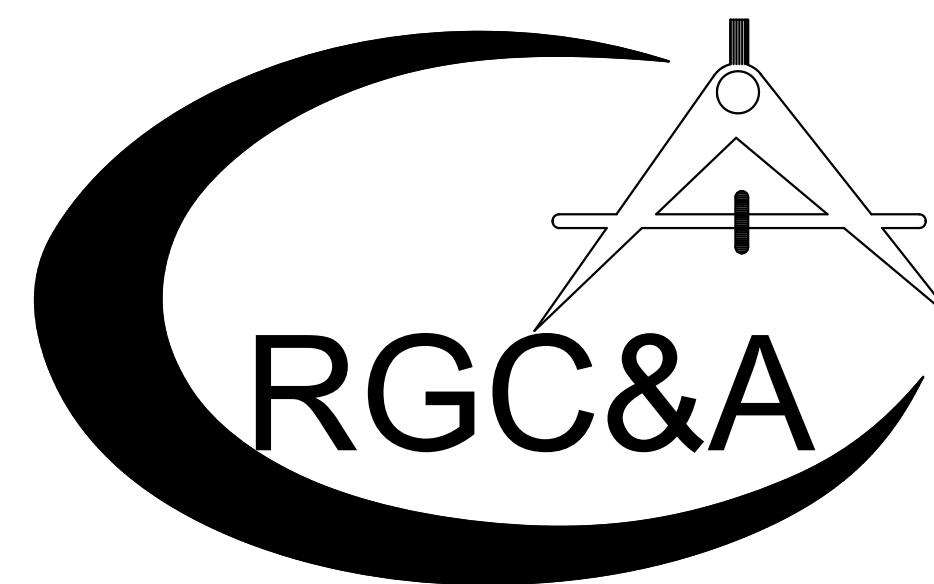


CONCEPT PLAN
COPPER BRANCH PLACE PHASE 2
GREENWELL DR
KNOX COUNTY, TENNESSEE
CLT: 47
PARCEL: 57

- INDEX OF SHEETS:
- COVER SHEET
 - SHEET 1: EXISTING SITE CONDITIONS
 - SHEET 2: SITE LAYOUT
 - SHEET 3: GRADING AND DRAINAGE
 - SHEET 4: ROAD PROFILES
 - SHEET 5: EXTERIOR BUILDING DESIGN



LOCATION MAP
NOT TO SCALE



ROBERT G. CAMPBELL & ASSOCIATES , L.P.
CONSULTING ENGINEERS
KNOXVILLE , TENNESSEE

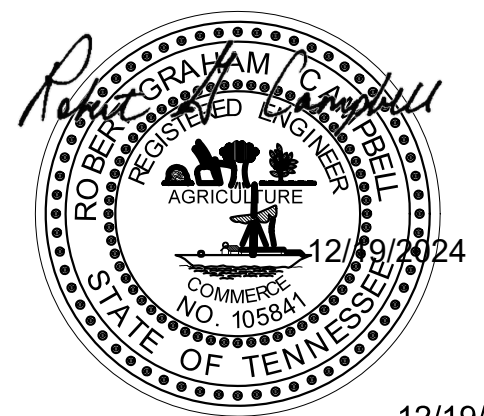
TOTAL AREA: +/- 4.68 ACRES
 CLT MAP: 47
 PARCELS: 047 057
 DEED REFERENCE: 20220523-0088494
 ZONING: PR (< 3 DU/AC)
 NUMBER OF LOTS: 14
 PLANNING FILE NUMBER: 1-SA-25-C/1-B-25-DP

Revised: 12/20/2024

DEVELOPER: WILLIAM WILSON CONSTRUCTION
 WILLIAM WILSON
 3248 TAZEWELL PIKE, SUITE 102
 KNOXVILLE, TN 37918
 (865) 607-1010

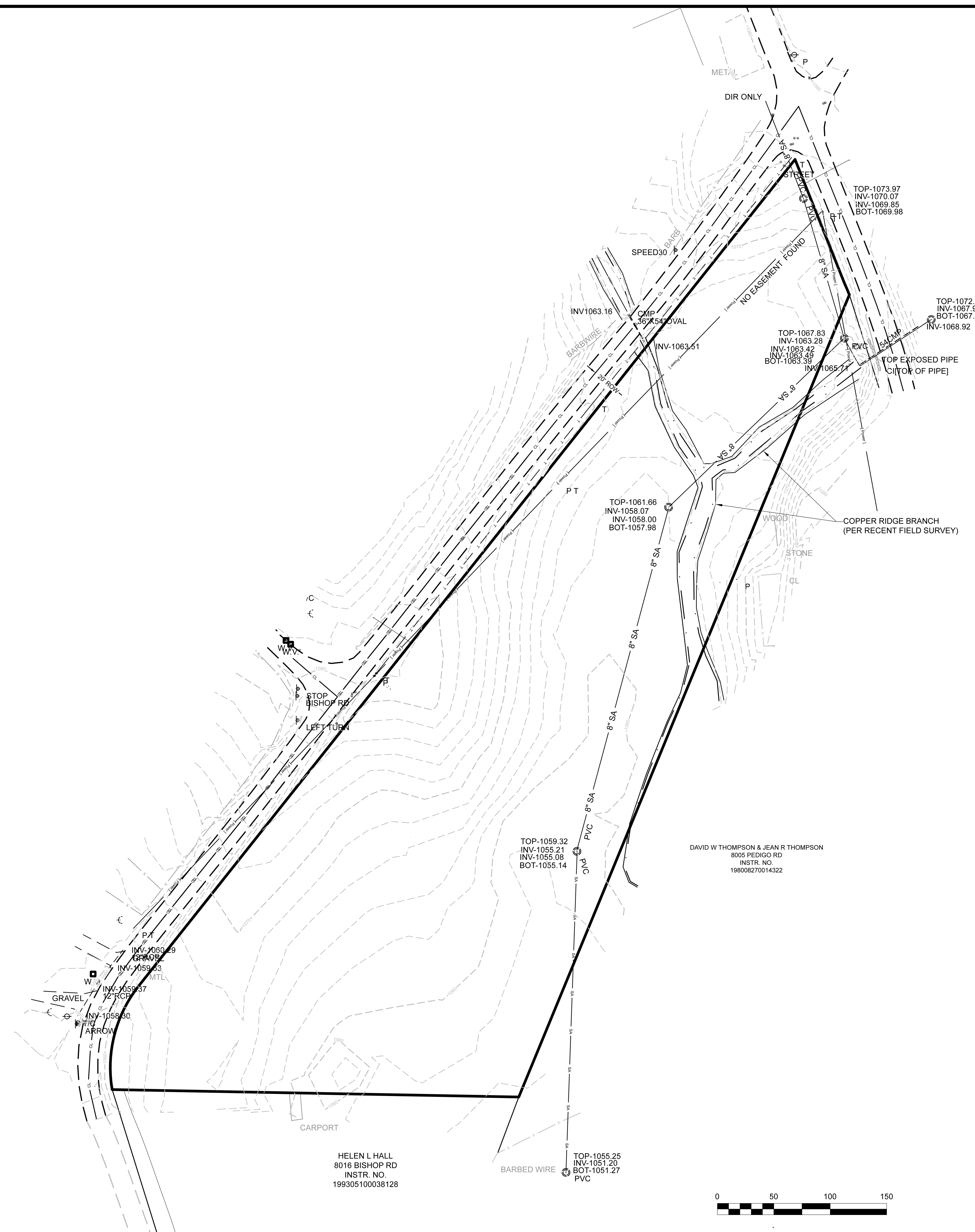
ENGINEER: ROBERT G. CAMPBELL & ASSOCIATES, L.P.
 7523 TAGGART LANE
 KNOXVILLE, TN 37938
 (865) 947-5996

621 WALL STREET
 SEVIERVILLE, TN 37862
 (865) 429-4683



12/19/2024
 JOB NO. 22171

GRID CONVERGENCE N 01°10'31" W



- NOTES:
- EXISTING CONTOURS BASED ON SURVEY TOPOGRAPHY.
 - UNITS 3-10 WILL HAVE BASEMENTS.
 - STREAM BUFFER HAS BEEN AVERAGED TO 50'.
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 - EXCAVATE PERMANENT STORMWATER DETENTION POND IN ADVANCE OF CONSTRUCTION, AND USE AS SEDIMENT BASIN DURING CONSTRUCTION. REMOVE ACCUMULATED SEDIMENT AND INSTALL PERMANENT OUTLET STRUCTURE WHEN THE UPSTREAM DRAINAGE AREA IS STABILIZED.
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 - WATER AND SEWER PROVIDERS: HPUD

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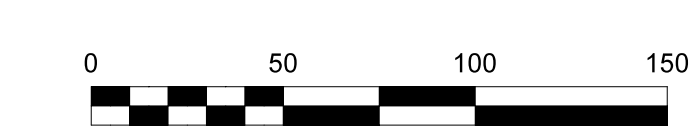
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LEGEND

- EXISTING IRON PIN
- IRON PIN SET " ROD WCAP
- MANHOLE
- LIGHT POLE
- SIGN
- WATER VALVE
- POWER/TELEPHONE
- GUY WIRE
- WATER METER
- SURVEY CONTROL POINT/BENCHMARK
- EXISTING GRADE
- STREAM
- STREAM BUFFER
- EOP
- EASEMENT LINES



NO.	DATE	DESCRIPTION	BY	CKD.
REVISIONS				

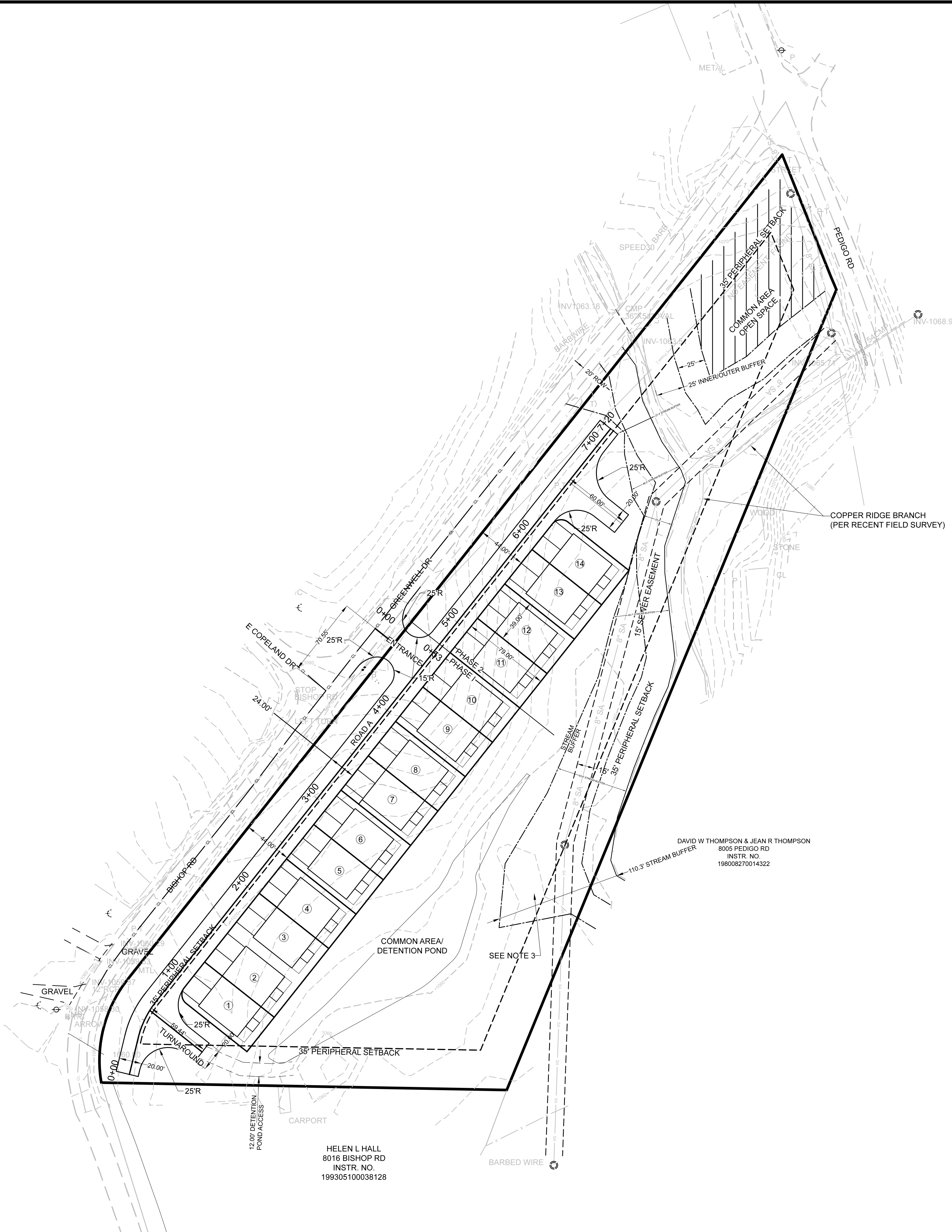
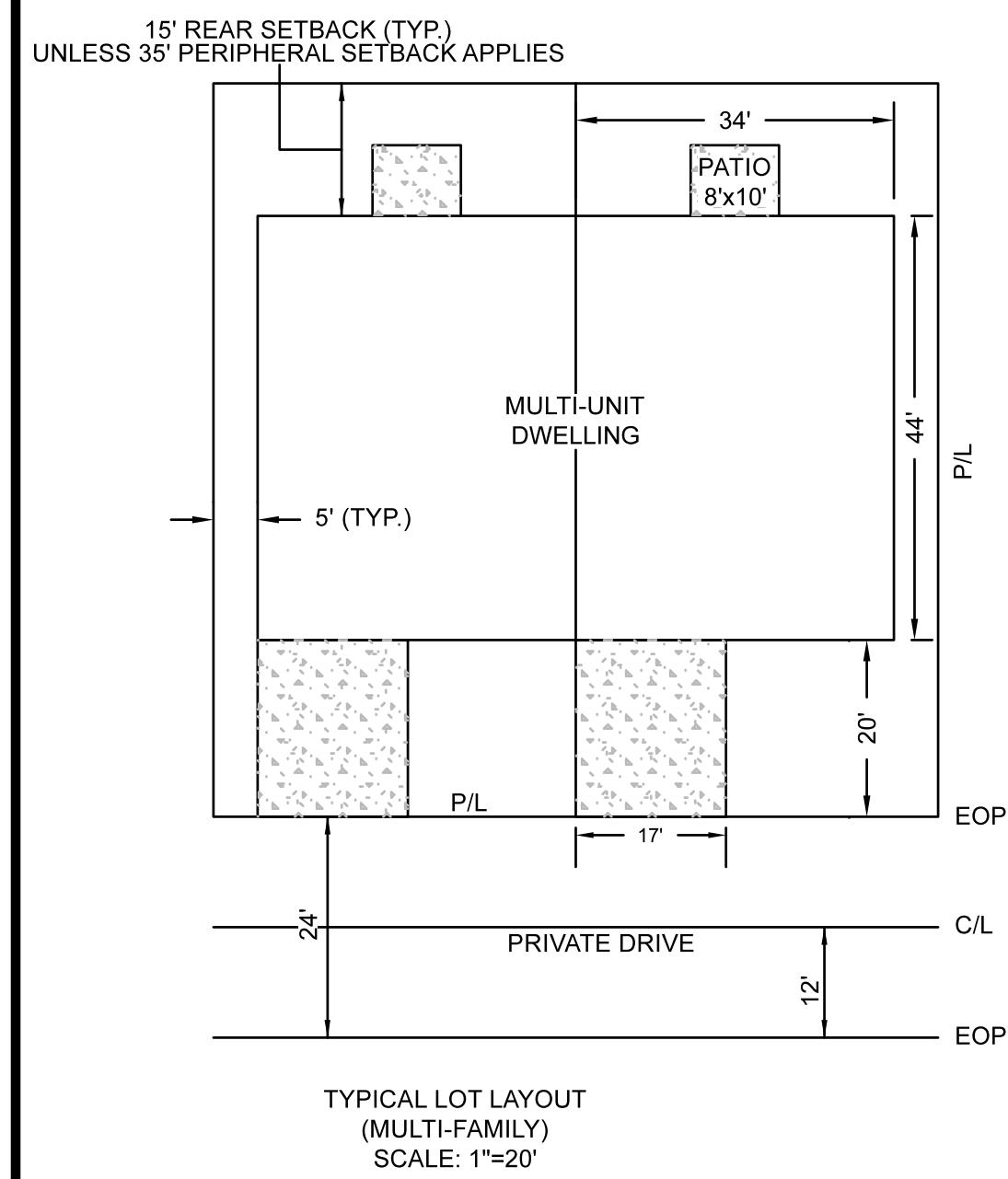
ROBERT G. CAMPBELL & ASSOC., L.P.
CONSULTING ENGINEERS
KNOXVILLE, TENNESSEE

EXISTING SITE CONDITIONS

COPPER BRANCH PLACE - PHASE 2
KNOX COUNTY

DESIGNED BY	CHECKED BY	SCALE	SHEET
RGC&A	RGC	1"=50'	1
DRAWN BY	DATE	FILE NO.	
EJM	12/19/2024	22171	

GRID CONVERGENCE N 01°10'31" W



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 - WATER AND SEWER PROVIDERS: HPUD

LEGEND

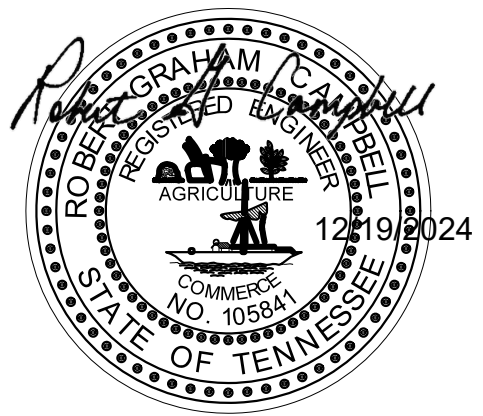
- ⊙ EIP EXISTING IRON PIN
- IRON PIN SET * ROD W/CAP
- ⊕ MANHOLE
- LIGHT POLE
- ⊞ SIGN
- ⊞ WATER VALVE
- ⊞ W.V.
- ⊞ POWER/TELEPHONE
- ⊞ GUY WIRE
- ⊞ WATER METER
- ⊞ SURVEY CONTROL POINT/BENCHMARK
- - - 1150 - - - EXISTING GRADE
- - - STREAM
- - - STREAM BUFFER
- - - EOP
- - - EASEMENT LINES

DEVELOPER: WILLIAM WILSON CONSTRUCTION
WILLIAM WILSON
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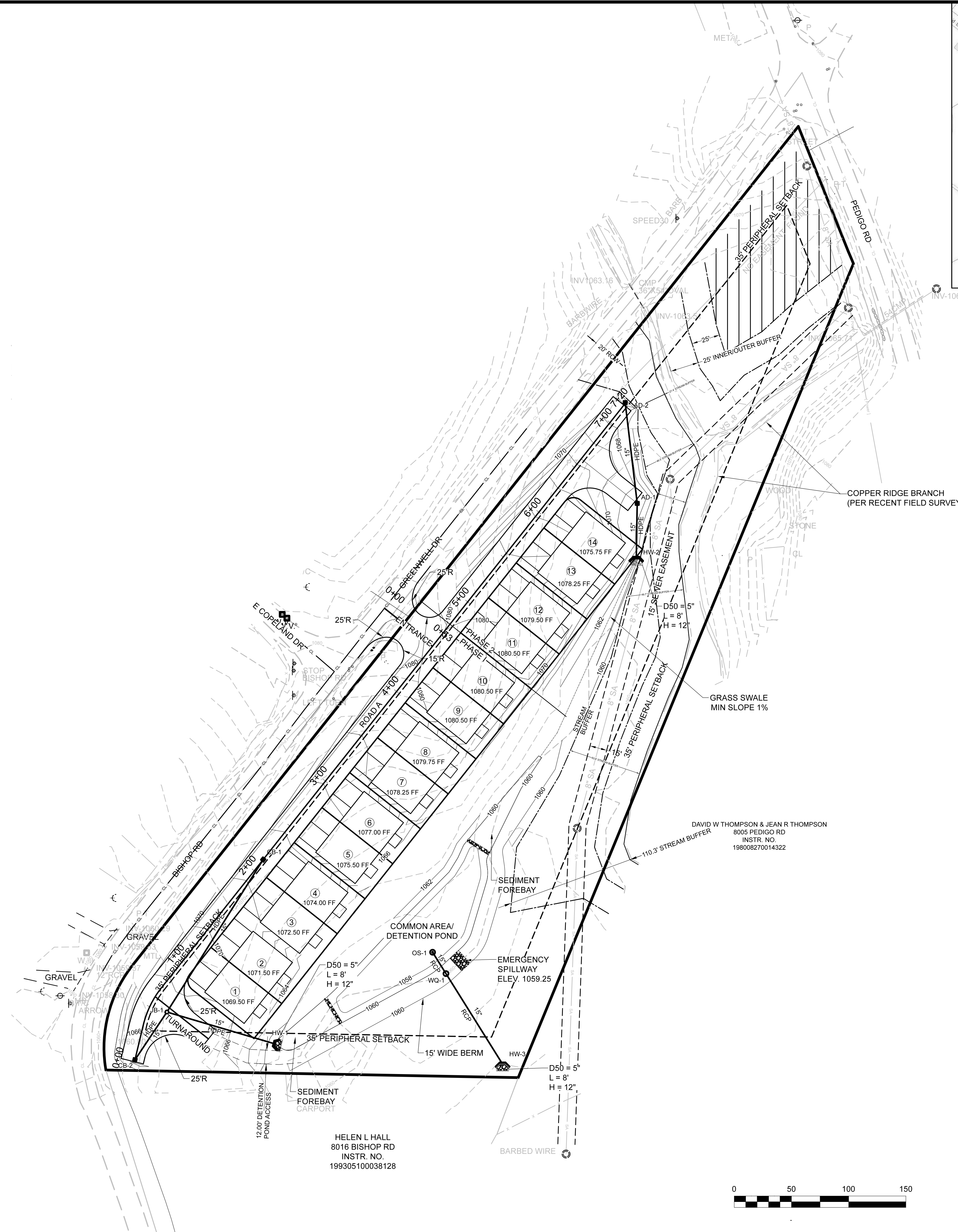
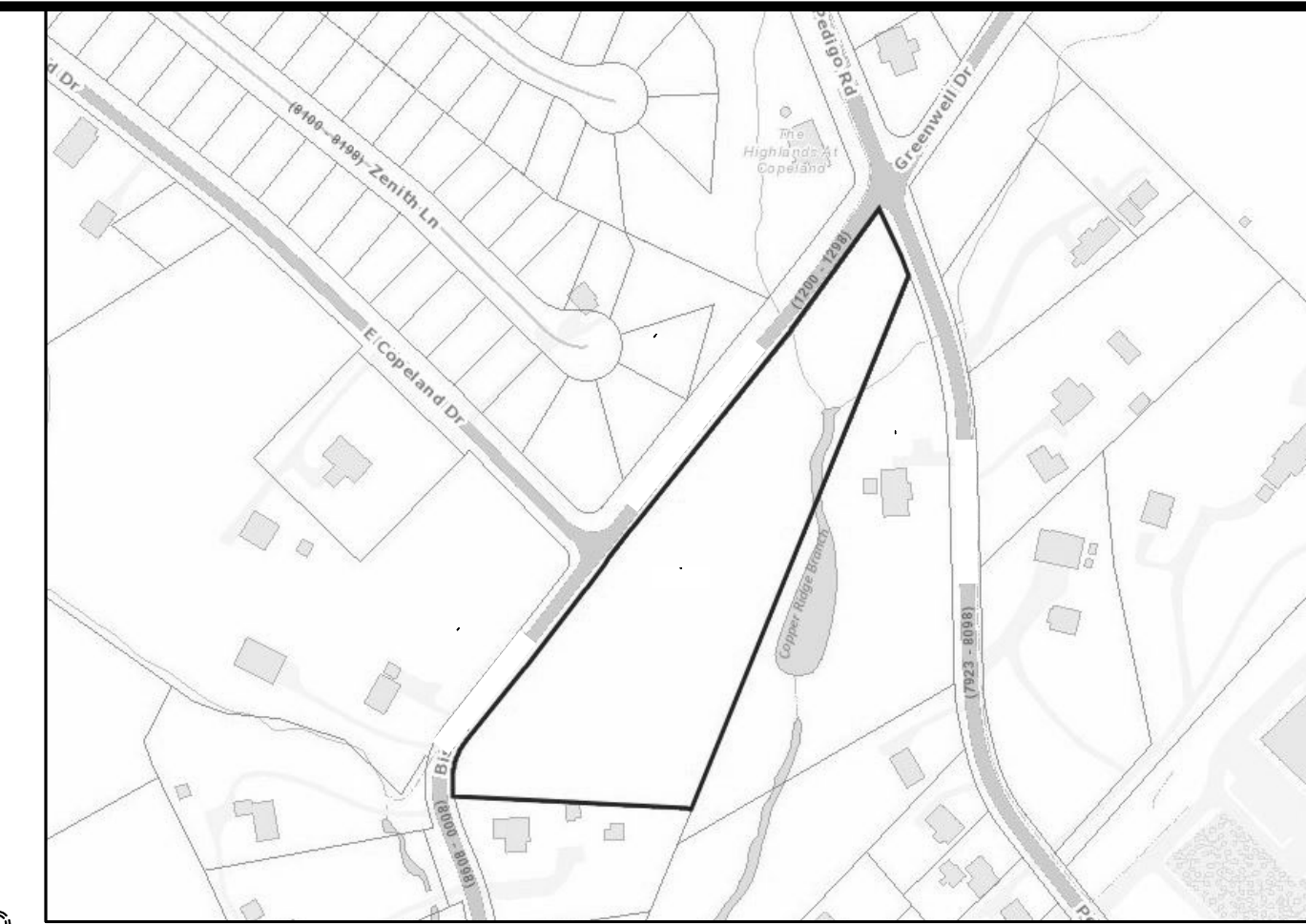
ROBERT G. CAMPBELL & ASSOC., L.P.
CONSULTING ENGINEERS
KNOXVILLE, TENNESSEE

CONCEPT PLAN

COPPER BRANCH PLACE - PHASE 2
KNOX COUNTY

DESIGNED BY	CHECKED BY	SCALE	SHEET
RGC&A	RGC	1"=50'	2
DRAWN BY	DATE	FILE NO.	NO.
EJM	12/19/2024	22171	2

GRID CONVERGENCE N 01°10'31" W



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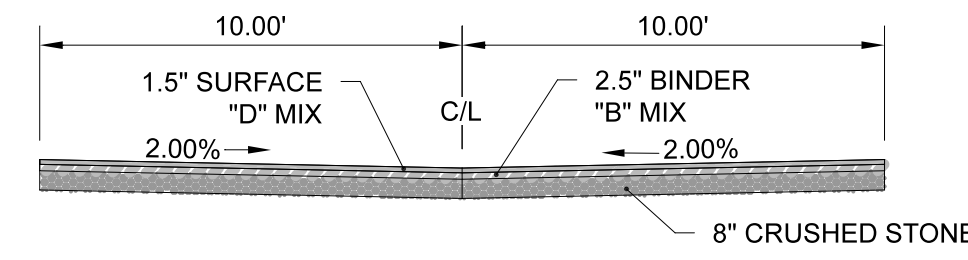
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ROBERT G. CAMPBELL & ASSOC., L.P.
 CONSULTING ENGINEERS
 KNOXVILLE, TENNESSEE

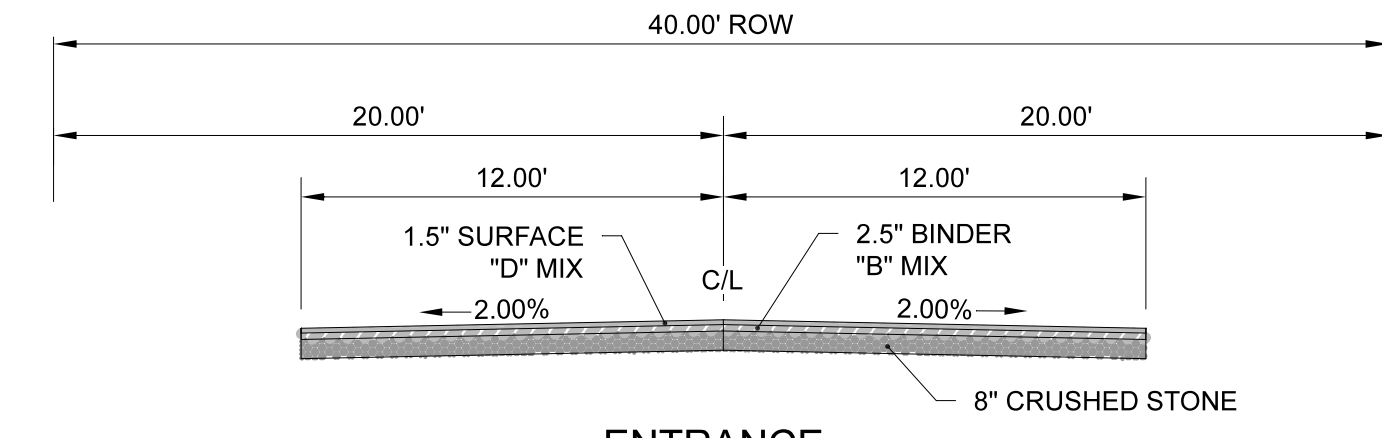
CONCEPT PLAN

COPPER BRANCH PLACE - PHASE 2
 KNOX COUNTY

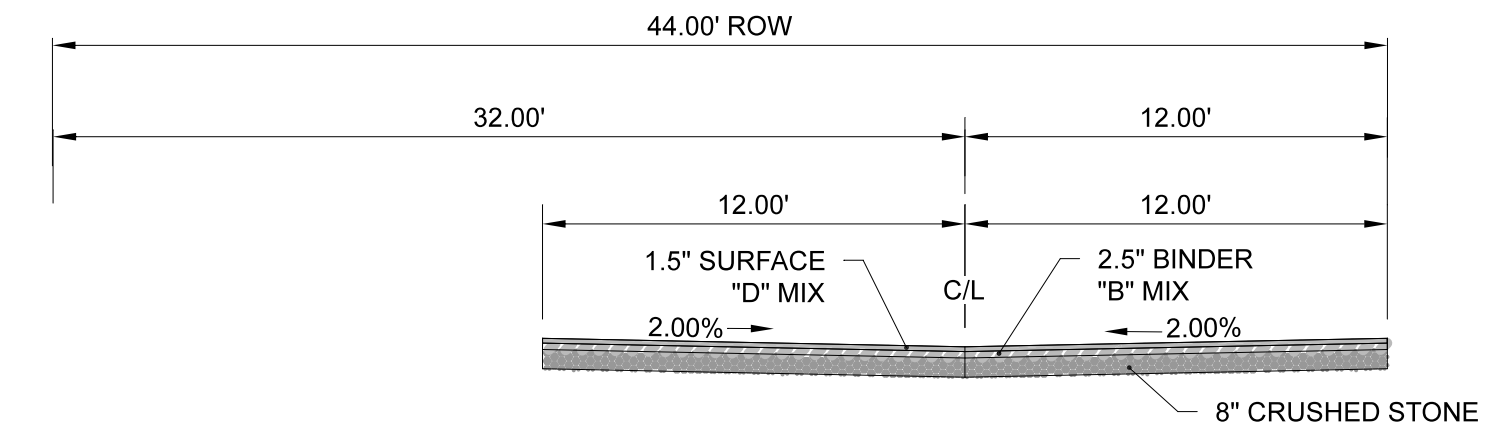
DESIGNED BY	CHECKED BY	SCALE	SHEET
RGC&A	RGC	1"=50'	3
DRAWN BY	DATE	FILE NO.	NO.
EJM	12/19/2024	22171	3



TURNAROUND



ENTRANCE



ROAD A

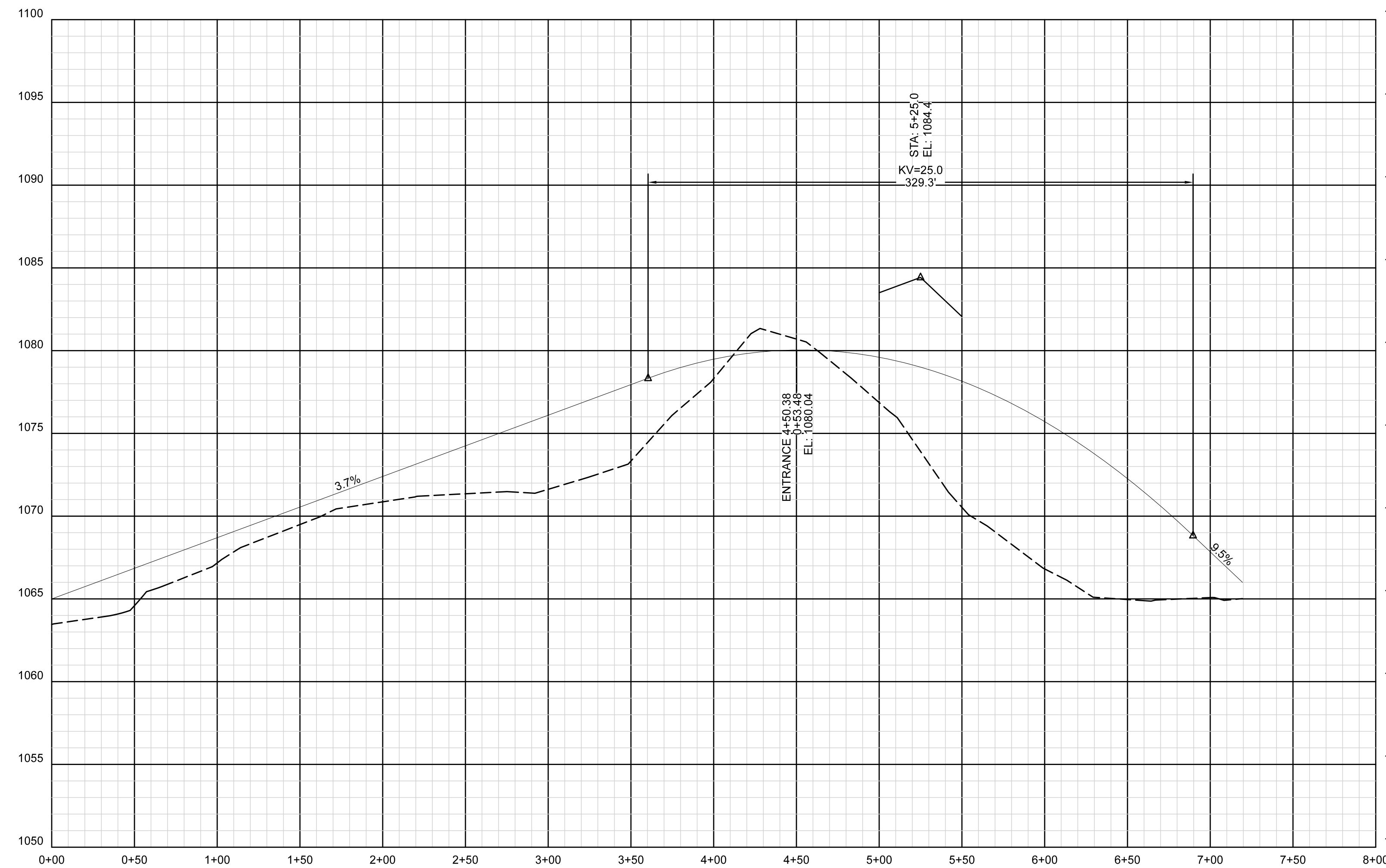
PAVEMENT SECTIONS

2 LANE STREET

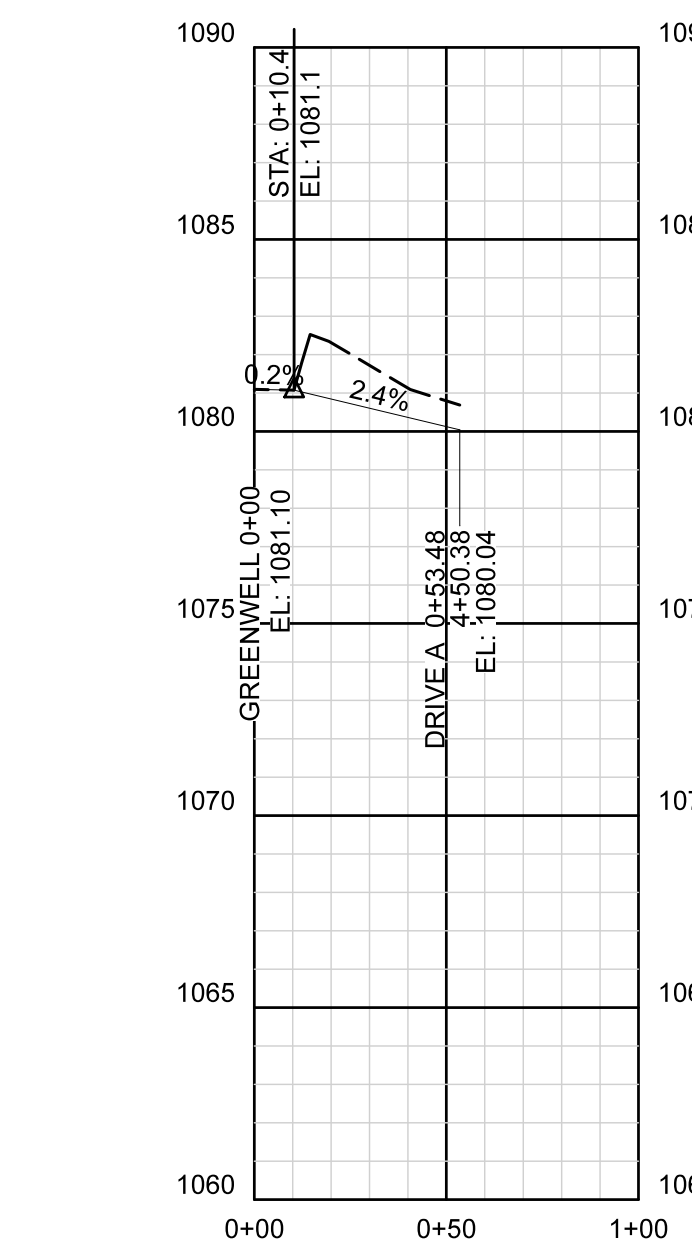
BORROW MATERIALS TO BE USED FOR FILL SHALL BE TESTED FOR MAXIMUM DRY DENSITY AND OPTIMUM MOISTURE CONTENT (STANDARD PROCTOR ASTM D698) PRIOR TO PLACEMENT OF FILL.

FILL SOILS SHALL BE COMPACTED IN LAYERS 8 INCHES OR LESS IN THICKNESS TO A MINIMUM OF 98 PERCENT STANDARD PROCTOR MAXIMUM DRY DENSITY AND WITHIN PLUS OR MINUS 3 PERCENT OPTIMUM MOISTURE CONTENT. NO LESS THAN SIX (6) DENSITY TESTS SHALL BE PERFORMED IN EVERY 10,000 SQUARE FEET OF AREA PER 8 INCH LIFT. (APPROX. 1 TEST PER EVERY 50 SQ. FT.)

* "D" MIX REQUIRED ON FINAL SURFACE WHERE GRADE IS 10% OR GREATER.



DRIVE A



1" H= 50
1" V= 5

ENTRANCE

1-SA-25-C / 1-B-25-DP
Revised: 12/20/2024



NO.	DATE	DESCRIPTION	BY	CHKD.
REVISIONS				

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KNOXVILLE, TENNESSEE

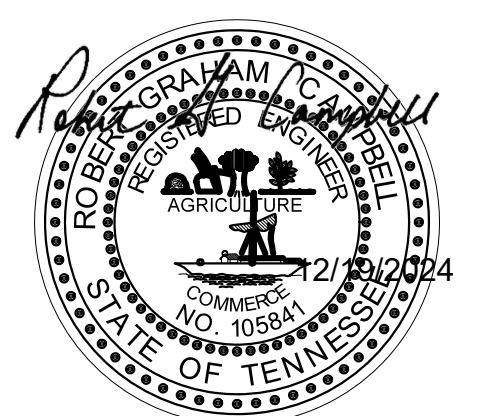
DRIVEWAY PROFILES

COPPER BRANCH PLACE - PHASE 2
KNOX COUNTY

DESIGNED BY	CHECKED BY	SCALE	SHEET
TRW	RGC	1"=50'H 1"=5'V	NO. 4
DRAWN BY	DATE	FILE NO.	
EJM	12/19/2024	22171	



1-SA-25-C / 1-B-25-DP
 Revised: 12/20/2024



NO.	DATE	DESCRIPTION	BY	CHKD.
		REVISIONS		

ROBERT G. CAMPBELL & ASSOC., L.P.
 CONSULTING ENGINEERS
 KNOXVILLE, TENNESSEE

EXTERIOR BUILDING DESIGN

COPPER BRANCH PLACE
 KNOX COUNTY

DESIGNED BY	CHECKED BY	SCALE
EJM	RGC	N.T.S.
DRAWN BY	DATE	FILE NO.
EJM	12/19/24	22171

SHEET NO. **5**