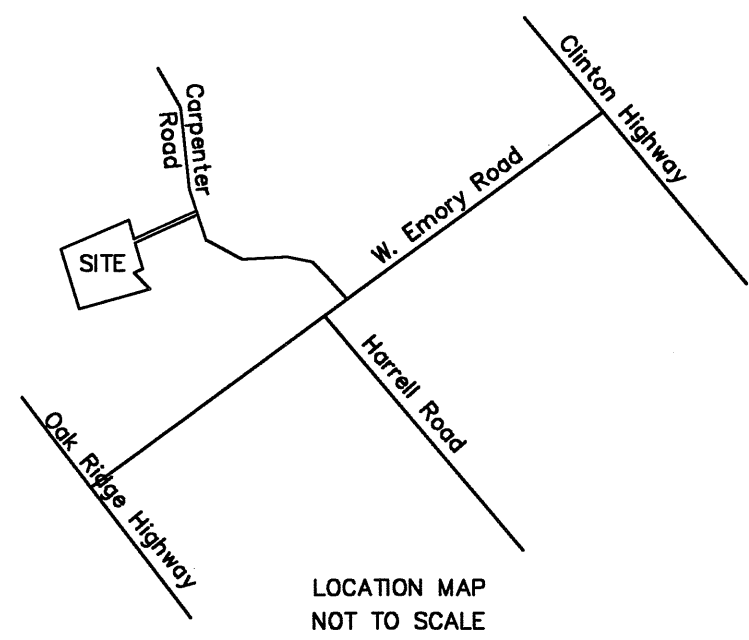


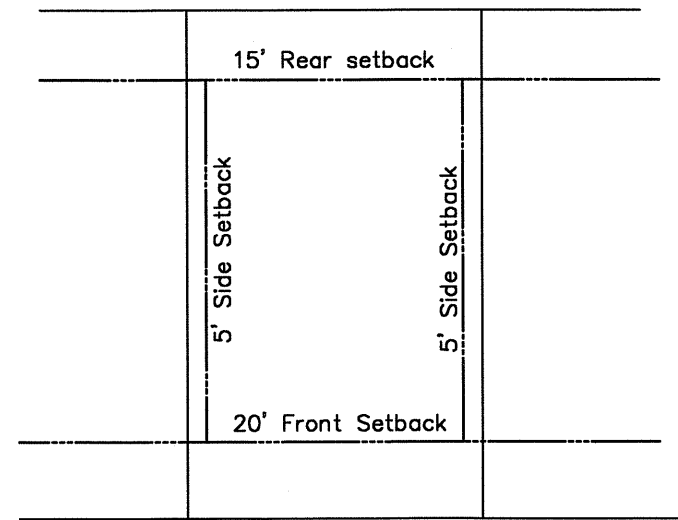


CERTIFICATION OF CONCEPT PLAN

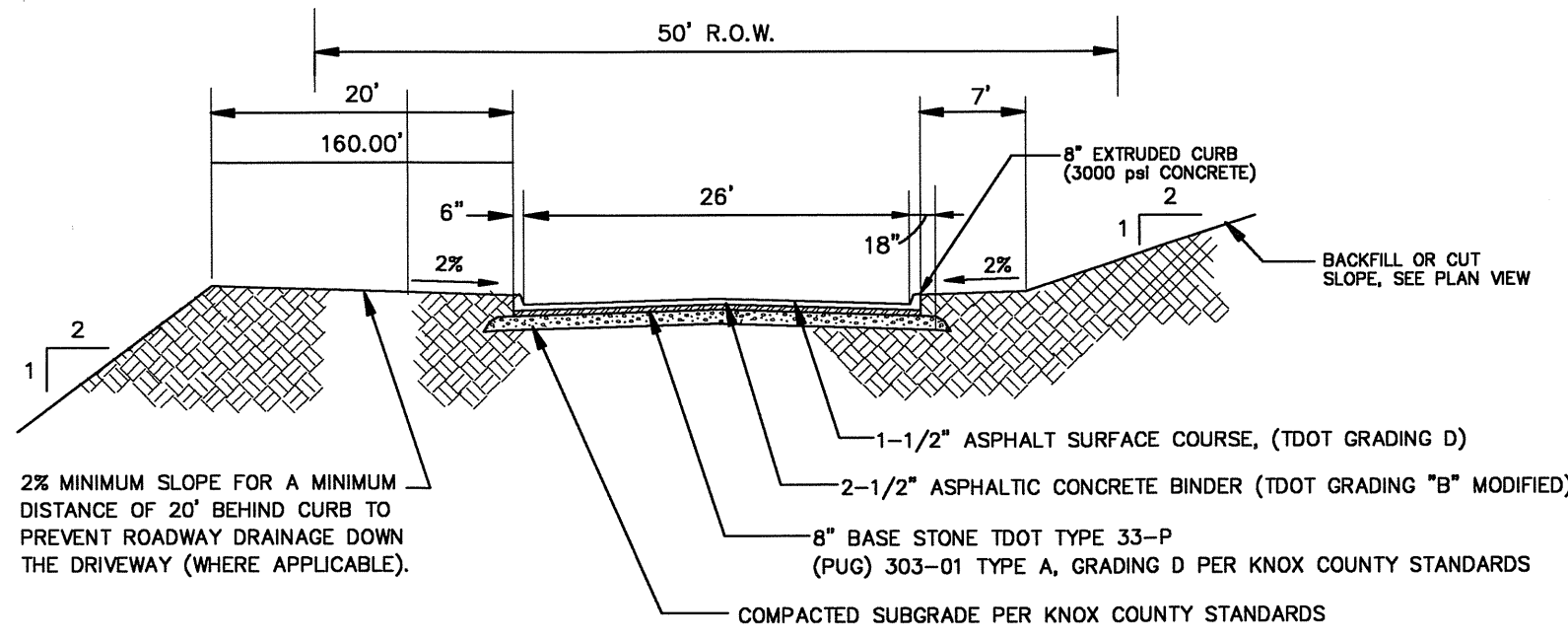
I hereby certify that I am a Surveyor, licensed to do surveying under the laws of the State of Tennessee. I further certify these plans and accompanying drawings, documents and statements conform to all applicable provisions of the Knoxville-Knox County Subdivision Regulations except as has been itemized and described in a report filed with the Metropolitan Planning Commission.

Jim Sullivan
TN RLS #1306

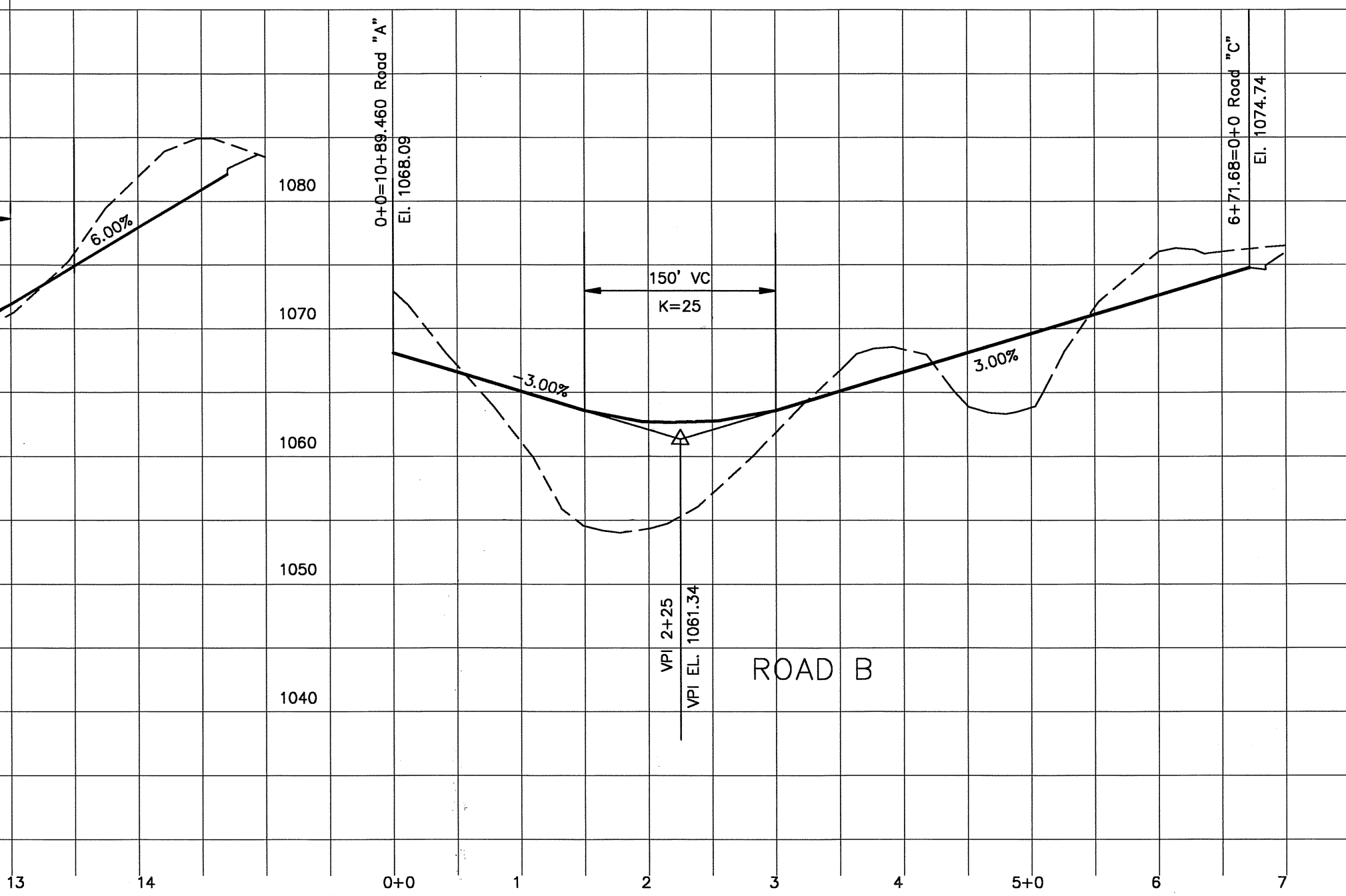
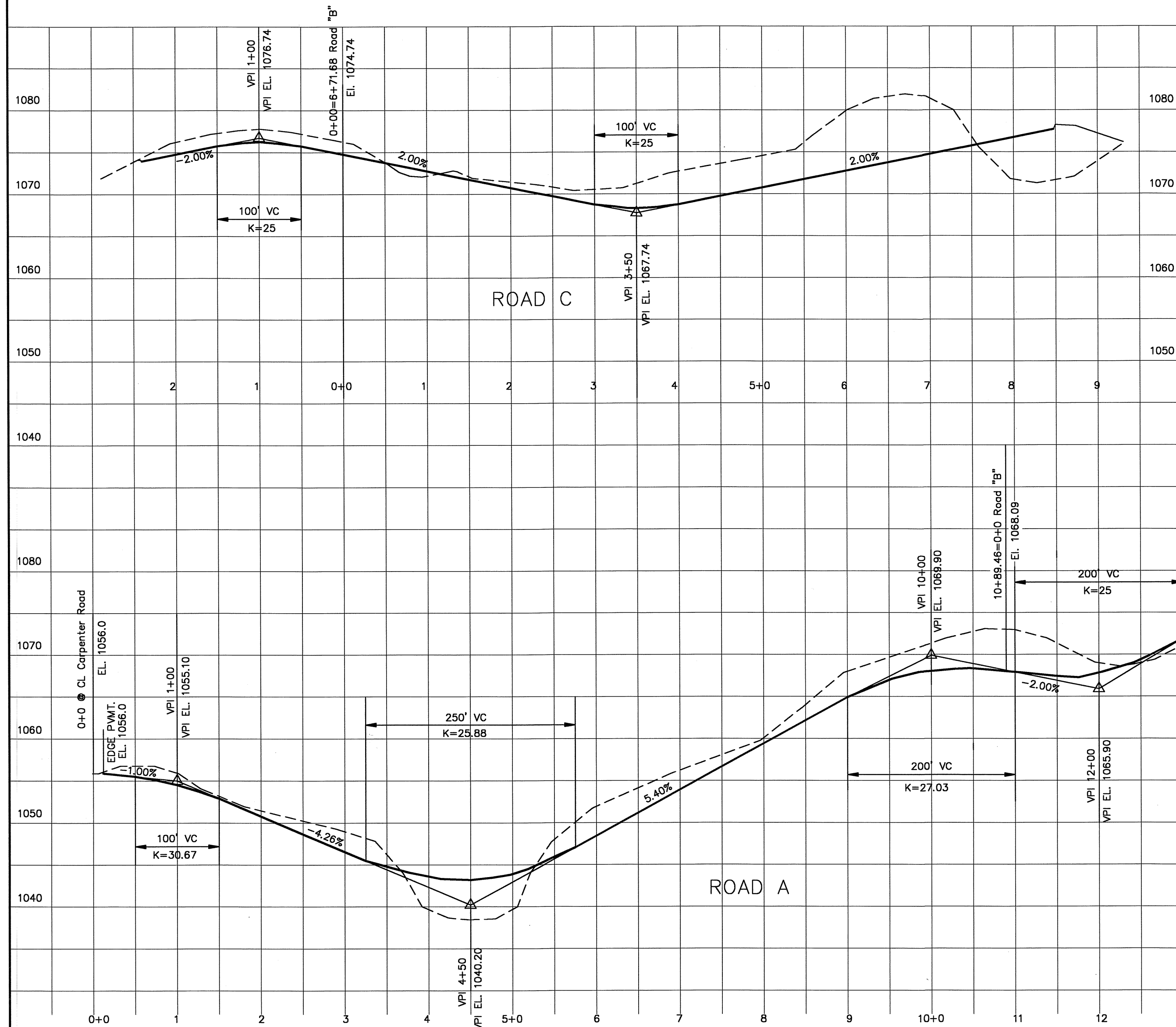
NOTE: All setbacks are controlled by proposed 20' peripheral setback where applicable.



TYPICAL LOT LAYOUT NTS

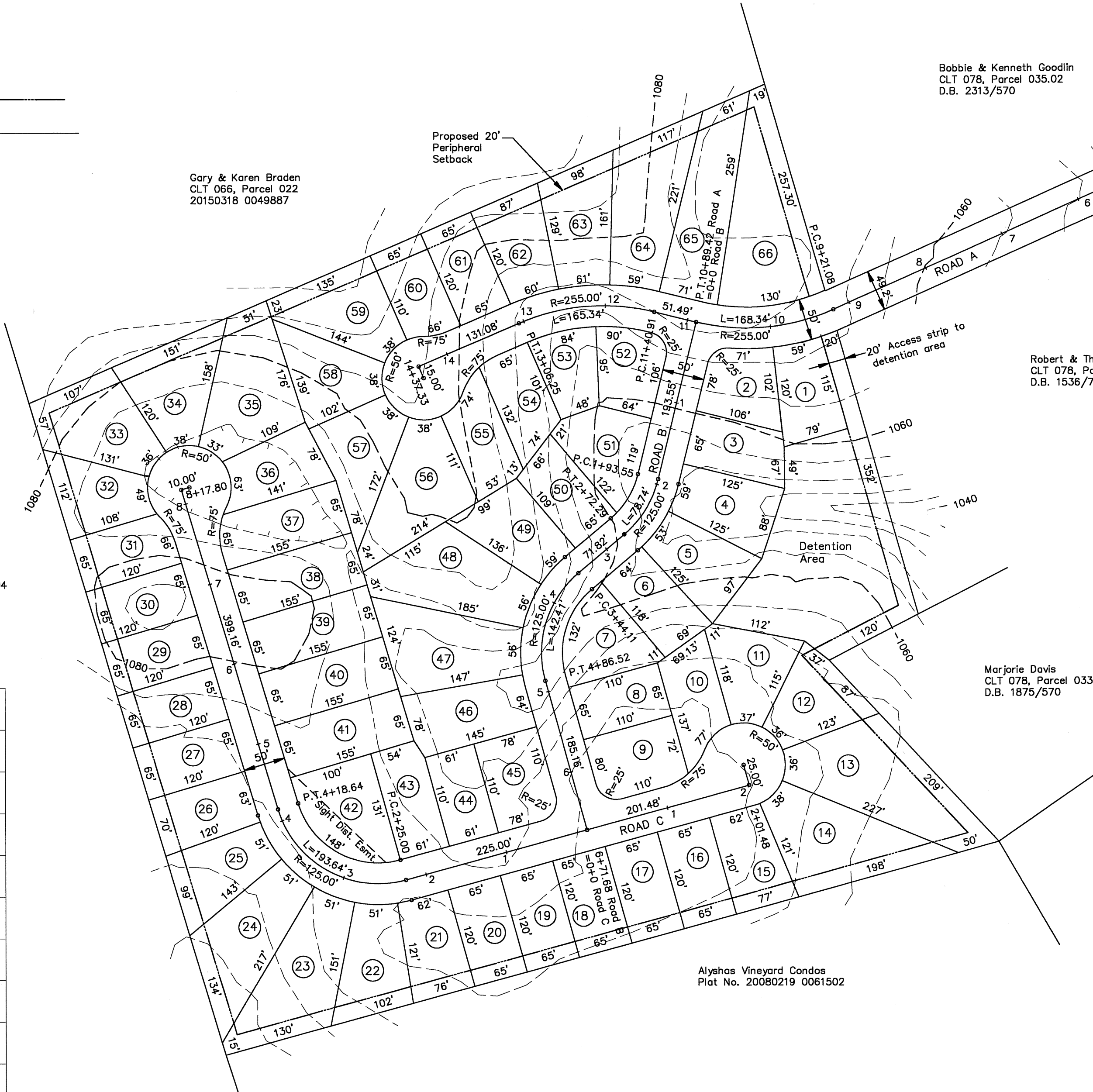


TYPICAL ROADWAY CROSS-SECTION NTS

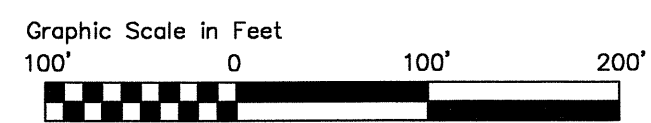


- NOTES:
- CLT MAP 078, PARCEL 035.
 - NO. OF LOTS - 66.
 - AREA SUBDIVIDED - 19.86 ACRES.
 - THIS PROPERTY IS ZONED PR.
 - ALL LOTS ON THIS PLAT WILL HAVE ACCESS FROM INTERNAL STREET SYSTEM ONLY.
 - 10' UTILITY & DRAINAGE EASEMENT INSIDE ROAD FRONTAGE AND S/D PERIMETER LOT LINES, 5' EACH SIDE OF ALL INTERIOR LOT LINES.

- VARIANCE REQUESTS:
- WIDTH OF ROAD A AT ENTRANCE FROM 50' TO 48.67'.
 - CONNECTING RIGHT-OF-WAY & PAVEMENT RADIUS AT ENTRANCE FROM 25' TO 0'.



3-SE-16-C
3-P-16-UR
REVISED
2-25-16



CONCEPT PLAN & SITE PLAN
DORCHESTER

CLT MAP 078, PARCEL 035
DISTRICT 6 - KNOX CO., TENN.
SCALE: 1"=100' JAN. 25, 2016
FEB. 24, 2016

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

OWNER:
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P.O. BOX 11315
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