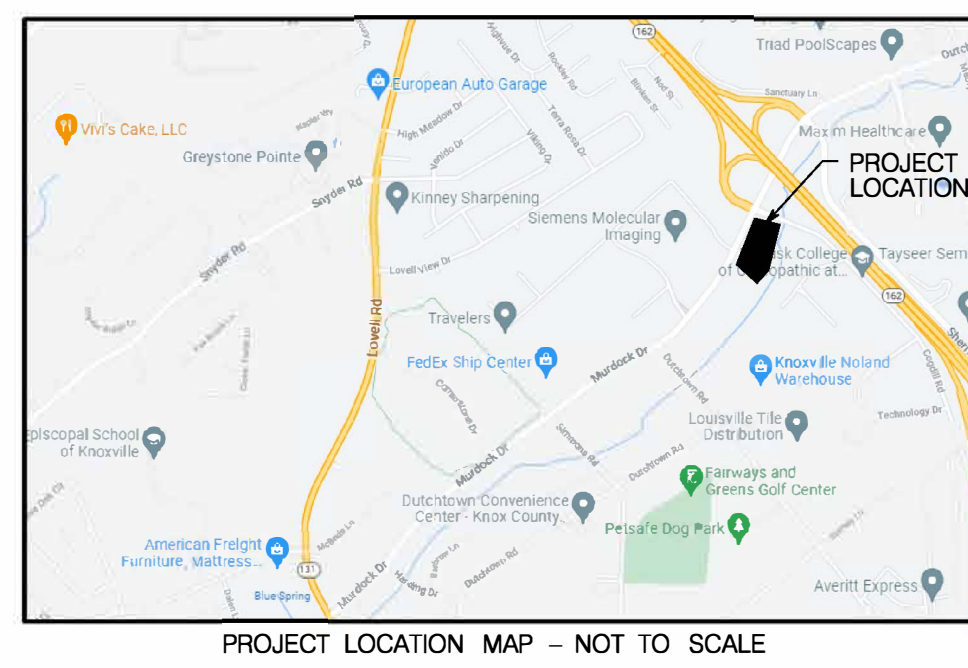
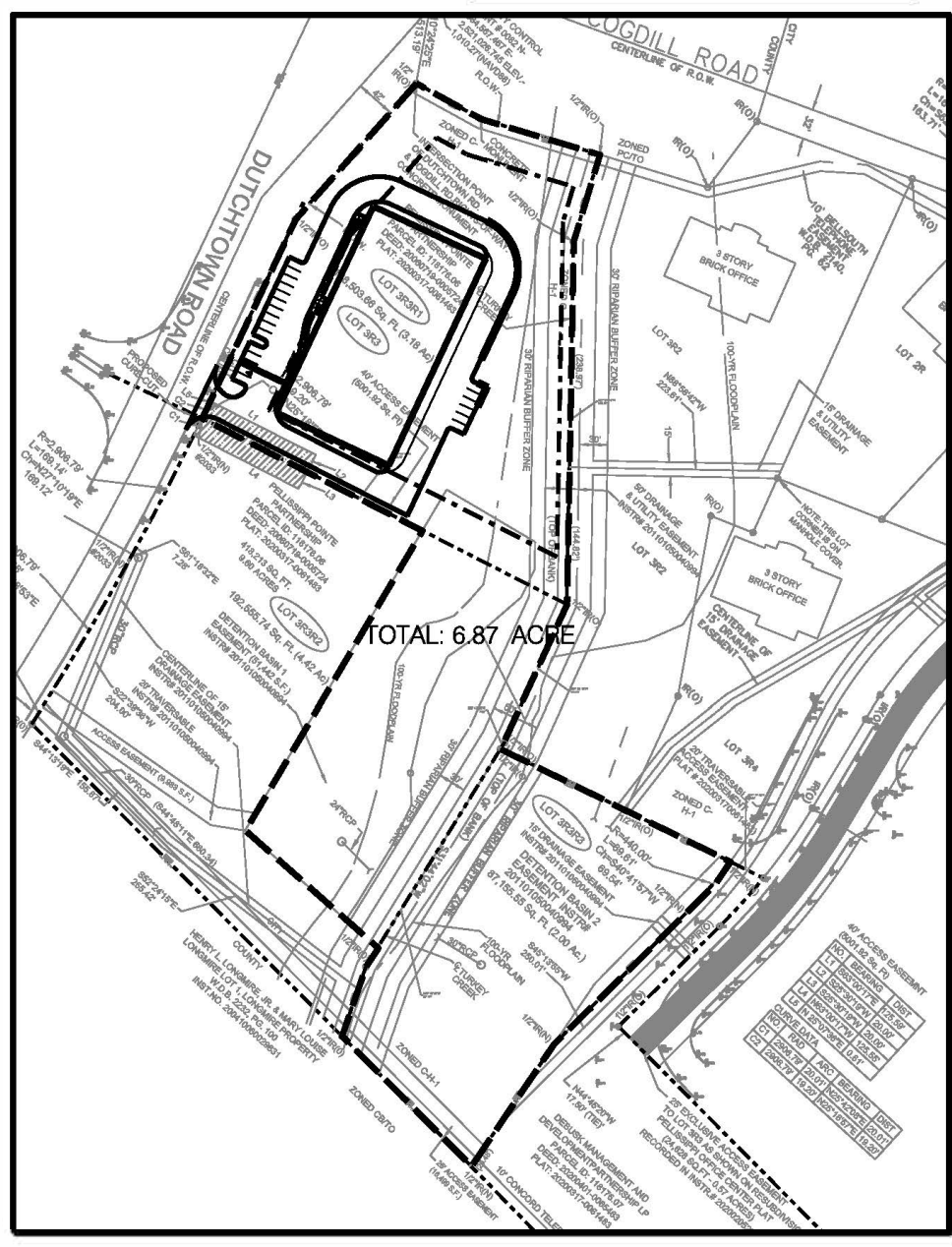


CASE NUMBERS:  
 9-A-23-TOA  
 4-B-22-TOB

OWNER:  
 WAKEFIELD DEVELOPMENT  
 448 VIKING DRIVE  
 SUITE 220  
 VIRGINIA BEACH VA 23452  
 CONTACT: ARTHUR LONG  
 PH: 865-803-8107

ENGINEER:  
 WILL ROBINSON & ASSOCIATES  
 1248 N. SHOREWOOD LN  
 CARYVILLE TN 37714  
 CONTACT: WILL ROBINSON  
 PH: 865-386-4200

CONTRACTOR:  
 TBD

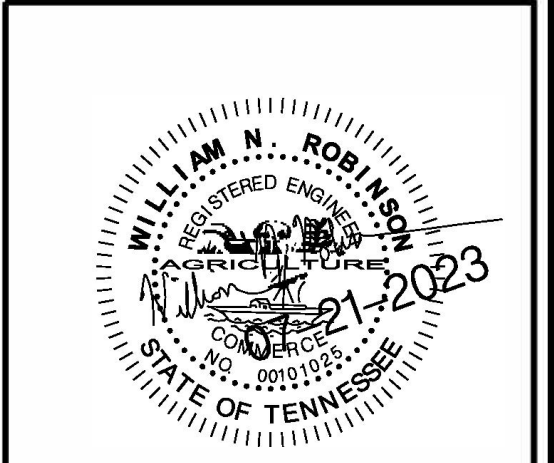


LEGEND:		
EXISTING	PROPOSED	
535	535	GROUND CONTOUR ELEVATION
535.25'	535.25'	SPOT ELEVATION
[Symbol]	[Symbol]	STRUCTURE
[Symbol]	NA	PROPERTY LINE
[Symbol]	NA	EASEMENT
[Symbol]	[Symbol]	EDGE OF PAVEMENT
SD	SD	STORM DRAIN
SS	SS	SANITARY SEWER
PW	PW	POTABLE WATER
NG	NG	NATURAL GAS
OE	OE	OVERHEAD ELECTRICAL
W	W	WATER METER
NA	NA	FIRE HYDRANT
NA	NA	SURFACE FLOW
NA	NA	SILT FENCING
[Symbol]	[Symbol]	CURB
NA	[Symbol]	CATCH BASIN
NA	[Symbol]	CONCRETE PAVEMENT
NA	[Symbol]	ASPHALT PAVEMENT
NA	[Symbol]	RIP RAP
NA	[Symbol]	4' CHAIN LINK FENCE

**SITE LAYOUT NOTES**

- USE: CLIMATE CONTROL STORAGE, ZONING: C-H-1/0, PARCEL 118 17806
- TOTAL BUILDING AREA: PROPOSED 95,085 SF (3 STORY)
- TOTAL SITE: 6.81 AC, TOTAL DIST AREA: 2.47 AC, TOTAL NEW IMPERVIOUS: 1.42 AC.
- DEED REFERENCE: 20060719-0005724, CITY BLOCK: 46368, WARD: 47
- THIS PROPERTY IS NOT LOCATED IN AN AREA DESIGNATED AS A SPECIAL FLOOD HAZARD AREA SEE MAP 042G.
- SITE BENCHMARK: CONTACT SURVEYOR FOR SITE BENCHMARK DATUM NAVD 88.
- SITE BOUNDARY AND TOPOGRAPHIC INFORMATION IS FROM A SURVEY BY LAND DEVELOPMENT SOLUTIONS DATED 09/2022. THE CONTRACTOR SHALL VERIFY THE EXISTING INFORMATION PRIOR TO CONSTRUCTION. THE ARCHITECT NOR THE ENGINEER ACCEPTS NO RESPONSIBILITY FOR THE ACCURACY AND/OR COMPLETENESS OF EXISTING CONDITIONS INFORMATION PROVIDED BY THE OTHERS.
- UTILITY INFORMATION IS BASED ON INFORMATION OBTAINED FROM THE UTILITY PROVIDERS. THE CONTRACTOR IS RESPONSIBLE FOR DETERMINING THE ACCURACY OF THIS INFORMATION. = 28.88
- PARKING SUMMARY:  
 TOTAL REQUIRED: MIN 18 MAX 29  
 TOTAL PROVIDED: 19 CAR SPACES, 1 ADA SPACES  
 BASIS: MIN 5 + .02X663 UNITS = 18.26 MAX 7 + .03X663 UNITS  
 BIKE PARKING: REQUIRED: 4 SPACES, PROVIDED 4 SPACES
- SETBACKS:  
 FRONT: 60'  
 SIDE: 20'  
 REAR: 20'
- THE CONTRACTOR SHALL OBTAIN ALL REQUIRED PERMITS AND LICENSES FOR EXECUTION OF THE WORK. ALL MATERIALS AND EXECUTION OF THE WORK SHALL BE IN ACCORDANCE WITH FEDERAL, STATE, AND LOCAL LAWS, RULES AND REGULATIONS.
- CONTRACTOR SHALL COMPLY WITH ALL PERTINENT PROVISIONS OF THE 'MANUAL OF ACCIDENT PREVENTION IN CONSTRUCTION' ISSUED BY THE AGC OF AMERICA, INC. AND THE SAFETY AND HEALTH REGULATIONS FOR CONSTRUCTION ISSUED BY THE US DEPARTMENT OF LABOR. ALL CONSTRUCTION SHALL BE PERFORMED IN ACCORDANCE WITH THE TENNESSEE DEPARTMENT OF ENVIRONMENT AND CONSERVATION EROSION AND SEDIMENT CONTROL HANDBOOK.
- VERIFY SITE CONDITIONS, DIMENSIONS, ELEVATIONS, AND LOCATION OF EXISTING FEATURES BEFORE STARTING WORK. THE OWNERS REPRESENTATIVE SHALL BE NOTIFIED OF ANY INTERFERENCES OR DISCREPANCIES.
- TRAFFIC CONTROL IN CONSTRUCTION AREAS TO BE INSTALLED AND MAINTAINED IN ACCORDANCE WITH THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES.
- CORRECT ALL DAMAGE TO EXISTING PAVEMENT, SIDEWALKS, DRAINAGE STRUCTURES, UTILITIES, OR OTHER EXISTING IMPROVEMENTS AT NO EXPENSE TO THE OWNER.
- PROVIDE A SMOOTH TRANSITION BETWEEN EXISTING PAVEMENT AND/OR CONCRETE AND NEW PAVEMENT AND/OR CONCRETE. FIELD ADJUSTMENT OF FINAL GRADES MAY BE REQUIRED. INSTALL ALL STORM SYSTEMS PRIOR TO INSTALLATION OF PAVEMENT AND/OR CONCRETE.
- DIMENSIONS ARE TO FACE OF CURB, EDGE OF PAVEMENT, OR TO THE FACE OF BUILDING UNLESS NOTED OTHERWISE.
- MAINTAIN ONE SET OF AS-BUILT DRAWINGS ON THE JOB SITE FOR DISTRIBUTION TO THE ENGINEER UPON COMPLETION. INCLUDE ALL UTILITY LOCATIONS AND ALL NEW SIDEWALK RAMP ELEVATIONS FOR ALL SANITARY AND STORM SEWER STRUCTURES SHALL BE INCLUDED. DRAWINGS SHALL INCLUDE VERTICAL AND HORIZONTAL INFORMATION ON ALL NEW UTILITIES AS WELL AS EXISTING UTILITIES DISCOVERED DURING CONSTRUCTION.

**WILL ROBINSON & ASSOCIATES**  
 1248 N. Shorewood Ln  
 Caryville, TN 37714  
 (865) 386-4200  
 wrassociates@bellsouth.net



A Site Plan for:  
**Dutchtown Storage**  
 PC File# 4-F-22-SU TTODA File# 4-B-22-TOB  
 Dutchtown Road  
 Knoxville, TN

REVISIONS:  
 07-18-2022 HYDRANT INFO  
 07-27-2022 CITY COMMENTS  
 08-18-2022 FUD COMMENTS  
 09-29-2022 FUD COMMENTS  
 10-10-2022 FUD COMMENTS  
 01-23-2023 STORM REVISION  
 01-27-2023 ENTRY REVISION  
 03-27-2023 LANDSCAPE BEFM  
 07-21-2023 FENCE DELETE

DRAWN: WNR  
 CHECKED: WNR  
 DATE: 06-14-2022  
 FILE NAME:  
 PROJECT NO:

**C1.1**  
 SITE LAYOUT PLAN  
 DRAWING