GUIDELINES

KNOX PLANNING
3-E-21-UR_Immanuel
Church

WORSHIP CENTER

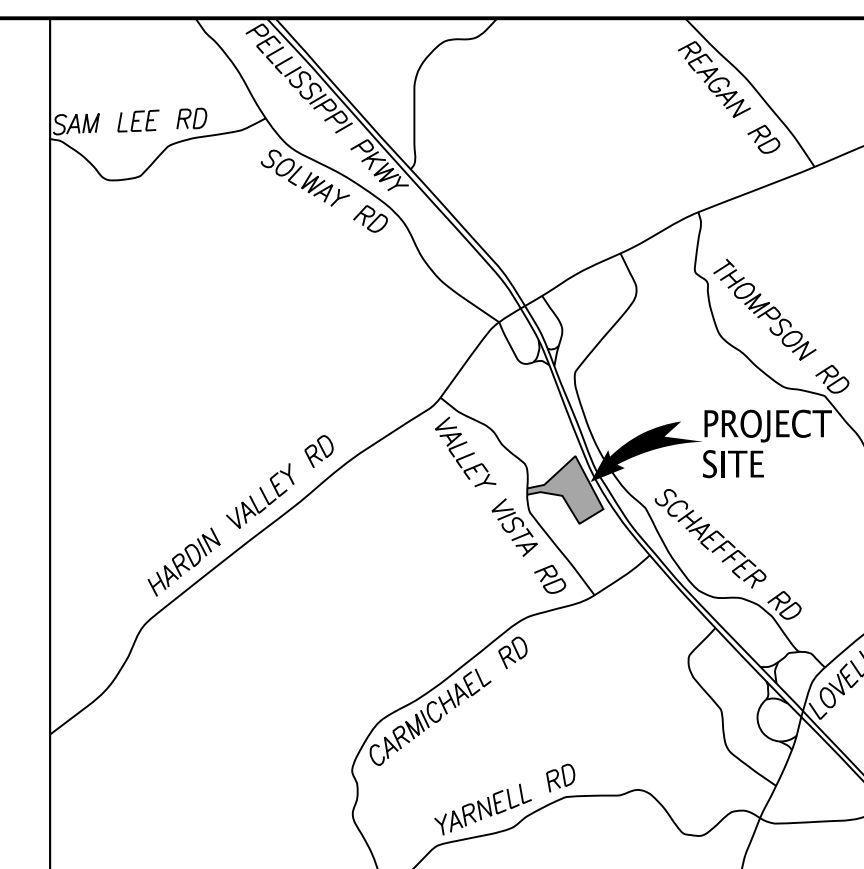
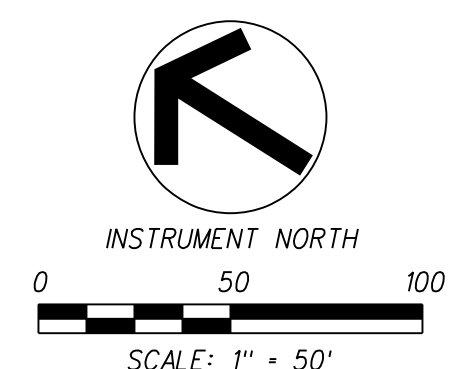
IMMANUEL CHURCH
VALLEY VISTA ROAD
KNOXVILLE, TN 37932

LANDSCAPING
PLAN

AS INSTRUMENTS OF SERVICE, THESE
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DRAWN BY: GHF
CHECKED BY: JD
ISSUED: 02/01/21
REVISION(S):
02/22/21
FILE: 2021-001

C-110



LOCATION MAP
(NOT TO SCALE)

GENERAL NOTES:

1. THE BOUNDARY DATA WAS TAKEN FROM THE RECORDED PLAT. TOPOGRAPHIC DATA WAS TAKEN FROM KGIS.
 2. UNLESS NOTED OTHERWISE, DIMENSIONS ARE TAKEN FROM THE PROPERTY LINE, FACE OF CURB, EDGE OF PAVEMENT, OR OUTSIDE FACE OF BUILDING.
 3. PROPERTY CONCERNED REFLECTS PARCEL 103 12011 AS SHOWN IN KNOX COUNTY CLT MAP 103. ZONING FOR THE PROPERTY IS PC/TD. PLANNED COMMERCIAL DISTRICT IN THE TECHNOLOGY OVERLAY.
TOTAL AREA = 10.55± AC.
- OWNER: HARDIN VALLEY LAND PARTNERS
10784 HARDIN VALLEY ROAD
KNOXVILLE, TN 37932
4. THE PLANNED COMMERCIAL PERIPHERAL BUILDING SETBACK IS 50-FT. THE TTCD SIDE BUILDING SETBACK IS 20-FT.
 5. REFER TO ARCHITECTURAL PLANS FOR BUILDING DIMENSIONS
 6. PLANNING COMMISSION CASE NUMBER 3-E-21-UR.
 7. TURNING MOVEMENTS SHOWN ARE FOR A FIRE TRUCK.

OWNER: HARDIN VALLEY LAND PARTNERS
10784 HARDIN VALLEY ROAD
KNOXVILLE, TN 37932

PARKING SUMMARY

REQUIRED PARKING FOR CHURCHES

625 SEATS @ 1 SPACE PER 4 SEATS	157
7,446 SF @ 1 SPACE PER 30 SF OF USABLE FLOOR AREA	249
TOTAL	249 SPACES

TOTAL PARKING PROVIDED	
STANDARD SPACES (9'x17.5')	277
HANDICAP (2 VAN ACCESSIBLE)	<u>8</u>
TOTAL	<u>285</u> SPACES

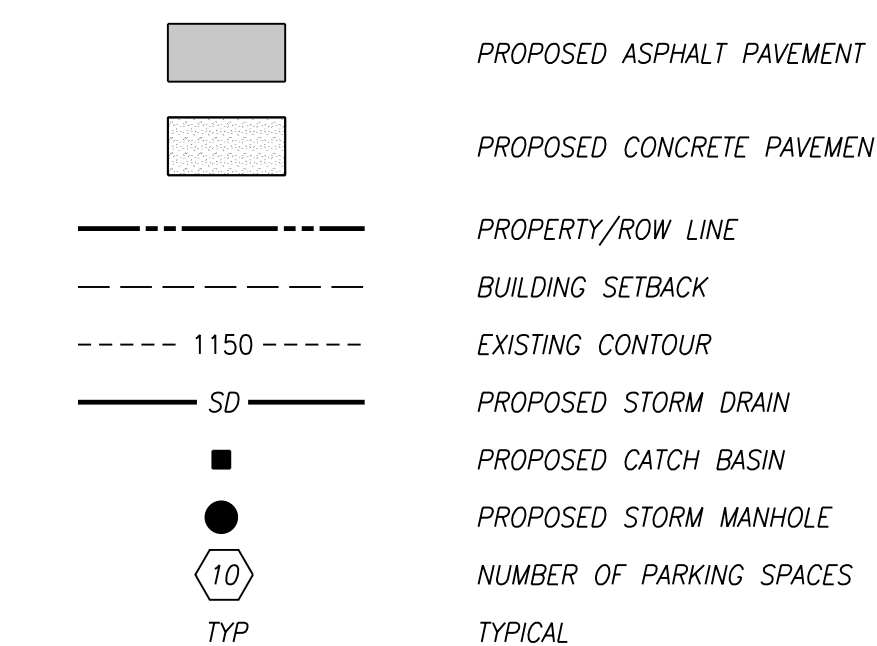


File No.: 3-E-21-UR

Date submitted: 2/22/2021

These plans have not been reviewed by Planning Staff and may not be finalized.

LEGEND:



FULGHUM
FM
MACINDOE
& ASSOCIATES, INC.

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PRELIMINARY
NOT FOR
CONSTRUCTION

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USE ON REVIEW
SITE PLAN

[illegible]