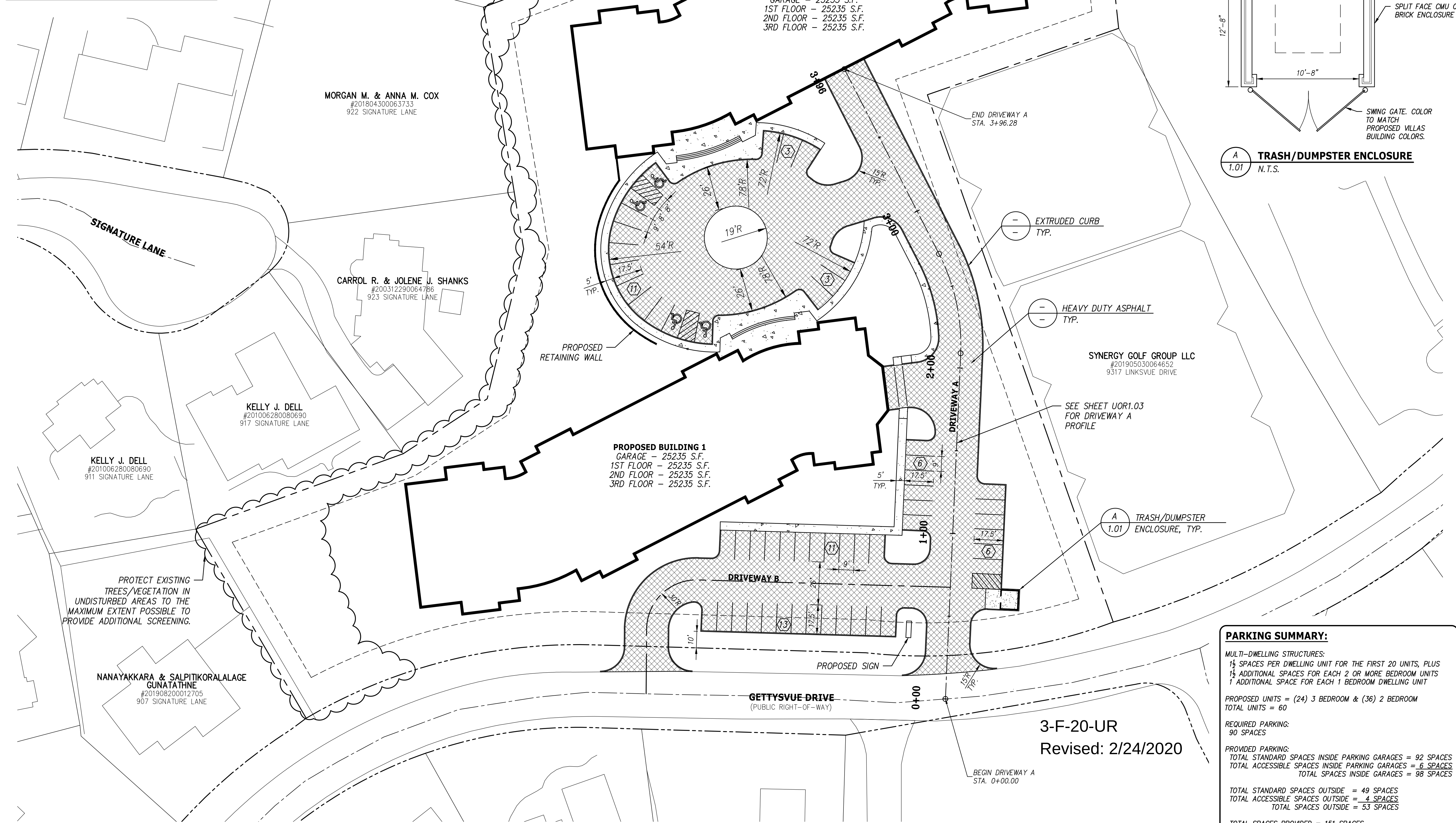


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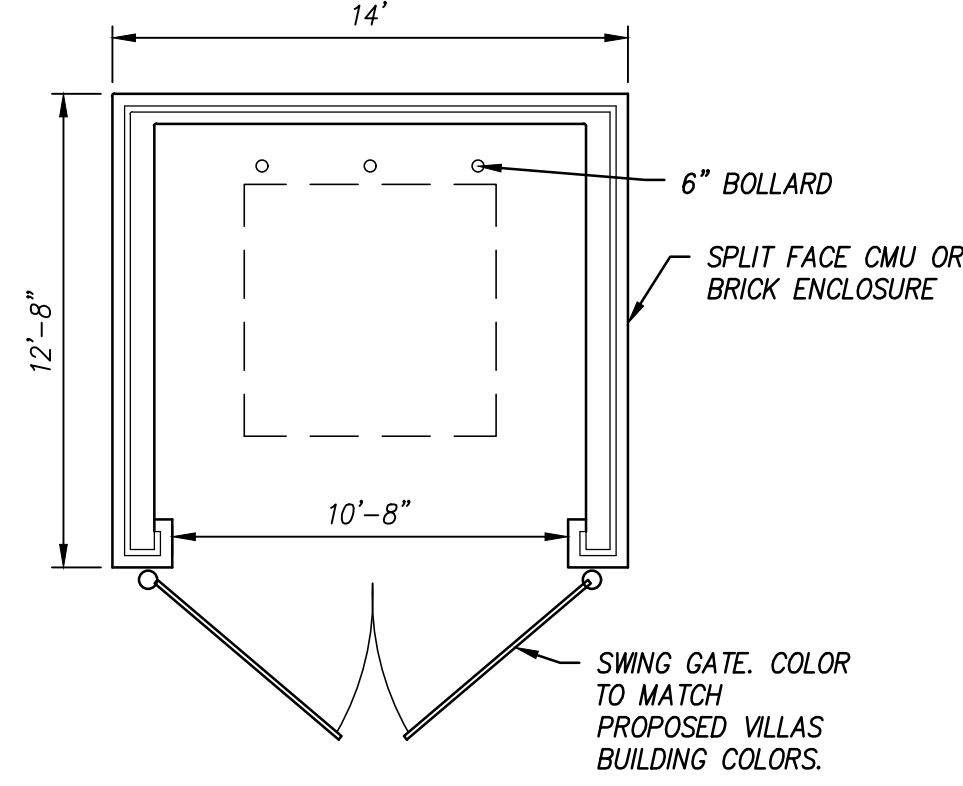
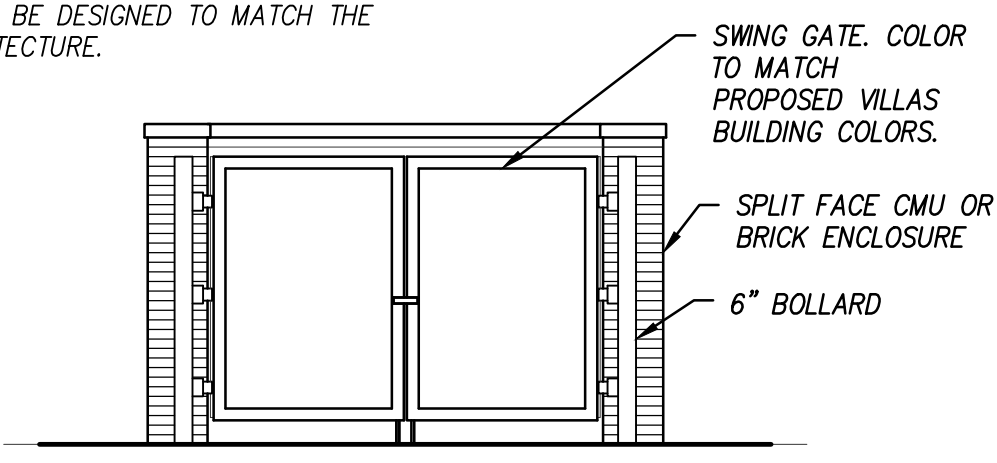
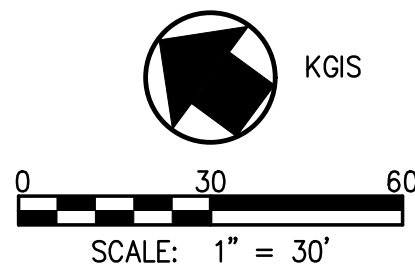
PROPOSED HEAVY DUTY ASPHALT PAVEMENT
CONCRETE SIDEWALK
CONCRETE PAVEMENT
PROPOSED LIGHT DUTY ASPHALT PAVEMENT

EXIST. R.O.W.
BUILDING SETBACK LINE
EXIST. EASEMENT LINE

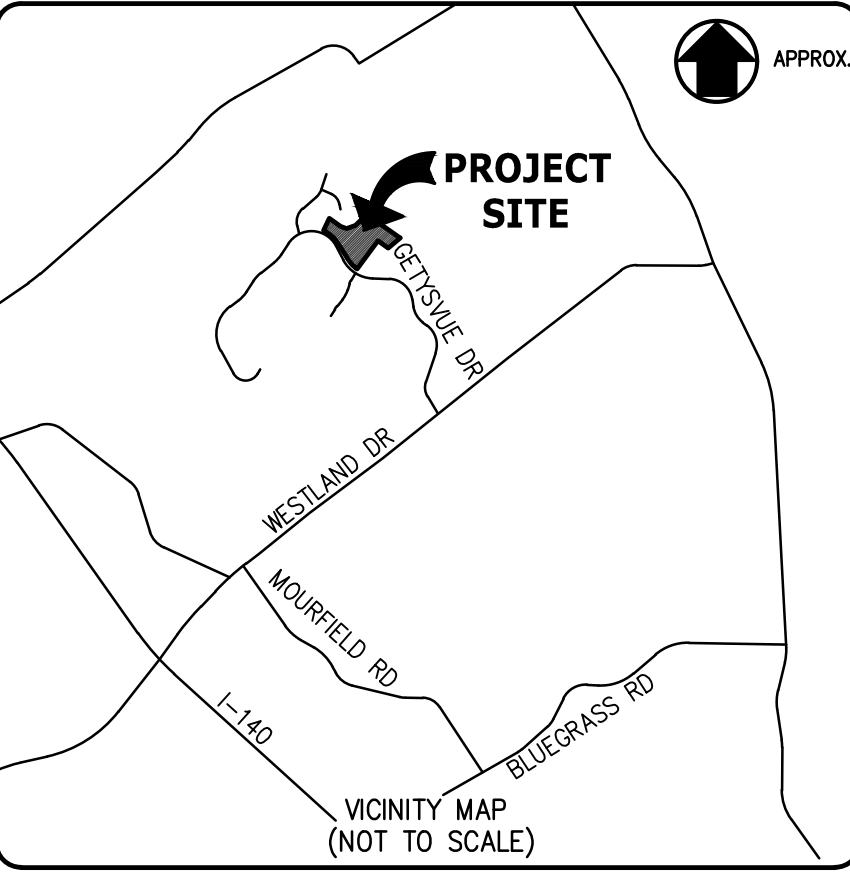
DETAIL REFERENCE (DETAIL NO./SHEET NO.)
NUMBER OF PARKING SPACES
COORDINATE POINT
HANDICAP PARKING
HANDICAP RAMP



NOTES:
1. ENCLOSURE SHOWN FOR INFORMATIONAL PURPOSES ONLY. FINAL DESIGN TO BE INCLUDED IN FUTURE PERMITTING SUBMITTALS.
2. ENCLOSURE SHALL BE SPLIT FACE CMU OR BRICK AND WILL BE DESIGNED TO MATCH THE BUILDING ARCHITECTURE.



TRASH/DUMPSTER ENCLOSURE
N.T.S.



- NOTES:**
- THE BOUNDARY AND TOPOGRAPHIC DATA SHOWN WAS PROVIDED BY KNOXVILLE GEOGRAPHIC INFORMATION SERVICES.
 - UNLESS NOTED OTHERWISE, DIMENSIONS ARE TAKEN FROM OUTSIDE FACE OF BUILDING AND/OR FACE OF CURB.
 - 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.
 - PROPERTY CONCERNED REFLECTS PARCEL 49 AS SHOWN ON KNOX COUNTY CLT TAX MAP NO. 144. ZONING FOR THE PROPERTY IS PR 1-3 DU/AC "PLANNED RESIDENTIAL". TOTAL AREA IS 3.9± ACRES. THE TOTAL DISTURBED AREA IS APPROXIMATELY 3.5± ACRES. CITY BLOCK NUMBER IS 51012.
 - TRAFFIC CONTROL DEVICES AND PAVEMENT MARKING SHALL CONFORM TO THE FEDERAL HIGHWAY ADMINISTRATION "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES."
 - ALL SETBACKS SHALL BE IN ACCORDANCE WITH THE KNOX COUNTY ZONING ORDINANCE.
FRONT = 20'
SIDE = 5'
REAR = 15'
 - OWNER: RONALD A. WATKINS
8907 LINKSVUE DR.
KNOXVILLE, TN 37922
DEVELOPER: RONALD A. WATKINS
8907 LINKSVUE DR.
KNOXVILLE, TN 37922
 - PERIMETER SLOPES SHALL BE LANDSCAPED AND ARE NOT TO EXCEED 2:1 (H:V) UNLESS PROPER STABILIZATION IS PROPOSED BY A GEOTECHNICAL ENGINEER.
 - PROPOSED LANDSCAPE WILL COMPLY WITH KNOX COUNTY TREE PROTECTION ORDINANCE.
 - PROPOSED SITE LIGHTING PLAN SHALL MEET M.P.C. AND KNOX COUNTY REGULATIONS.

SPECIAL NOTE:
PER COORDINATION WITH KNOX COUNTY FIRE MARSHAL'S OFFICE ON 2/18/2020, BUILDING 2 WILL REQUIRE ADDITIONAL FIRE PROTECTION TO ALLOW AN INCREASE IN THE DISTANCE BETWEEN THE FIRE APPARATUS ROAD THE ALL PORTIONS OF THE BUILDING. THE CURRENT SITE PLAN CONFIGURATION AS IT RELATES TO FIRE APPARATUS ACCESS ROADS WILL BE ACCEPTABLE IF THE BUILDING PERMIT PLANS INCLUDES A NEPA 13 AUTOMATIC SPRINKLER SYSTEM INSTEAD OF A 13R. BUILDING 1 WILL BE ALLOWED TO INCLUDE A 13R SYSTEM SINCE THE LAYOUT PROVIDES ADDITIONAL ACCESS METHODS.

REVISED PER KNOX PLANNING COMMENTS

2/21/2020

REVISIONS

DATE

CANNON & CANNON INC
CONSULTING ENGINEERS · FIELD SURVEYORS

TEL 865.670.8555

8550 Kingston Pike
Knoxville, TN 37919

CLIENT: **PARTNERS DEVELOPMENT**
520 WEST SUMMITT HILL DRIVE, SUITE 603
KNOXVILLE, TN 37902

PROJECT: **CLUBHOUSE VILLAS**
913 GETTYSVUE DRIVE
KNOXVILLE, TN 37922

SITE LAYOUT PLAN			
USE ON REVIEW SUBMITTAL 3-F-20-UR	CCI PROJECT NO.		00695-0004
	DRAWING DATE	JANUARY 24, 2020	
	PM	AWG	PIC
	DRAWN	CIO	CHECKED
UOR1.01			

PARKING SUMMARY:
MULTI-DWELLING STRUCTURES:
1 1/2 SPACES PER DWELLING UNIT FOR THE FIRST 20 UNITS, PLUS
1 1/2 ADDITIONAL SPACES FOR EACH 2 OR MORE BEDROOM UNITS
1 ADDITIONAL SPACE FOR EACH 1 BEDROOM DWELLING UNIT

PROPOSED UNITS = (24) 3 BEDROOM & (36) 2 BEDROOM
TOTAL UNITS = 60

REQUIRED PARKING:
90 SPACES

PROVIDED PARKING:
TOTAL STANDARD SPACES INSIDE PARKING GARAGES = 92 SPACES
TOTAL ACCESSIBLE SPACES INSIDE PARKING GARAGES = 6 SPACES
TOTAL SPACES INSIDE GARAGES = 98 SPACES

TOTAL STANDARD SPACES OUTSIDE = 49 SPACES
TOTAL ACCESSIBLE SPACES OUTSIDE = 4 SPACES
TOTAL SPACES OUTSIDE = 53 SPACES

TOTAL SPACES PROVIDED = 151 SPACES

3-F-20-UR
Revised: 2/24/2020

LEGEND

884

890

97.50

+

1

64.01

===

==ST==

---SA---

---W---

+

EXISTING CONTOUR

PROPOSED INDEX CONTOUR

PROPOSED SPOT ELEVATION

DETAIL REFERENCE
(DETAIL NO./SHEET NO.)

EXIST. STORM

EXIST. SEWER

EXIST. WATER

EXIST. FENCE

EXIST. POWER POLE

PROTECT EXISTING TREES/VEGETATION IN UNDISTURBED AREAS TO THE MAXIMUM EXTENT POSSIBLE TO PROVIDE ADDITIONAL SCREENING.

MORGAN M. & ANNA M. COX
#201804300063733
922 SIGNATURE LANE

TOE OF SLOPE TO BE FINE GRADED TO PROVIDE POSITIVE DRAINAGE AWAY FROM BACK OF RESIDENTIAL STRUCTURES AND TOWARDS DIVIDING PROPERTY LINES.

CARROL R. & JOLENE J. SHANKS
#200312230064786
923 SIGNATURE LANE

KELLY J. DELL
#201006280080690
917 SIGNATURE LANE

KELLY J. DELL
#201006280080690
911 SIGNATURE LANE

PROTECT EXISTING TREES/VEGETATION IN UNDISTURBED AREAS TO THE MAXIMUM EXTENT POSSIBLE TO PROVIDE ADDITIONAL SCREENING.

TOE OF SLOPE TO BE FINE GRADED TO PROVIDE POSITIVE DRAINAGE AWAY FROM BACK OF RESIDENTIAL STRUCTURES AND TOWARDS DIVIDING PROPERTY LINES.

NANAYAKKARA & SALTIPIKORALALAGE GUNATHINE
#201908200012705
907 SIGNATURE LANE

SYNERGY GOLF GROUP LLC
#201905030084652
0 LINKSVUE DRIVE

PROPOSED BUILDING 2
FFE GARAGE 980.00
FFE FIRST FLOOR 990.00

T.O.W. 980.00
B.O.W. 972.00

T.O.W. 988.00
B.O.W. 963.00

T.O.W. 988.00
B.O.W. 963.00

T.O.W. 986.00
B.O.W. 985.00

T.O.W. 977.00
B.O.W. 976.00

PROPOSED BUILDING 1
FFE GARAGE 977.00
FFE FIRST FLOOR 987.00

T.O.W. 977.00
B.O.W. 944.00

T.O.W. 977.00
B.O.W. 961.00

DRIVEWAY A

DRIVEWAY B

SEE SHEET UOR1.03 FOR DRIVEWAY A PROFILE

3-F-20-UR
Revised: 2/24/2020

GETTYSVUE DRIVE
(PUBLIC RIGHT-OF-WAY)

POLO CLUB LANE

NOTES:

1. THE BOUNDARY AND TOPOGRAPHIC DATA SHOWN WAS PROVIDED BY KNOXVILLE GEOGRAPHIC INFORMATION SERVICES.

2. THE DISTURBED AREA IS APPROXIMATELY 3.5± ACRES. THE TOTAL SITE AREA IS APPROXIMATELY 3.9± ACRES.

3. STORM WATER DETENTION AND WATER QUALITY TO BE EVALUATED AS PART OF FINAL DRAINAGE DESIGN.

4. A DETAILED LANDSCAPING PLAN SHALL BE SUBMITTED FOR MPC STAFF APPROVAL PRIOR TO OBTAINING BUILDING PERMIT. UNLESS NOTED OTHERWISE, THE PROPOSED GRADES SHOWN ON THESE DRAWINGS ARE FINISH GRADE. EXISTING AND PROPOSED CONTOURS ARE SHOWN AT 2 FT. INTERVALS.

5. EROSION CONTROL DEVICES SHALL BE INSTALLED AND MAINTAINED IN ACCORDANCE WITH THE TENNESSEE EROSION AND SEDIMENT CONTROL HANDBOOK. THE DEVICES SHOWN ON THE DRAWINGS ARE THE MINIMUM REQUIRED. THE CONTRACTOR SHALL PROVIDE ADDITIONAL EROSION CONTROL DEVICES AS NEEDED.

6. THE SITE SHALL BE CLEARED AND GRUBBED WITHIN THE LIMITS OF EXCAVATION. COMPLETELY DISPOSE OF ALL MATERIALS RESULTING FROM CLEARING AND GRUBBING OFF-SITE OR ON-SITE AT A LOCATION DETERMINED BY THE OWNER.

7. ALL TREE STUMPS, BOULDERS, AND OTHER OBSTRUCTIONS SHALL BE REMOVED TO A DEPTH OF 2 FT BELOW THE SUBGRADE. ROCK SHALL BE SCARIFIED TO A DEPTH OF 1 FT BELOW SUBGRADE.

8. STRIP TOPSOIL TO A MINIMUM DEPTH OF 8-IN. AND TEMPORARILY STOCKPILE EXCAVATED MATERIALS. INSTALL SILT FENCE OR OTHER APPROPRIATE EROSION CONTROL STRUCTURES ON THE DOWN HILL SIDE OF THE STOCKPILE.

9. A 4 IN. (MIN) LAYER OF TOPSOIL SHALL BE PLACED OVER THE AREAS TO BE SEEDDED AND TO THE FINISH GRADE ELEVATIONS AS SHOWN ON THE DRAWINGS.

10. ALL NEWLY GRADED EARTHEN AREAS THAT ARE NOT TO BE PAVED, STABILIZED, OR SODDED SHALL BE SEEDDED, FERTILIZED, AND MULCHED WITHIN 30 DAYS OF ATTAINMENT OF FINAL GRADE.

11. TEMPORARY SEEDING MIXTURES SHALL BE AS FOLLOWS:

SEEDING DATES	GRASS SEED	PERCENTAGES
1/1 TO 5/1	ITALIAN RYE	33%
	KOREAN LESPEDEZA	33%
	SUMMER OATS	34%
5/1 TO 7/15	SUDAN - SORGHUM	100%
7/1 TO 7/15	STAR MILLET	100%
7/15 TO 1/1	BALBOA RYE	67%
	ITALIAN RYE	33%

12. PERMANENT SEEDING MIXTURES SHALL BE AS FOLLOWS:

SEEDING DATES	GRASS SEED	PERCENTAGES
2/1 TO 7/1	KENTUCKY 31 FESCUE	80%
	KOREAN LESPEDEZA	15%
	ENGLISH RYE	5%
6/1 TO 8/15	KENTUCKY 31 FESCUE	55%
	ENGLISH RYE	20%
	KOREAN LESPEDEZA	15%
	GERMAN MILLET	10%
4/15 TO 8/15	BERMUDAGRASS (HULLED)	70%
	ANNUAL LESPEDEZA	30%
8/1 TO 12/1	KENTUCKY 31 FESCUE	70%
	ENGLISH RYE	20%
	WHITE CLOVER	10%
2/1 TO 12/1	KENTUCKY 31 FESCUE	70%
	CROWN VETCH	25%
	ENGLISH RYE	5%

13. MULCH WITH STRAW AT A RATE OF 100 LBS./1000 S.F. OVER THE SEEDDED AREAS.

14. DO NOT ALLOW WATER TO ACCUMULATE IN EXCAVATIONS OR POND ON-SITE. PROVIDE NECESSARY MEASURES TO KEEP THE SITE FREE-DRAINING.

15. NO SLOPE SHALL EXCEED 2:1 (H:V). ALL SLOPES STEEPER THAN 3:1 TO RECEIVE EXTENDED TERM EROSION CONTROL BLANKET.

16. TO PREVENT EROSION, ALL SLOPES 2:1 OR GREATER ARE TO BE TRACKED WITH A DOZER TO FORM CLEAT MARKS PARALLEL TO THE CONTOUR.

17. APPLY TEMPORARY SEEDING WHENEVER GRADING OPERATIONS ARE HALTED FOR OVER 14 DAYS AND FINAL GRADING OF EXPOSED SURFACE IS TO BE COMPLETED WITHIN ONE YEAR. APPLY TEMPORARY SEEDING TO ALL SOIL STOCKPILES.

18. APPLY PERMANENT SEEDING WHENEVER GRADING OPERATIONS ARE COMPLETED AND ALL CONSTRUCTION OPERATIONS WILL NOT IMPACT THE DISTURBED AREA. APPLY PERMANENT SEEDING TO ALL NON-CONSTRUCTION AREAS WHICH SHOW SIGNS OF EXCESSIVE EROSION.

REVISED PER KNOX PLANNING COMMENTS

2/21/2020

REVISIONS

DATE

CANNON & CANNON INC

CONSULTING ENGINEERS · FIELD SURVEYORS

TEL 865.670.8555 8550 Kingston Pike Knoxville, TN 37919

WWW.CANNON-CANNON.COM

CLIENT:

PARTNERS DEVELOPMENT
520 WEST SUMMITT HILL DRIVE, SUITE 603
KNOXVILLE, TN 37902

PROJECT:

CLUBHOUSE VILLAS
913 GETTYSVUE DRIVE
KNOXVILLE, TN 37922

SITE GRADING AND DRAINAGE PLAN

USE ON REVIEW
SUBMITTAL
3-F-20-UR

CCI PROJECT NO.

00695-0004

DRAWING DATE

JANUARY 24, 2020

PM

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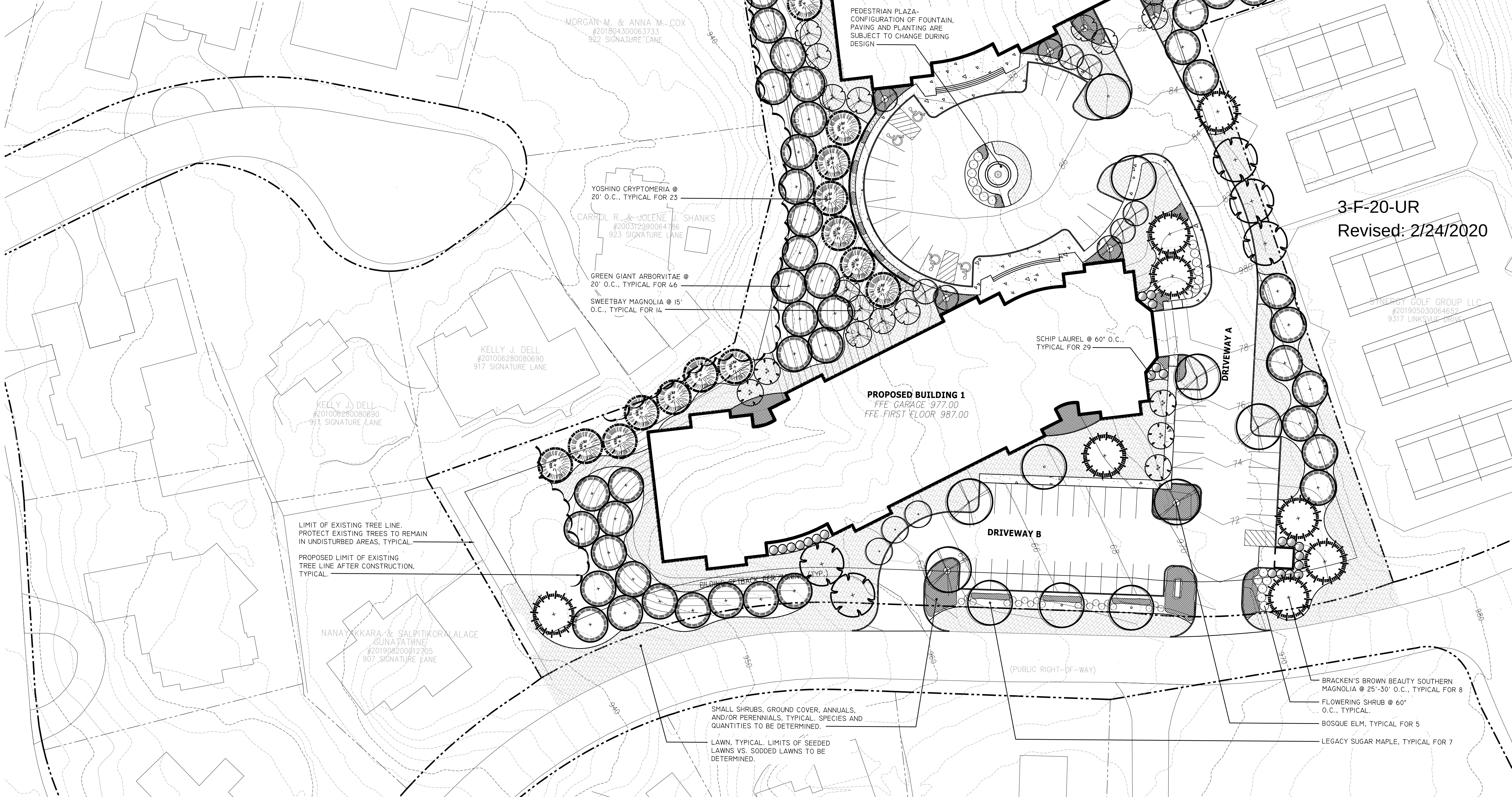
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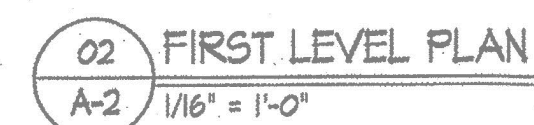
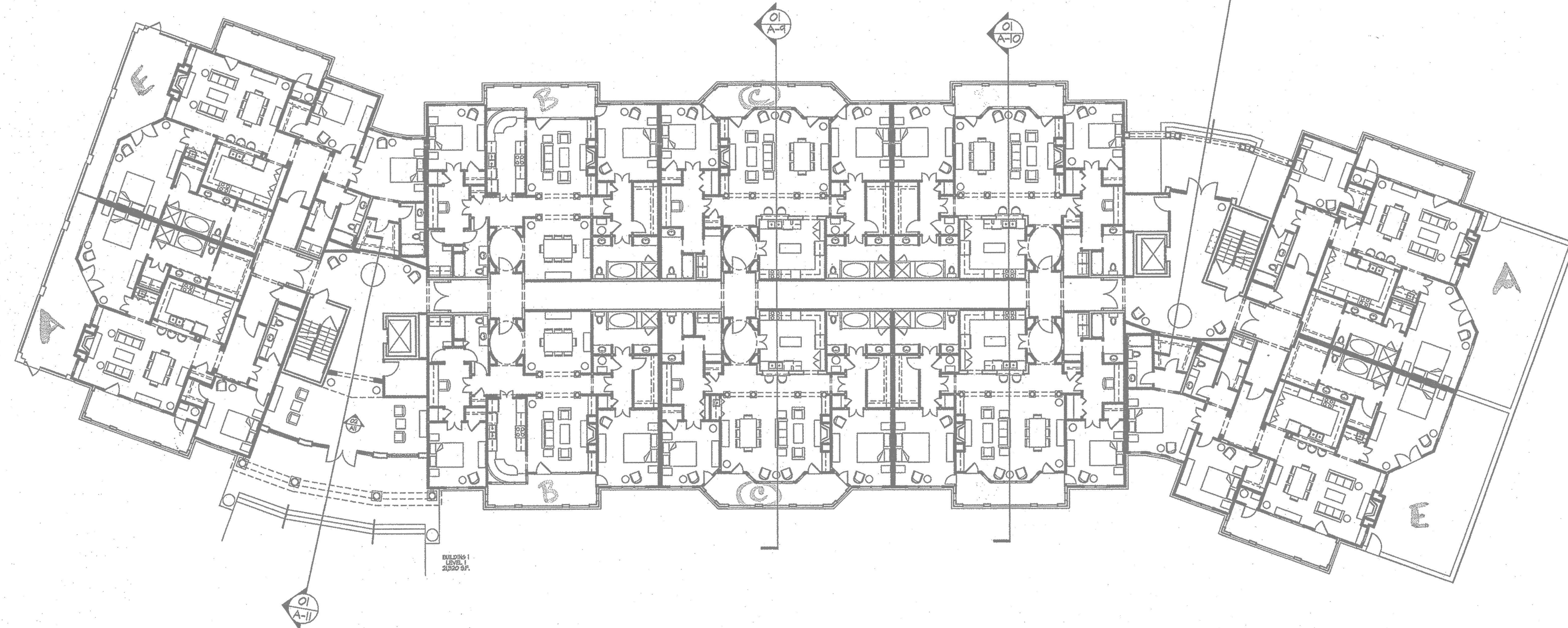
GETTYSVUE CLUBHOUSE VILLAS - Use on Review PLANT LIST						
QUANTITY	SYMBOL	COMMON NAME	BOTANICAL NAME	ROOTS	MINIMUM SIZE	REMARKS
TREES						
7	ASL	Legacy Sugar Maple	<i>Acer saccharum</i> 'Legacy'	B&B	2" Cal.	Full Crowns @ 25' O.C.
9	ARO	October Glory Red Maple	<i>Acer rubrum</i> 'October Glory'	B&B	2" Cal.	Full Crowns @ 25' O.C.
8	CCS	Eastern Redbud	<i>Cercis canadensis</i>	B&B	8' Ht.	Clump w/ 3 Dominant Canes @ 15' O.C.
11	CFA	Appalachian Spring Flowering Dogwood	<i>Corrus florida</i> 'Appalachian Spring'	B&B	2" Cal.	Full Crowns @ 15' O.C.
23	CJY	Yoshino Cryptomeria	<i>Cryptomeria japonica</i> 'Yoshino'	B&B	10' Ht.	Full to Ground @ 20' O.C.
8	MGB	Bracken's Brown Beauty Southern Magnolia	<i>Magnolia grandiflora</i> 'Brackens Brown Beauty'	B&B	8' Ht.	Full to Ground @ 25' O.C.
14	MVA	Sweetbay Magnolia	<i>Magnolia virginiana</i>	B&B	8' Ht.	Clump, pruned to 36", Full Crown
5	UPB	Bosque Elm	<i>Ulmus parvifolia</i> 'Bosque'	B&B	2" Cal.	Full Crowns
46	TSG	Green Giant Arborvitae	<i>Thuja (standish x plicata)</i> 'Green Giant'	B&B	10' Ht.	Full to Ground @ 20' O.C.
SHRUBS						
20	AGA	Glossy Abelia	<i>Abelia x grandiflora</i>	Cont.	3 Gal.	Full Plants @ 48" O.C.
TBD	HPJ	Little Lime Hydrangea	<i>Hydrangea paniculata</i> 'Jane'	Cont.	3 Gal., 24" Ht.	Full Plants @ 4' O.C.
12	HQS	Oakleaf Hydrangea	<i>Hydrangea quercifolia</i> 'Snow Queen'	Cont.	3 Gal., 24" Ht.	Full Plants @ 5' O.C.
29	PLS	English Laurel	<i>Prunus laurocerasus</i> 'Schipkaensis'	B&B	4" Ht.	Full Plants @ 5' O.C.
TBD	TKO	Double Knockout Rose	<i>Rosa x 'RADTKO'</i>	Cont.	3 Gal.	Full Plants @ 48" O.C.
GROUND COVER						
41	CHP	Japanese Plum Yew	<i>Cephalotaxus harringtonia</i> 'Prostrata'	Cont.	3 Gal., 24" Sprd.	Full Plants @ 42" O.C.
TBD	LMB	Big Blue Liriope	<i>Liriope muscari</i> 'Big Blue'	Cont.	1 Gal.	Full Plants @ 18" O.C.
TBD	LMV	Variegated Liriope	<i>Liriope muscari</i> 'Variegata'	Cont.	1 Gal.	Full Plants @ 18" O.C.
TBD	JCB	Blue Pacific Shore Juniper	<i>Juniperus conferta</i> 'Blue Pacific'	Cont.	1 Gal.	Full Plants @ 36" O.C.
LAWNS						
		Fescue Blend		Seed	Seed	
		Fescue Blend		Sod	Sod	



- LANDSCAPE NOTES:**
- THE 3.9 ACRE PARCEL IS ZONED PR. ABUTTING PROPERTIES ARE ZONED PR WITH I-3 DUJAC AND CITY OF KNOXVILLE OS. MULTI-FAMILY DWELLINGS ARE PROPOSED THAT WILL REQUIRE AN INCREASED DUJAC AND MPC USE ON REVIEW. THIS LANDSCAPE PLAN IS FOR MUNICIPAL REVIEW AND NOT FOR CONSTRUCTION.
 - A SURVEY OF THE PROPERTY HAS NOT BEEN COMPLETED. BOUNDARIES AND TOPOGRAPHIC ELEMENTS ILLUSTRATED ARE BASED ON KGIS DATA. EXISTING INDIVIDUAL TREES AND TREELINES ILLUSTRATED WERE DERIVED FROM AERIAL PHOTOGRAPHY.
 - THE USE ON REVIEW LANDSCAPE PLAN ILLUSTRATES PROPOSED TREE SPECIES AND QUANTITIES. SHRUBS AND GROUND COVERS ILLUSTRATED ARE CONCEPTUAL IN NATURE WITH SPECIES AND QUANTITIES TO BE DETERMINED IN A FUTURE PHASE.
 - EXAMINE SITE UPON WHICH WORK IS TO BE PERFORMED. PROVIDE PERCOLATION TESTS, PH TESTS AND OTHER TESTS NECESSARY TO ASCERTAIN THAT ADEQUATE GROWING CONDITIONS WILL BE PROVIDED FOR THE PLANTS. IF PERCOLATION TEST OR SUBSOIL CONDITIONS INDICATE RETENTION OF WATER IN PLANTING AREAS, AS SHOWN BY SEEPAGE OR OTHER EVIDENCE INDICATING PRESENCE OF UNDERGROUND WATER, RECTIFY UNSATISFACTORY CONDITIONS BEFORE BACKFILLING. DO NOT PROCEED WITH WORK UNTIL UNSATISFACTORY CONDITIONS HAVE BEEN CORRECTED. COMMENCEMENT OF PLANTING WORK INDICATES SITE CONDITIONS HAVE BEEN ACCEPTED BY CONTRACTOR.
 - UNDERGROUND UTILITIES EXIST ON SITE. VERIFY LOCATIONS AND DEPTHS BEFORE COMMENCING WITH PLANTING WORK.
 - PLANT MATERIAL SHALL BE INSTALLED IN THE DORMANT SEASON UNLESS SPECIFIED OTHERWISE.
 - FOR LANDSCAPING BEDS (AREAS OF MASS PLANTING OF SHRUBS AND/OR GROUNDCOVERS) TO BE ESTABLISHED IN AREAS THAT HAVE NOT BEEN ALTERED OR DISTURBED BY EXCAVATION, GRADING, OR STRIPPING OPERATIONS, PREPARE SOIL BY TILLING TO A HOMOGENEOUS MIXTURE OF FINE TEXTURE, FREE OF LUMPS, CLODS OR STONES LARGER THAN 2" IN GREATEST DIMENSION, ROOTS AND OTHER EXTRANEEOUS MATERIAL TO A DEPTH OF NOT LESS THAN 4"; ELIMINATING UNEVEN AREAS AND LOWSPOTS; REMOVING FOREIGN MATERIALS; SPREADING 8" MINIMUM TOPSOIL. DEFINE BEDS WITH TRENCHED EDGING AT LAWS.
 - IF QUANTITY OF STOCKPILED TOPSOIL IS INSUFFICIENT, PROVIDE ADDITIONAL TOPSOIL AS REQUIRED TO ACHIEVE A MINIMUM 8" DEPTH AT PLANTING BEDS. ENSURE THAT TOPSOIL IS STERILE, FERTILE, FRIABLE, NATURAL LOAM, TYPICAL FOR LOCALITY; CAPABLE OF SUSTAINING VIGOROUS PLANT GROWTH; TAKEN FROM WELL-DRAINED SITE; FREE OF SUBSOIL; CLAY LUMPS OR STONES LARGER THAN 2" IN GREATEST DIMENSION, PLANTS, WEEDS, AND ROOTS; HAVING PH VALUE OF 5.5 MINIMUM AND 7.0 MAXIMUM; CONTAINING 4 PERCENT MINIMUM ORGANIC MATTER. AMEND TOPSOIL WITH FERTILIZER AND/OR LIME AS REQUIRED TO PROMOTE VIGOROUS PLANT GROWTH.
 - ASSURE THAT BEDS DRAIN AWAY FROM STRUCTURES.
 - CONTRACTOR SHALL STAKE THE LOCATION OF ALL GROUND COVER BEDS, SHRUBS AND TREES FOR APPROVAL PRIOR TO INSTALLATION.
 - CONTRACTOR SHALL ERADICATE WEEDS AND NON-SPECIFIED PLANT MATERIAL THREE (3) WEEKS PRIOR TO PLANT/SEED INSTALLATION.
 - PROVIDE AND INSTALL ONLY PLANTS THAT ARE FREE FROM DISEASE AND PESTS, AND THAT COMPLY WITH THE LATEST EDITION OF PUBLICATION ANSI Z60.1, 'AMERICAN STANDARDS FOR NURSERY STOCK,' BY THE AMERICAN ASSOCIATION OF NURSERYMEN.
 - ADD PRE-EMERGENT HERBICIDE UNDERNEATH AND ON TOP OF MULCH IN LANDSCAPE BEDS.
 - TOP DRESS BEDS WITH 3" DARK HARDWOOD MULCH. PROVIDE 3" DEEP LAYER IN A FOUR FOOT DIAMETER RING AROUND TREES IN LAWN AREAS.
 - PLANT GROUND COVERS THROUGH MULCH.
 - PROVIDE AND INSTALL 3" DEPTH X 24" WIDE RIVER GRAVEL MULCH ADJACENT TO BUILDING FOUNDATIONS. RIVER GRAVEL SHALL BE TAN-GRAY IN COLOR WITH GRAVEL SIZES BETWEEN 1.5" AND 3" IN DIAMETER.
 - REMOVE STRINGS AND OTHER TIES FROM PLANT MATERIAL.
 - REMOVE UPPER 1/3 OF BURLAP FROM PLANT ROOT BALLS.
 - DO NOT PIERCE TREE ROOT BALLS WITH SUPPORT STAKES.
 - ADD FERTILIZER AS REQUIRED FOR OPTIMUM PLANT PERFORMANCE AND PRE-EMERGENT HERBICIDE.
 - DO NOT MAKE SUBSTITUTIONS REGARDING PLANT SIZES OR SPECIES WITHOUT WRITTEN PERMISSION OF THE LANDSCAPE ARCHITECT.
 - PLANT MATERIAL, MULCH, AND OTHER RELATED LANDSCAPE PRODUCTS MUST BE PRE-TREATED FOR FIRE ANTS.
 - WARRANTY MATERIALS AND WORKMANSHIP FOR TWELVE MONTHS FROM THE DATE OF SUBSTANTIAL COMPLETION. ANY TREE WHICH FAILS TO SURVIVE TWELVE (12) MONTHS SHALL BE REPLACED WITHIN SIX (6) MONTHS OF LOSS.
 - THE LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR MAKING REPAIRS NECESSITATED BY DAMAGE OCCURRING DURING THE PERFORMANCE OF THEIR WORK.
 - CONTRACTOR SHALL REMOVE STAKES AND GUY WIRES FOR TREES APPROVED BY THE LANDSCAPE ARCHITECT DURING THE WARRANTY INSPECTION.
 - SEED AREAS DISTURBED DURING CONSTRUCTION WITH APPROVED FESCUE BLEND.
 - ESTABLISH LAWNS AS INDICATED ON PLANS.
 - SEE SPECIFICATIONS FOR ADDITIONAL REQUIREMENTS.

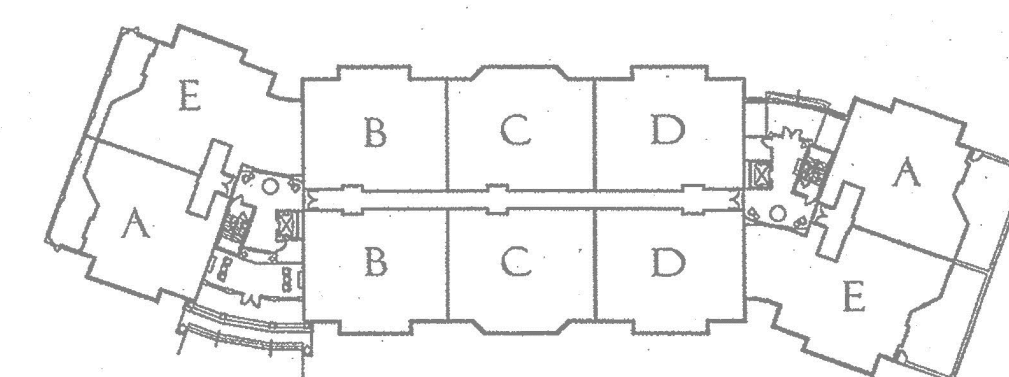
THE PENLAND STUDIO
LANDSCAPE ARCHITECTURE
516 UNION AVENUE
KNOXVILLE, TENNESSEE 37902
TEL: 865.335.3584

REVISED PER KNOX PLANNING COMMENTS		2/21/2020	
REVISIONS		DATE	
 CANNON & CANNON INC CONSULTING ENGINEERS - FIELD SURVEYORS TEL 865.670.8555 8550 Kingston Pike WWW.CANNON-CANNON.COM Knoxville, TN 37919			
CLIENT: PARTNERS DEVELOPMENT 520 WEST SUMMITT HILL DRIVE, SUITE 603 KNOXVILLE, TN 37902			
PROJECT: CLUBHOUSE VILLAS 913 GETTYSVUE DRIVE KNOXVILLE, TN 37922			
LANDSCAPE PLAN			
USE ON REVIEW SUBMITTAL 3-F-20-UR	CCI PROJECT NO.		00695-0004
	DRAWING DATE		JANUARY 24, 2020
	PM	AWG	PIC -
	DRAWN	TPS	CHECKED TPS
	UOR-L1.01		



3-F-20-UR

NOTE:
DIMENSIONS IN RED ADDED BY CANNON
AND CANNON, DATED 02-21-2020.



LEVEL ONE KEY PLAN

CARLSON & MOSLEY
ARCHITECTS

CM

416 EAST PACES FERRY ROAD, NE
SUITE 200 ATLANTA, GA 30305
CARLSONMOSLEYARCH.COM
404-844-4400 VOICE
404-844-4401 FAX

CLUBHOUSE
VILLAS

GETTYSVUE POLO, GOLF
& COUNTRY CLUB

GETTYSVUE DRIVE
KNOXVILLE, TENNESSEE
37922

CONSULTANT

REVISIONS

**USE ON REVIEW
SUBMITTAL
3-F-20-UR**

DATE _____

09/12/05

PROJECT NUMBER

05/8

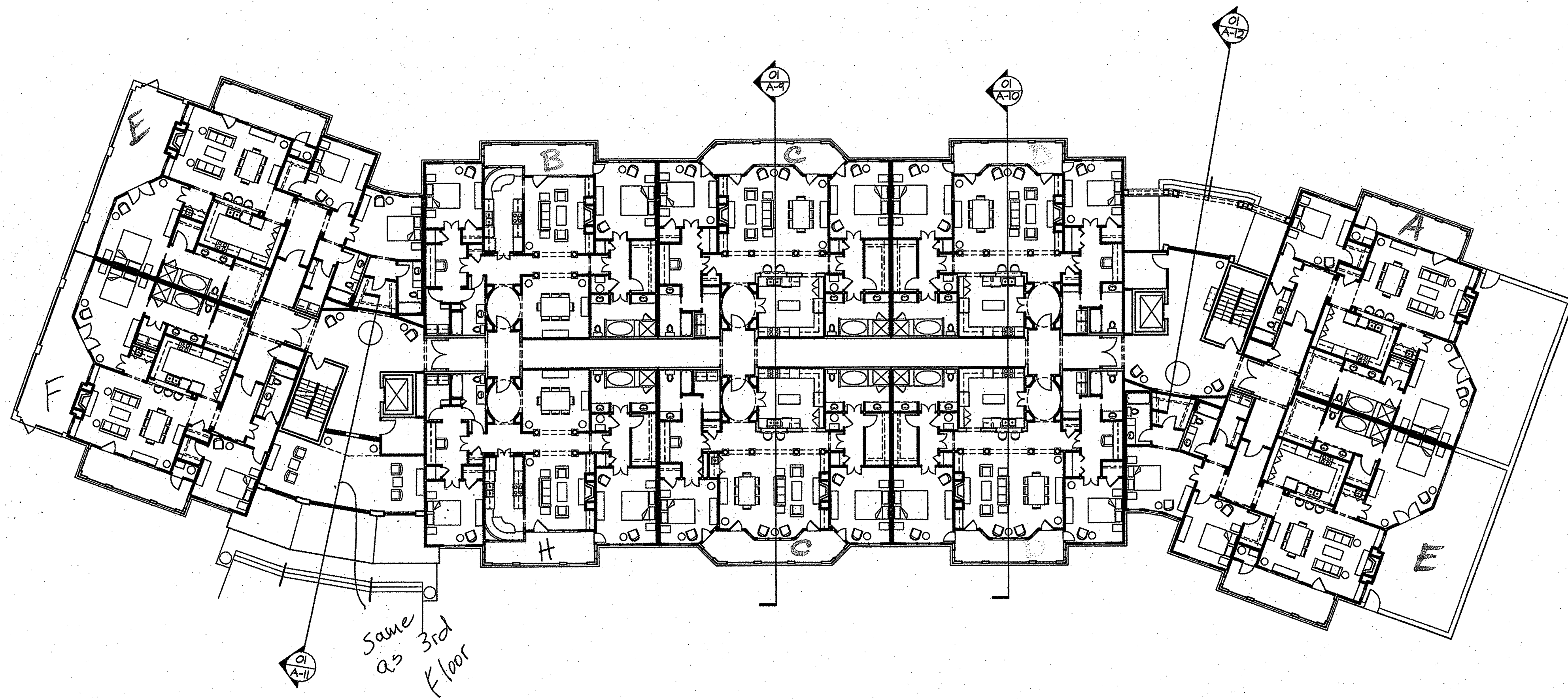
SHEET TITLE

PARKING LEVEL
PLAN
FIRST LEVEL PLAN

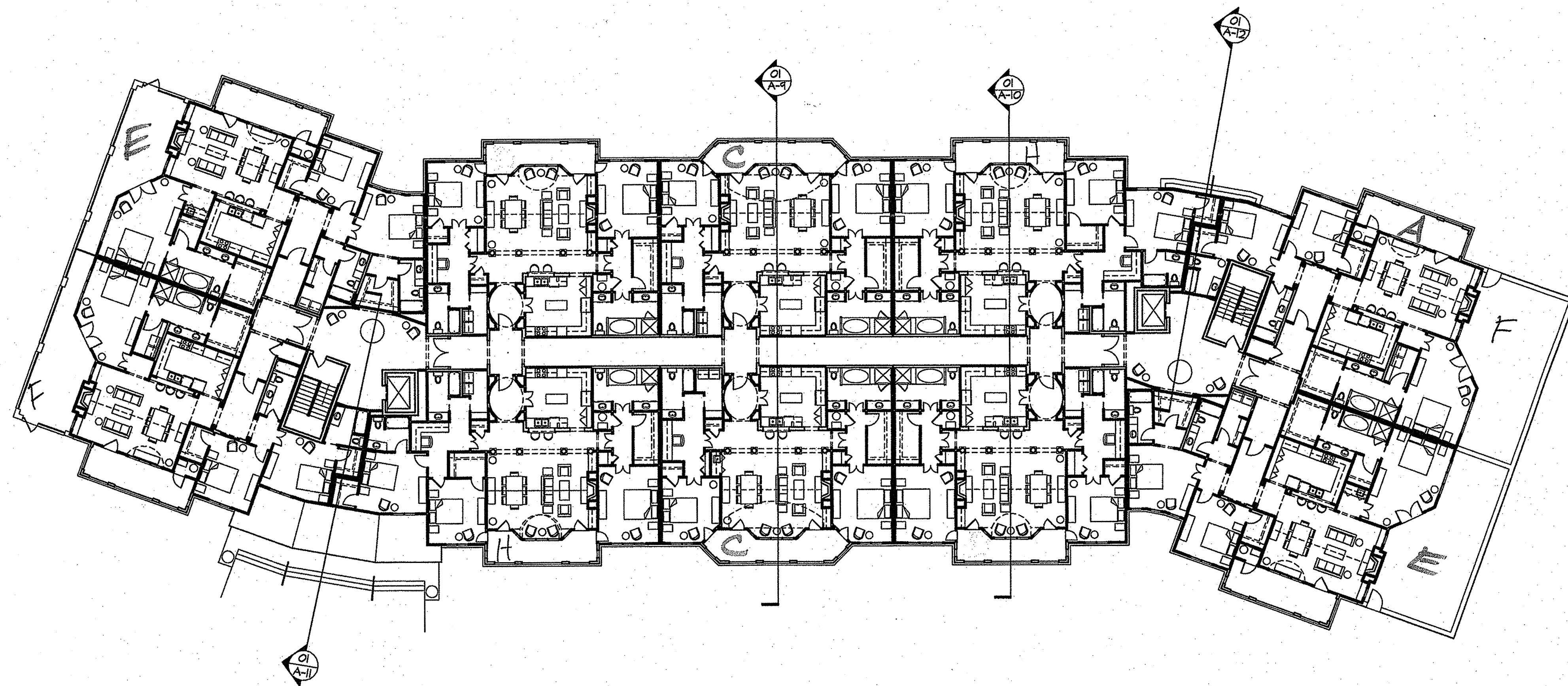
SHEET NUMBER

A2

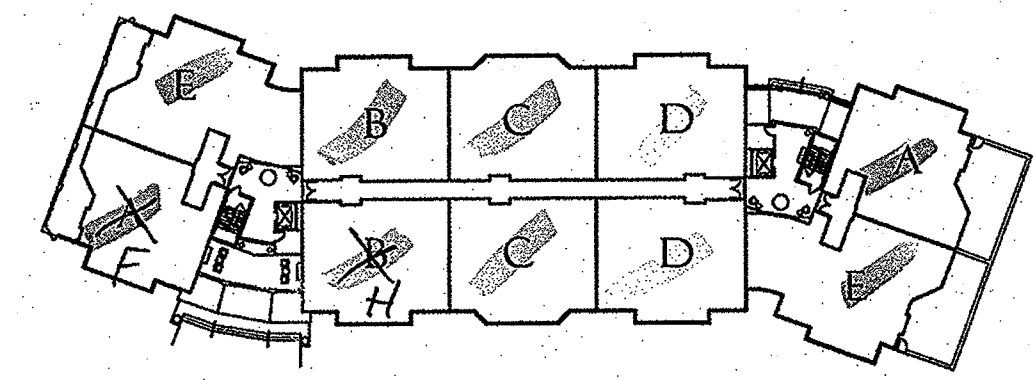
NOT FOR CONSTRUCTION



01 SECOND LEVEL PLAN
A3 1/16" = 1'-0"

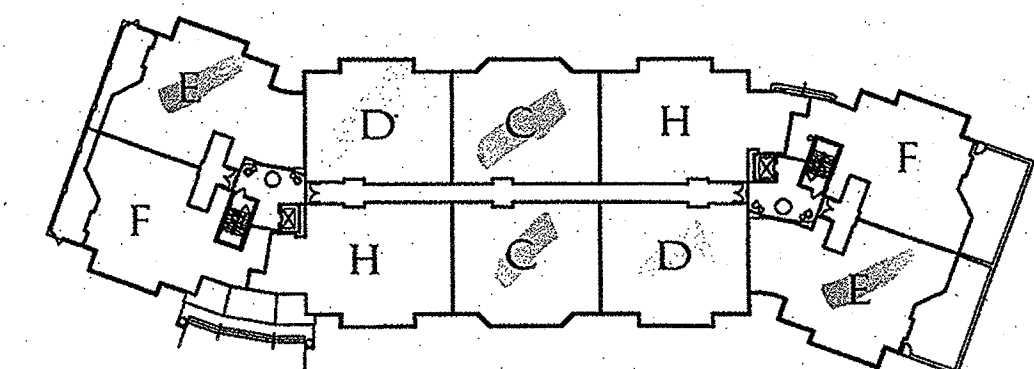


02 THIRD LEVEL PLAN
A3 1/16" = 1'-0"



LEVEL TWO KEY PLAN

3-F-20-UR



LEVEL THREE KEY PLAN

USE ON REVIEW
SUBMITTAL
3-F-20-UR

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DATE
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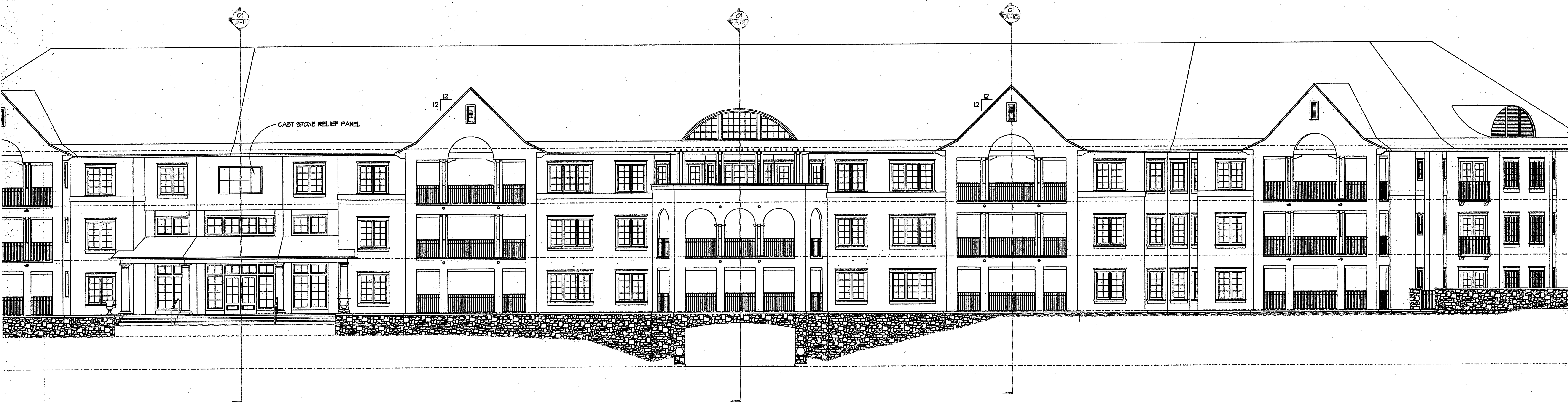
PROJECT NUMBER
0518

SHEET TITLE
SECOND LEVEL
PLAN
THIRD LEVEL PLAN

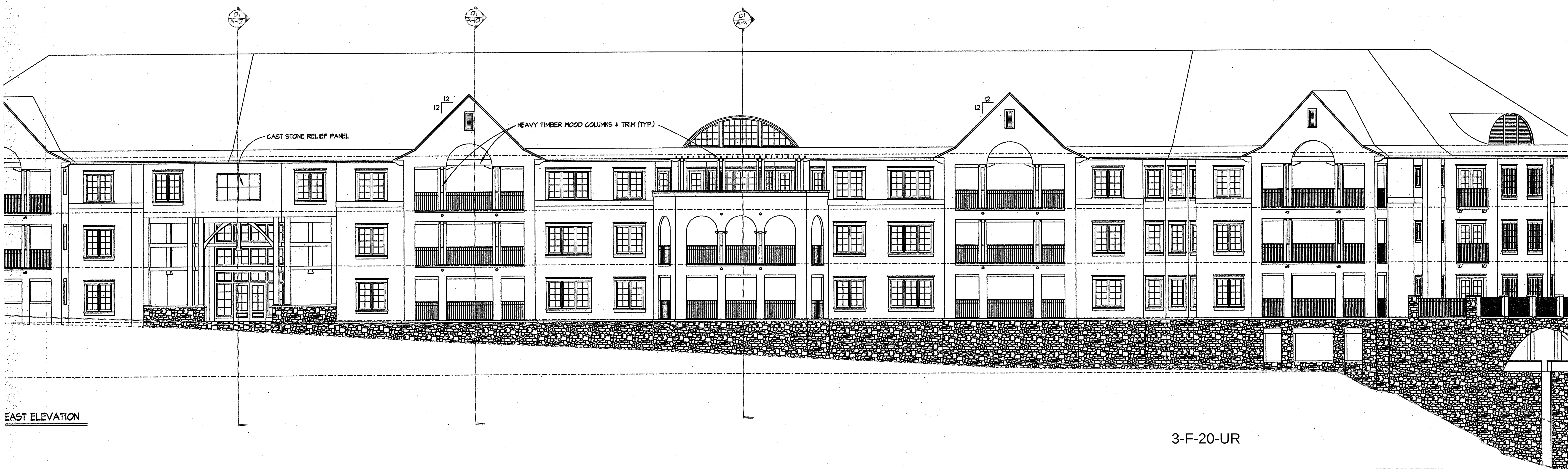
SHEET NUMBER

A3

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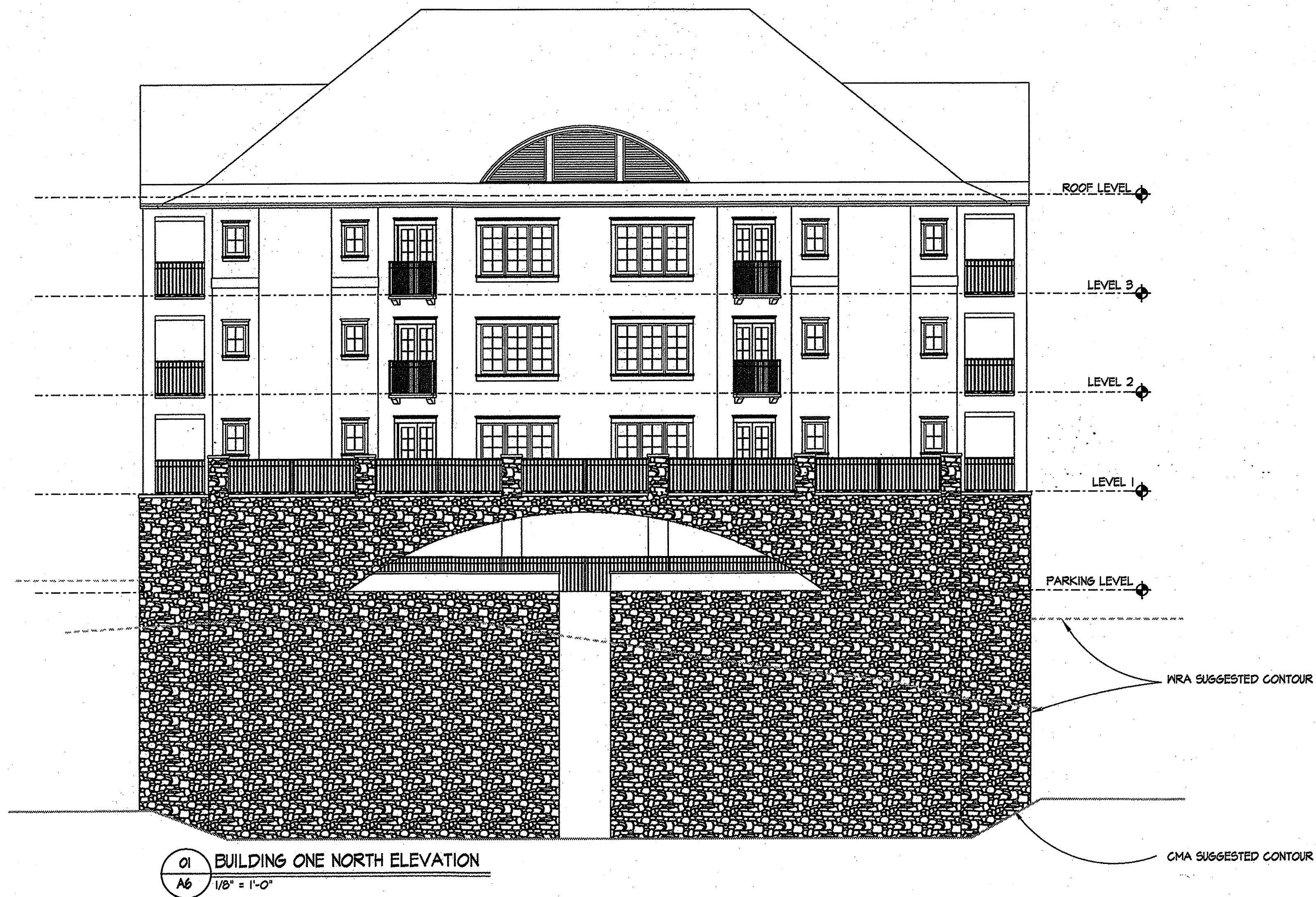
WEST ELEVATION



EAST ELEVATION

3-F-20-UR

USE ON REVIEW
SUBMITTAL
3-F-20-UR



3-F-20-UR

USE ON REVIEW
SUBMITTAL
3-F-20-UR

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09/21/05

DATE
09/12/05

PROJECT NUMBER
0518

SHEET TITLE

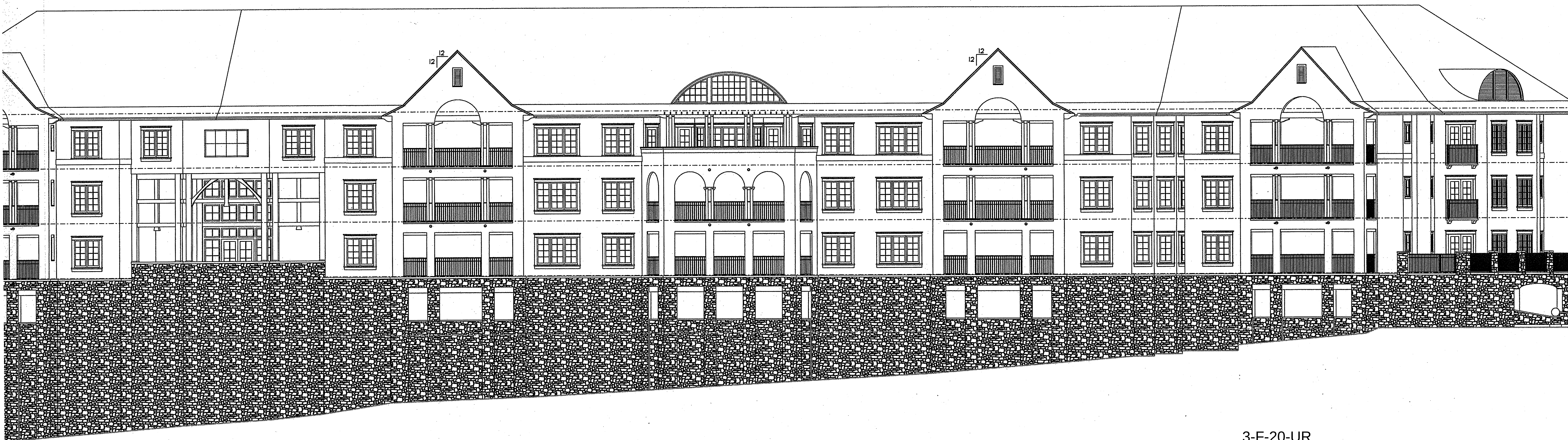
BUILDING ONE
NORTH & SOUTH
ELEVATIONS

SHEET NUMBER

A6



01 BUILDING TWO EAST ELEVATION
A1 1/8" = 1'-0"



02 BUILDING TWO WEST ELEVATION
A1 1/8" = 1'-0"

3-F-20-UR

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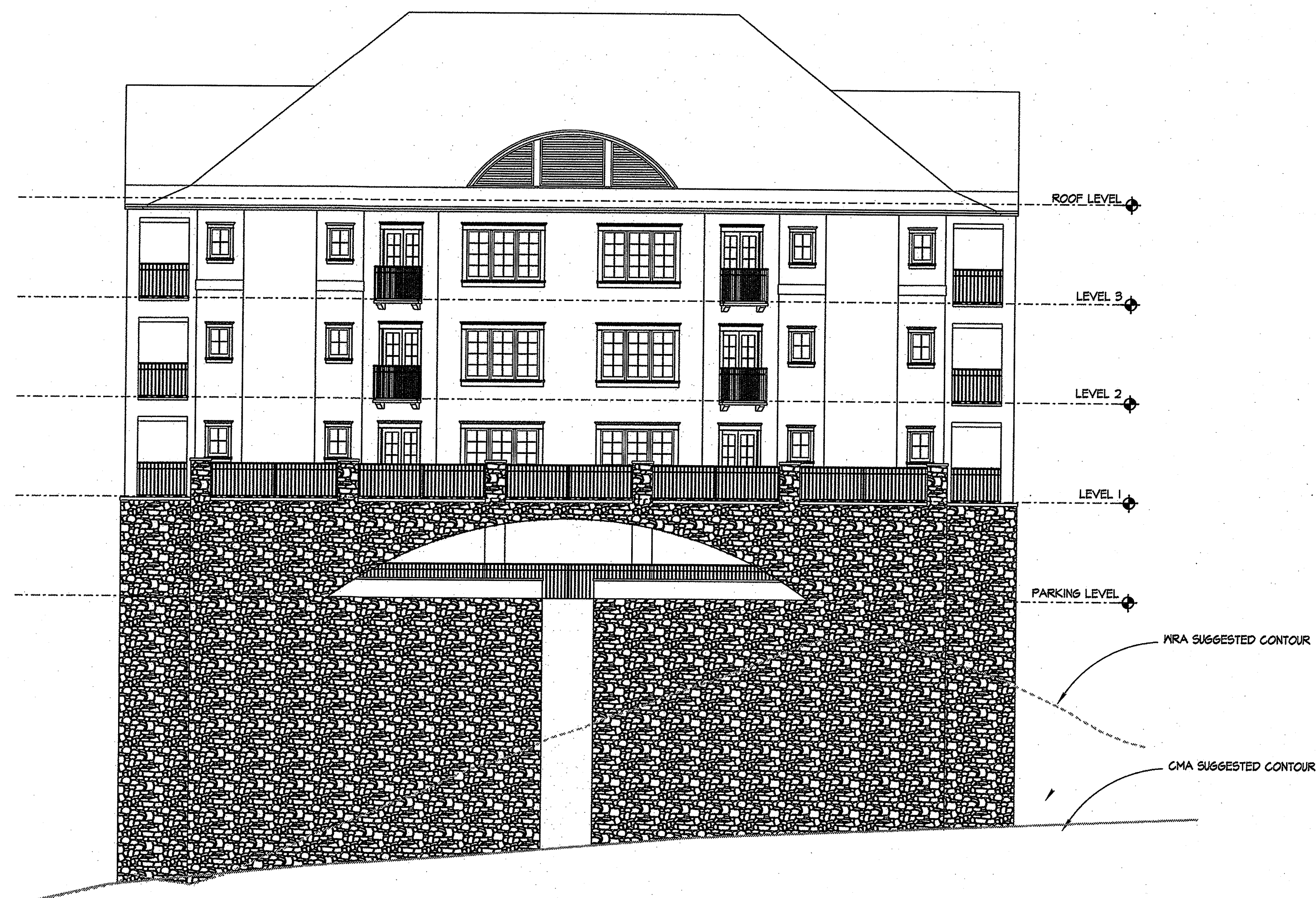
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PROJECT NUMBER
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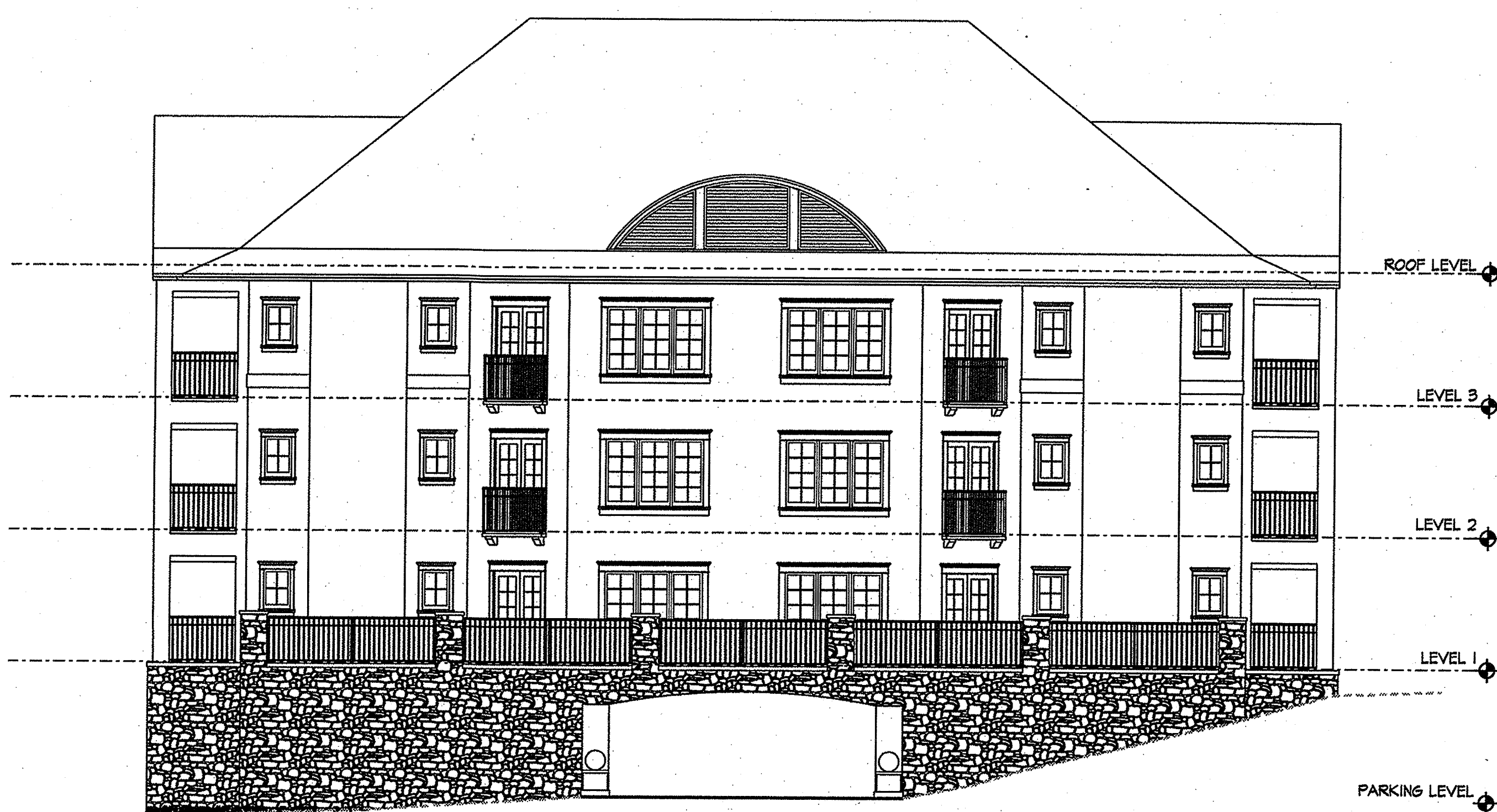
SHEET TITLE
BUILDING TWO
NORTH & SOUTH
ELEVATIONS

SHEET NUMBER

A8



01 BUILDING TWO NORTH ELEVATION
A8 1/8" = 1'-0"



02 BUILDING TWO SOUTH ELEVATION
A8 1/8" = 1'-0"

3-F-20-UR

USE ON REVIEW
SUBMITTAL
3-F-20-UR



USE ON REVIEW
SUBMITTAL
3-F-20-UR

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